

"OFFICIAL PLAT"

19TH STREET BUSINESS PARK CONDOMINIUMS
COMMON INTEREST COMMUNITY NUMBER 226

SURVEYOR'S CERTIFICATE

I, Geoffrey G. Griffin, do hereby certify that the work was undertaken by or reviewed and approved by me for this Common Interest Community Plat of 19TH STREET BUSINESS PARK CONDOMINIUMS, COMMON INTEREST COMMUNITY NUMBER 226, being located upon:

Lot 2, Block 1, 19TH STREET BUSINESS PARK, according to the recorded plat thereof, Olmsted County, Minnesota, containing 2.24 acres.

fully and accurately depicts all information required by Minnesota Statutes Section 515B.2-110, excluding subsections (c) (8), (9), (10) and (12).

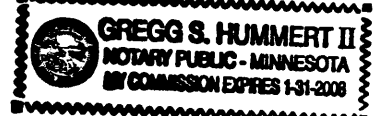
Dated this 1st day of May, 2003.

Geoffrey G. Griffin, L.S.
Minnesota License Number 21940

State of Minnesota
County of OLMSTED

The foregoing instrument was acknowledged before me this 1st day of May, 2003, by Geoffrey G. Griffin, Land Surveyor, Minnesota License No. 21940.

Gregg S. Hummert II
Notary Public, OLMSTED County, Minnesota



PROPERTY RECORDS AND LICENSING

Pursuant to Minnesota Statutes, Section 515B.1-116 and Section 272.12, taxes payable in the year 2003, on real estate herein described, have been paid; there are no delinquent taxes and transfer been entered, on this 1st day of MAY, 2003.

DOCUMENT NUMBER A-965980

I hereby certify that this CIC Plat is part of the Declaration filed in the Office of Property Records and Licensing for the record on this 1st day of MAY, of 2003, at 10 o'clock A.M., and was duly recorded in the Olmsted County records.

Daniel G. Hall
Director of Property Records & Licensing
Wendy von Wald
Deputy

ARCHITECT'S CERTIFICATE

I, Lisa S. Wiesner, do hereby certify that the work was undertaken by or reviewed and approved by me for this Common Interest Community Plat of 19TH STREET BUSINESS PARK CONDOMINIUMS, COMMON INTEREST COMMUNITY NUMBER 226, as described herein, and fully and accurately depicts all information required by Minnesota Statutes, Section 515B.2-110, subsections (c) (8), (9), (10) and (12).

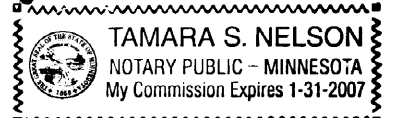
Dated this 1st day of May, 2003.

Lisa S. Wiesner
Lisa Wiesner, A.I.A.
Registered Professional Architect
Minnesota Registration Number 23559

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me this 1st day of May, 2003, by Lisa S. Wiesner, Registered Professional Architect.

Tamara S. Nelson
Notary Public, Olmsted County, Minnesota



COUNTY SURVEYOR'S APPROVAL

Pursuant to Minnesota Statutes, Chapter 389.09, Subd. 2, this CIC Plat has been reviewed and is approved this 1st day of May, 2003.

By: Edward P. Kuidle
Olmsted County Surveyor

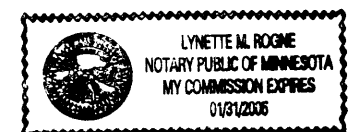
KNOW ALL MEN BY THESE PRESENTS: That Home Federal Savings Bank, a federally chartered stock savings bank incorporated under the laws of the United States of America, holder of a mortgage on the above described property hereby consents to the plat described herein.

Home Federal Savings Bank
By: Carla J. Kilpatrick Title: Vice President
Carla J. Kilpatrick

State of Minnesota
County of Olmsted

On May 1, 2003, before me, a Notary Public with and for said County, personally appeared Carla J. Kilpatrick to me personally known, who, being by me duly sworn did say that he/she is Vice President of Home Federal Savings Bank, and that said instrument was signed on behalf of Home Federal Savings Bank, and acknowledged said instrument to be the free act and deed of said Bank.

Notary Public, Olmsted County, Minnesota



BEARINGS

ALL BEARINGS ARE BASED ON THE NORTH LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER SECTION 28, TOWNSHIP 107 NORTH, RANGE 14 WEST WHICH IS ASSUMED TO BEAR N89°58'02"E.

CONTROLLED ACCESS DEFINED

INGRESS AND EGRESS TO, FROM OR ACROSS THE ABUTTING ROADWAY IS RESTRICTED BY THE ROAD AUTHORITY PURSUANT TO MINNESOTA STATE STATUE 160.08.

UTILITY EASEMENTS DEFINED

DRAINAGE AND UTILITY EASEMENTS SHOWN ARE BASED ON THE RECORDED PLAT OF "19TH STREET BUSINESS PARK".

BENCHMARK

TOP NUT HYDRANT ON NORTH SIDE OF 19TH STREET NW IN OPEN AREA; IN FRONT OF GOODIN BUILDING; HYDRANT HAS FOUR PROTECTIVE POSTS: ELEV: 1038.52
TOP NUT HYDRANT IN SW QUADRANT OF INTERSECTION OF 19TH STREET NW & 20TH AVE NW, ELEV: 1055.51

VERTICAL CONTROL

THE ELEVATIONS ON THIS PLAN ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929

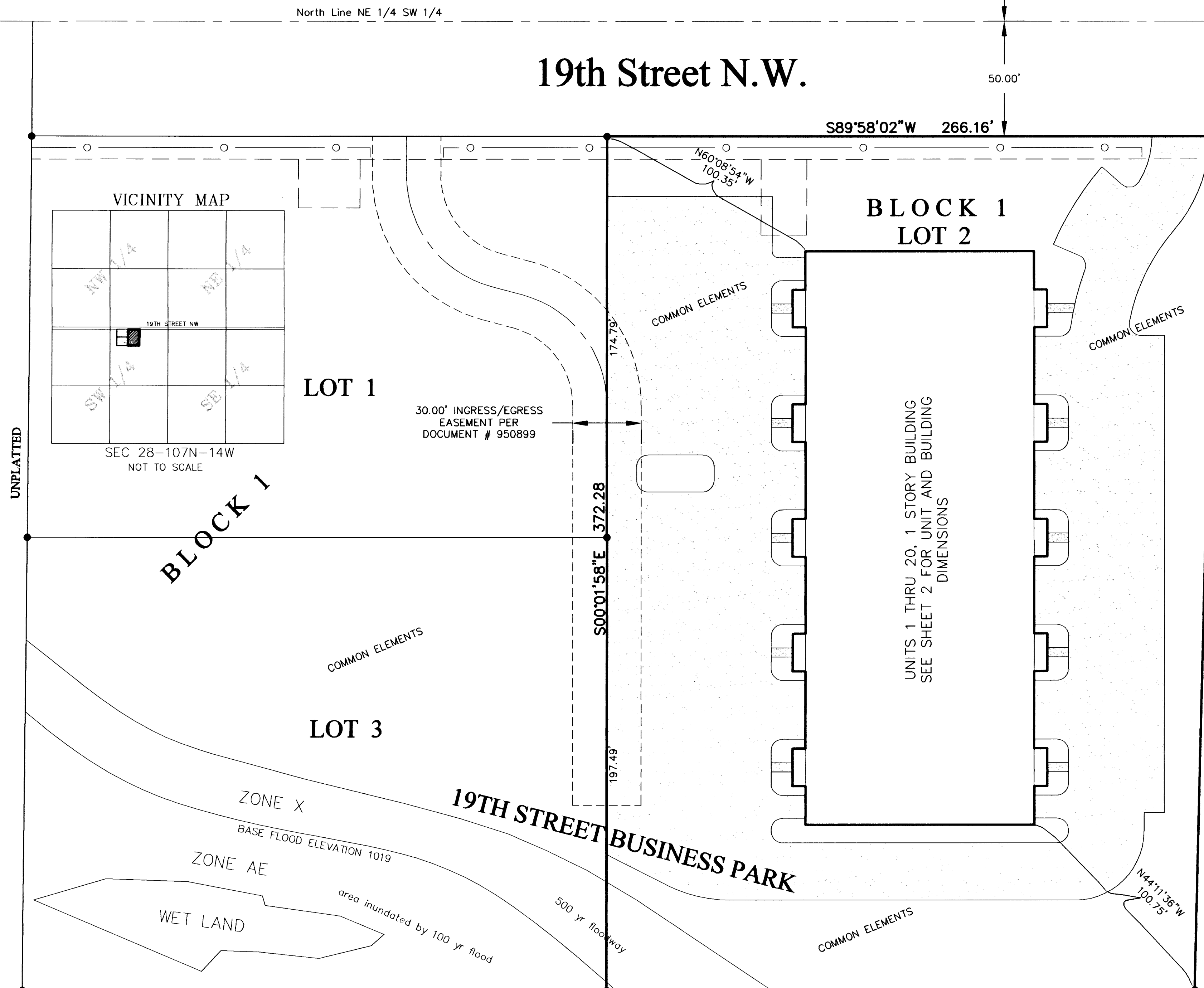
857 A

SITE PLAN
SHEET 1 OF 2

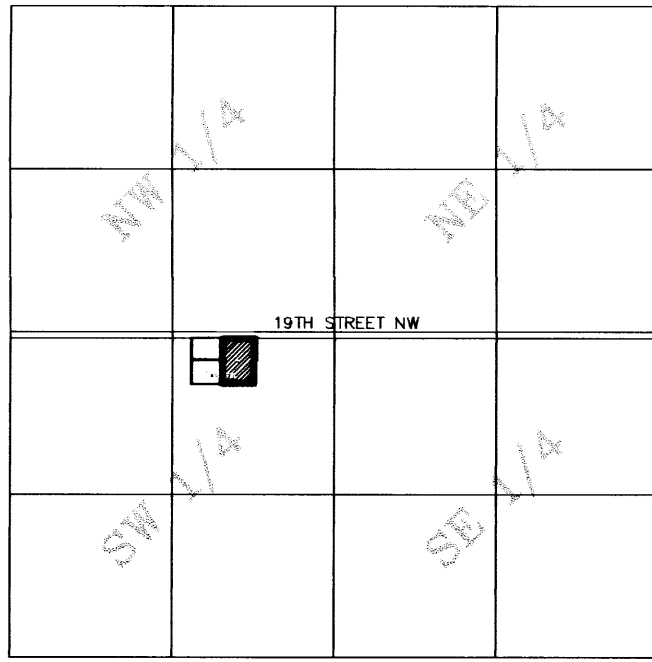
GGG Engineering
Surveying
Planning
14070 Hwy 52 SE
Chatfield, Mn. 55923 Ph. 507-867-1666

FILE: 02102PFC226

LOT 15, BLOCK 1
REPLAT OF A PART OF LOT 5 & ALL OF LOT 6, BLOCK 1, HENDRICK'S SUBDIVISION



VICINITY MAP



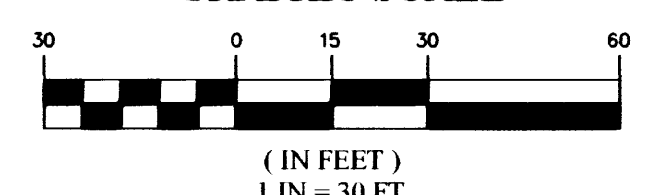
UNPLATTED

UNPLATTED

LEGEND

- IRON PIPE WITH PLASTIC CAP STAMPED R.L.S.#21940 SET
- FOUND IRON PIPE W/ CAP STAMPED R.L.S. 15229 UNLESS OTHERWISE NOTED
- U.E. UTILITY EASEMENT
- CONTROLLED ACCESS EASEMENT LINE

GRAPHIC SCALE



"OFFICIAL PLAT"

19TH STREET BUSINESS PARK CONDOMINIUMS
COMMON INTEREST COMMUNITY NUMBER 226

ELEVATIONS SHOWN ARE IN FEET AND HUNDREDTHS OF A FOOT AND ARE REFERENCED TO A BENCHMARK ON SHEET 1.

DIMENSIONS ARE SHOWN IN FEET AND HUNDREDTHS OF A FOOT

L.C.E. DENOTES LIMITED COMMON ELEMENT WITH THE ADJACENT UNIT. L.C.E.'S ADJACENT TO MORE THAN UNIT ARE COMMON TO EACH ADJACENT UNIT.

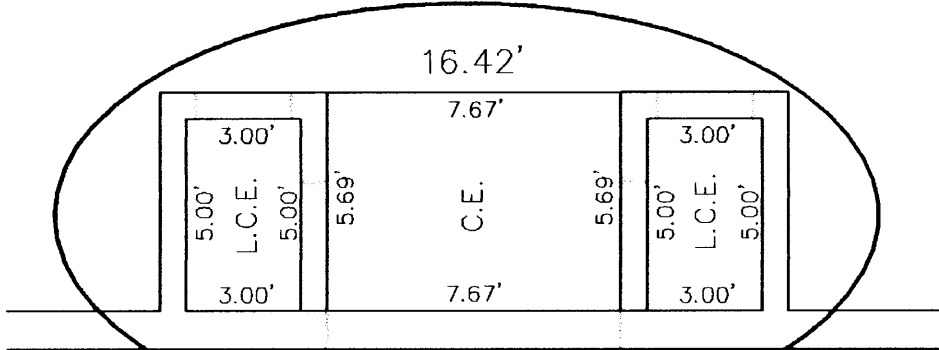
C.E. DENOTES COMMON ELEMENT

ALL UNIT DIMENSIONS ARE TO THE FACE OF SHEETROCK

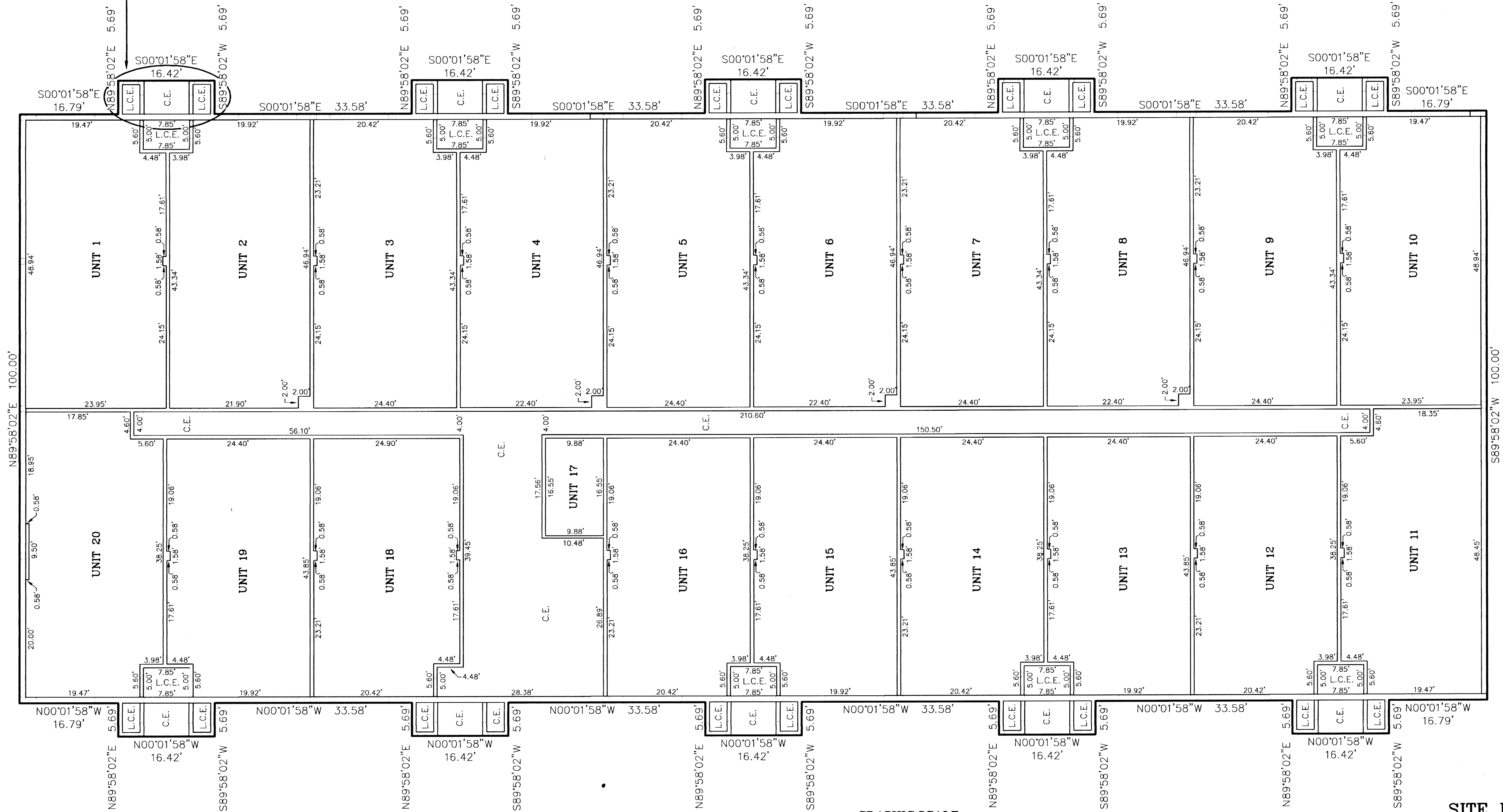
TOTAL COMMON AREA INSIDE BUILDING = 1161 SQ. FT.

UNITS 1 THROUGH 20
LOWEST ELEVATION OF EACH UNIT = 1028.48 (FLOOR)
HIGHEST ELEVATION OF EACH UNIT = 1037.48 (CEILING)

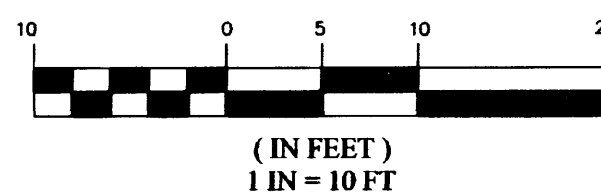
TYPICAL ENTRANCE DIMENSIONS



"NOT TO SCALE"



GRAPHIC SCALE



857 B

SITE PLAN
SHEET 2 OF 2



14070 Hwy 52 SE
Chatfield, Mn. 55923

Engineering
Surveying
Planning

Ph. 507-867-1666

FILE 02-142PFC