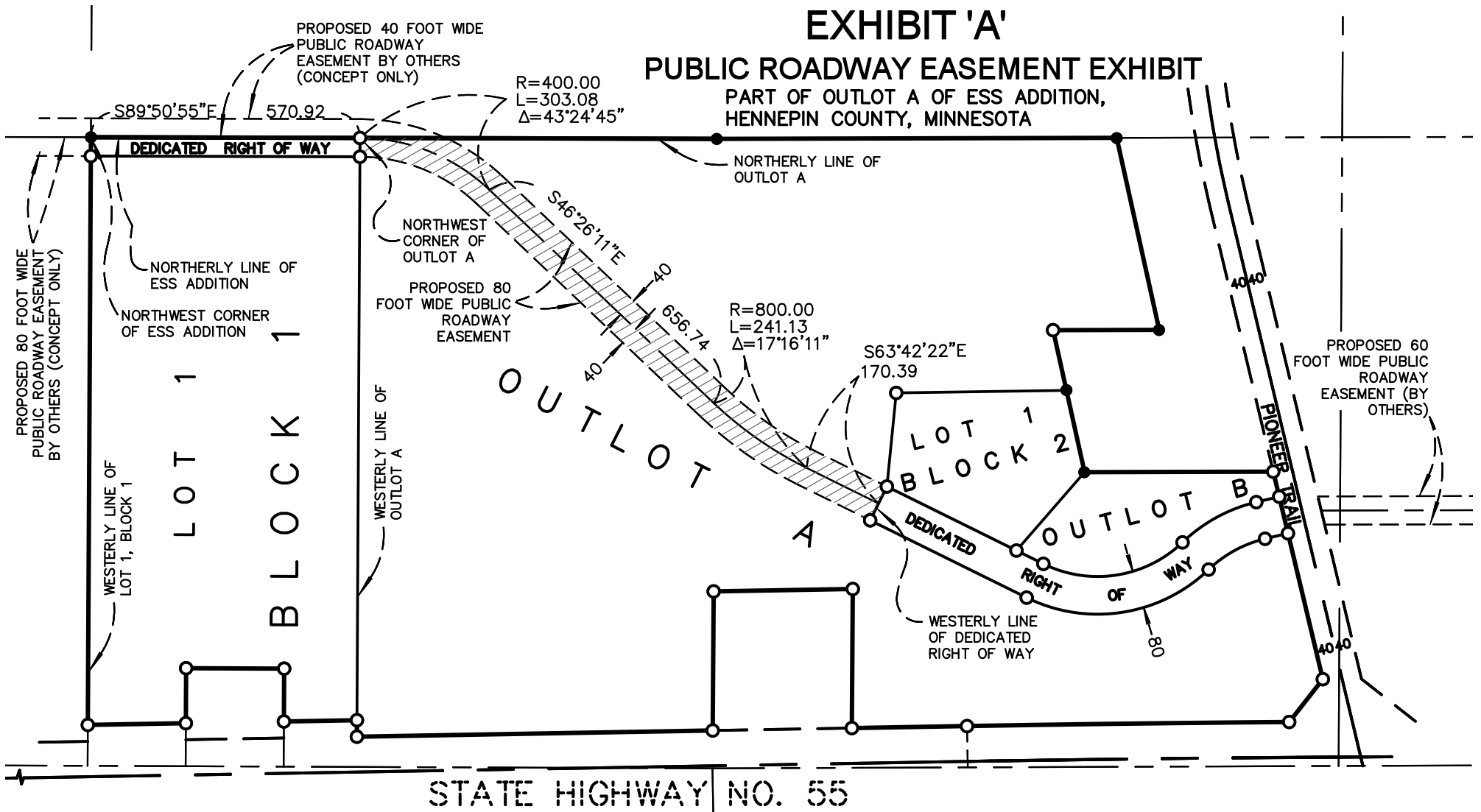


EXHIBIT 'A'

PUBLIC ROADWAY EASEMENT EXHIBIT PART OF OUTLOT A OF ESS ADDITION, HENNEPIN COUNTY, MINNESOTA



PROPOSED 80 FOOT WIDE PUBLIC ROADWAY EASEMENT BY OTHERS (CONCEPT ONLY)

NORTHERLY LINE OF ESS ADDITION
NORTHWEST CORNER OF ESS ADDITION

NORTHWEST CORNER OF OUTLOT A
PROPOSED 80 FOOT WIDE PUBLIC ROADWAY EASEMENT

NORTHERLY LINE OF OUTLOT A

PROPOSED 60 FOOT WIDE PUBLIC ROADWAY EASEMENT (BY OTHERS)

STATE HIGHWAY NO. 55

PREPARED FOR:

CERTIFICATION :

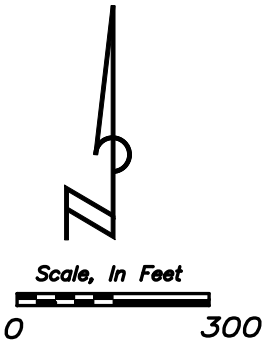
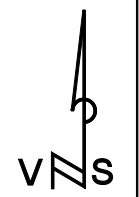
I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the state of Minnesota.

SIGNED: *Travis W. Van NESTE*

Travis W. Van Neste, Minnesota Professional Surveyor #44109
Michigan Professional Surveyor #48695

JOB #	ISSUED:	
DRAWN BY: TWM	REV:	
SCALE: 1" = 300 FEET		

VAN NESTE SURVEYING
PROFESSIONAL SURVEYING SERVICES
85 WILDHURST ROAD, EXCELSIOR, MN 55331
PHONE (952) 686-3055 TOLL-FREE FAX (866) 473-0120
WWW.VANNESTESURVEYING.COM



LEGAL DESCRIPTION

PUBLIC ROADWAY EASEMENT

A PUBLIC ROADWAY EASEMENT OVER THAT PART OF OUTLOT A OF ESS ADDITION, HENNEPIN COUNTY, MINNESOTA WHICH LIES WITHIN 40 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHWEST CORNER OF SAID ESS ADDITION; THENCE ON AN ASSUMED BEARING OF SOUTH 89 DEGREES 50 MINUTES 55 SECONDS EAST ALONG THE NORTHERLY LINE OF ESS ADDITION A DISTANCE OF 570.92 FEET TO THE POINT OF BEGINNING AT THE NORTHWEST CORNER OF SAID OUTLOT A; THENCE SOUTHEASTERLY A DISTANCE OF 303.08 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 400.00 FEET AND A CENTRAL ANGLE OF 43 DEGREES 24 MINUTES 45 SECONDS; THENCE SOUTH 46 DEGREES 26 MINUTES 11 SECONDS EAST, TANGENT TO SAID CURVE, A DISTANCE OF 656.74 FEET; THENCE SOUTHEASTERLY A DISTANCE OF 241.13 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 800.00 FEET AND A CENTRAL ANGLE OF 17 DEGREES 16 MINUTES 11 SECONDS; THENCE SOUTH 63 DEGREES 42 MINUTES 22 SECONDS EAST, TANGENT TO SAID CURVE, A DISTANCE OF 170.39 FEET TO THE WESTERLY END OF AN 80 FOOT WIDE PUBLIC RIGHT OF WAY AS DEDICATED IN SAID ESS ADDITION AND SAID LINE THERE TERMINATING. THE SIDELINES OF SAID EASEMENT SHALL BE PROLONGED OR SHORTENED TO TERMINATE AT THE WESTERLY AND NORTHERLY LINES OF SAID OUTLOT A AND THE WESTERLY LINE OF SAID DEDICATED RIGHT OF WAY.

SIGNED :

Travis W Van Neste

Travis W. Van Neste, Minnesota Professional Surveyor #44109
Michigan Professional Surveyor #48695

JOB # 2008013	ISSUED: 12-24-2008	
DRAWN BY: TWW	REV: 2-22-2009	WIDTH OF EASEMENT

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PROFESSIONAL SURVEYING SERVICES
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