

GATEWAY ADDITION

KNOW ALL MEN BY THESE PRESENTS: That Welsh Development Company, LLC, a Minnesota limited liability company under the laws of the State of Minnesota, owner, and U.S. Bank National Association, a national banking association, mortgagee of the following described property situated in the City of Arden Hills, County of Ramsey, State of Minnesota:

That part of the Southwest Quarter and the Southeast Quarter of Section 21, Township 30 North, Range 23 West, Ramsey County, Minnesota, described as follows: Beginning at a point on the North line of the South half of said Section 21, distant 2033.0 feet East of the Northwest corner thereof; thence South 52 degrees 35 minutes East, 189.0 feet; thence South 80 degrees 04 minutes East, 177.3 feet; thence South 40 degrees 05 minutes East, 280.2 feet; thence South 57 degrees 22 minutes East 128.5 feet; thence South 53 degrees 01 minute East, 233.9 feet; thence South 19 degrees 59 minutes West, 58.5 feet; thence North 68 degrees 23 minutes West, 178.3 feet; thence South 19 degrees 40 minutes West, 101.6 feet; thence South 12 degrees 46 minutes East to the East line of said Southwest Quarter; thence South along said East line to the North line of 14th Street Northeast (Butchers St. as platted in Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn.); thence Northwesterly along the North right-of-way line of said 14th Street Northeast to a line parallel with and 1300 feet east of the West line of said Southwest Quarter; thence North along said parallel line to the North line of said Southwest Quarter; thence East along said North line of the Southwest Quarter to the point of beginning and there terminating;

And
Lots 9, 10 and 11 and that part of 12, conveyed to Luke Kelly and another by deed dated November 24, 1893, and recorded in Book "329" of Deeds, Page 598, described as follows: Commencing at the Southwest corner of Lot 12; thence running Northerly on the line between Lots 11 and 12 to the Northwest corner of Lot 12; thence Easterly on the North line of Lot 12, 63 feet; thence Southerly to the South line of Lot 12 at a point 50 feet from the Southwest corner of said Lot 12; thence Westerly to the point of beginning, all of which property is located in Block 1, all in Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn.;

And
Lot 12 except therefrom that parcel thereof conveyed to Luke Kelly and another by deed dated November 24, 1893 and recorded in "329" of Deeds, Page 598; Lots 13, 14, 15 and 16; all in Block 1; That part of Block 5 lying Northerly of the East half of Lot 12 and Lots 13, 14, 15 and 16; all in Butcher's Allotment No. 1 Grounds, Section 21, Township 30, Range 23;

And
Lots 23, 24 and 25, Block 2; all of Block 3, except that part lying between the extended Northwesterly line of Block 4 and the extended Southeasterly line of said Block 4, Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn.;

And
Lots 19 and 20, Block 1; Lots 21 and 22, Block 2; Block 4; that part of Block 3 adjoining said Block 4 and adjoining Lots 21 and 22 in Block 2 which is included between the extended Northwesterly line of said Block 4 and the extended Southeasterly line of said Block 4 and Block 5 adjoining Lots 19 and 20, Block 1 which is included between the extension of the Southeasterly line of Lot 20 and the Northwesterly line of Lot 19; all in Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn.;

And
Lots 17 and 18, Block 1; That part of Block 5 lying Northerly of Lots 17 and 18; all in Butcher's Allotment No. 1 of Grounds in Section 21, Township 30, Range 23;

And
That part of Lot 8, Block 1, Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn., according to said plat on file and of record in the office of the County Recorder, Ramsey County, Minnesota, lying Easterly of a line drawn parallel with and distant 30.00 feet Easterly of the following described line: Beginning at a point on the Northerly line of the Minnesota Transfer Railway Company right-of-way distant 35.00 feet Westerly of the Southeast corner of said Lot 8; thence Northerly and parallel to the Easterly line of said Lot 8 to the Northerly line of said Block 5 and there terminating;

And
That part of Block 5, Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn., according to said plat on file and of record in the office of the County Recorder, Ramsey County, Minnesota, lying Westerly of the Easterly line of the Westerly one half of Lot 12, Block 1, in said plat and lying Easterly of a line drawn parallel with and distant 30.00 feet Easterly of the following described line: Beginning at a point on the Northerly line of the Minnesota Transfer Railway Company right-of-way distant 35.00 feet Westerly of the Southeast corner of said Lot 8; thence Northerly and parallel to the Easterly line of said Lot 8 to the Northerly line of said Block 5 and there terminating.

And
That part of 14th Street Northeast, formerly known as Butchers Street as dedicated in the plat of "Butchers Allotment No. 1 of Grounds in Section 21, Town 30 N, Range 23 W, Ramsey Co., Minn.", lying easterly of a line parallel with and 1300.00 feet east of the west line of the Southwest Quarter of Section 21, Township 30 North, Range 23 West of the 4th Principal Meridian, Ramsey County, Minnesota.

Have caused the same to be surveyed and platted as GATEWAY ADDITION and do hereby dedicate to the public for public use forever the cul-de-sacs and the drainage and utility easements as shown on this plat.

In witness whereof said Welsh Development Company, LLC, a Minnesota limited liability company under the laws of the State of Minnesota, has caused these presents to be signed by its proper officer this 17th day of February, 1998.

Signed: Welsh Development Company, LLC

Richard H. Zehring its Exec. V. Pres.

STATE OF MINNESOTA
COUNTY OF Ramsey

The foregoing instrument was acknowledged before me this 17th day of February, 1998, by Richard H. Zehring, Exec. V. Pres. of Welsh Development Company, LLC, a Minnesota limited liability company, on behalf of the company.



A. L. Reichow
Notary Public, _____ County, _____
My Commission Expires _____

In witness whereof said U.S. Bank National Association, a national banking association, has caused these presents to be signed by its proper officer this 17th day of February, 1998.

Signed: U.S. Bank National Association

Karen Ann Olson its Senior Loan Administration Officer

STATE OF Minnesota
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me this 17th day of February, 1998, by Karen Ann Olson, Senior Loan Administration of U.S. Bank National Association, a national banking association, on behalf of the association.



A. L. Reichow
Notary Public, _____ County, _____
My Commission Expires _____

I hereby certify that I have surveyed and platted the property described on this plat as GATEWAY ADDITION; 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.

Jack Bolke
Jack Bolke, Land Surveyor
Minnesota License No. 20281

STATE OF MINNESOTA
COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this 17th day of FEBRUARY, 1998, by Jack Bolke, a Licensed Land Surveyor.



A. L. Reichow
Notary Public, Hennepin County, Minnesota
My Commission Expires _____

City of Arden Hills, Minnesota
We do hereby certify that on the 17th day of SEPTEMBER, 1997, the City Council of the City of Arden Hills, 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.

William H. Hume, Mayor
E. F. Feltz, Clerk

Taxes payable in the year 1998 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 18th day of February, 1998.

Norathy McClung, Director
Department of Property Taxation
By Jennifer Olson, Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 19th day of February, 1998, 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

County Recorder
County of Ramsey, State of Minnesota
I hereby certify that this plat of GATEWAY ADDITION was filed in the office of the County Recorder for public record on this 4th day of MARCH, 1998, at 4:59 o'clock P. M. and was duly filed in Book 114 of Plats, Pages 6 and 7, as Document Number 3043339.

Deputy County Recorder

Registrar of Titles
County of Ramsey, State of Minnesota
I hereby certify that this plat of GATEWAY ADDITION was filed in the office of the Registrar of Titles for public record on this 4th day of MARCH, 1998, at 8:00 o'clock A. M. and was duly filed in Book 42 of Plats, Pages 15 and 16, as Document Number 1180059.

Deputy Registrar of Titles

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