

ROSEVILLE CENTER

KNOW ALL MEN BY THESE PRESENTS: That Bradley Operating Limited Partnership, a Delaware limited partnership, owner of the following described property situated in the City of Roseville, County of Ramsey, State of Minnesota:

The Westerly 251.73 feet of the Easterly 800.46 feet of the Southeast quarter of the Southeast quarter of Section 15, Township 29 North, Range 23 West, except the Northerly 767 feet, and except the Southerly 369.89 feet thereof, the Westerly boundary line of said tract being the center line of Dunlap Street;

Also the East 800.46 feet of the South 369.89 feet of the Southeast quarter of the Southeast quarter of Section 15, Township 29 North, Range 23 West; said tract extending from the center line of Lexington Avenue to the center line of Dunlap Street; all according to the Government Survey thereof.

Has caused the same to be surveyed and platted as ROSEVILLE CENTER and does hereby dedicate to the public for public use forever the thoroughfares as shown on this plat.

In witness whereof said Bradley Operating Limited Partnership, a Delaware limited partnership, has caused these presents to be signed by its proper partner this 1st day of April, 1999.

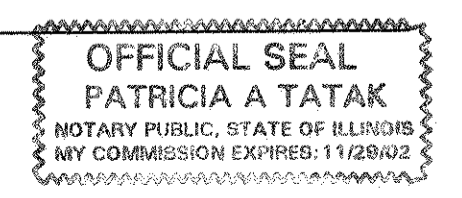
Signed: Bradley Operating Limited Partnership
[Signature] its President

STATE OF ILLINOIS
COUNTY OF COOK
The foregoing instrument was acknowledged before me this 1st day of April, 1999,
by THOMAS P. D'ARCY, President

of Bradley Operating Limited Partnership, a Delaware limited partnership, on behalf

of the partnership.

[Signature]
Notary Public, COOK County, ILLINOIS
My Commission Expires _____

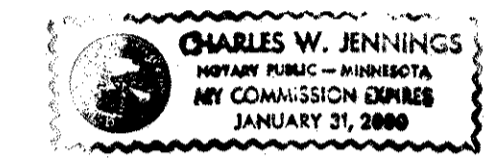


I hereby certify that I have surveyed and platted the property described on this plat as ROSEVILLE CENTER; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments have been correctly placed in the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

[Signature]
Woodrow A. Brown, Land Surveyor
Minnesota License No. 15230

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 17th day of March, 1999 by Woodrow A. Brown, a Licensed Land Surveyor.



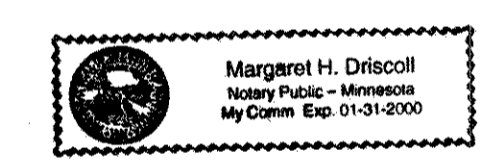
[Signature]
Notary Public, Hennepin County, Minnesota
My Commission Expires January 31, 2000

City of Roseville

We do hereby certify that on the 10th day of March, 1998, the City Council of the City of Roseville, 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.

Mayor [Signature]
Clerk [Signature]

This instrument was acknowledged before me this 5th April, 1999 by Daniel Wah and Steven R. Sarkozy.



[Signature]
Margaret H. Driscoll
Ramsey County

Taxes payable in the year 1999 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 8th day of June, 1999.

[Signature], Director
Department of Property Taxation
By [Signature], Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 8th day of June, 1999, and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

[Signature]
David D. Claypool, L.S.
Ramsey County Surveyor

Registrar of Titles
County of Ramsey, State of Minnesota

I hereby certify that this plat of ROSEVILLE CENTER was filed in the office of the Registrar of Titles for public record on this 30th day of August, 1999, at 12:00 o'clock P.M., and was duly filed in Book 42 of Plats, Pages 49 and 50, as Document Number 1571976.

Deputy
Registrar of Titles

LEXINGTON HEIGHTS,
RAMSEY CO., MINN.

ROSEVILLE CENTER

NORTH

DUNLAP STREET
DIONNE EXCEPTION STREET

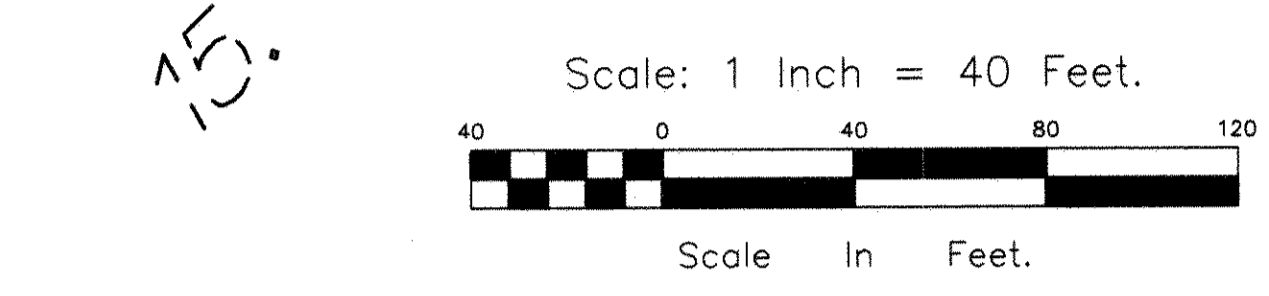
DIONNE STREET
N88°48'52"E
254.50

DIONNE STREET
N88°48'52"E
253.73

DUNLAP STREET
N0°00'15"E
553.61

SE 1/4
BLOCK
SE 1/4

LARPEUTEUR AVENUE
(County Road A)
N88°45'28"E
800.64



NE corner of SE 1/4 of Sec. 15, T 29, R 23, Ramsey County, Cast Iron Monument.

- Denotes 1/2 inch by 14 inch iron pipe monument set and marked by License Number 15230.
- Denotes found monument as noted.

The orientation of this bearing system is based upon the east line of the SE 1/4 of Section 15, Township 29, Range 23, which is assumed to bear N0°17'33"E.

Center line of Dunlap Street.
West line of East 800.46 Ft. of SE 1/4 of SE 1/4 of Sec. 15.

Found 1/2 inch open iron pipe monument.

Vacated Dunlap Street per Doc. No. 1552975. Partial utility and drainage easement.

Found 80d Spike

Found 80d Spike

Center line of 10 Ft. wide Utility easement per Doc. No. 662835

West line of SE 1/4 of SE 1/4 of Sec. 15.

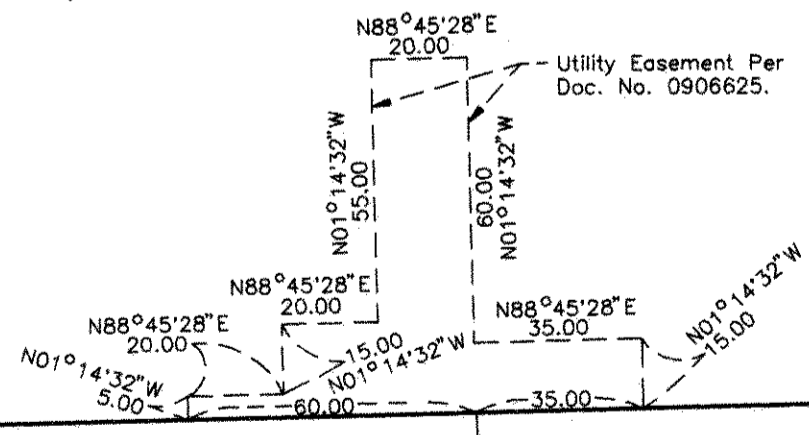
West line of East 800.46 Ft. of SE 1/4 of SE 1/4 of Sec. 15.

SW corner of SE 1/4 of SE 1/4 of Sec. 15, T 29, R 23.

North line of South 369.89 Ft. of SE 1/4 of SE 1/4 of Sec. 15.

N2°15'59"W 48.99'

N45°00'27"W 8.83'



Utility Easement Per Doc. No. 0906625.

North line of Larpeuteur Avenue Per Doc. No. 918490.

South line of SE 1/4 of Sec. 15, T 29, R 23, Ramsey County, Minnesota

East line of SE 1/4 of Sec. 15, T 29, R 23.

SE corner of SE 1/4 of Sec. 15, T 29, R 23, Ramsey County, Cast Iron Monument.