

ATHLETIC CLUB SUBDIVISION

Surveyor's Certificate

I hereby certify that I have surveyed and platted the property described on this plat as ATHLETIC CLUB SUBDIVISION; 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 that there are no wetlands or public highways to be designated on said plat in accordance with Minnesota Statutes, Chapter 505.02, other than shown thereon.

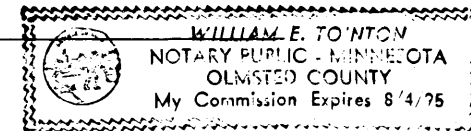
James E. Swanson
James E. Swanson, R.L.S.
Minnesota Registration Number 11622

State of Minnesota
County of Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 15th day of December, 1992.

William E. Tomlin
Notary Public, Olmsted County, Minnesota

My commission expires:



County Surveyor

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 16th day of December, 1992.

Edward P. Knudt
Olmsted County Surveyor

Tax Statements

Taxes payable in the year 1992 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 24th day of December, 1992.

Bob Ryan
Olmsted County Auditor/Treasurer
Steven Cocker Deputy

City Approval

State of Minnesota
County of Olmsted
City of Rochester

I, Carole A Grimm, City Clerk in and for the City of Rochester, do hereby certify that on the 21 day of December, 1992 the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony thereof I have hereunto signed my name and affixed the seal of said City of Rochester this 23 day of December, 1992.

Carole A. Grimm
City Clerk

County Recorder

643902
E 235075

DOCUMENT NUMBER

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 24th day of December, 1992 at 2:14 o'clock P.M., and was duly recorded in the Olmsted County records.

By MARY CALLIER
County Recorder

Susan Murray
Deputy

Instrument of Dedication

KNOW ALL MEN BY THESE PRESENTS: That 19th Street Athletic Partnership, a Minnesota General Partnership, and Valley High Athletic Partnership, a Minnesota General Partnership, and John D. Remick and Mary Ann D. Remick, husband and wife, owners and proprietors of the following described property situated in the City of Rochester, State of Minnesota, to wit:

A part of the Southeast Quarter of Section 28 and a part of the Northeast Quarter of Section 33, all in Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence North 00 degrees 34 minutes 57 seconds East, assumed bearing, along the west line of said Southeast Quarter, 267.75 feet to the northerly right-of-way line of the Chicago Northwestern Transportation Company for the point of beginning; thence continue North 00 degrees 34 minutes 57 seconds East, along said west line, 2420.12 feet to the northwest corner of said Southeast Quarter; thence on a bearing of EAST, along the north line of said Southeast Quarter, 1503.59 feet to the westerly right-of-way line of the Chicago Northwestern Transportation Company; thence South 38 degrees 07 minutes 39 seconds East, along said right-of-way line, 1311.00 feet to the most northerly corner of FRED SCHUSTER INDUSTRIAL PARK (the next 3 courses are along the westerly lines of said FRED SCHUSTER INDUSTRIAL PARK); thence South 51 degrees 52 minutes 21 seconds West, 1289.79 feet; thence South 52 degrees 46 minutes 54 seconds East, 1116.52 feet; thence South 07 degrees 20 minutes 44 seconds East, 157.32 feet to the centerline of 7th Street N.W.; thence westerly 150.00 feet along said centerline and along a non-tangential curve, concave southerly, central angle of 14 degrees 00 minutes 00 seconds, radius of 613.88 feet, and the chord of said curve bears South 75 degrees 39 minutes 16 seconds West, 149.63 feet; thence South 68 degrees 39 minutes 16 seconds West, tangent to said curve and along said centerline, 510.92 feet to the northerly right-of-way line of the Chicago Northwestern Transportation Company; thence North 74 degrees 00 minutes 05 seconds West along said right-of-way line, 1676.36 feet to the point of beginning.

Containing 115.08 acres, more or less.

Have caused the same to be surveyed and platted as ATHLETIC CLUB SUBDIVISION and do hereby donate and dedicate to the public for the public use forever the thoroughfares, and also dedicate the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said 19th Street Athletic Partnership, a Minnesota General Partnership has caused these presents to be signed this 17th day of December, 1992.

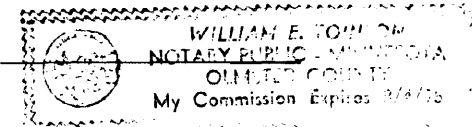
R.L. Hexum, Jr.
R.L. Hexum, Jr., a general partner

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 17th day of December, 1992, by R.L. Hexum, Jr., a general partner of 19th Street Athletic Partnership, a Minnesota General Partnership.

William E. Tomlin
Notary Public, Olmsted County, Minnesota

My commission expires:



In witness whereof said Valley High Athletic Partnership, a Minnesota General Partnership has caused these presents to be signed this 17th day of December, 1992.

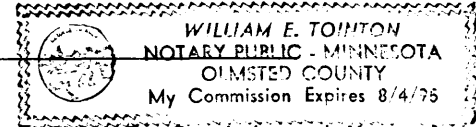
R.L. Hexum, Jr.
R.L. Hexum, Jr., a general partner

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 17th day of December, 1992, by R.L. Hexum, Jr., a general partner of Valley High Athletic Partnership, a Minnesota General Partnership.

William E. Tomlin
Notary Public, Olmsted County, Minnesota

My commission expires:



In witness whereof said John D. Remick and Mary Ann D. Remick have caused these presents to be signed this 18th day of December, 1992.

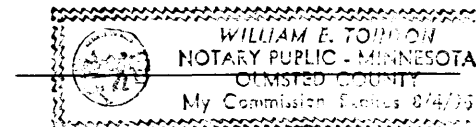
John D. Remick Mary Ann D. Remick
John D. Remick Mary Ann D. Remick

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 18th day of December, 1992, by John D. Remick and Mary Ann D. Remick, husband and wife.

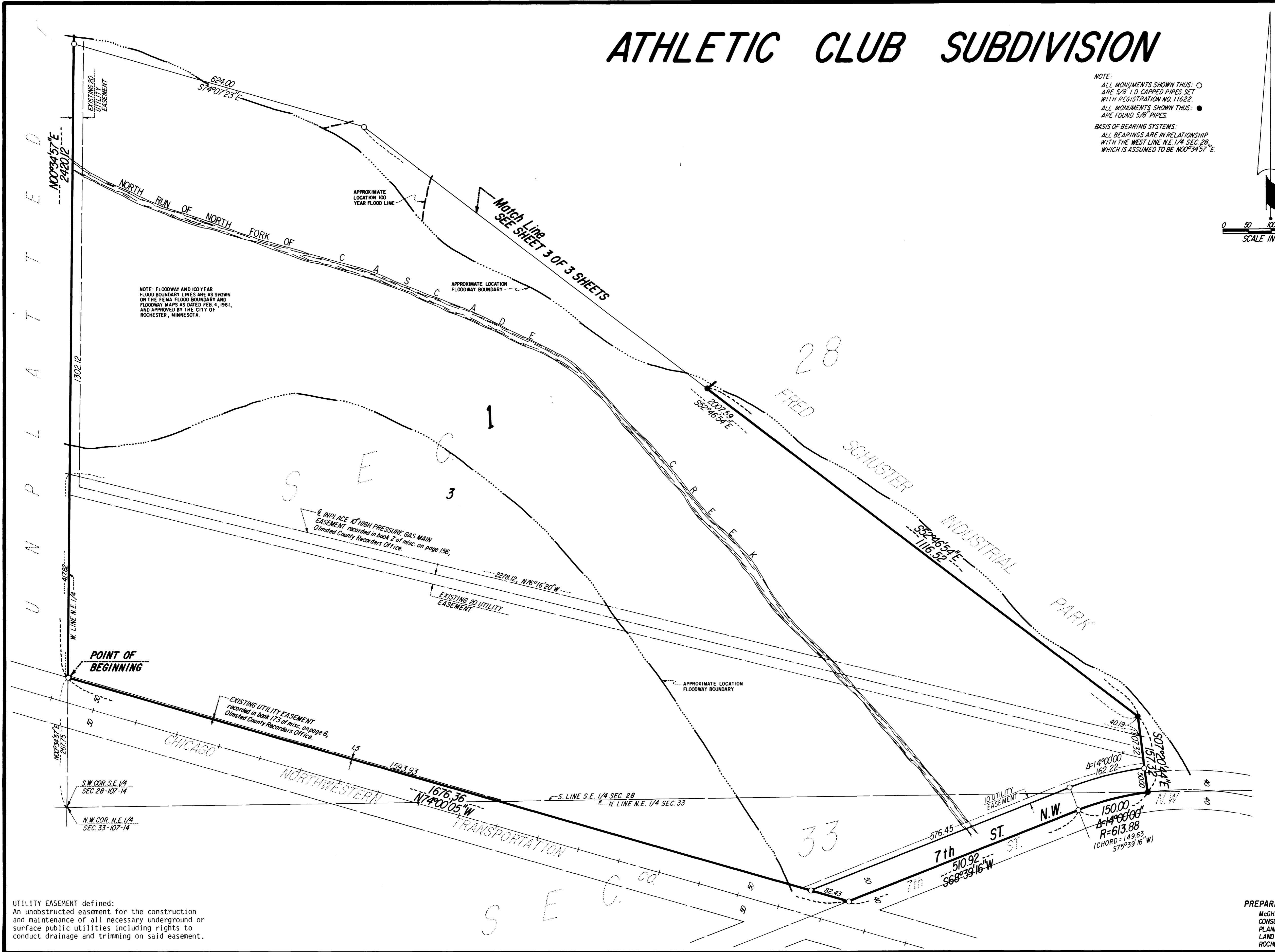
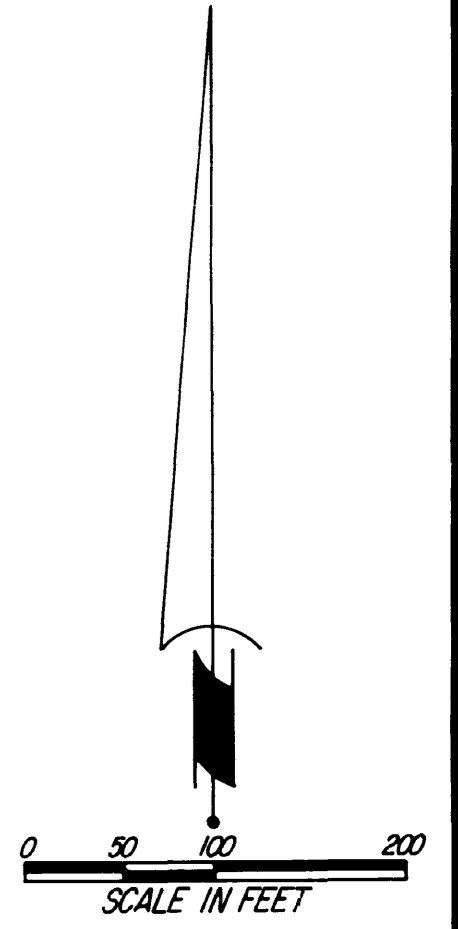
William E. Tomlin
Notary Public, Olmsted County, Minnesota

My commission expires:



ATHLETIC CLUB SUBDIVISION

NOTE:
 ALL MONUMENTS SHOWN THUS: ○
 ARE 5/8" I.D. CAPPED PIPES SET
 WITH REGISTRATION NO. 11622.
 ALL MONUMENTS SHOWN THUS: ●
 ARE FOUND 5/8" PIPES.
 BASIS OF BEARING SYSTEMS:
 ALL BEARINGS ARE IN RELATIONSHIP
 WITH THE WEST LINE N.E. 1/4 SEC. 28,
 WHICH IS ASSUMED TO BE $N00^{\circ}34'57''E$.



NOTE: FLOODWAY AND 100 YEAR FLOOD BOUNDARY LINES ARE AS SHOWN ON THE FEMA FLOOD BOUNDARY AND FLOODWAY MAPS AS DATED FEB. 4, 1981, AND APPROVED BY THE CITY OF ROCHESTER, MINNESOTA.

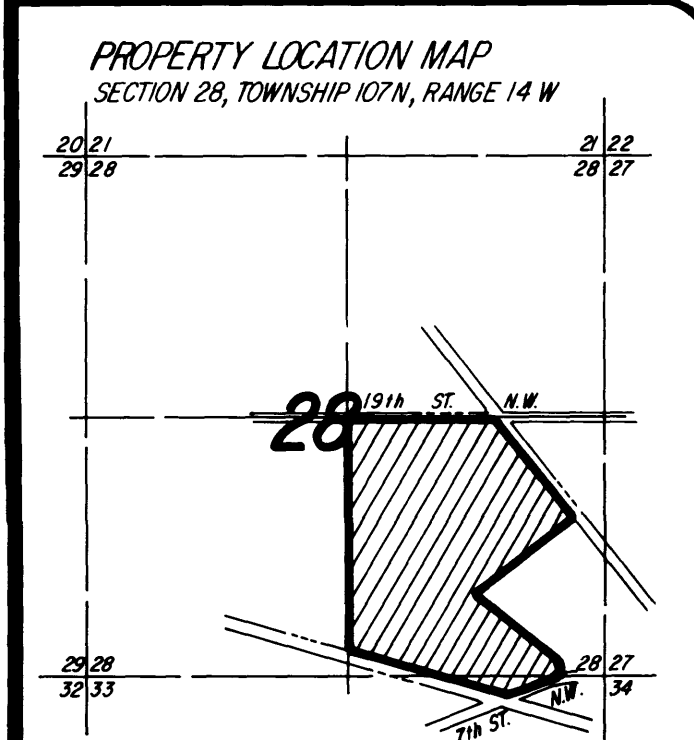
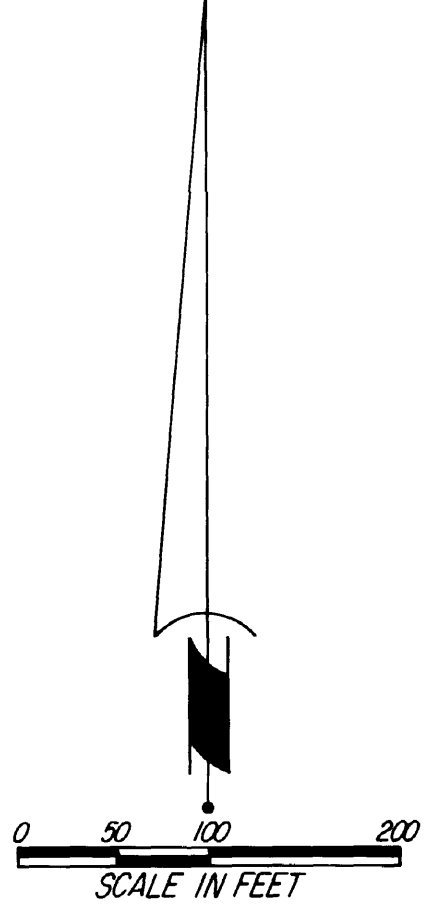
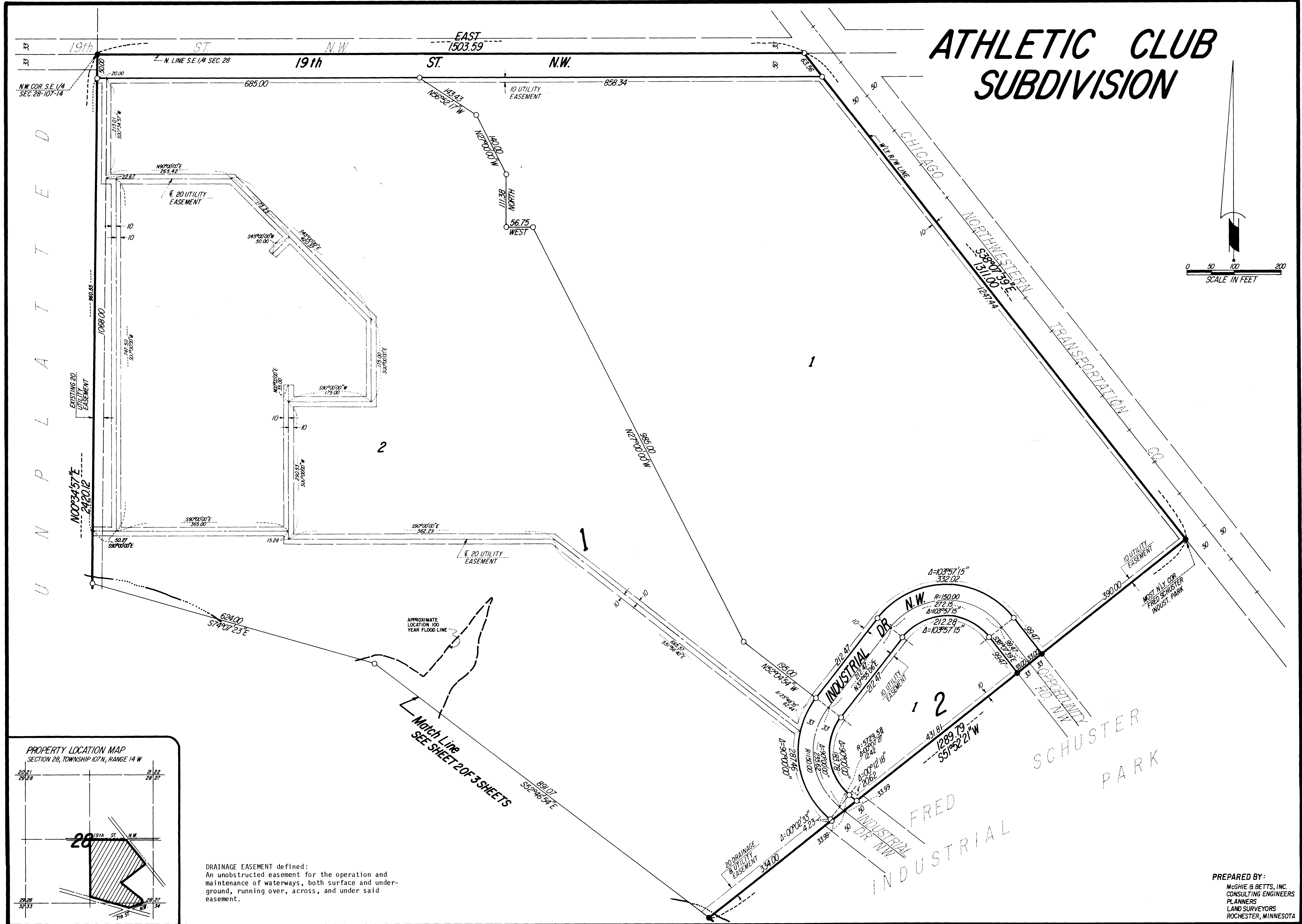
IN PLACE 40" HIGH PRESSURE GAS MAIN EASEMENT recorded in book 2 of misc. on page 156, Olmsted County Records Office.

EXISTING UTILITY EASEMENT recorded in book 173 of misc. on page 6, Olmsted County Records Office.

UTILITY EASEMENT defined:
 An unobstructed easement for the construction and maintenance of all necessary underground or surface public utilities including rights to conduct drainage and trimming on said easement.

PREPARED BY:
 McGHIE & BETTS, INC.
 CONSULTING ENGINEERS
 PLANNERS
 LAND SURVEYORS
 ROCHESTER, MINNESOTA

ATHLETIC CLUB SUBDIVISION



DRAINAGE EASEMENT defined:
An unobstructed easement for the operation and maintenance of waterways, both surface and underground, running over, across, and under said easement.

PREPARED BY:
McGHEE & BETTS, INC.
CONSULTING ENGINEERS
PLANNERS
LAND SURVEYORS
ROCHESTER, MINNESOTA