

MANOR WOODS NORTH FIRST SUBDIVISION

SURVEYOR'S CERTIFICATE

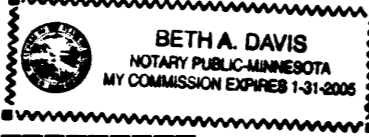
I hereby certify that I have surveyed and platted the property described on this plat as MANOR WOODS NORTH FIRST SUBDIVISION; that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly 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 No. 11622

State of Minnesota
County of Dodge

The surveyor's certificate was subscribed and sworn to before me, a Notary Public, this 9 day of September, 2002.

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 10th day of September, 2002.

Edward P. Kusile
Olmsted County Surveyor

CITY APPROVAL

State of Minnesota
County of Olmsted
City of Rochester

I, Judy K. Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 4th day of SEPTEMBER, 2002, 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 7th day of OCTOBER, 2002.

Judy Kay Scherr
City Clerk

PROPERTY RECORDS AND LICENSING

Taxes payable in the year 2002 on the land herein described have been paid, there are no delinquent taxes and transfer has been entered this 15th day of October, 2002.

DOCUMENT NUMBER 96786

I hereby certify that this instrument was filed in the Office of Registrar of Titles for the record on this 15th day of October, 2002, at 11:30 o'clock A.M., and was duly recorded in the Olmsted County records.

By: Daniel J. Hall
Registrar of Titles - Property Records & Licensing

Carolyn Beckner
Deputy

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Forbrook-Bigelow Development LLC, a Minnesota Limited Liability Company, owner and proprietor of the following described property situated in the City of Rochester, Olmsted County, State of Minnesota, to wit:

That part of the Northwest Quarter of Section 32, Township 107 North, Range 14 West, Olmsted County, Minnesota, described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence South 02 degrees 29 minutes 44 seconds East, assumed bearing, along the west line thereof, 706.91 feet to the centerline of 7th Street NW for the point of beginning; thence South 81 degrees 49 minutes 28 seconds East along said centerline, 658.00 feet to the northwest corner of MANOR WOODS WEST TENTH SUBDIVISION (the next 3 courses are along the westerly and northerly lines of said Subdivision); thence South 08 degrees 10 minutes 32 seconds West, 785.00 feet; thence South 39 degrees 10 minutes 32 seconds West, 210.00 feet; thence South 88 degrees 13 minutes 08 seconds West, 361.67 feet to the west line of said Northwest Quarter; thence North 02 degrees 29 minutes 44 seconds West along said west line, 1045.62 feet to the point of beginning.

Containing in all 12.60 acres more or less.

have caused the same to be surveyed and platted as MANOR WOODS NORTH FIRST SUBDIVISION and do hereby donate and dedicate to the public for the public use forever the thoroughfare and cul-de-sac, and also grant the easements as shown on this plat for drainage and utility purposes only.

In witness whereof said Forbrook-Bigelow Development LLC, a Minnesota Limited Liability Company, has caused these presents to be signed by its Chief Manager this 10 day of SEPTEMBER, 2002.

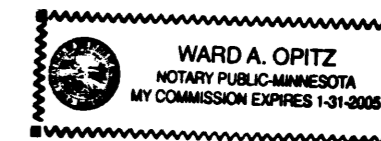
By: Joel Bigelow CM
Joel Bigelow, Chief Manager

State of Minnesota
County of Olmsted

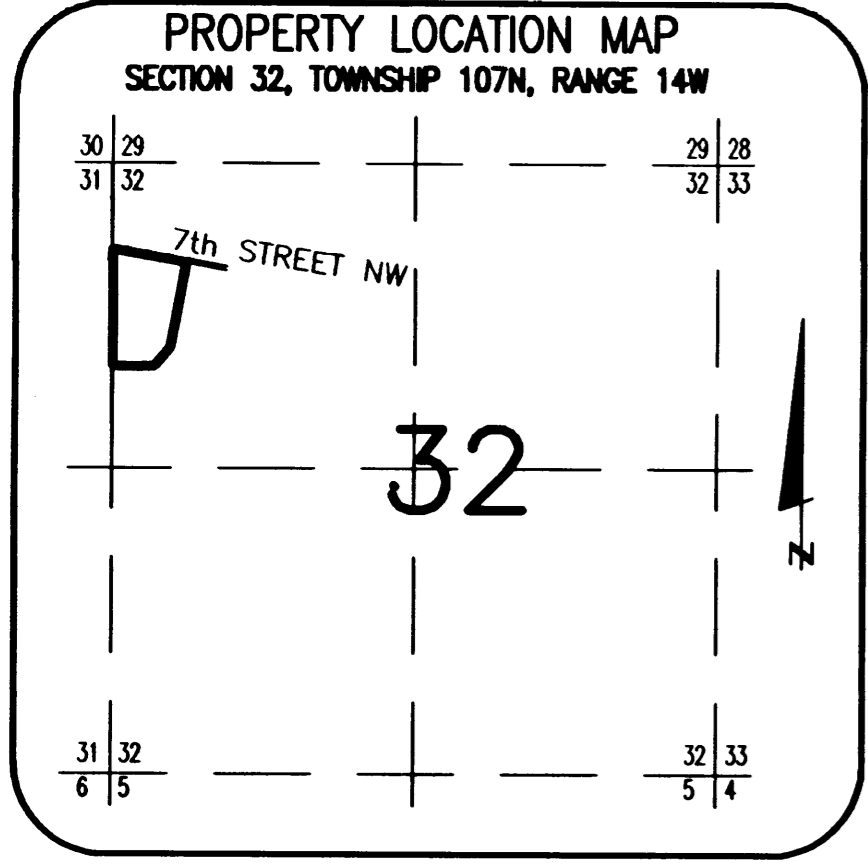
The foregoing instrument was acknowledged before me this 10 day of SEPTEMBER, 2002 by Joel Bigelow, Chief Manager of Forbrook-Bigelow Development LLC, a Minnesota Limited Liability Company, on behalf of the company.

Ward A. Opitz
Notary Public, Olmsted County, Minnesota

My commission expires 1-31-2005



MANOR WOODS NORTH FIRST SUBDIVISION



P.O.B.

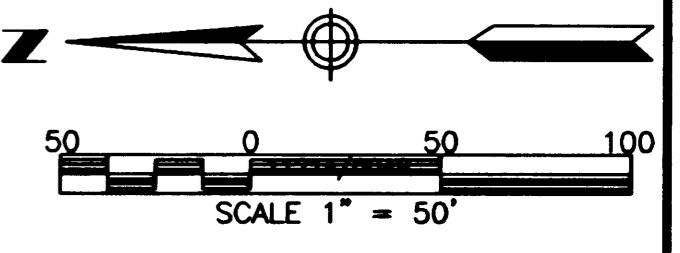
OUTLET "A"
ALL OF OUTLET "A" IS A DRAINAGE EASEMENT

NOTE:
BASIS OF BEARING SYSTEM:
ALL BEARINGS ARE IN RELATIONSHIP
WITH THE EAST LINE NW 1/4, SEC 32-107-14
WHICH IS ASSUMED TO BE S 01°47'49" E.

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.

CONTROLLED ACCESS defined:
Ingress or egress to, from, or across the abutting
roadway is restricted by the road authority pursuant
to Minnesota State Statute 160.08.



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

406-A