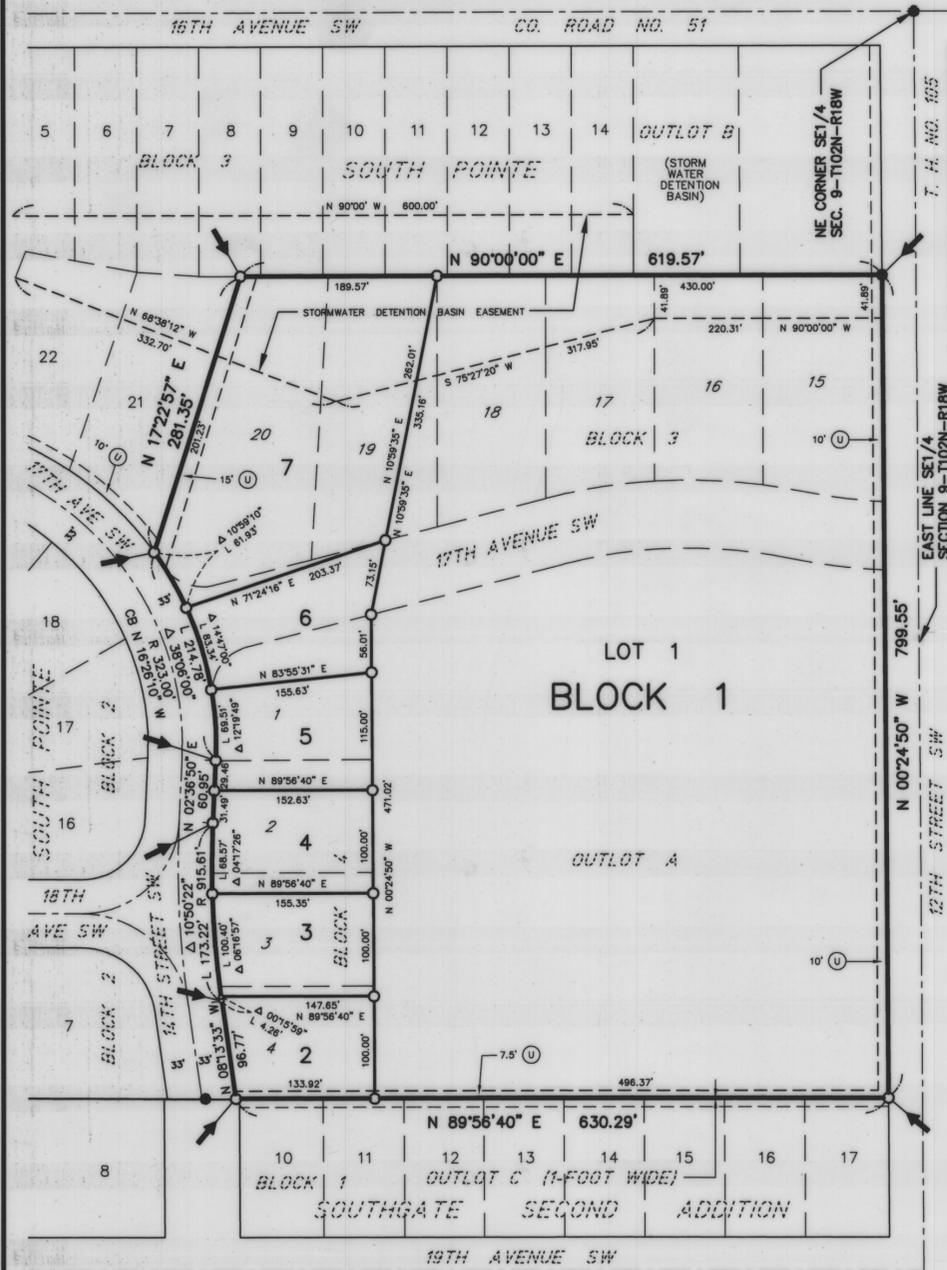


SOUTH POINTE SECOND SUBDIVISION

REPLAT OF LOTS 15, 16, 17, 18, 19 & 20, BLOCK 3 & LOTS 1, 2, 3 & 4 & OUTLOT A IN BLOCK 4, AND VACATED 17TH AVENUE SW, IN THE PLAT OF SOUTH POINTE CITY OF AUSTIN COUNTY OF MOWER STATE OF MINNESOTA



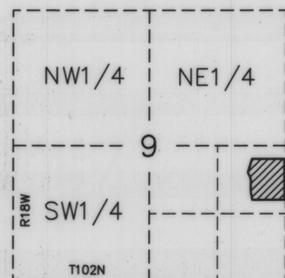
LEGEND

BASIS OF BEARING SYSTEM :

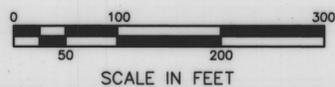
ALL BEARINGS ARE BASED UPON THE BEARING OF THE EAST LINE OF OUTLOT A, PLAT OF SOUTH POINTE, WHICH IS ASSUMED TO BE NORTH 00°24'50" WEST.

- = 5/8" ø x 16" iron stake monument (capped RLS 13807) - Placed
- = Iron stake monument - Found
- ◄ = Subdivision Plat Corner
- ⊙ = Utility Easement

INDEX MAP



PLATTED AREA = 12.05 ACRES ±



JONES, HAUGH & SMITH INC
 CONSULTING ENGINEERS & LAND SURVEYORS
 515 SOUTH WASHINGTON AVENUE
 ALBERT LEA, MINNESOTA 56007

APRIL 1998

DRAWN BY GENE E. BUHR, EIT

CERTIFICATE OF DEDICATION

KNOW ALL MEN BY THESE PRESENTS: That Keystone Developers L.L.C., a Minnesota Limited Liability Company, owners of the following described property situated in the City of Austin, County of Mower, State of Minnesota, to-wit:

Lots 15, 16, 17, 18, 19 & 20, Block 3 and Lots 1, 2, 3 & 4, Block 4 and Outlot A in the plat of South Pointe, as the same is platted and recorded in the office of the County Recorder of Mower County, Minnesota; together with all that part of vacated 17th Avenue SW, as shown on said plat of South Pointe, which lies easterly of the following described line:

Commencing at the southeast corner of Lot 1, Block 4 in said plat of South Pointe; thence South 89°43'43" West a distance of 151.07 feet, on the south line of said Lot 1, to the southwest corner thereof, which point is the point of beginning of the line to be described;

thence Northwesterly a distance of 214.78 feet, on the westerly line of said Lot 1, and a northwesterly extension thereof, on a nontangential curve, concave to the west, with a central angle of 38°06'00", a radius of 323.00 feet and a chord bearing of North 16°26'10" West, to the southwesterly-most corner of Lot 20, Block 3 in said plat of South Pointe, and there terminating.

Having caused the above described premises to be surveyed and platted as shown hereon, to be known as SOUTH POINTE SECOND SUBDIVISION, do by these presents dedicate to the public use forever the utility easements as shown hereon, for the use of the municipality or other public utilities, for the installation and maintenance of facilities installed in and over said easements to serve adjacent or other premises in the vicinity.

Witness our hands this 24 day of April, 1998.

KEYSTONE DEVELOPERS L.L.C.,
 a Minnesota Limited Liability Company.

Charles E. Fawver
 Charles E. Fawver
 President

Arlo R. Scheevel
 Arlo R. Scheevel
 Executive Vice President

STATE OF MINNESOTA)
) ss
 COUNTY OF MOWER)

The foregoing instrument was acknowledged before me this 24 day of April, 1998 by Charles E. Fawver and Arlo R. Scheevel, President and Executive Vice President, respectively of Keystone Developers L.L.C., a Minnesota Limited Liability Company, on behalf of the company,

Lois K. Fawver
 Notary Public
 Mower County, Minnesota
 My Commission Expires 1-31-2000



SURVEYOR'S CERTIFICATE

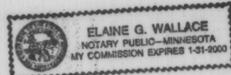
I, John H. Schulte IV, a duly registered land surveyor, do this 24 day of April, 1998, by these presents, certify that the plat hereon is a correct representation of the survey thereof, that all distances are correctly shown on said plat, that all monuments have been correctly placed in the ground as shown, that the outside boundary lines are correctly designated on the plat, that all public highways located before the platting are correctly located and designated hereon, 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 H. Schulte IV
 John H. Schulte IV
 Registered Land Surveyor
 Minnesota Reg. No. 13807

STATE OF MINNESOTA)
) ss
 COUNTY OF FREEBORN)

The foregoing instrument was acknowledged before me this 24 day of April, 1998 by John H. Schulte IV.

Elaine G. Wallace
 Elaine G. Wallace, Notary Public
 Waseca County, Minnesota
 My Commission Expires 1-31-2000



TITLE OPINION

I, *Scott Richardson*, licensed attorney, State of Minnesota, do hereby certify that the owner, as indicated hereon, represents all ownership interests in the land encompassed by this plat.

Scott Richardson

CITY RECORDER'S CERTIFICATE

STATE OF MINNESOTA)
) ss
 COUNTY OF MOWER)

I, the duly appointed, qualified and acting City Recorder of the City of Austin, Mower County, Minnesota, and the person having official charge of all the minutes, resolution and ordinance books of said City, do hereby certify that at a regular meeting of the Common Council of the City of Austin, on FEB 17, 1998, by Resolution No. 11047, duly passed at said meeting, the said Common Council did duly accept, confirm and approve the attached plat of SOUTH POINTE SECOND SUBDIVISION, in said County, and that said resolution was duly published in the official newspaper of the City of Austin on FEB 23, 1998.

Date: APRIL 24, 1998

Daryl E. Sulander
 Daryl E. Sulander
 City Recorder

COUNTY TREASURER'S CERTIFICATE

I hereby certify that, on this the 24 day of April, 1998, the current taxes have been paid on the land described herein.

Ruth E. Harris
 Ruth E. Harris
 County Treasurer, Mower County, MN

COUNTY AUDITOR'S CERTIFICATE

No delinquent taxes due, and current taxes are paid, and transfer has been entered this 24 day of April, 1998.

John H. Schulte IV
 John H. Schulte IV
 County Auditor, Mower County, MN

COUNTY RECORDER'S CERTIFICATE

STATE OF MINNESOTA)
) ss
 COUNTY OF MOWER)

INSTRUMENT NUMBER 461532

I hereby certify that this instrument was filed in the office of the County Recorder for record on this 24 day of April, 1998, at 4 o'clock P.M., and was duly recorded in the Mower County records as Instrument Number 461532 Book 15 Plate Page 60

Charles Enger
 Charles Enger
 County Recorder

By: *Susan M. Davis*
 Susan M. Davis
 Deputy