CAPP ROAD ADDITION

KNOW ALL MEN BY THESE PRESENTS: That Housing and Redevelopment Authority of the City of Saint Paul, Minnesota, a Minnesota corporation, owner of the following described property situated in the City of Saint Paul, County of Ramsey, State of Minnesota:

That part of Lots 1 through 17, Block 1, Lots 2 through 12, Block 2, and Lot A, all in Minnesota Transfer Addition, St. Paul, Minn., according to the recorded plat thereof, Ramsey County, Minnesota, and of the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Southeast Quarter, Section 29, Township 29, Range 23, Ramsey County, Minnesota, described as follows:

Beginning at the southwest corner of Lot 12, said Block 2; thence on an assumed bearing of West at a right angle to the west line of said Block 2, a distance of 60.00 feet to the east line of said Block 1; thence on a bearing of North along said east line of Block 1 a distance of 35.00 feet to a line extended westerly at a right angle to said west line of Block 2 from a point on said west line of Block 2 distant 35.00 feet north of said southwest corner of Lot 12, Block 2; thence on a bearing of West along said line extended westerly at a right angle to the west line of Block 2 a distance of 204.50 feet to the west line of said Block 1; thence on a bearing of North along said west line of Block 1 a distance of 699.59 feet to a line lying 33.00 feet northwesterly of and parallel with "Line A" described below; thence northeasterly a distance of 55.63 feet along said parallel line to the northeasterly line of said Lot 1, Block 1; thence South 51 degrees 36 minutes 47 seconds East along said northeasterly line of Lot 1, Block 1, a distance of 33.00 feet to said "Line A"; thence North 38 degrees 31 minutes 22 seconds East along said "Line A" a distance of 110.15 feet to the point of termination of said "Line A"; thence South 51 degrees 28 minutes 38 seconds East a distance of 60.17 feet; thence southeasterly a distance of 114.04 feet along a tangential curve concave to the northeast, having a radius of 2734.53 feet and a central angle of 2 degrees 23 minutes 22 seconds to the northerly extension of said west line of Block 2; thence on a bearing of South along said northerly extension of said west line of Block 2 a distance of 194.09 feet to a point on said west line of Block 2 distant 544.78 feet northerly of said southwest corner of Lot 12, Block 2; thence on a bearing of East at a right angle to said west line of Block 2 a distance of 4.61 feet; thence on a bearing of South parallel with said west line of Block 2 a distance of 509.78 feet to a line extended easterly at a right angle to said west line of Block 2 from a point on said west line of Block 2 distant 35.00 feet northerly of said southwest corner of Lot 12, Block 2; thence on a bearing of West along said line extended easterly at a right angle to the west line of Block 2 a distance of 4.61 feet to said west line of Block 2; thence on a bearing of South along said west line of Block 2 a distance of 35.00 feet to the point of beginning.

"Line A" is described as commencing at the southwest corner of said Lot 12, Block 2; thence on a bearing of West at a right angle to said west line of Block 2 a distance of 264.50 feet to a point on said west line of Block 1; thence on a bearing of North along said west line of Block 1 a distance of 610.45 feet to the point of beginning of said "Line A"; thence northerly a distance of 145.90 feet on a tangential curve concave to the east, having a radius of 217.00 feet and a central angle of 38 degrees 31 minutes 22 seconds; thence North 38 degrees 31 minutes 22 seconds East, tangent to said curve, a distance of 127.68 feet and said "Line A" there terminating.

Which lies northerly of a line described as commencing at the Southwest corner of Lot 12, Block 2, Minnesota Transfer Addition, St. Paul, Minn.; thence on an assumed bearing of North along the West line of said Block 2, a distance of 303.56 feet; thence on a bearing of West, perpendicular to said West line, 264.50 feet to a point in said West line of Block 1, to the point of beginning of the line to be described; thence on a bearing of East a distance of 269.11 feet to the east line of the above described property and said line there terminating.

Has caused the same to be surveyed and platted as CAPP ROAD ADDITION and does hereby donate and dedicate to the public for public use forever the public way as shown on this plat.

In witness whereof said Housing and Redevelopment Authority of the City of Saint Paul, Minnesota, a Minnesota corporation, has caused these presents to be signed by its proper officer this _____ day of _____, 20___.

Signed: Housing and Redevelopment Authority of the City of Saint Paul, Minnesota

_____ its _____

STATE OF MINNESOTA

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20___, by _____, _____ of Housing and Redevelopment Authority of the City of Saint Paul, Minnesota, a Minnesota corporation, on behalf of the corporation.

_____

_____

Notary Public, Minnesota
My Commission Expires _____

I, Mark S. Hanson, do hereby certify that I have surveyed or directly supervised the survey of the property described on this plat; prepared this plat or directly supervised the preparation of this plat; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of the surveyor's certification are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this _____ day of _____, 20___.

_____

Mark S. Hanson, Licensed Land Surveyor
Minnesota License No. 15480

STATE OF MINNESOTA

COUNTY OF HENNEPIN

The foregoing Surveyor's Certificate was acknowledged before me this _____ day of _____, 20___ by Mark S. Hanson, a Professional Land Surveyor.

_____

_____

Notary Public, Minnesota
My Commission Expires _____

City of Saint Paul, Minnesota

I do hereby certify that on the _____ day of _____, 20___, the City Council of the City of Saint Paul, Minnesota, approved this plat. Also, the conditions of Minnesota Statutes, Section 505.03, Subd. 2, have been fulfilled.

_____

Clerk

Department of Property Records and Revenue

Pursuant to Minnesota Statutes, Section 505.021, Subd. 9, taxes payable in the year _____ on the land hereinbefore described have been paid. Also, pursuant to Minnesota Statutes, Section 272.12, there are no delinquent taxes and transfer entered this _____ day of _____, 20___.

_____, Director
Department of Property Records and Revenue

By _____, Deputy

County Surveyor

I hereby certify that this plat complies with the requirements of Minnesota Statutes, Section 505.021, and is approved pursuant to Minnesota Statutes, Section 383A.42, this _____ day of _____, 20___.

_____

Craig W. Hinzman, L.S.
Ramsey County Surveyor

Registrar of Titles, County of Ramsey, State of Minnesota

I hereby certify that this plat of CAPP ROAD ADDITION was filed in the office of the Registrar of Titles for public record on this _____ day of _____, 20___, at _____ o'clock ___M., and was duly filed in Book _____ of Plats, Pages _____, and _____, as Document Number _____.

_____

Deputy Registrar of Titles

SUNDE LAND SURVEYING