

NORTHWEST COMMERCIAL CENTER SOUTH

KNOW ALL PERSONS BY THESE PRESENTS: That M&V Rochester II, LLC, a Minnesota limited liability company, owner of the following described property:

That part of Lot 2, Block 2, NORTHWEST COMMERCIAL CENTER, according to the recorded plat thereof, Olmsted County, Minnesota, lying westerly of the East 120.00 feet thereof.

AND

The North 157.00 feet of the West 8.00 feet of the East 120.00 feet of Lot 2, Block 2, NORTHWEST COMMERCIAL CENTER, according to the recorded plat thereof, Olmsted County, Minnesota.

Containing 1.26 acres, more or less.

Has caused the same to be surveyed and platted as NORTHWEST COMMERCIAL CENTER SOUTH.

In witness whereof, said M&V Rochester II, LLC, a Minnesota limited liability company, has caused these presents to be signed by its proper officer this 17th day of October, 2016.

SIGNED: M&V Rochester II, LLC
[Signature]
 Daniel R. Mott, Vice President

STATE OF MINNESOTA
 COUNTY OF Olmsted

This instrument was acknowledged before me on October 17, 2016 by Daniel R. Mott, Vice President of M&V Rochester II, LLC, a Minnesota limited liability company, on behalf of the company.

[Signature]
 Courtney Pierce
 Notary Public, Olmsted County, Minnesota
 My commission expires 1-31-2021

SURVEYOR'S CERTIFICATE

I Mark E. Severson do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this 17 day of October, 2016.

[Signature]
 Mark E. Severson
 Mark E. Severson, Professional Surveyor
 Minnesota License No. 18887

STATE OF MINNESOTA
 COUNTY OF OLMSTED

The instrument was acknowledged before me on October 17, 2016 by Mark E. Severson.

[Signature]
 Courtney Pierce
 Notary Public, Olmsted County, Minnesota
 My commission expires 1-31-2021

OLMSTED COUNTY SURVEYOR

I hereby certify that in accordance with Minnesota Statutes, Section 505.021, Subd. 11, this plat has been reviewed and approved this 9 day of November, 2016.

[Signature]
 Jon S. Johnson
 Olmsted County Surveyor

CITY APPROVAL

STATE OF MINNESOTA
 COUNTY OF OLMSTED
 CITY OF ROCHESTER

I, Aaron S. Reeves, City Clerk, in and for the City of Rochester, do hereby certify that on the 17 day of October, 2016, 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 10 day of November, 2016.

[Signature]
 Aaron S. Reeves, City Clerk

PROPERTY RECORDS AND LICENSING

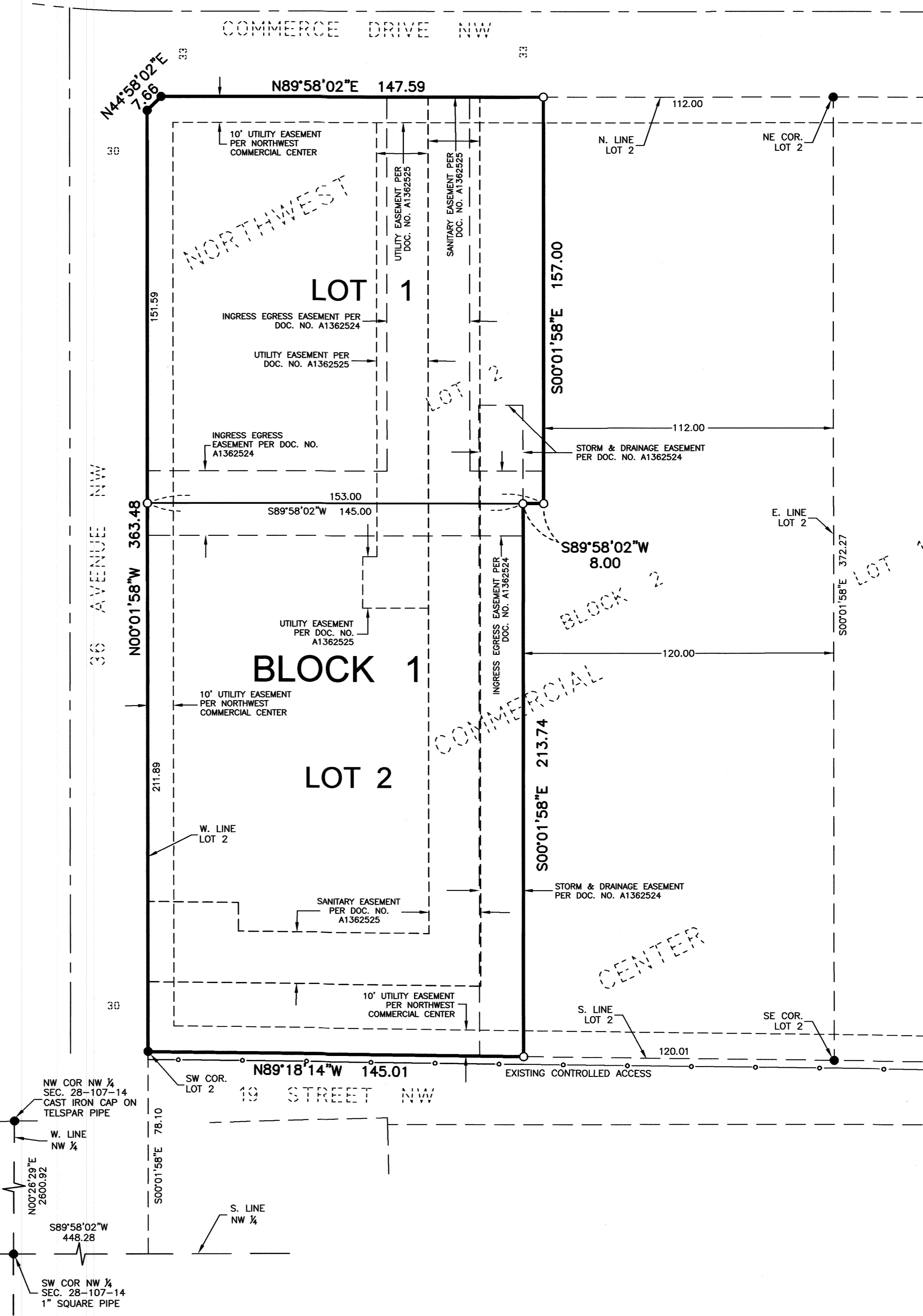
Taxes payable in the year 2016 on the land described herein have been paid, there are no delinquent taxes and transfer has been entered this 14th day of November, 2016.

DOCUMENT NUMBER A1411060

I hereby certify that this instrument was filed in the Office of Property Records and Licensing for the record on this 14th day of November, 2016, at 10 o'clock A.M., and was duly recorded in the Olmsted County records.

[Signature]
 W. Mark Krupski
 Director of Property Records & Licensing

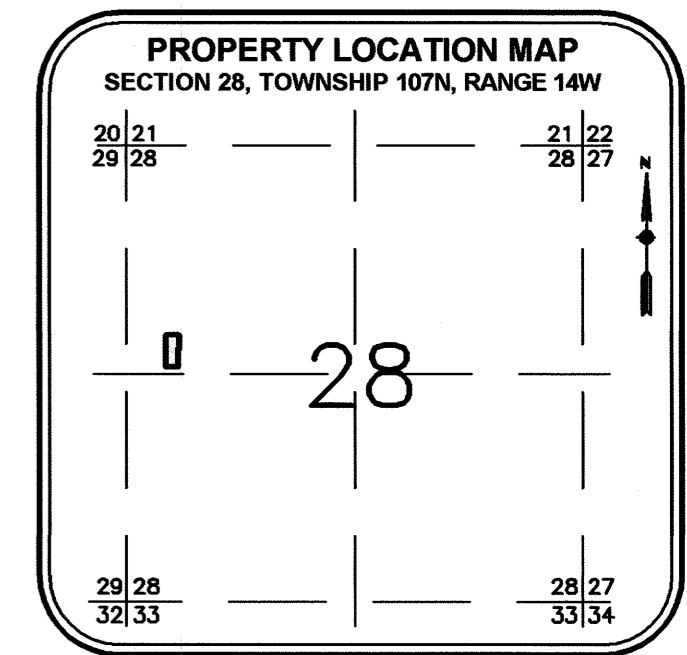
[Signature]
 Deputy



BASIS OF BEARING SYSTEM :
 ALL BEARINGS ARE IN RELATIONSHIP WITH THE WEST LINE OF LOT 2, BLOCK 2, NORTHWEST COMMERCIAL CENTER, OLMSTED COUNTY, MINNESOTA, WHICH IS ASSUMED TO BE N00°01'58"W.

NOTE:
 ALL MONUMENTS SHOWN THUS: ○ ARE 5/8" I.D. CAPPED PIPES WITH LICENSE NO. 18887 WHICH WILL BE SET WITHIN 1 YEAR AFTER RECORDING OF THIS PLAT.
 ALL MONUMENTS SHOWN THUS: ● ARE FOUND 5/8" PIPES UNLESS OTHERWISE NOTED.

CONTROLLED ACCESS DEFINED:
 INGRESS OR EGRESS TO, FROM, OR ACROSS THE ABUTTING ROADWAY IS RESTRICTED BY THE ROAD AUTHORITY PURSUANT TO MINNESOTA STATE STATUTE 160.06.
 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.
 DRAINAGE EASEMENT DEFINED:
 AN UNOBSTRUCTED EASEMENT FOR THE OPERATION AND MAINTENANCE OF WATERWAYS, BOTH SURFACE AND UNDERGROUND, RUNNING OVER, ACROSS, AND UNDER SAID EASEMENT.



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