

CLEVELAND CLUB SECOND ADDITION

KNOW ALL PERSONS BY THESE PRESENTS: That Java Capital Partners 2700 Cleveland Ave, L.L.C., a Minnesota limited liability company, fee owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

Lot 2, Block 1, CLEVELAND CLUB, Ramsey County, Minnesota.

Has caused the same to be surveyed and platted as CLEVELAND CLUB SECOND ADDITION and does hereby donate to the public for public use the drainage and utility easements as shown on this plat.

In witness whereof said Java Capital Partners 2700 Cleveland Ave, L.L.C., a Minnesota limited liability company, has caused these presents to be signed by its proper officers this 19 day of July, 2017.

Signed: Java Capital Partners 2700 Cleveland Ave, L.L.C.
David Nelson its PRESIDENT

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 19 day of July, 2017 by David Nelson, President and _____ of Java Capital Partners 2700 Cleveland Ave, L.L.C., a Minnesota limited liability company, on behalf of the company.

Natalie Kay Stubbis
Notary Public, Hennepin County, Minnesota
My Commission expires 1/31/2021

I, Eric R. Vickaryous, 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 monuments indicated on this plat will be correctly set within one year; 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 13th day of JULY, 2017.

Eric R. Vickaryous
Eric R. Vickaryous, Licensed Land Surveyor
Minnesota License Number 44125

STATE OF MINNESOTA
COUNTY OF PINE

The foregoing instrument was acknowledged before me this 13th day of JULY, 2017, by Eric R. Vickaryous, a Professional Land Surveyor.

Jean Mizer
Notary Public, Pine County, Minnesota
My Commission expires January 31, 2021

City of Roseville
We do hereby certify that on the 22nd day of May, 2017, the City Council of the City of Roseville, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes Section 505.03, Subd. 2, have been fulfilled.

[Signature] Mayor [Signature] City Clerk/Administrator

Property Tax, Records and Election Services Department

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year _____ 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 _____ day of _____, 20____.

Christopher A. Samuel, Ramsey County Auditor/Treasurer

By _____ Deputy

County Surveyor

Pursuant to Minnesota Statutes, Section 383A.42, this plat is approved this 24th day of July, 2017.

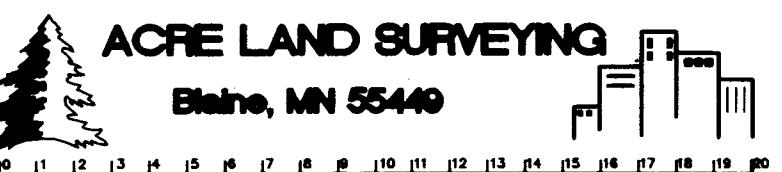
Craig W. Holzman
Craig W. Holzman, L.S.
Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of CLEVELAND CLUB SECOND ADDITION was filed in the office of the County Recorder for public record on this 24th day of July, 2017 at 10:00 o'clock A.M. and was duly filed in Book 127 of Plats, Page 46, as Document

Number 466887E

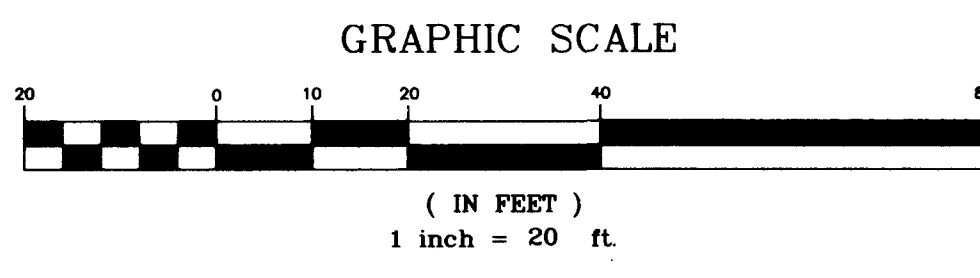
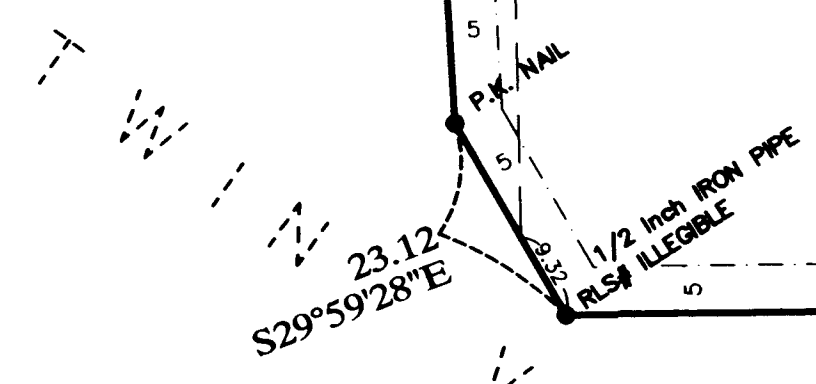
Deputy County Recorder



INTERSTATE HIGHWAY

CLEVELAND AVE. NORTH
(C.S.A.H. NO. 48)

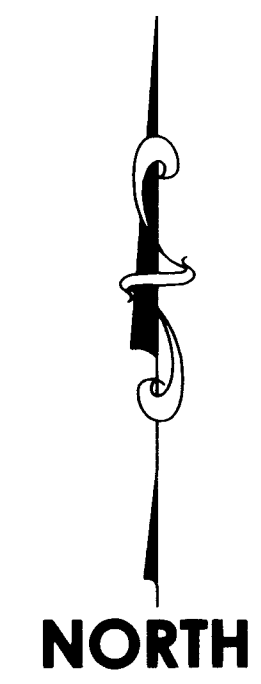
(VARIABLE ROAD RIGHT OF WAY WIDTH)



● Denotes found monument as specified

Any required interior monument location on this plat with no monument symbol shown, indicates an interior plat monument that will be set, and which shall be in place within one year after the recording of this plat and will be marked by a 1/2 inch by 14-inch iron pipe monument set and marked by License No. 44125.

The orientation of this bearing system is based on the north line of Lot 2, Block 1, CLEVELAND CLUB, which is assumed to bear N89°20'35\"/>



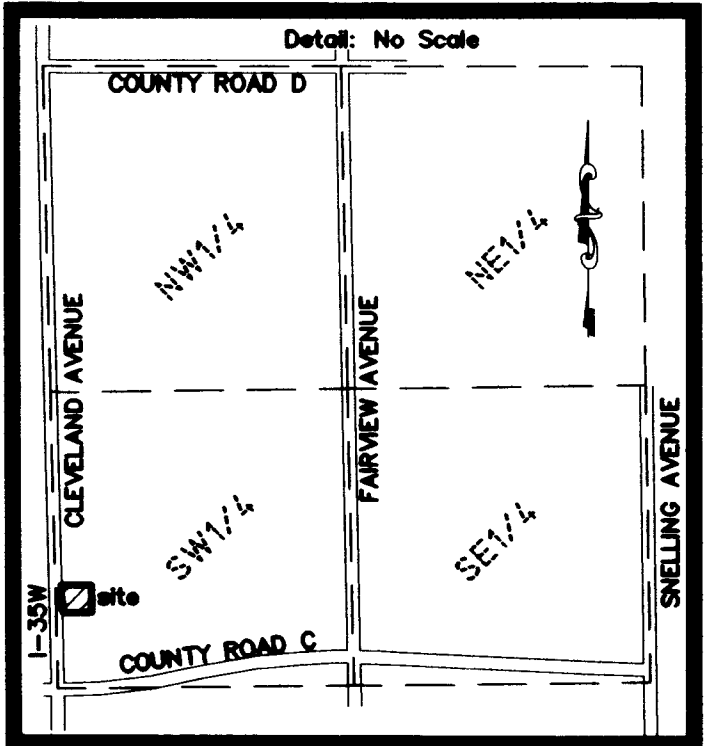
TWIN LAKES HOSPITALITY PLACE

BLOCK 1

CLEVELAND CLUB

TWIN LAKES PARKWAY
(VARIABLE ROAD RIGHT OF WAY WIDTH)

VICINITY MAP
SECTION 4, TOWNSHIP 29, RANGE 23



TWIN LAKES 2ND ADDITION

RAMSEY COUNTY, MINNESOTA