

TELEGRAPH HILL

R.T. DOC. NO. \_\_\_\_\_

KNOW ALL MEN BY THESE PRESENTS: That TOMA INVESTMENT CO., also known as TOMA INVESTMENT COMPANY, a Minnesota General Partnership, owner and proprietor and LANDICO, INC., a Minnesota Corporation, Contract For Deed Purchaser of the following described property situated in the County of Hennepin, State of Minnesota to wit:

Tracts A, E and F, Registered Land Survey No. 949, Files of Registrar of Titles, County of Hennepin, except that part of said Tract A taken for Interstate Highway No. 494 as shown in Final Certificate Doc. No. 1417282 parcel 222, Files of Registrar of Titles, County of Hennepin.

and That part of the Northeast Quarter of the Northeast Quarter, Section 18, Township 116, Range 21, described as commencing at the Northeast corner thereof; thence South along the East line of said Northeast Quarter of the Northeast Quarter a distance of 913.8 feet; thence North 75 degrees 10 minutes West (assuming said East line as bearing North and South) a distance of 356 feet; thence South 21 degrees 56 minutes East, 162.4 feet to the actual point of beginning; thence North 21 degrees 56 minutes West, 162.4 feet; thence North 34 degrees West, 107.6 feet; thence South 56 degrees West, 185.65 feet, more or less, to the Northeasterly line of Tract A, Registered Land Survey No. 949, Files of the Registrar of Titles, Hennepin County, Minnesota, which Northeasterly line is marked by Judicial Landmarks set pursuant to Torrens Case No. 14379; thence Southeasterly along said Northeasterly line to the most Easterly corner of said Tract A, which point is marked by a Judicial Landmark set pursuant to Torrens Case No. 14379; thence Northerly 71.5 feet, more or less, to the actual point of beginning, according to the Government Survey thereof, except that part thereof taken for Interstate Highway No. 494 as shown in Final Certificate Doc. No. 1417282, parcel 224B, Files of Registrar of Titles, County of Hennepin.

and Outlot A, TOMA ADDITION, according to the recorded plat thereof.

and Tract C, Registered Land Survey No. 949, Files of Registrar of Titles, County of Hennepin.

and Tract B, Registered Land Survey No. 949, Files of Registrar of Titles, County of Hennepin.

and Tract D, Registered Land Survey No. 949, Files of Registrar of Titles, County of Hennepin.

and That part of the East 1/2 of the Northeast 1/4 of Section 18, Township 116, Range 21, Hennepin County, Minnesota, described as follows:

Beginning at a point on the West line of said East 1/2 distant 1012.7 feet North of the Southwest corner of said East 1/2, said point being marked by Judicial Landmark set pursuant to Torrens Case No. 14379; thence East, on a straight line, to the Southwest corner of Tract E, Registered Land Survey No. 949, said corner being marked by a Judicial Landmark set pursuant to Torrens Case No. 14379; thence Northerly, along the Westerly line of said Tract E, Registered Land Survey No. 949, to a point thereon that is distant 149 feet Southeasterly from the Northwest corner of said Tract E, Registered Land Survey No. 949; thence Southwesterly, on a straight line, to a point on the West line of said East 1/2 distant 200 feet North of the point of beginning; thence South, along the West line of said East 1/2, to the point of beginning.

and That part of the east 176.2 ft. of the West Half of the Northeast Quarter of Sec. 18, Twp. 116, Rge. 21, lying South of the centerline of West Bush Lake Road, according to the Government Survey thereof. A part of the East line of said tract is marked by J.L.M.'s set pursuant to Torrens Case No. 14379.

Has caused the same to be surveyed and platted as TELEGRAPH HILL and does hereby donate and dedicate to the public, for public use forever the roads, circle and drainage and utility easements as shown on said plat.

In witness whereof said TOMA INVESTMENT CO., also known as TOMA INVESTMENT COMPANY, a Minnesota General Partnership, has caused these presents to be signed by ELLSWORTH O. JOHNSON partner on behalf of said partnership this 21ST day of MAY 19 81.

In witness whereof said LANDICO, INC., a Minnesota Corporation, has caused these presents to be signed by Knut Horneland, its President this 21ST day of MAY 19 81.

TOMA INVESTMENT CO., also known as TOMA INVESTMENT COMPANY

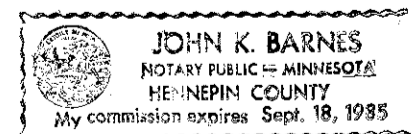
SIGNED: Ellsworth O. Johnson

LANDICO, INC.

SIGNED: Knut Horneland  
Knut Horneland

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 21st day of MAY 19 81 by ELLSWORTH O. JOHNSON, partner of said TOMA INVESTMENT CO., also known as TOMA INVESTMENT COMPANY, a Minnesota General Partnership, on behalf of said partnership.



John K. Barnes  
Notary Public, HENNEPIN County, Minnesota  
My Commission Expires SEPT. 18, 1985

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 21st day of MAY 19 81 by Knut Horneland, President of said LANDICO, INC., a Minnesota Corporation, on behalf of said corporation.



John K. Barnes  
Notary Public, HENNEPIN County, Minnesota  
My Commission Expires SEPT. 18, 1985

I hereby certify that I have surveyed and platted the property described on this plat as TELEGRAPH HILL; that this plat is a correct representation of said survey; that all distances are correctly shown in feet and hundredths of a foot; that all monuments have been correctly placed in the ground as shown; that the outside boundary lines are correctly designated; and that there are no wetlands to be designated on said plat.

Edward H. Sunde  
Edward H. Sunde, Land Surveyor  
Minnesota Registration No. 8612

STATE OF MINNESOTA  
COUNTY OF HENNEPIN

The foregoing instrument was acknowledged before me this 21st day of MAY 19 81 by Edward H. Sunde, Land Surveyor.



John K. Barnes  
Notary Public, HENNEPIN County, Minnesota  
My Commission Expires SEPT. 18, 1985

BLOOMINGTON, MINNESOTA

The plat of TELEGRAPH HILL was approved and accepted by the City Council of the City of Bloomington, Minnesota at a regular meeting thereof, held this 27th day of APRIL 19 81.

CITY COUNCIL OF BLOOMINGTON, MINNESOTA

BY: James H. Lundgren its Mayor  
FINANCE DIVISION, Hennepin County, Minnesota

BY: John F. Redman its Manager

I hereby certify that there are no delinquent taxes for all years prior to 19 1981 for land described on this plat. Dated this 22ND day of JULY 19 81.

Vernon T. Hoppe, Director

BY: William C. Sueloff Tax Clerk

SURVEY DIVISION, Hennepin County, Minnesota

Pursuant to Chapter 810, Minnesota Laws of 1969, this plat has been approved this 22ND day of JULY 19 81.

Robert L. Bakka, Hennepin County Surveyor

BY: Michael H. Reiter Jr.

REGISTRAR OF TITLES, Hennepin County, Minnesota

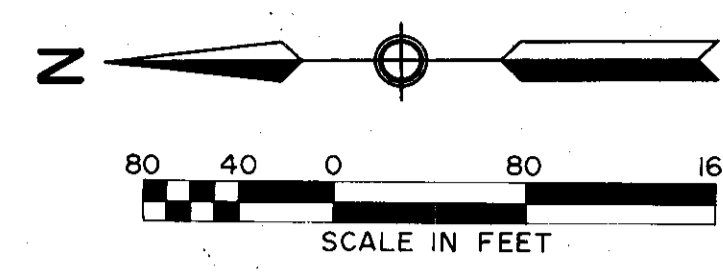
I hereby certify that the within plat of TELEGRAPH HILL was filed for record in this office this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_\_ M.

R. Dan Carlson, Registrar of Titles

BY: \_\_\_\_\_ Deputy

# TELEGRAPH HILL

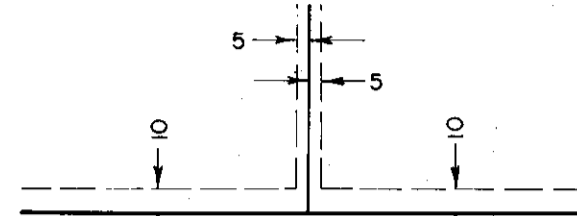
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BASIS FOR BEARINGS IS ASSUMED

○ DENOTES IRON MONUMENT  
 ● DENOTES JUDICIAL LANDMARK SET PURSUANT TO TORRENS CASE NO. 14379  
 ○ DENOTES JUDICIAL LANDMARK SET PURSUANT TO TORRENS CASE NO. 14379 AND NOT FOUND.

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



BEING 5 FEET IN WIDTH, UNLESS OTHERWISE INDICATED, AND ADJOINING LOT LINES, AND 10 FEET IN WIDTH AND ADJOINING STREET LINES, AS SHOWN ON THE PLAT.

BEARINGS SHOWN THUS:  $\square$  ARE AS RECITED IN THE DESCRIPTION AS SHOWN ON CERTIFICATE OF TITLE NO. 460968 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES, HENNEPIN COUNTY, MINNESOTA. EACH BEARING THUS SHOWN DIFFERS WITH ITS COMPANION BEARING BY 0°00'34" IN A COUNTER-CLOCKWISE DIRECTION.

