

Exhibit B

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(Space Above for Recorder/Registrar Use)

**DEDICATION OF EASEMENT  
FOR RIGHT-OF-WAY PURPOSES**

**St Anthony Green Townhomes Phase Three Association, INC.**, as Grantor, for good and valuable consideration, to them in hand paid and the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to the **City of Saint Paul**, a municipal corporation of the State of Minnesota, its successors, and assigns, as Grantee, a permanent easement for right-of-way purposes on, over, under and across the following tract of land being in the County of Ramsey, State of Minnesota, described as follows:

**All that part of Lot 19 Block 1 ST ANTHONY GREENS TOWNHOMES 3<sup>rd</sup> ADDITION which lies westerly of the following described line to wit:**

**Commencing at a drill hole at the most northerly corner of said Lot 19 thence S 36° 46' 20"W a distance of 278.25 feet along the northwesterly line of said Lot 19 to the point of beginning of the line to be described; thence S 0° 03' 20" E a distance of 55.97 feet to the northerly line of Ellis Street and said line there terminating.**

("Land")

To have and to hold the same forever. Grantee accepts the Land as is, where is and with all faults with no representations and warranties of the Grantor.

It is intended and agreed that this agreement shall be a covenant running with the land and shall be binding to the fullest extent of the law and equity for the benefit of the public. It is further intended and agreed that this agreement shall remain in effect without limitation as to time.

IN TESTIMONY WHEREOF, Grantor(s), \_\_\_\_\_,  
a \_\_\_\_\_ under the laws of MN, has(ve)  
caused this deed to be executed in its corporate name by its duly authorized officers, and attested  
to this 10 day of Jan., 2013.

**St Anthony Green Townhomes  
Phase Three Association, INC**

By

Its

Frances E. Larson  
president

By

Its

Marge Virnig  
Secretary-Treasurer

STATE OF MINNESOTA

COUNTY OF RAMSEY

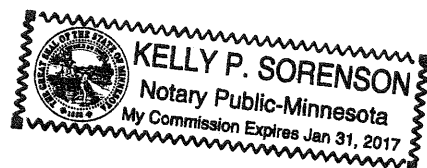
} ss

The foregoing was acknowledged before me this 10 day of January, 2013  
by Frances Larson and Marge Virnig  
the President and Secretary-Treasurer  
of St. Anthony Greens Townhomes III

Kelly P. Sorenson

This Instrument was drafted by:

Office of Financial Services  
Real Estate Section  
Room 1000, City Hall Annex  
25 W. 4<sup>th</sup> St.  
St. Paul, MN 55102



## TEMPORARY CONSTRUCTION EASEMENT

THIS INDENTURE, made this 10 day of January, 2013, by and between **St Anthony Green Townhomes Phase Three Association, INC.**, its successors and assigns, Grantor(s), and the **City of Saint Paul**, a municipal corporation under the laws of the State of Minnesota, its successors and assigns, Grantee, for good and valuable consideration, to the Grantor it in hand paid and the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto Grantee a Temporary Construction Easement over, under and across the real property described below and depicted on the attached map (Exhibit "A").

It is further understood and agreed that Grantor does hereby convey to the Grantee the above described easement for certain purposes including but not limited to entry, operation, sloping, grading and the clearing and storage of materials in conjunction with and during the construction of the re-aligning the intersection of Raymond Avenue, Bradford Street and Ellis Avenue as it affects Grantors property located at 2341 Ellis Ave. in Saint Paul, Minnesota.

**This easement shall begin on 1st day April, 2013 and expire on the 30th day of November, 2014.**

State of  
County of

}

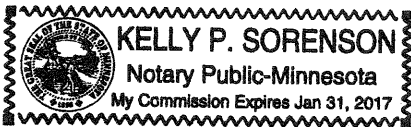
SS

By Frances G. Larson  
Its: President

and Marge Vining  
Its: Secretary, Treasurer

The foregoing instrument was acknowledged before me this 10 day of January, 2013,  
by Kelly Sorenson, Grantor(s).

NOTARIAL STAMP OR SEAL (OR OTHER TITLE OR RANK)



Kelly Sorenson

SIGNATURE OF PERSON TAKING ACKNOWLEDGMENT

THIS INSTRUMENT WAS DRAFTED BY (NAME & ADDRESS)

The City of Saint Paul  
Office of Financial Services  
Real Estate Section  
Room 1000, City Hall Annex  
25 West Fourth Street  
Saint Paul, Minnesota 55102