

ANDRUS ESTATES

KNOW ALL MEN BY THESE PRESENTS: That Douglas E. Andrus, a single person, fee owner and Erb Lumber, Inc., a Virginia corporation, mortgagee of the following described property situated in the Township of White Bear, County of Ramsey, State of Minnesota:

That part of the South Half of the North Half of the Northeast Quarter of Section 9, Township 30, Range 22, which lies westerly of the easterly 600.00 feet, and which lies southeasterly of a line 100.00 feet southeasterly of, and parallel with, the following described line:

Beginning at a point on the south line of said Section 9 distant 1092.84 feet east of the south quarter corner thereof; thence run northeasterly at an angle of 86 degrees 50 minutes 40 seconds with said south section line for 353.95 feet; thence deflect to the right on a 0 degree 45 minute curve (delta angle 5 degrees 57 minutes 07 seconds) for 793.59 feet; thence on a tangent to said curve for 3450.85 feet; thence deflect to the left on a 1 degree 00 minute curve (delta angle 10 degrees 07 minutes 47 seconds) for 1012.97 feet and there terminating.

and which lies northerly of a line run parallel with and 55 feet northerly of Line A described as follows:

From a point on the above described line, distant 1622.17 feet southwesterly of its point of termination, run easterly at an angle of 80 degrees 44 minutes with said line (measured from Northeast to East) for 434.39 feet to the point of beginning of the line to be described; thence run westerly on the last described course for 950.00 feet and there terminating.

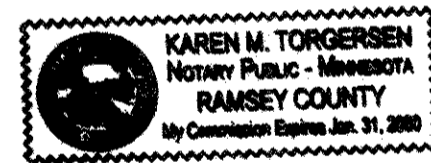
Have caused the same to be surveyed and platted as ANDRUS ESTATES and do hereby dedicate to the public for public use forever the cul-de-sac, the thoroughfare, the drainage and utility easement and the drainage easement as shown on this plat.

In witness whereof said Douglas E. Andrus, a single person, has hereunto set his hand this 20 day of JUNE, 1997.

Douglas E. Andrus
Douglas E. Andrus

STATE OF MINNESOTA
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 20th day of June, 1997 by Douglas E. Andrus, a single person.



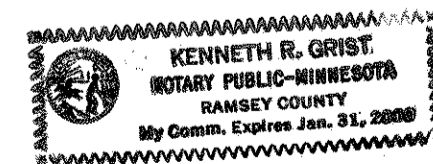
Karen M. Torgersen
Notary Public, Ramsey County, Minnesota
My Commission Expires January 31, 2000

In witness whereof said Erb Lumber, Inc., a Virginia corporation, has caused these presents to be signed by its proper officer this 24th day of JUNE, 1997.

Signed: Erb Lumber, Inc.
David L. Keltner
David L. Keltner, Vice President

STATE OF MINNESOTA
COUNTY OF RAMSEY

The foregoing instrument was acknowledged before me this 24th day of JUNE, 1997 by David L. Keltner, Vice President of Erb Lumber, Inc., a Virginia corporation, on behalf of the corporation.



Kenneth R. Grist
Notary Public, Ramsey County, MINNESOTA
My Commission Expires JAN. 31, 2000

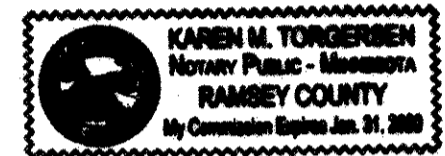
I hereby certify that I have surveyed and platted the property described on this plat as ANDRUS ESTATES; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the 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.

David E. Torgersen
David E. Torgersen, Licensed Land Surveyor
Minnesota License No. 17551

STATE OF MINNESOTA
COUNTY OF RAMSEY

The foregoing Surveyor's Certificate was acknowledged before me this 20th day of JUNE, 1997 by David E. Torgersen, a Licensed Land Surveyor.

Karen M. Torgersen
Notary Public, Ramsey County, Minnesota
My Commission Expires January 31, 2000



Township of White Bear

We do hereby certify that on the 20th day of JUNE, 1997, the Board of Supervisors for the Township of White Bear, Ramsey County, Minnesota, approved this plat. All monuments will be set as specified by the Township Board and as stated on this plat, according to Minnesota Statutes, Section 505.02, Subd. 1.

Robert Weisenburger
Robert Weisenburger, Chairman

Bill Short
Bill Short, Clerk/Treasurer

Taxes payable in the year 1997 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 30th day of JUNE, 1997.

Michele Timmons Acting, Director
Department of Property Taxation

By Abdus Khan, Deputy

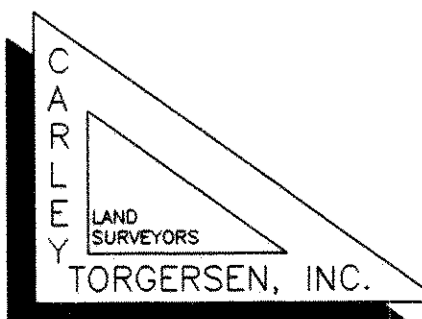
Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 15th day of JULY, 1997 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

David D. Claypool
David D. Claypool, L.S.
Ramsey County Surveyor

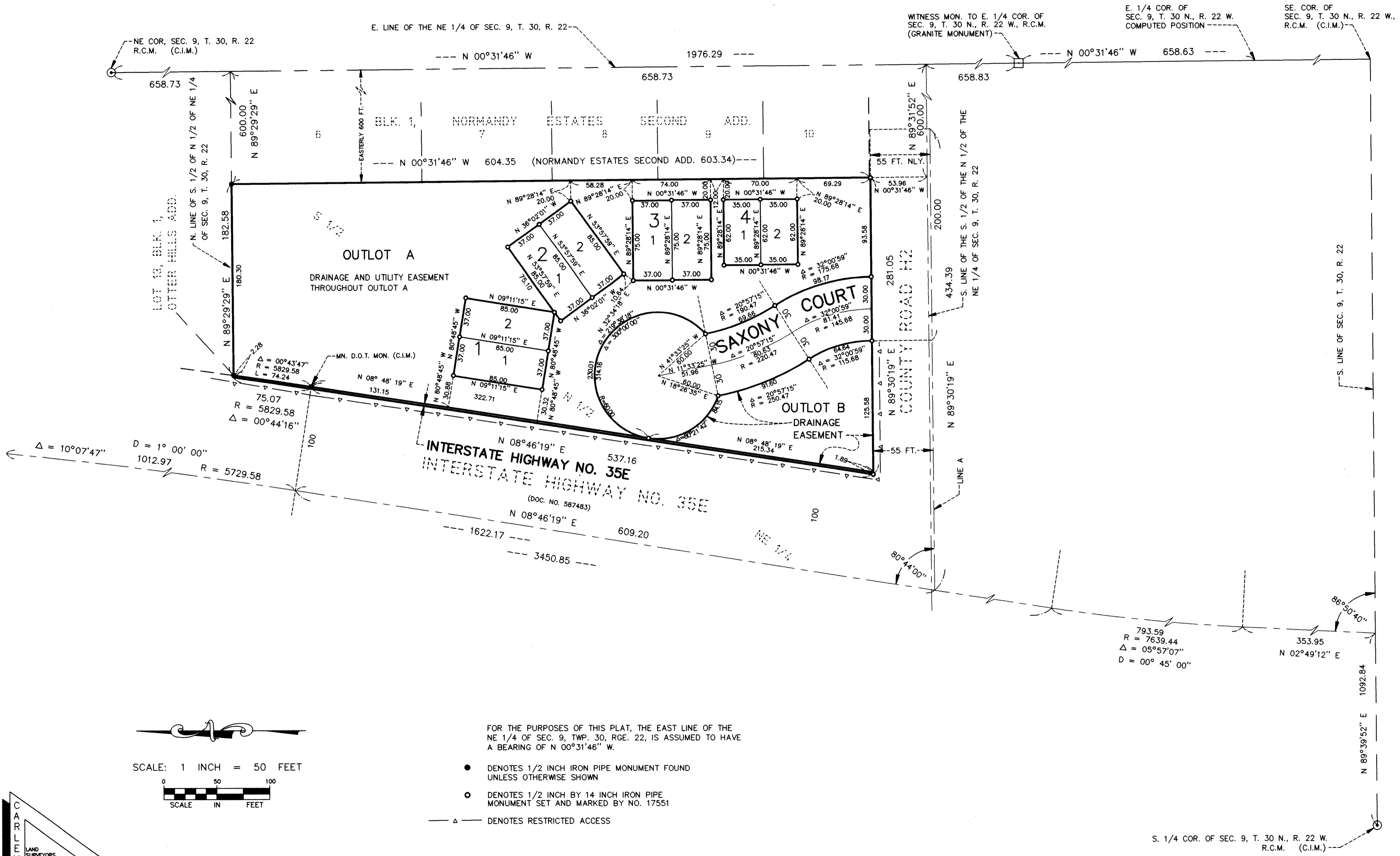
Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of ANDRUS ESTATES was filed in the office of the Registrar of Titles for public record on this 7th day of JULY, 1997, at 10:00 o'clock A.M. and was duly filed in Book 42 of Plats, Pages 1 and 2, as Document Number 1157977.

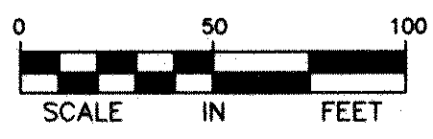
Deputy Registrar of Titles



ANDRUS ESTATES

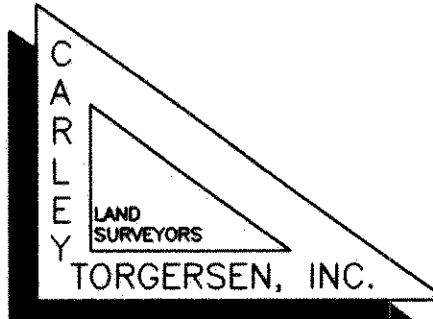


SCALE: 1 INCH = 50 FEET



FOR THE PURPOSES OF THIS PLAT, THE EAST LINE OF THE NE 1/4 OF SEC. 9, TWP. 30, RGE. 22, IS ASSUMED TO HAVE A BEARING OF N 00°31'46" W.

- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND UNLESS OTHERWISE SHOWN
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET AND MARKED BY NO. 17551
- Δ — DENOTES RESTRICTED ACCESS



793.59
R = 7639.44
Δ = 05°57'07"
D = 00° 45' 00"

S. 1/4 COR. OF SEC. 9, T. 30 N., R. 22 W. R.C.M. (C.I.M.)