

THE GARDENS THIRD SUBDIVISION



ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS
717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-6464
FAX 507-288-5058
EMAIL INFO@YAGGY.COM

INSTRUMENT OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Maine Street Investors of Rochester, LLP, a Minnesota limited liability partnership, mortgagor, The Gardens Manufactured Homes Community, LLC, Lessee, and U.S. Bank National Association, mortgagee, all being owners and proprietors of the following described property situated in the County of Olmsted, State of Minnesota, to wit:

Outlot "A", THE GARDENS SECOND SUBDIVISION, according to the plat thereof on file at the County Recorder's Office, Olmsted County, Minnesota.

Said tract contains 15.44 acres more or less.

Have caused the same to be surveyed and platted as THE GARDENS THIRD SUBDIVISION.

In witness whereof said Maine Street Investors of Rochester, LLP, a Minnesota limited liability partnership, has caused these presents to be signed by its proper Officer this 4th day of February, 2004.

R.L. Hexum & Associates, Partners
By: Lloyd P. Johnson
Its: Vice President

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Instrument was acknowledged before me this 4th day of February, 2004, by Lloyd P. Johnson, Vice President of ✗ Maine Street Investors of Rochester, LLP, on behalf of the partnership.
✗ R.L. Hexum & Associates, Partners of

Jue E. Madden
Notary Public, Olmsted County, MN
My Commission Expires 1/31/2005

In witness whereof said The Gardens Manufactured Home Community, LLC, has caused these presents to be signed by its proper officer this 4th day of February, 2004.

Lloyd P. Johnson
Lloyd P. Johnson, Chief Manager

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Instrument was acknowledged before me this 4th day of February, 2004, by Lloyd P. Johnson, Chief Manager of The Gardens Manufactured Home Community, LLC, on behalf of the company.

Jue E. Madden
Notary Public, Olmsted County, MN
My Commission Expires 1/31/2005

In witness whereof said U.S. Bank National Association, has caused these presents to be signed by its proper officer this 9th day of February, 2004.

Scott Groth
Scott Groth
Its: officer

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Instrument was acknowledged before me this 9th day of February, 2004, by Scott Groth, officer of U.S. Bank National Association, on behalf of the association.

John E. Killian
Notary Public, Olmsted County, MN
My Commission Expires 1-31-05

CITY APPROVAL
STATE OF MINNESOTA
COUNTY OF OLMSTED
CITY OF ROCHESTER

I, Judy Scherr, City Clerk, in and for the City of Rochester, do hereby certify that on the 20th day of OCTOBER, 2003, the accompanying plat was duly approved by the Common Council of the City of Rochester. In testimony whereof, I have hereunto signed my name and affixed the seal of said City of Rochester this 18th day of FEBRUARY, 2004.

Judy Scherr
Judy Scherr
City Clerk

COUNTY SURVEYOR

I certify that this plat has been checked mathematically and that the plat conforms to applicable platting laws.

This 2 day of February, 2004.

Edward P. Kuisle
Edward P. Kuisle
Olmsted County Surveyor

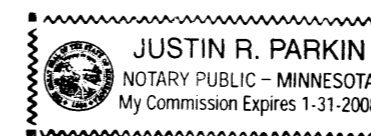
SURVEYOR'S CERTIFICATE

I do hereby certify that I have surveyed and platted the property described on this plat as THE GARDENS THIRD SUBDIVISION; that this plat is a correct representation of said survey; that all distances are correctly shown on said plat in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown or will be correctly placed in the ground by January 26, 2004; that the outside boundary lines are correctly designated; and that there are no wetlands as defined in MS 505.02, Subd. 1, or public highways to be designated on said plat other than as shown.

Peter G. Oetliker
Peter G. Oetliker
Minnesota L.S. No. 41887

STATE OF MINNESOTA
COUNTY OF OLMSTED

The foregoing Surveyor's Certificate was acknowledged before me this 27th day of January, 2004, by Peter G. Oetliker, L.S. No. 41887.



Justin R. Parkin
Notary Public, Olmsted County, MN
My Commission Expires 1-31-2008

COUNTY 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 18th day of FEBRUARY, 2004.

Document Number **A-1011643**

I hereby certify that this instrument was filed in the Office of the Property Records and Licensing for the record on this 18th day of FEBRUARY, 2004, at 4 o'clock P.m. and was duly recorded in Olmsted County Records.

Daniel O. Hall
Olmsted County Director of
Property Records and Licensing
By Wendy von Wald Deputy

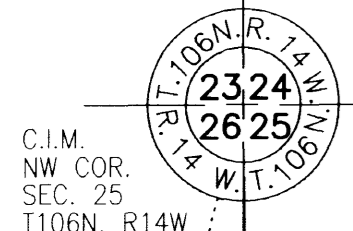
930 A

PROJECT NUMBER: 7520
COMPUTER FILE: 7520SF01.dwg
DATE: 12/24/03
DRAFTSPERSON: MJH

THE GARDENS THIRD SUBDIVISION



ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS
717 THIRD AVENUE SOUTHEAST
ROCHESTER, MINNESOTA 55904
507-288-4464
FAX 507-288-5058
EMAIL INFO@YAGGY.COM

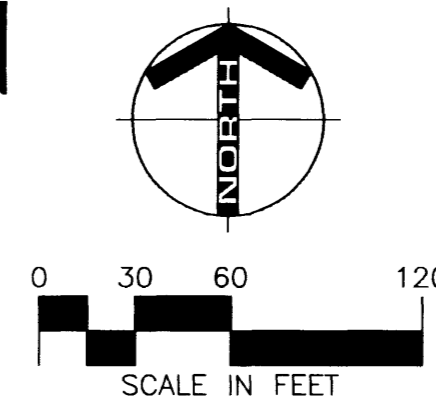


- MONUMENTS**
- Set 1/2" Rebars
 - Set 3/4" Iron Pipes
 - Found Monuments (Pipe, Rod, Etc.)

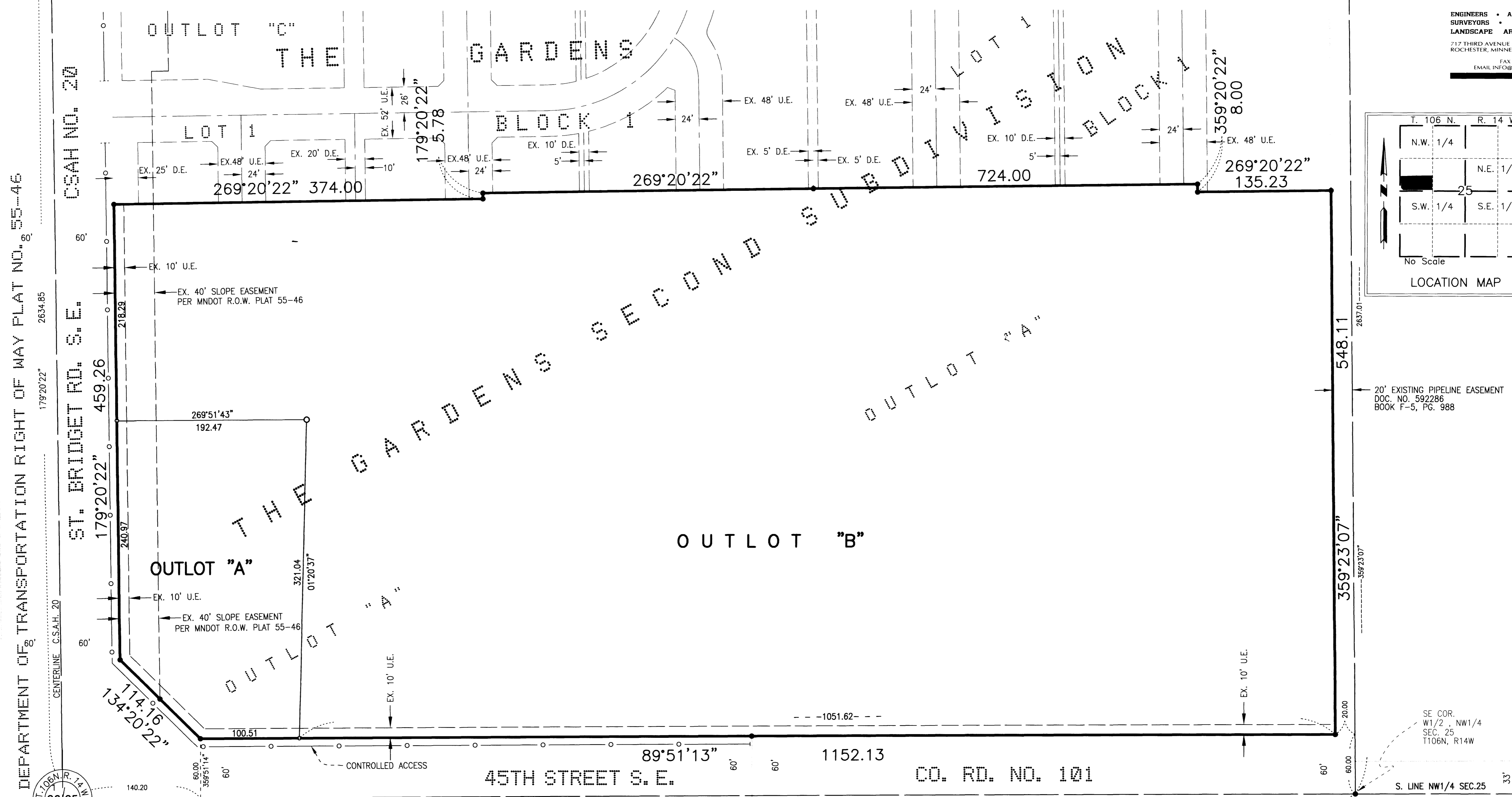
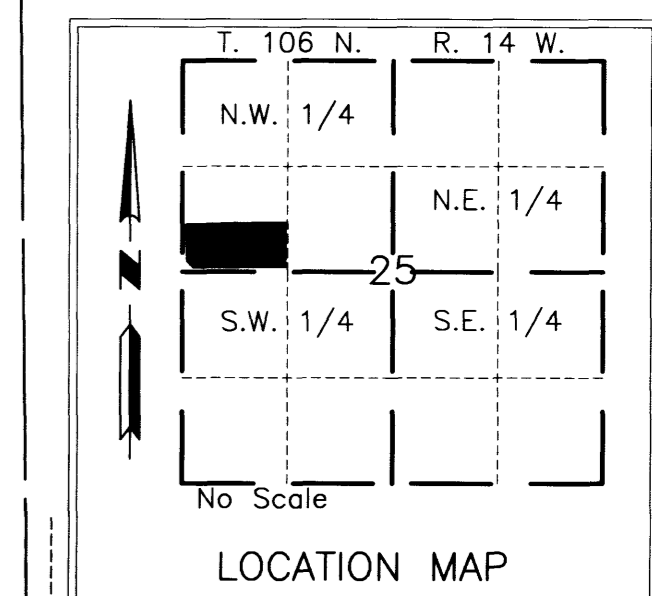
All monuments set have a plastic cap stamped L.S. 41887.

BEARINGS

Plat bearings are Minnesota State Plane Grid Azimuths measured to the right from grid north.



NE COR. W1/2, NW1/4 SEC. 25 T106N, R14W



MINNESOTA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PLAT NO. 55-46

20' EXISTING PIPELINE EASEMENT DOC. NO. 592286 BOOK F-5, PG. 988

SE COR. W1/2, NW1/4 SEC. 25 T106N, R14W

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

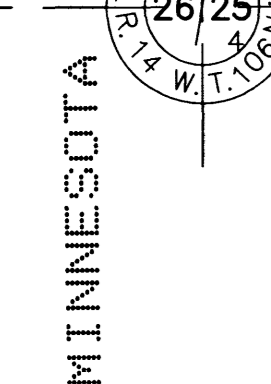
○ — ○
= CONTROLLED ACCESS

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

— ○ —
= UTILITY EASEMENT

DRAINAGE EASEMENT DEFINED
An unobstructed easement for the construction and maintenance of underground and surface drainage facilities and utility easement.

— ○ —
= DRAINAGE EASEMENT



C.I.M. SW COR. NW1/4 SEC. 25 T106N, R14W

930 B

PROJECT NUMBER: 7520
COMPUTER FILE: 7520SF01.dwg
DATE: 12/24/03
DRAFTSPERSON: MJH