

RIVEREDGE TOWNHOMES

KNOW ALL MEN BY THESE PRESENTS: That Roger V. Cummings and Lorraine E. Cummings, husband and wife, owners, and Pine City State Bank, a Minnesota Corporation, mortgagee of the following described property situated in the County of Pine, State of Minnesota, to wit:

Lots 1,2,3,4,14,15,16,17,18 and 19, Block 10, Original TOWNSITE OF PINE CITY, Pine County, Minnesota.

AND All that part of Government Lot 4, Section 33, Township 39, Range 21, Pine County, Minnesota, lying north of Lot 19, Block 10, Original TOWNSITE OF PINE CITY, Pine County, Minnesota, and between the east line of said Lot 19 and the west line of said Lot 19 extended northerly to the water mark of the Snake River.

Subject to easements recorded as Document No. 391050 and as Microfilm No. 304839.

Have caused the same to be surveyed and platted as RIVEREDGE TOWNHOMES.

In witness whereof said Roger V. Cummings and Lorraine E. Cummings, husband and wife, hereunto set their hands this 24 day of October, 20 02

Roger V. Cummings Lorraine E. Cummings
 Roger V. Cummings Lorraine E. Cummings

STATE OF MINNESOTA)
 COUNTY OF PINE)

The foregoing instrument by Roger V. Cummings and Lorraine E. Cummings, husband and wife, was acknowledged before me this 24 day of Oct, 20 02

Mary W. Junt
 Notary Public, Carlton County, Minnesota
 My Commission Expires 1-31-05

In witness whereof said Pine City State Bank, a Minnesota corporation, has caused these presents to be signed by its proper officers this 24 day of Oct, 20 02

by Steve Schmidt its President
 by Marilee J. Trzcianko its Vice President

STATE OF MINNESOTA)
 COUNTY OF PINE)

The foregoing instrument by Steve Schmidt its President and by Marilee J. Trzcianko its Vice President of Pine City State Bank, a Minnesota corporation, on behalf of the corporation was acknowledged before me this 24 day of October, 20 02

Patrick A. Thiry
 Notary Public, Pine County, Minnesota
 My Commission Expires Jan 31, 2005

I hereby certify that I have surveyed and platted the property described on this plat as RIVEREDGE TOWNHOMES, that this plat is a correct representation of the survey; that all distances are correctly shown on the plat in feet and hundredths of a foot; that all monuments will be correctly placed in the ground within one year of recording; that the outside boundary lines are correctly designated on the plat; and that there are no wet lands as defined in MS 505.02, Subd. 1, or public highways to be designated other than as shown.

John A. Rengo
 John A. Rengo
 Minnesota License No. 25344

STATE OF MINNESOTA)
 COUNTY OF RAMSEY)

The foregoing Surveyor's Certificate, by John A. Rengo, Minnesota Licensed Surveyor No. 25344, was acknowledged before me this 21st day of October, 20 02

Alan Irwin
 Notary Public, Anoka County, Minnesota
 My Commission Expires January 31, 2005

CITY OF PINE CITY, MINNESOTA

Approved by the City Council of Pine City, Minnesota, this 2nd day of October, 20 02, and is in compliance with the provisions of Chapter 505.03, Subdivision 2 of the Minnesota Statutes.

Gene Schlemmer By Waiver
 Mayor Administrator

CITY ATTORNEY

This plat was approved as to form and execution this 30th day of October, 20 02

[Signature]
 City Attorney

COUNTY AUDITOR

No delinquent taxes and transfer entered this 3rd day of June, 20 03

Pamela Lawrence
 County Auditor

COUNTY TREASURER

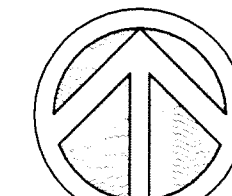
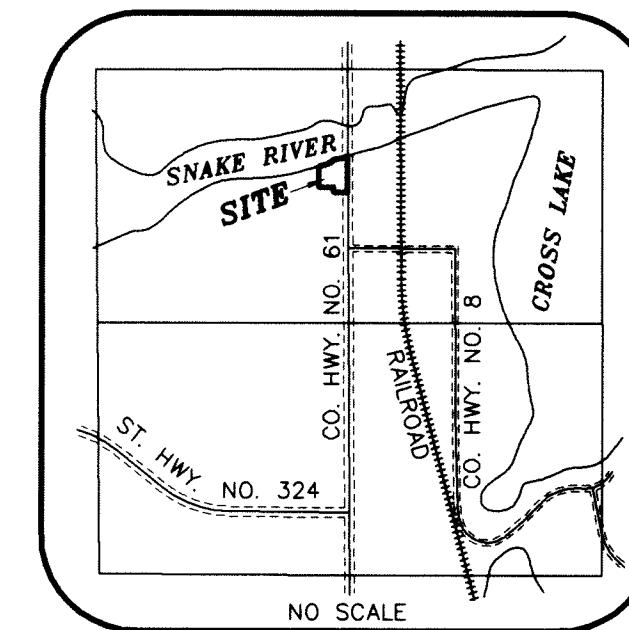
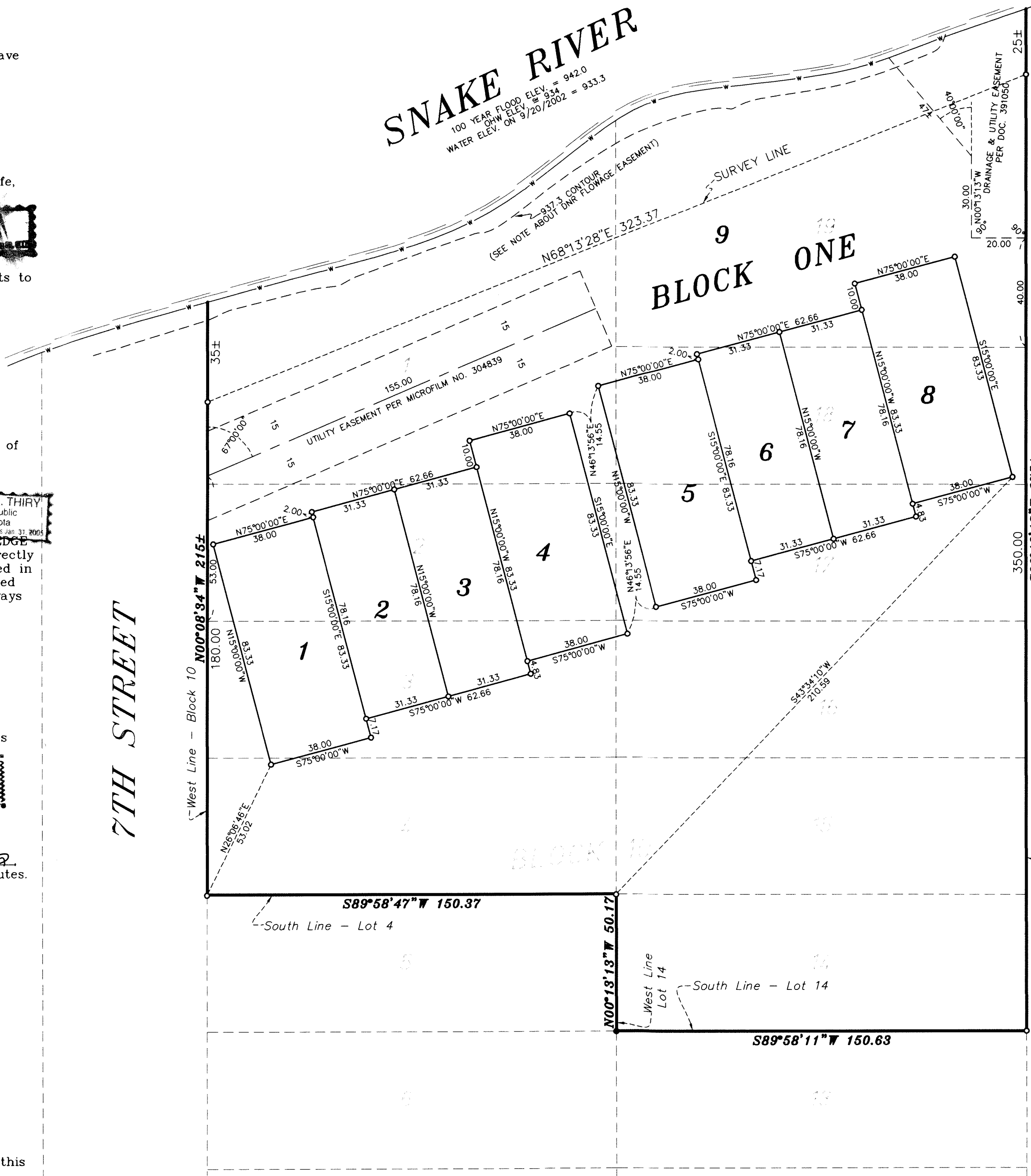
I hereby certify that the taxes for the year 2003 on the property described herein are paid this 3rd day of June, 20 03

David A. Blahut
 County Treasurer

COUNTY RECORDER

Document No. 421141
 I hereby certify that this instrument was filed in the Office of the County Recorder for record on this 3rd day of June, 20 03, at 11 o'clock A.M., and was duly recorded in Pine County Records.

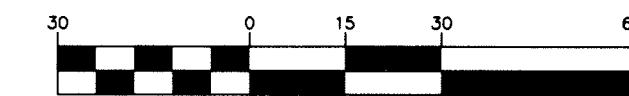
Morie J. Swarc
 County Recorder



NORTH

ORIENTATION OF THIS PLAT IS BASED ON THE WEST LINE OF BLOCK 10, ORIGINAL TOWNSITE OF PINE CITY, PINE COUNTY, MINNESOTA WHICH HAS AN ASSUMED BEARING OF N00°08'34"W

GRAPHIC SCALE



Scale In Feet

LEGEND

- DENOTES IRON MONUMENT FOUND
- DENOTES A 1/2 INCH BY 14 INCH IRON PIPE MONUMENT TO BE SET WITHIN ONE YEAR OF RECORDING, MARKED RLS 25344

NOTE:

THIS PROPERTY IS SUBJECT TO A FLOWAGE EASEMENT RECORDED IN BOOK 18 OF MISCELLANEOUS, PAGE 427. AN OFFICE MEMORANDUM ISSUED BY STATE OF MINNESOTA, DEPARTMENT OF NATURAL RESOURCES, DATED DECEMBER 16TH, 1994, CONFINES THIS EASEMENT TO LAND BELOW THE 937.3 CONTOUR N.G.V.D. OF 1929.

BENCHMARK:

MNDOT BRASS DISC (STAMPED 5805 H RESET 1978) ON TOP OF THE SOUTHEAST WING WALL OF PINE COUNTY BRIDGE NO. 58510 LOCATED ON COUNTY ROAD 61 OVER THE SNAKE RIVER. ELEVATION = 945.34 N.G.V.D. OF 1929.

METRO
 LAND SURVEYING & ENGINEERING
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 Telephone: (320)629-3267 Fax: (320)629-0176
 E-mail: metropc@ecenet.com