

MANHATTAN ON GRAND

KNOW ALL MEN BY THESE PRESENTS: That Manhattan-Grand Limited Partnership, a partnership under the laws of the State of Minnesota, fee owner and Construction Mortgage Investors Co., a Minnesota corporation, mortgagee of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

Lot 35, Block 2, ROSEDALE PARK according to the recorded plat thereof, except Alley.

Also:

Lots 33, 34 and 36, Block 2, ROSEDALE PARK.

Have caused the same to be surveyed and platted as MANHATTAN ON GRAND and do hereby dedicate to the public for public use forever the thoroughfares and the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Manhattan-Grand Limited Partnership, a partnership under the laws of the State of Minnesota, has caused these presents to be signed by its proper partner this 23 day of November, 1995.

Signed: Manhattan-Grand Limited Partnership

Alan E. Chazin

Alan E. Chazin, General Partner

In witness whereof said Construction Mortgage Investors Co., a Minnesota corporation, has caused these presents to be signed by its proper officer this 1 day of Dec., 1995.

Signed: Construction Mortgage Investors Co.

Ron Allar

Ron Allar, Vice President

STATE OF MN.
COUNTY OF CARVER

The foregoing instrument was acknowledged before me this 22 day of NOV., 1995 by Alan E. Chazin, General Partner of Manhattan-Grand Limited Partnership, a partnership under the laws of the State of Minnesota, on behalf of the partnership.



Barbara J. Nelson

Notary Public, Carver County, Minnesota
My Commission Expires 1-31-2000

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 15th day of December, 1995 by Ron Allar, Vice President of Construction Mortgage Investors Co., a Minnesota corporation, on behalf of the corporation.



Trinity N. Beck

Notary Public, Hennepin County, Minnesota
My Commission Expires January 31, 2000

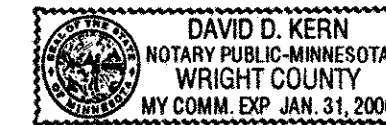
I hereby certify that I have surveyed and platted the property described on this plat as MANHATTAN ON GRAND; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated on the plat; and there are no wet lands as defined in Minnesota Statutes, Section 505.02, Subd. 1, or public highways to be designated other than as shown on this plat.

Dennis V. Taylor

Dennis V. Taylor, Land Surveyor
Minnesota License No. 15233

STATE OF MINNESOTA
COUNTY OF WRIGHT

The foregoing Surveyor's Certificate was acknowledged before me this 7th day of NOVEMBER, 1995, by Dennis V. Taylor, a Licensed Land Surveyor.



David D. Kern
Notary Public, Wright County, Minnesota
My Commission Expires 1-31-2000

City of Saint Paul

I do hereby certify that on the 29 day of November, 1995, the City Council of the City of Saint Paul, Minnesota, approved this plat. All monuments will be set as specified by the City Council and as stated on this plat, according to Minnesota Statutes, Section 505.02, Subd. 1.

Francis Swanson
Clerk (Deputy)

Taxes payable in the year 1995 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 20th day of Dec, 1995.

Lou McKenna, Director
Department of Property Taxation

By T. Bymark, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 21st day of December, 1995 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

David D. Claypool
David D. Claypool, Land Surveyor
Ramsey County Surveyor

County Recorder, County of Ramsey, State of Minnesota

I hereby certify that this plat of MANHATTAN ON GRAND was filed in the office of the County Recorder for public record on this 29th day of DECEMBER, 1995, at 12:14 o'clock P..M. and was duly filed in Book 111 of Plats, Pages 43 and 44 as Document Number 2905328.

Lou McKenna, County Recorder

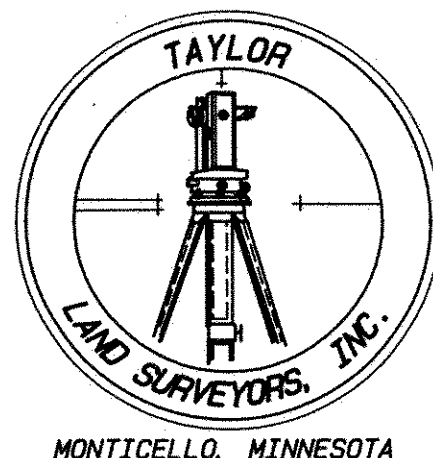
By _____, Deputy

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of MANHATTAN ON GRAND was filed in the office of the Registrar of Titles for public record on this 29th day of DECEMBER, 1995, at 1:00 o'clock P..M. and was duly filed in Book 41 of Plats, Pages 13 and 14 as Document Number 1109239.

Lou McKenna, Registrar of Titles

By _____, Deputy

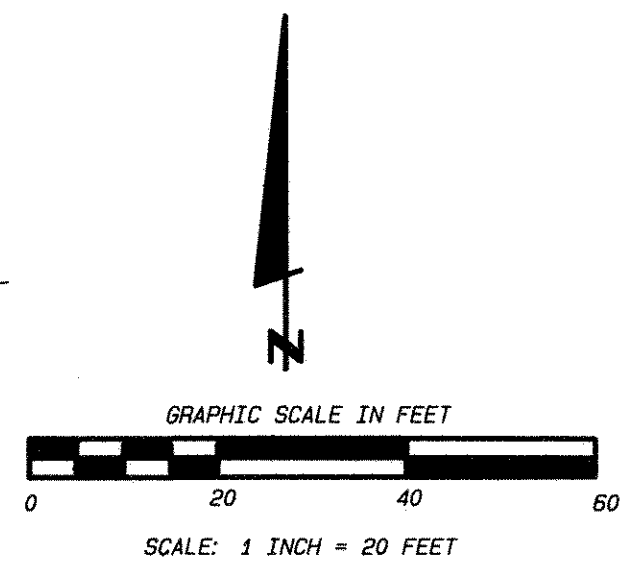
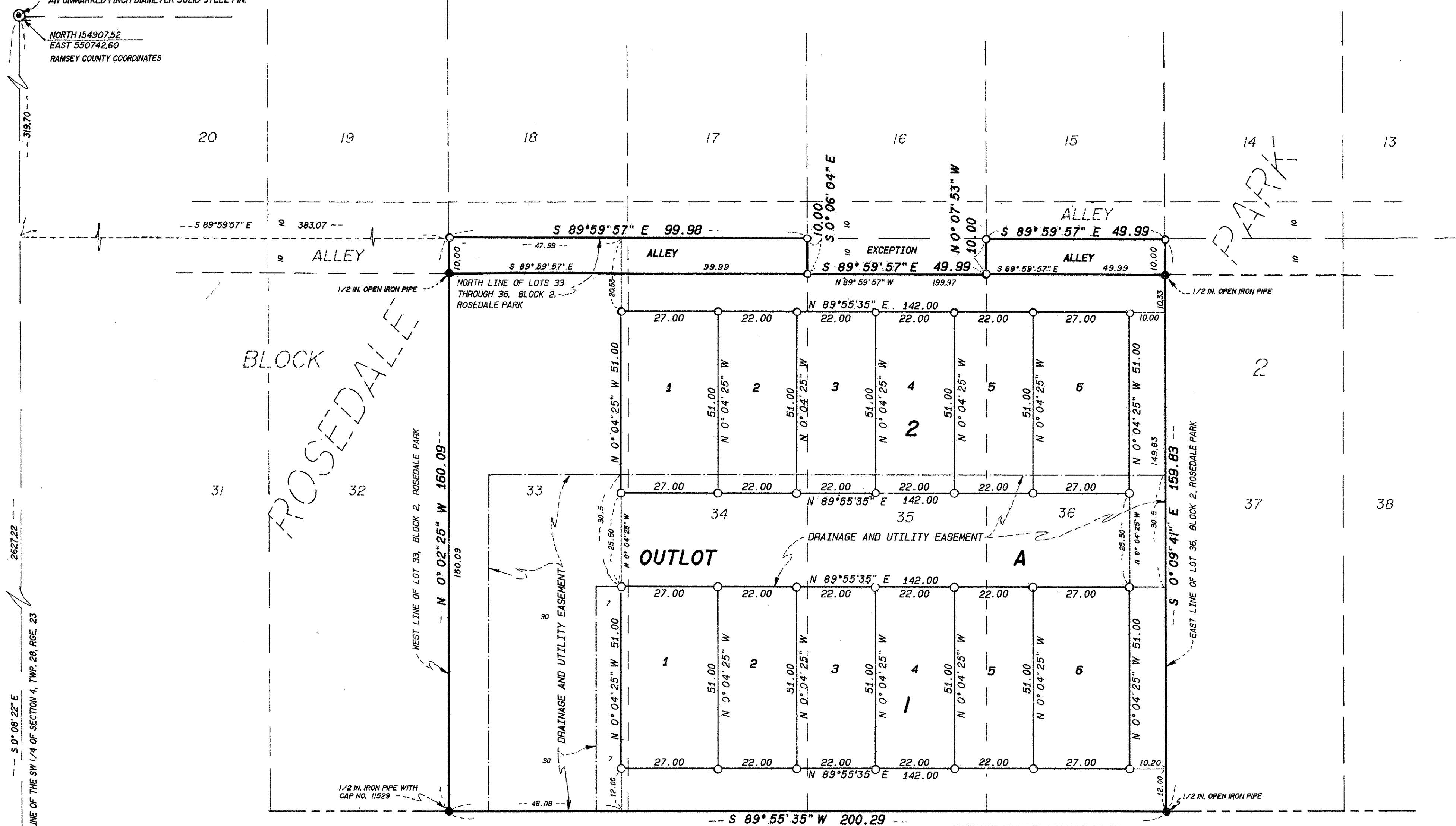


MONTICELLO, MINNESOTA

MANHATTAN ON GRAND

NW CORNER OF THE SW 1/4 OF SECTION 4, TWP. 28, RGE. 23,
AN UNMARKED 1 INCH DIAMETER SOLID STEEL PIN.

NORTH 154907.52
EAST 550742.60
RAMSEY COUNTY COORDINATES



DENOTES:
 ● IRON MONUMENT FOUND
 ○ 1/2 INCH BY 14 INCH IRON PIPE SET AND MARKED WITH TAYLOR 15233

BEARING ORIENTATION:
 THE SOUTH LINE OF BLOCK 2, ROSEDALE PARK, BEING THE NORTH LINE OF GRAND AVENUE IS ASSUMED TO HAVE A BEARING OF SOUTH 89° 55' 35" WEST.

WEST LINE OF THE SW 1/4 OF SECTION 4, TWP. 28, RGE. 23
S 0° 08' 22" E 2657.22

SW CORNER OF THE SW 1/4 OF SECTION 4, TWP. 28, RGE. 23
AN UNMARKED 1 INCH DIAMETER SOLID STEEL PIN.

NORTH 152280.31
EAST 550749.00
RAMSEY COUNTY COORDINATES

GRAND AVENUE

