

DESCRIPTION OF PROPERTY SURVEYED

Lot Three (3) and the North Ten (10) feet of Lot Two (2), Block Three (3), Dawson and Rice's Addition to St. Paul, Minnesota, according to the plat on file and of record in the office of the Register of Deeds, Ramsey County, Minnesota.

(Per Warranty Deed Doc. No. 1117936)

Together with that portion of vacated Woodbridge Avenue and the vacated alley in said Block 3 which accrue to the property by reason of the vacation thereof.

TITLE COMMITMENT

This survey was prepared without the benefit of current title work. Easements, appurtenances, and encumbrances may exist in addition to those shown hereon. This survey is subject to revision upon receipt of a current title insurance commitment or attorney's title opinion.

AREA

Area = 8,235 square feet or 0.189 acres

LEGEND

- Denotes iron monument set marked with P.L.S. No. 15480 except as shown
- HYD Denotes fire hydrant
- LP Denotes light pole
- RCP Denotes reinforced concrete pipe
- SAN Denotes sanitary manhole
- SAN S Denotes sanitary sewer
- SMH Denotes storm manhole
- ST S Denotes storm sewer
- W Denotes water line
- WV Denotes water valve
- CRAB Denotes Crabapple tree
- MPL Denotes Maple tree
- PINR Denotes Red Pine tree
- SPCG Denotes Colorado Green Spruce tree

GENERAL NOTE

- 1.) Survey coordinate basis: Ramsey County Coordinate System

UTILITY NOTES

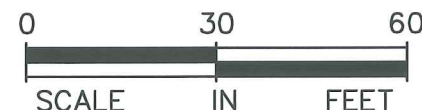
- 1.) This survey does not purport to show all underground utilities.
- 2.) Other underground utilities of which we are unaware may exist. Verify all utilities critical to construction or design.
- 3.) Contact GOPHER STATE ONE CALL at 651-454-0002 (800-252-1166) for precise onsite location of utilities prior to any excavation.

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Dated this 13th day of November, 2013

SUNDE LAND SURVEYING, LLC.

By: *Mark S. Hanson*
Mark S. Hanson, P.L.S. Minn. Lic. No. 15480



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