

PHALEN VILLAGE

KNOW ALL MEN BY THESE PRESENTS: That Jerry's Enterprises, Inc., a Minnesota corporation under the laws of the State of Minnesota, owner of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

Those parts of the Northwest Quarter of the Northwest Quarter, and of the Northeast Quarter of the Northwest Quarter, all in Section 27, Township 29 North, Range 22 West of the 4th Principal Meridian, Ramsey County, Minnesota, bounded on the east by the west line of Maryland Heights, according to the recorded plat thereof, said Ramsey County, on the west by the east line of Kiefer Park, according to the recorded plat thereof, said Ramsey County, and on the north by a line described as follows:

Beginning at the northwest corner of Block 3, said Maryland Heights; thence North 00 degrees 11 minutes 45 seconds West along the northerly extension of the west line of said Block 3 a distance of 33.00 feet to a point, distant 329.00 feet south of the north line of the Northwest Quarter of said Section 27; thence South 89 degrees 56 minutes 20 seconds West along a line parallel with the north line of the Northwest Quarter of said Section 27 a distance of 235.25 feet; thence South 00 degrees 11 minutes 45 seconds East parallel with the west line of said Maryland Heights a distance of 94.00 feet; thence South 89 degrees 56 minutes 20 seconds West parallel with said north line a distance of 647.70 feet to the southeasterly line of Prosperity Avenue; thence South 34 degrees 09 minutes 07 seconds West along said southeasterly line a distance of 194.26 feet to said east line of Kiefer Park and there terminating.

That part of Prosperity Avenue vacated by resolution filed as Document No. 759195 and Document No. 2224803, over and across Lots 7, 22, 23 and 24; the southerly half of the alley; and the northerly half of the alley lying westerly of the southerly extension of the westerly line of Lot 6; all in Block 4, KIEFER PARK.

That part of Lots 23 and 24, Block 4, KIEFER PARK, and the southerly half of the vacated alley in said Block 4, lying between the westerly line of Lot 25, said Block 4 and its northerly extension, and easterly of Prosperity Avenue, vacated by resolution filed as Document No. 759195 and Document No. 2224803.

Parts of Lots 1, 2, 3, 23, 24 and 25, lying Southeasterly of Prosperity Avenue; Lots 26, 27 and 28, Block 3; Lots 1, 2, 3, 4, 5, 6, 25, 26, 27 and 28, Block 4;

That part of the Southerly half of East Geranium Avenue, formerly Geranium Street, vacated, lying Southeasterly of Prosperity Avenue and Westerly of the Northerly extension across said street of the East line of Lot 1, Block 3, as vacated by Resolution filed as Doc. No. 417478;

The alley, in Block 3, vacated, lying Southeasterly of Prosperity Avenue and Westerly of the Southerly extension across said alley of the East line of Lot 1, said Block 3, and the Northerly extension across said alley of the Easterly line of Lot 28, said Block 3, as vacated by Resolution filed as Doc. No. 417478;

East Jessamine Avenue, formerly Jessamine Street, vacated, lying Southeasterly of Prosperity Avenue, Easterly of the Northerly extension across said street of the Westerly line of Lot 6, Block 4, Kiefer Park, and Westerly of the Southerly extension across said street of the Easterly line of Lot 28, Block 3, Kiefer Park and the Northerly extension of the Easterly line of Lot 1, said Block 4, as vacated by the Resolution filed as Doc. No. 417478.

And
The Northerly half of the alley, vacated, in Block 4, Kiefer Park lying between the Southerly extensions across said alley of the Westerly line of Lot 6, and the Easterly line of Lot 1, said Block 4, as vacated by Resolutions filed as Doc. No. 417478 and 759195,

The Southerly half of the alley, in Block 4, vacated, lying between the Northerly extensions of the West line of Lot 25 and the East line of Lot 28, said Block 4, as vacated by Resolution filed as Doc. No. 417478;

The Westerly half of Clarence Street, formerly Fisher Street, vacated, lying between the Easterly extensions across said street of the South line of Lot 28, Block 4 and the centerline of East Geranium Avenue, vacated; as vacated by Resolution filed as Doc. No. 417478; all in Kiefer Park.

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and 10, Block 3; Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and 10, Block 6; Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and 10, Block 7;

The alley in Block 3, vacated, by Resolution filed as Doc. No. 426920;

That part of East Geranium Avenue, formerly Geranium Street, vacated, lying between the extensions across said street of the West line of Lot 6, Block 3 and Lot 5, Block 6, and the East line of Lot 10, Block 3 and Lot 1, Block 6, as vacated by the Resolution filed as Doc. No. 426920;

The alley in Block 6, vacated, as vacated by Resolution filed as Doc. No. 426920;

East Jessamine Avenue, formerly Jessamine Street, vacated, lying between the extensions across said street of the West line of Lot 6, Block 6 and Lot 5, Block 7 and the East line of Lot 10, Block 6 and Lot 1, Block 7, as vacated by the Resolution filed as Doc. No. 426920;

The alley in Block 7, vacated, as vacated by the Resolution filed as Doc. No. 426920; all in Maryland Heights.

Has caused the same to be surveyed and platted as PHALEN VILLAGE and does hereby dedicate to the public for public use forever the thoroughfares and the utility easement as shown on this plat.

In witness whereof said Jerry's Enterprises, Inc., a Minnesota corporation, has caused these presents to be signed by its proper officer this 9th day of February, 192000

Signed: Jerry's Enterprises, Inc. [Signature] its President

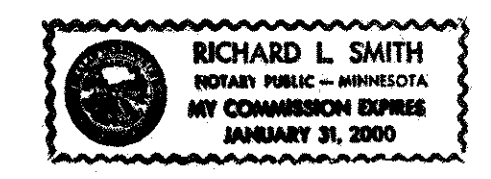
STATE OF Minnesota
COUNTY OF Hennepin
The foregoing instrument was acknowledged before me this 9th day of February, 192000 by Robert N. Sheddbeck Charlotte P. Capin
President of Jerry's Enterprises, Inc., a Minnesota corporation, on behalf of the corporation.
Charlotte P. Capin
Notary Public, Hennepin County, Mn
My Commission Expires 1-31-2005

I hereby certify that I have surveyed and platted the property described on this plat as PHALEN VILLAGE; 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]
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 DECEMBER, 1999, by Jack Bolke, a Licensed Land Surveyor.

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



City of Saint Paul, Minnesota
I do hereby certify that on the 17th day of March, 1999, 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.

[Signature], Clerk

Taxes payable in the year 2000 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 22nd day of February, 192000

[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 23rd day of February, 192000 and the conditions of Minnesota Statutes, Section 505.03, Subdivision 2, have been fulfilled.

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

County Recorder
County of Ramsey, State of Minnesota
I hereby certify that this plat of PHALEN VILLAGE was filed in the office of the County Recorder for public record on this 8th day of MARCH, 192000 at 3:35 o'clock P. M. and was duly filed in Book 116 of Plats, Pages 16 and 17, as Document Number 3311149

Deputy County Recorder

Registrar of Titles
County of Ramsey, State of Minnesota
I hereby certify that this plat of PHALEN VILLAGE was filed in the office of the Registrar of Titles for public record on this 8th day of MARCH, 192000 at 8:00 o'clock A. M. and was duly filed in Book 43 of Plats, Pages 13 and 14, as Document Number 1594812

Deputy Registrar of Titles

Copy

4691

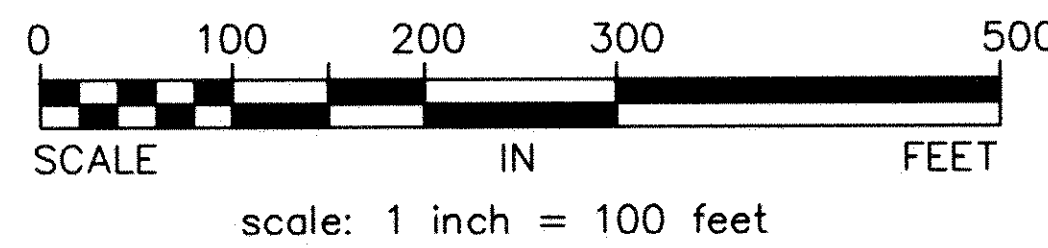
PHALEN VILLAGE

NORTHWEST CORNER OF SECTION 27, TOWNSHIP 29, RANGE 22
(FOUND CONCRETE MONUMENT)

NORTH QUARTER CORNER OF SECTION 27, TOWNSHIP 29, RANGE 22
(FOUND CAST IRON MONUMENT)

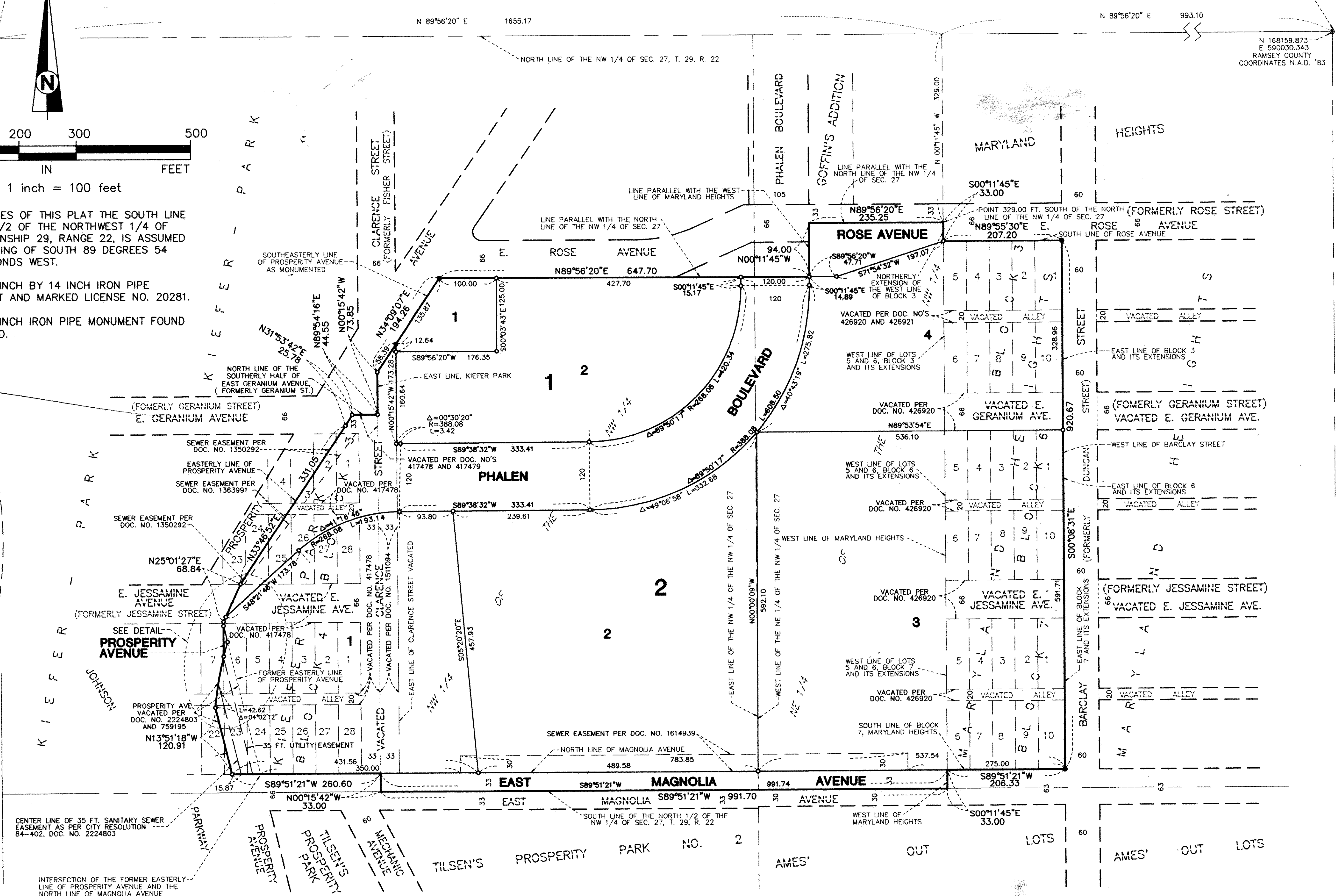
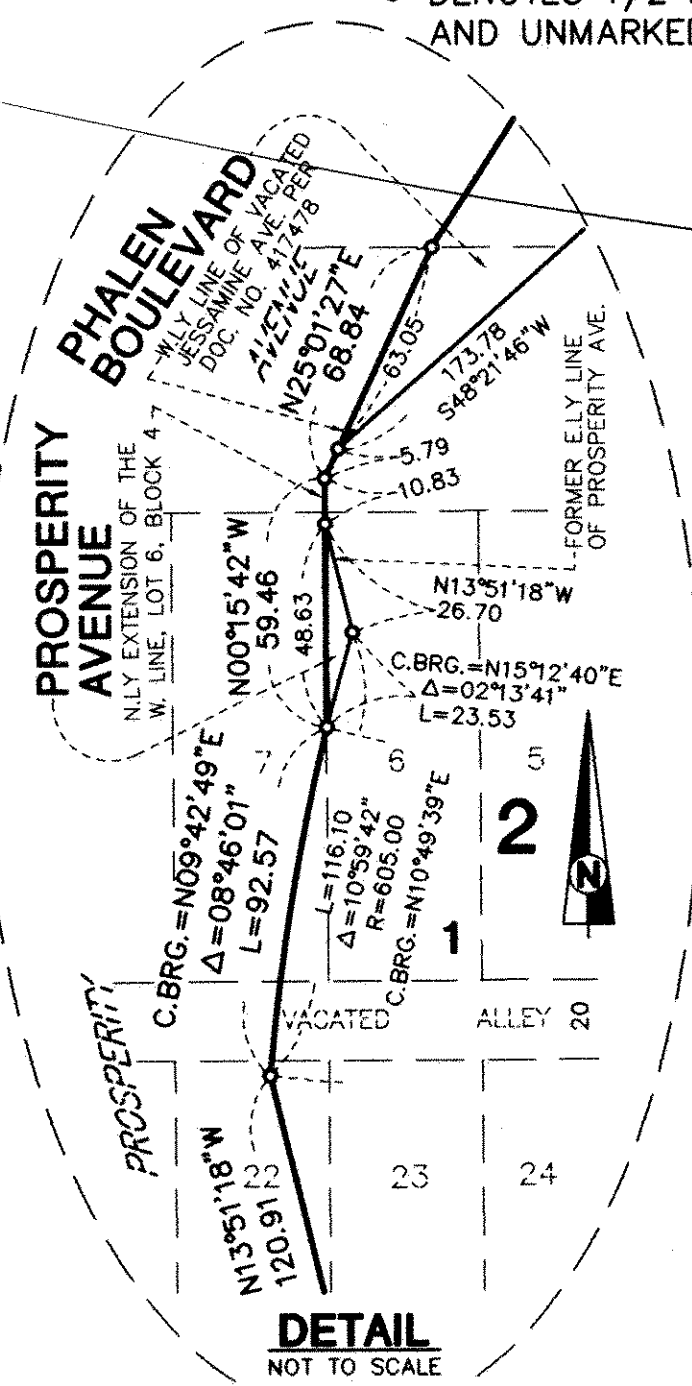
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E 587382.070
RAMSEY COUNTY
COORDINATES N.A.D. '83

N 168159.873
E 590030.343
RAMSEY COUNTY
COORDINATES N.A.D. '83



FOR THE PURPOSES OF THIS PLAT THE SOUTH LINE OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 29, RANGE 22, IS ASSUMED TO HAVE A BEARING OF SOUTH 89 DEGREES 54 MINUTES 16 SECONDS WEST.

- DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET AND MARKED LICENSE NO. 20281.
- DENOTES 1/2 INCH IRON PIPE MONUMENT FOUND AND UNMARKED.



EGAN, FIELD & NOWAK INC. SURVEYORS