

HERNANDEZ ADDITION

KNOW ALL MEN BY THESE PRESENTS: That Ashland, Inc., a Kentucky corporation, owner of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 31, 32, 33, 34, 35, 36, 37, 38, 39 and 40;
And
That part of Lot 10 which lies Southeasterly of the following described Line A;

all in Block 28, SUBDIVISION OF BLOCKS 28 & 29 IN STINSON, BROWN AND RAMSEYS ADDITION TO ST. PAUL;

And
That part of Richmond Street, vacated, lying North of the South line of Lot 31 extended Westerly across said street and lying Southeasterly of the following described Line A;

And
That part of the South half of Palace Avenue, formerly Cascade Street, vacated, lying Southeasterly of the following described Line A and Lying Westerly of the East line of Lot 1 of said Block 28 extended Northerly across said street;

And
That part of Western Avenue, formerly Blair Street, lying Southerly of the centerline of Palace Avenue, formerly Cascade Street, vacated, extended across said Western Avenue, and lying Northerly of a line commencing at the Southeast corner of Lot 40, Block 28, SUBDIVISION OF BLOCKS 28 & 29 IN STINSON, BROWN AND RAMSEYS ADDITION TO ST. PAUL, thence Northeasterly at an angle of 154 degrees 41 minutes with the South line of Lot 40, a distance of 36.39 feet to the intersection of the East line of Western Avenue and the North levee line.

Line A is described as follows: Commencing at the Southeast corner of Lot 40, Block 28; thence West on an assumed bearing of East-West along the South lines of Lots 31 through 40, a distance of 635 feet to the Southeast corner of Lot 30 said Block 28; thence North 0 degrees 22 minutes West a distance of 59.12 feet to the point of beginning of Line A; thence on a curve, concave to the Southeast, central angle of 4 degrees 4 minutes 22 seconds, radius 1150.06 feet, and arc length of 81.75 feet to a point; thence continuing on a curve concave to the Southeast, central angle of 11 degrees 47 minutes 15 seconds, radius 350.00 feet, and arc length of 72.00 feet to a point; thence on a curve concave to the Southeast, central angle of 11 degrees 25 minutes 27 seconds, radius 600.00 feet, arc length 119.63 feet to a point of tangency; thence on an assumed bearing of North 44 degrees 25 minutes East a distance of 67.65 feet to a point of intersection with the South line of Block 16, STINSON, BROWN AND RAMSEYS ADDITION TO SAINT PAUL and there terminating, as shown on the Survey filed in Court File No. C2-92-9185.

And

That part of the north half of Palace Avenue, formerly Cascade Street, vacated, as dedicated in STINSON, BROWN AND RAMSEY'S ADDITION TO ST. PAUL, according to the recorded plat thereof, Ramsey County, Minnesota, lying southeasterly of said Line A.

Has caused the same to be surveyed and platted as HERNANDEZ ADDITION.

In witness whereof said Ashland, Inc., a Kentucky corporation, has caused these presents to be signed by its proper officer this 14th day of MAY, 2003.

Signed: Ashland, Inc.

William M. Sloan Attorney-in-Fact

STATE OF Kentucky
COUNTY OF Fayette

The foregoing instrument was acknowledged before me this 14th day of MAY, 2003, by William M. Sloan of Ashland, Inc., a Kentucky corporation, on behalf of the corporation.
Attorney in Fact

Wanda Sue Priddy
Notary Public, Kentucky
My Commission Expires August 10, 2005

I hereby certify that I have surveyed and platted the property described on this plat as HERNANDEZ 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, Subdivision 1, or public highways to be designated other than as shown on this plat.

Mark S. Hanson
Mark S. Hanson, Land Surveyor
Minnesota License No. 15480

STATE OF MINNESOTA
COUNTY OF Hennepin

The foregoing Surveyor's Certificate was acknowledged before me this 7th day of May, 2003 by Mark S. Hanson, a Licensed Land Surveyor.

Janet C. Poehler
Notary Public, Minnesota
My Commission Expires January 31, 2005

CITY OF SAINT PAUL, MINNESOTA

I do hereby certify that on the 25 day of June, 2003, 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, Subdivision 1.

Donald J. [Signature]
Clerk

Taxes payable in the year 2003 on the land herein described have been paid, also there are no delinquent taxes and transfer entered this 11 day of July, 2003.

Dorothy McCawley Director
Department of Property Taxation

By Yvonne Conley Deputy

Pursuant to Minnesota Statutes, Section 383A.42, this plat has been examined and is approved this 15th day of July, 2003, 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

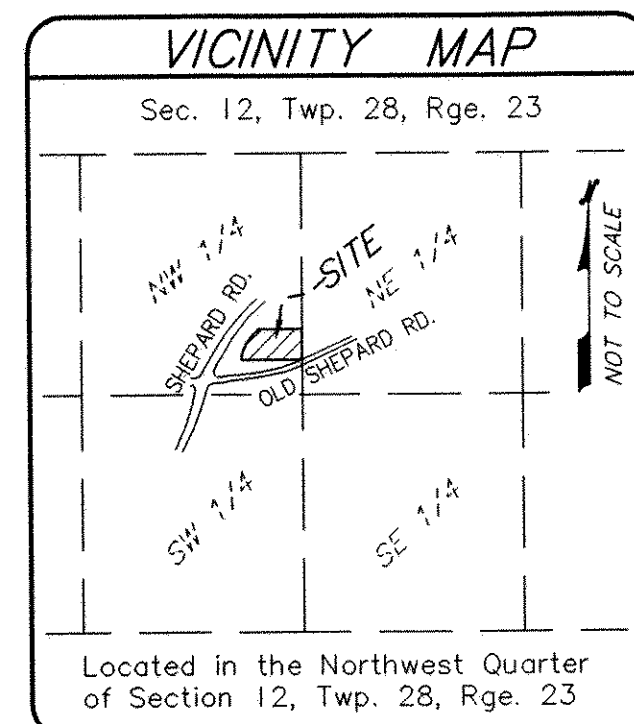
I hereby certify that this plat of HERNANDEZ ADDITION was filed in the office of the County Recorder for public record on this 18th day of July, 2003 at 3 o'clock P.M. and was duly filed in Book 119 of Plats, Page 11, as Document Number 364966.

Deputy County Recorder

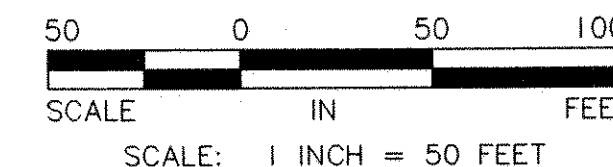
Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of HERNANDEZ ADDITION was filed in the office of the Registrar of Titles for public record on this 18th day of July, 2003 at 3 o'clock P.M. and was duly filed in Book 44 of Plats, Page 43, as Document Number 1763689.

Deputy Registrar of Titles



○ Denotes iron monument set 1/2 inch by 16 inch iron pipe marked with R.L.S. No. 15480



Orientation of this bearing system is based upon Ramsey County Coordinates, North American Datum of 1983.

NE CORNER OF THE NW 1/4 OF SEC. 12, FOUND CITY OF ST. PAUL, C.I.M., RAMSEY CO. COORDINATES NAD '83 X=569242.550 Y=152262.613

EAST LINE OF NW 1/4 OF SEC. 12, T. 28, R. 23 1948.42 N0°37'26"W

