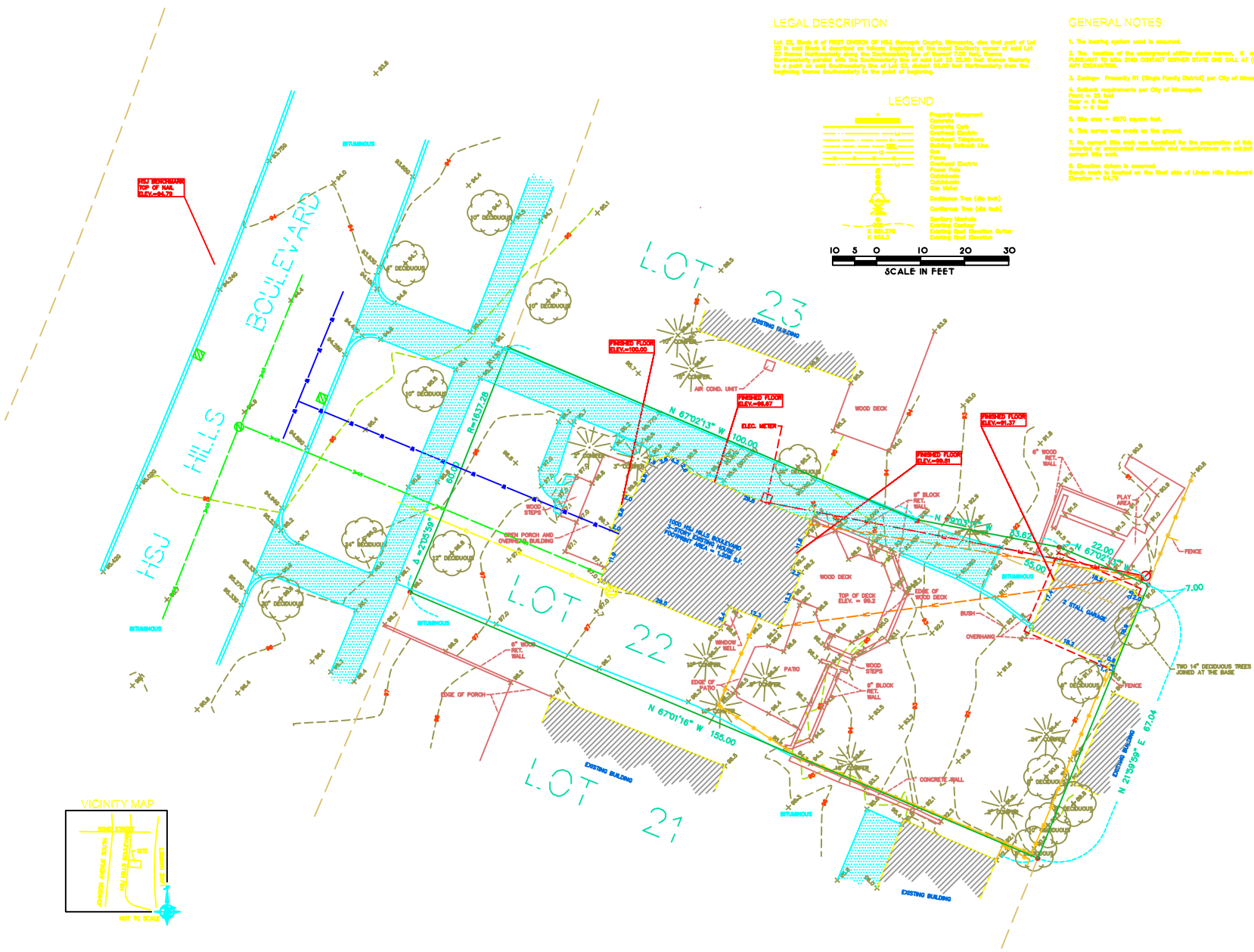

LEGAL DESCRIPTION

Lot 22, Block 6 of FIRST DIVISION OF HSJ, Hennepin County, Minnesota, also that part of Lot 23 in said Block 6 described as follows: beginning at the most Southerly corner of said Lot 23 thence Northeasterly along the Southeasterly line of thereof 7.00 feet, thence Northwesterly parallel with the Southwesterly line of said Lot 23 22.00 feet thence Westerly to a point on said Southwesterly line of Lot 23, distant 55.00 feet Northwesterly from the beginning thence Southeasterly to the point of beginning.

GENERAL NOTES:

1. The bearing system used is assumed.
2. The location of the underground utilities shown hereon, if any, are approximate only. PURSUANT TO MSA 216D CONTACT GOPHER STATE ONE CALL AT (612) 454-0002 PRIOR TO ANY EXCAVATION.
3. Zoning= Presently R1 (Single Family District) per City of Minneapolis.
4. Setback requirements per City of Minneapolis
   Front = 25 feet
   Rear = 5 feet
   Side = 5 feet
5. Site area = 9570 square feet.
6. This survey was made on the ground.
7. No current title work was furnished for the preparation of this survey, legal description, recorded or unrecorded easements and encumbrances are subject to revision upon receipt of current title work.
8. Elevation datum is assumed.
   Bench mark is located on the West side of Linden Hills Boulevard (See Survey).
   Elevation = 94.79

LEGEND

- Property Monument
- Concrete
- Concrete Curb
- Overhead Electric
- Overhead Telephone
- Building Setback Line
- Gas
- Fence
- Overhead Electric
- Power Pole
- Catchbasin
- Catchbasin
- Gas Meter
- Deciduous Tree (dia inch)
- Coniferous Tree (dia inch)
- Sanitary Manhole
- Existing Contour
- Existing Spot Elevation Gutter
- Existing Spot Elevation

10 5 0 10 20 30
SCALE IN FEET

VICINITY MAP

SCALE: 1 INCH = 10 FEET

REVISIONS

Date:

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

Thomas E. Hodorff, L.S.
Minnesota Reg. No. 23677

Date: 5-29-03

BOUNDARY AND TOPOGRAPHICAL SURVEY

For:

SITE:

MINNEAPOLIS, MINNESOTA

HENNEPIN COUNTY

HARRY S. JOHNSON CO., INC.
LAND SURVEYORS
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