

BRIDGE COURT EAST ADDITION

KNOW ALL PERSONS BY THESE PRESENTS: That Triad Building Owners Group, LLC, a Minnesota limited liability company, fee owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

That part of the Northeast Quarter of Section 24, Township 30, Range 23, Ramsey County, Minnesota, lying West of the West right of way line of State Trunk Highway No. 49 (Hodgson Road) and Northerly of a line drawn parallel with and 25.00 feet Northerly of the following described line: Hereinafter called "Line B". Commencing at a point on the West line of the Northeast Quarter of Section 24, Township 30, Range 23, Ramsey County, Minnesota (also being the East line of Lot 20, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof); distant 695.70 feet on an assumed bearing of South 0 degrees 28 minutes 15 seconds East from the Northwest corner of said Northeast Quarter of Section 24; thence South 89 degrees 03 minutes 34 seconds East, a distance of 59.10 feet to the intersection with the West right-of-way line of State Trunk Highway No. 49 (Hodgson Road), and the point of beginning of said "Line B"; thence North 89 degrees 03 minutes 34 seconds West a distance of 64.08 feet; thence Northwesterly along a tangential curve, concave to the Northeast, having a radius of 200.00 feet, a central angle of 67 degrees 35 minutes 30 seconds, a distance of 235.94 feet; thence Northwesterly on a reverse curve, concave to the Southwest, having a radius of 200.00 feet, a central angle of 24 degrees 58 minutes 24 seconds, a distance of 87.17 feet; thence North 46 degrees 26 minutes 28 seconds West, tangent to said curve, a distance of 83.65 feet and there terminating; AND That part of the South 395 feet of the North Half of Lots 19 and 20, J.F.EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, Ramsey County, Minnesota, lying Northerly of a line drawn parallel with and 25.00 feet Northerly and Northeasterly of the above described "Line B";

And

Those parts of Lots 19 and 20, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, Ramsey County, Minnesota, lying North of the South 395 feet of the North Half of said Lots 19 and 20; and lying South of the North 283 feet of said Lots 19 and 20; and lying Westerly of the West right-of-way line of State Trunk Highway No. 49 (Hodgson Road); EXCEPT (#1) that part of said Lot 19, lying Northwesterly of a line beginning at a point on the South line of North 283 feet of said Lot 19, distant 55.98 feet Easterly of the Southwest corner of the North 283 feet of said Lot 19; thence Southwesterly to a point on the West line of said Lot 19, distant 78.37 feet Southerly of the Southwest corner of the North 283 feet of said Lot 19, and there terminating; and EXCEPT (#2) that part of said Lot 19 lying Southwesterly of a line drawn parallel with and 25.00 feet Northerly and Northeasterly of the above described "Line B";

And that JRJ Group, LLC, a Minnesota limited liability company, fee owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

That part of the North 283 feet of Lots 19 and 20, J.F. EISENMENGER'S LAKE VILLAS, Ramsey County, Minnesota, lying Southwesterly of Hodgson Road, EXCEPT those parts of said Lots 19 and 20 taken by the State of Minnesota per Doc. No. 2187221;

And that North Suburban Professional Building Company, a Minnesota general partnership, consisting of John P. Fredrick and Steven H. Slatten, fee owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

The North Three-fifths of Lot 18, and the East Two-thirds of the North three-fifths of Lot 17, J.F. EISENMENGER'S LAKE VILLAS; EXCEPT the South 400 feet of the North Three-fifths of Lot 18 and EXCEPT the South 400 feet of the East Two-thirds of the North Three-fifths of Lot 17, J.F. EISENMENGER'S LAKE VILLAS, Ramsey County, Minnesota;

And that Shoreview Senior Residence, a Minnesota non-profit corporation, fee owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

The North 500 feet of Lots 14, 15 and 16 and the North 500 feet of Lot 17, EXCEPT the East Two-thirds of said Lot 17, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, Ramsey County, Minnesota;

And that Curtis L. LaDuke and Christine L. LaDuke, husband and wife, fee owners of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

The South 395 feet of the North Half of Lots 19 and 20, J.F. EISENMENGER'S LAKE VILLAS, EXCEPT the East 26 feet of said South 395 feet of the North Half of said Lot 20, all lying Southerly of a line drawn parallel and concentric with and distant 25 feet Southerly of (as measured at right angles to or radially to) the following described "Line A":

Beginning at a point on the West line of the Northeast Quarter of Section 24, Township 30, Range 23, Ramsey County, Minnesota (also being the East line of said Lot 20), distant 695.83 feet on an assumed bearing of South 0 degrees 28 minutes 15 seconds East from the Northwest corner of said Northeast Quarter; thence North 89 degrees 03 minutes 34 seconds West, a distance of 4.92 feet; thence Northwesterly along a tangential curve, concave to the Northeast, having a radius of 200.00 feet, a central angle of 67 degrees 35 minutes 30 seconds, a distance of 235.95 feet, and there terminating;

And that City of Shoreview, a Minnesota municipal corporation, fee owner of the following described property situated in the City of Shoreview, County of Ramsey, State of Minnesota:

All that part of the Northeast Quarter of Section 24, Township 30, Range 23, Ramsey County, Minnesota, lying West of the West right of way line of Hodgson Road and North of the following described line: Beginning at a point on the West line of said Northeast Quarter, 730.67 feet South of the Northwest corner of said Northeast Quarter; thence Northeasterly to a point on former West line of Hodgson Road, distant 50 feet Southerly (as measured along the former West line of Hodgson Road) of the North line of the South Half of the Northwest Quarter of said Northeast Quarter and there terminating; and lying southerly of a line lying 25 feet northerly of the above described Line B; EXCEPT that part of said Northeast Quarter of Section 24 conveyed to the State of Minnesota per Doc. No. 2136808;

And

The East 26 feet of that part of the South 395 feet of the North Half of Lot 20, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, Ramsey County, Minnesota, lying southerly of a line lying 25 feet northerly of the above described Line B; EXCEPT that part of the East 26 feet of said Lot 20, lying South of the North 697.67 feet of said Lot 20;

And

All that part of the South 395 feet of the North Half of Lots 19 and 20, lying West of the East 26 feet of said Lot 20, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, Ramsey County, Minnesota, and lying southerly of a line lying 25 feet northerly of the above described Line B; lying North of a line drawn parallel with and 25.00 feet Southerly of (as measured at right angles to, or radial to) the following described Road centerline:

Beginning at a point on the West line of the Northeast Quarter of Section 24, Township 30, Range 23, Ramsey County, Minnesota (also being the East line of said Lot 20), distant 695.83 feet on an assumed bearing of South 0 degrees 28 minutes 15 seconds East from the Northwest corner of said Northeast Quarter; thence North 89 degrees 03 minutes 34 seconds West, a distance of 4.92 feet; thence Northwesterly along a tangential curve, concave to the Northeast, having a radius of 200.00 feet, a central angle of 67 degrees 35 minutes 30 seconds, a distance of 235.95 feet, and there terminating;

And

That part of the North Half of Lot 19, EXCEPT the South 395 feet thereof, J.F. EISENMENGER'S LAKE VILLAS, according the recorded plat thereof, all lying Southwesterly of a line drawn parallel with and 25 feet Northerly and Northeasterly of the above described "Line B";

And

That part of Lot 19, EXCEPT the north 283 feet thereof, J.F. EISENMENGER'S LAKE VILLAS, according to the recorded plat thereof, lying Northwesterly of a line beginning at a point on the South line of the North 283 feet of said Lot 19, distant 55.98 feet Easterly of the Southwest corner of the North 283 feet of said Lot 19; thence Southwesterly to a point on the West line of said Lot 19, distant 78.37 feet Southerly of the Southwest corner of the North 283 feet of said Lot 19, and there terminating;

Have caused the same to be surveyed and platted as BRIDGE COURT EAST ADDITION and do hereby donate and dedicate to the public, for public use forever the public ways and the drainage and utility easements shown on this plat.

In witness whereof, said Triad Building Owners Group, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 11 day of May, 2010

SIGNED: Triad Building Owners Group, LLC, a Minnesota limited liability company

David L. Nahan, its Chief Manager

STATE OF MINNESOTA

COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me

this 11th day of MAY, 2010

by DAVID L. NAHAN, Chief Manager

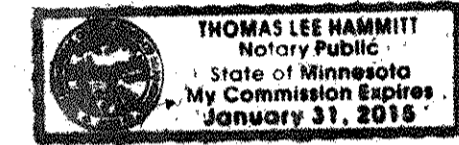
of Triad Building Owners Group, LLC, a Minnesota limited liability company, on behalf of the company.

Thomas Lee Hammitt

THOMAS LEE HAMMITT

Notary Public RAMSEY County, Minnesota

My Commission Expires JANUARY 31 2015



In witness whereof, said JRJ Group, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 5th day of MAY, 2010

SIGNED: JRJ Group, LLC, a Minnesota limited liability company

Jeffrey R. Jensen, its PRESIDENT

STATE OF MINNESOTA

COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me

this 5th day of MAY, 2010

by JEFFREY R. JENSEN, PRESIDENT

of JRJ Group, LLC, a Minnesota limited liability company, on behalf of the company.

Thomas Lee Hammitt

THOMAS LEE HAMMITT

Notary Public RAMSEY County, Minnesota

My Commission Expires 1-31-2015



In witness whereof, said North Suburban Professional Building Company, a Minnesota general partnership, has caused these presents to be signed by its proper partners this 27th day of MAY, 2010

SIGNED: North Suburban Professional Building Company, a Minnesota general partnership

John P. Fredrick, John P. Fredrick, partner

Steven H. Slatten, Steven H. Slatten, partner

STATE OF MINNESOTA

COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me

this 27th day of MAY, 2010

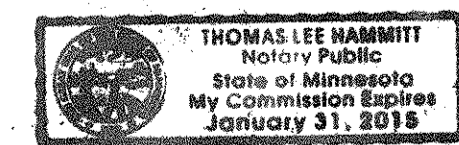
by John P. Fredrick, partner
and by Steven H. Slatten, partner
of North Suburban Professional Building Company, a Minnesota general partnership,
on behalf of the partnership.

Thomas Lee Hammitt

THOMAS LEE HAMMITT

Notary Public RAMSEY County, Minnesota

My Commission Expires 1-31-2015



BRIDGE COURT EAST ADDITION

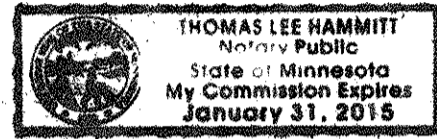
In witness whereof, said Shoreview Senior Residence, a Minnesota non-profit corporation, has caused these presents to be signed by its proper officer this 12th day of MAY, 2010.

SIGNED: Shoreview Senior Residence, a Minnesota non-profit corporation
Nancy L. Starr its Executive Director

STATE OF MINNESOTA
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 12th day of MAY, 2010, by NANCY L. STARR EXECUTIVE DIRECTOR of Shoreview Senior Residence, a Minnesota non-profit corporation, on behalf of the corporation.

Thomas Lee Hammitt
THOMAS LEE HAMMITT
Notary Public RAMSEY County, Minnesota
My Commission Expires JANUARY 31, 2015



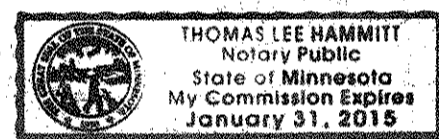
In witness whereof said Curtis L. LaDuke and Christine L. LaDuke, husband and wife, have hereunto set their hands this 12th day of MAY, 2010.

Curtis L. LaDuke
Curtis L. LaDuke
Christine L. LaDuke
Christine L. LaDuke

STATE OF MINNESOTA
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 12th day of MAY, 2010, by Curtis L. LaDuke and Christine L. LaDuke, husband and wife.

Thomas Lee Hammitt
THOMAS LEE HAMMITT
Notary Public RAMSEY County, Minnesota
My Commission Expires JANUARY 31, 2015



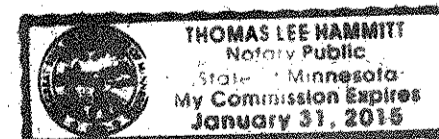
In witness whereof, said City of Shoreview, a Minnesota municipal corporation, has caused these presents to be signed by its proper officers this 17th day of MAY, 2010.

SIGNED: City of Shoreview, a Minnesota municipal corporation
Sandra Martin its MAYOR
TJC Se its CITY MANAGER

STATE OF MINNESOTA
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 17th day of MAY, 2010, by SANDRA C MARTIN MAYOR and by TERRY C SCHWERM CITY MANAGER of City of Shoreview, a Minnesota municipal corporation, on behalf of the corporation.

Thomas Lee Hammitt
THOMAS LEE HAMMITT
Notary Public RAMSEY County, Minnesota
My Commission Expires JANUARY 31, 2015



I, Keith E. Dahl, Professional Land Surveyor, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been correctly set; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of the surveyor's certification are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

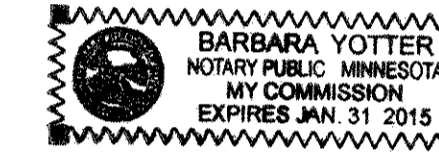
Dated this 21st day of APRIL, 2010.

KE Dahl
Keith E. Dahl, Professional Land Surveyor
Minnesota License No. 18418

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing Surveyor's certificate was acknowledged before me this 21st day of April, 2010, by Keith E. Dahl, Professional Land Surveyor.

Barbara Yotter
Barbara Yotter
Notary Public Chisago County, Minnesota
My Commission Expires January 31, 2015



CITY OF SHOREVIEW, MINNESOTA

We hereby certify that on the 6th day of MAY, 2002, the City Council of the City of Shoreview, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

Sandra Martin Mayor
TJC Se Clerk

DEPARTMENT OF PROPERTY RECORDS AND REVENUE

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year 2010 on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this 1st day of NOV, 2010.

Mark Oswald Director
Department of Property Records and Revenue
By Dahlak Deputy

COUNTY SURVEYOR

I hereby certify that this plat complies with the requirements of Minnesota Statutes, Section 505.021, and is approved pursuant to Minnesota Statutes, Section 383A.42 this 15 day of November, 2010.

Michael D. Flebiger
Michael D. Flebiger, P.L.S.
Ramsey County Surveyor

COUNTY RECORDER, COUNTY OF RAMSEY, STATE OF MINNESOTA

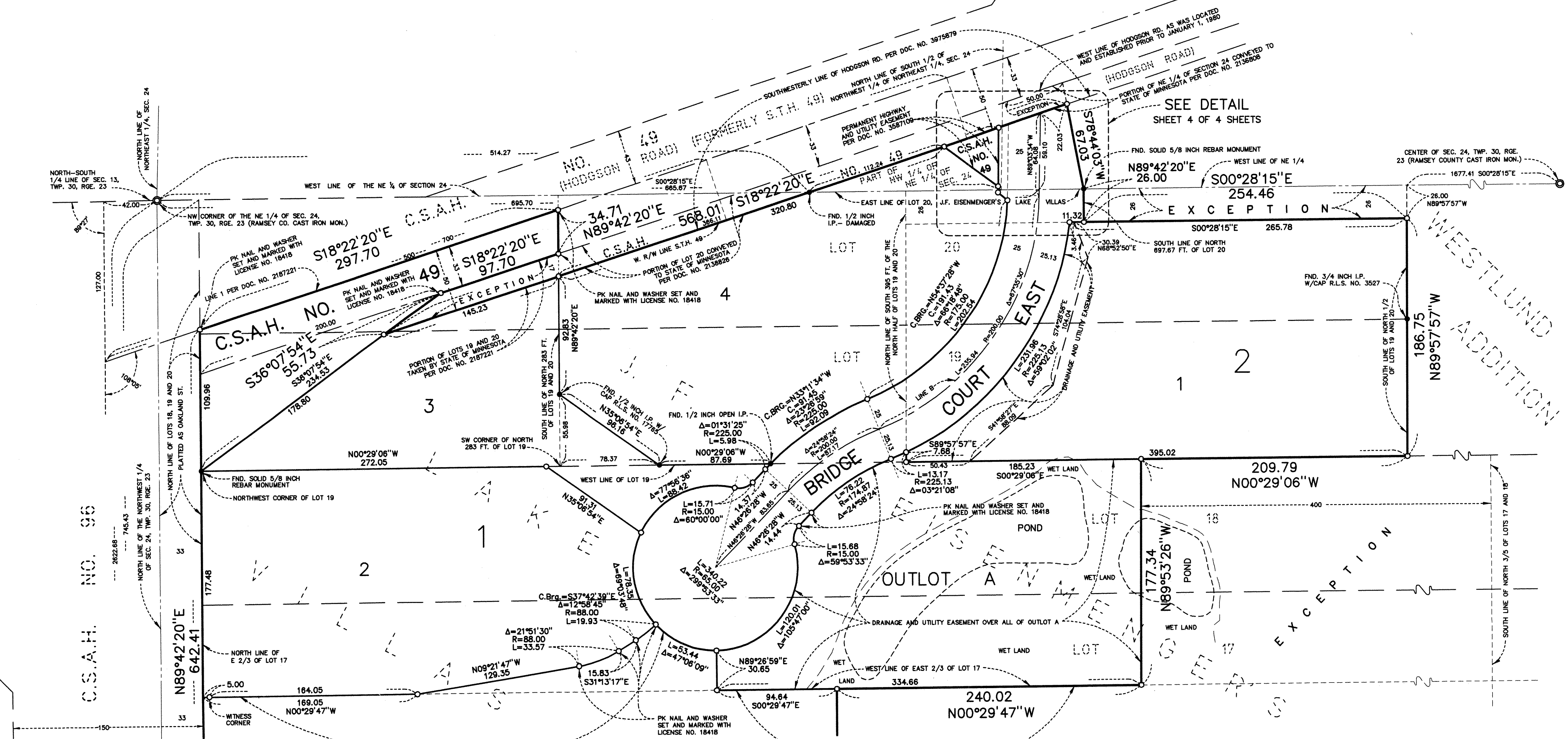
I hereby certify that this plat of BRIDGE COURT EAST ADDITION was filed in the office of the County Recorder for public record on this 15th day of November, 2010, at 4:00 o'clock P.M. and was duly filed in Book 124 of Plats, Pages 30, 31, 32 and 33 and as Document Number 4252584

Deputy County Recorder

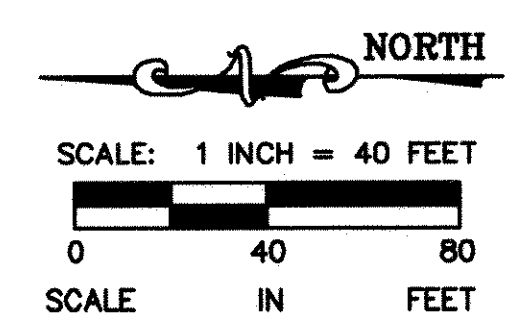


BRIDGE COURT EAST ADDITION

BRIDGE ST.



SEE DETAIL SHEET 4 OF 4 SHEETS



FOR THE PURPOSES OF THIS PLAT THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 30, RANGE 23, IS ASSUMED TO BEAR SOUTH 00° 28' 15" EAST

- DENOTES 5/8 INCH X 14 INCH IRON REBAR MONUMENT SET AND MARKED WITH LICENSE NO. 18418, UNLESS OTHERWISE NOTED.
- DENOTES FOUND IRON PIPE (I.P.), UNLESS OTHERWISE NOTED.



