

NORTH STAR BUSINESS PARK

SURVEYOR'S CERTIFICATE

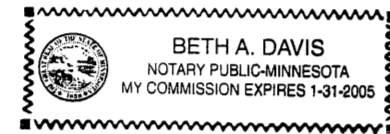
I hereby certify that I have surveyed and platted the property described on this plat as NORTH STAR BUSINESS PARK; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground as designated; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other than as shown.

James E. Swanson
James E. Swanson, L.S.
Minnesota License Number 11622

State of Minnesota
County of Olmsted

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 22ND day of DECEMBER, 2004.

Beth A. Davis
Notary Public, Dodge County, Minnesota
My commission expires 1-31-2005



COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to the applicable laws, this 23 day of December, 2004.

Edward P. Kuida
County Surveyor

CITY APPROVAL

State of Minnesota
County of Olmsted
City of Rochester

I, Valeri Langsuth, Deputy City Clerk, in and for the City of Rochester, do hereby certify that on the 20th day of December, 2004, 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 27th day of December, 2004.

Valeri Langsuth, Deputy
City Clerk

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2004 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this day 28th of DECEMBER, 2004.

DOCUMENT NUMBER A-1048835

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record this 28th day of DECEMBER, 2004, at 10 o'clock A M., and was duly recorded in the Olmsted County records.

Daniel J. Hall
Director of Property Records & Licensing

Wendy von Wald
Deputy

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Joel Bigelow and Sons Enterprises Inc., a Minnesota Corporation, owner and proprietor, and Home Federal Savings Bank, a Minnesota Financial Corporation, mortgagee, of the following described property situated in the City of Rochester, County of Olmsted, State of Minnesota, to wit:

That part of the Northeast Quarter of the Northeast Quarter of Section 20, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of said Section 20; thence South 87 degrees 19 minutes 50 seconds West, assumed bearing, along the north line thereof, 257.93 feet to the former easterly right of way line of the Chicago and Northwestern Railroad (formerly the Wisconsin, Minnesota and Pacific Railroad); thence South 05 degrees 37 minutes 51 seconds East along said line, 557.42 feet; thence South 84 degrees 22 minutes 09 seconds West, 125.00 feet; thence South 05 degrees 37 minutes 51 seconds East, 92.59 feet to the southerly right of way line of 41st STREET NW, as defined on AMENDED STREET RIGHT OF WAY PLAT NO. 5, CITY OF ROCHESTER for the point of beginning; thence South 05 degrees 37 minutes 51 seconds East, 359.94 feet; thence North 84 degrees 22 minutes 09 seconds East, 25.00 feet to the former westerly right of way line of the Chicago and Northwestern Railroad (formerly the Wisconsin, Minnesota and Pacific Railroad); thence South 05 degrees 37 minutes 51 seconds East, along said line, 300.55 feet to the south line of the Northeast Quarter of said Section 20; thence South 87 degrees 25 minutes 37 seconds West, along the south line thereof, 974.36 feet to the easterly right of way line of C.S.A.H. No. 22 as defined on OLMSTED COUNTY HIGHWAY RIGHT OF WAY PLAT NO. 75 (the next five courses are along said easterly right of way line); thence North 01 degree 19 minutes 46 seconds West, 381.08 feet; thence North 88 degrees 40 minutes 14 seconds East, 30.00 feet; thence North 01 degree 19 minutes 46 seconds West, 100.00 feet; thence South 88 degrees 40 minutes 14 seconds West, 30.00 feet; thence North 01 degree 19 minutes 46 seconds West, 180.00 feet to the southerly right of way line of 41st STREET NW, as defined on AMENDED STREET RIGHT OF WAY PLAT NO. 5 (the next two courses are along said southerly right of way line); thence North 88 degrees 40 minutes 14 seconds East, 391.20 feet; thence easterly 508.84 feet along a tangential curve, concave to the north, radius of 7689.44 feet, central angle of 03 degrees 47 minutes 29 seconds and the chord of said curve bears North 86 degrees 46 minutes 29 seconds East, 508.75 feet to the point of beginning.

Containing 13.99 acres

have caused the same to be surveyed and platted as NORTH STAR BUSINESS PARK and do hereby donate and dedicate to the public for the public use forever the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Joel Bigelow and Sons Enterprises, Inc., a Minnesota Corporation, has caused these presents to be signed by its proper officer this 22 day of December, 2004.

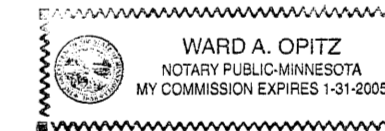
Joel Bigelow and Sons Enterprises Inc.

By Joel O. Bigelow, CEO
Joel O. Bigelow, Chief Executive Officer

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 22 day of December, 2004, by Joel O. Bigelow, Chief Executive Officer of Joel Bigelow and Sons Enterprises Inc., on behalf of the Corporation.

Ward Q.
Notary Public, Olmsted County, Minnesota



My commission expires 1-31-2005

In witness whereof said Home Federal Savings Bank, a Minnesota Financial Corporation, has caused these presents to be signed by its proper officers this 22ND day of December, 2004.

Home Federal Savings Bank

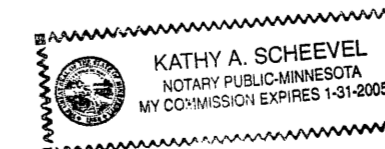
By Brad T. Beck Carla J. Kilpatrick

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 22nd day of December, 2004, by Brad T. Beck and Carla J. Kilpatrick officers of Home Federal Savings Bank, on behalf of the Corporation.

Kathy A. Scheevel
Notary Public, Olmsted County, Minnesota

My Commission expires _____



1002A

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

