

**CITY OF BIG LAKE
MINNESOTA**

A general meeting of the City Council of the City of Big Lake, Minnesota was called to order by Mayor Don Orrock at 7:00 p.m. in the Council Chambers of City Hall, Big Lake, Minnesota, on Wednesday, October 25, 2000. The following Council Members were present: Jim Dickinson, Chuck Heitz, Duane Langsdorf and Jim Maas. A motion to adopt the following resolution was made by Council Member Heitz and seconded by Council Member Dickinson.

**CITY OF BIG LAKE
RESOLUTION NO. 2000-29**

**A RESOLUTION AMENDING RESOLUTION NO. 2000-17 ANNEXING
LAND TO THE CITY OF BIG LAKE UNDER AN ORDERLY ANNEXATION
AGREEMENT FOR ARCON DEVELOPMENT INCORPORATED**

WHEREAS, the City of Big Lake and the Town of Big Lake have entered into orderly annexation agreements identified by Minnesota State Planning Numbers OA-478 and OA-569; and

WHEREAS, said orderly annexation agreements designate land described in Exhibit A for future annexation; and

WHEREAS, the City Council approved Resolution 2000-17 annexing the property legally described in Exhibit B, which lies entirely within the orderly annexation area; and

WHEREAS, following adoption of Resolution 2000-17 the property owner and the Big Lake Town Board requested that the northerly 66.00 feet of the area approved for annexation be excepted from annexation and remain under the jurisdiction of the Town of Big Lake; and

WHEREAS, the City Council agrees to except said land from the annexation at this time; and

WHEREAS, the necessary criteria for annexation of land described in Exhibit C as outlined in the Joint Resolution for orderly annexation has been met.


NOW, THEREFORE BE IT RESOLVED by the City of Big Lake that the following be annexed to the City:

Land legally described in Exhibit C.

Adopted by the Big Lake City Council this 25th day of October, 2000.

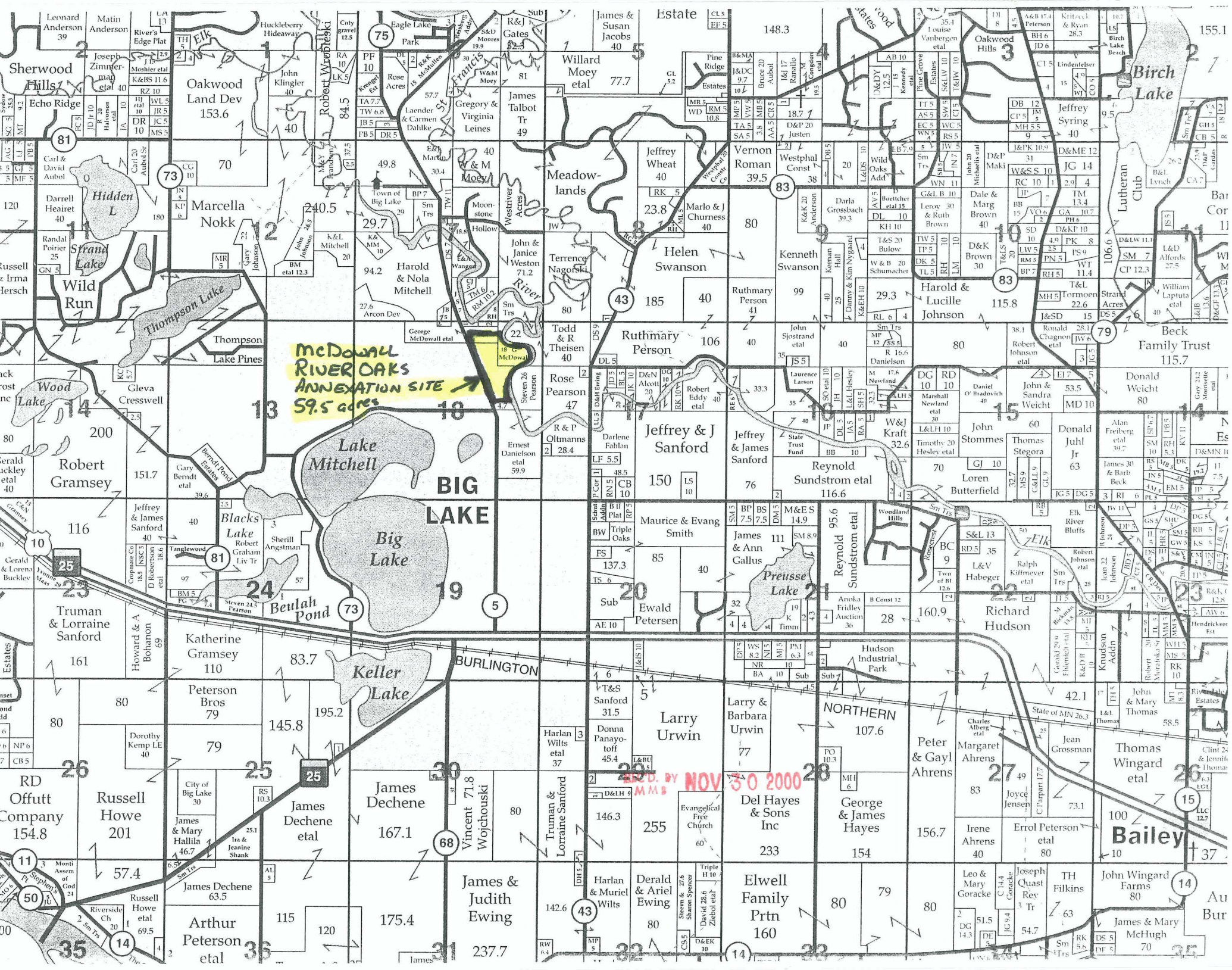

Mayor Don Orrock

Attest:


Patrick Wussow, City Administrator

The following Council Members voted in favor: Don Orrock, Jim Dickinson, Chuck Heitz, Duane Langsdorf and Jim Maas. The following Council Members voted against or abstained: none.

Whereupon the motion was duly passed and executed.





OA-478

**CITY OF BIG LAKE
TOWN OF BIG LAKE**

RESOLUTION #96-32

A Joint Resolution as to Orderly Annexation

WHEREAS, the City of Big Lake and Town of Big Lake, Sherburne County, Minnesota, are in agreement as to the orderly annexation of certain lands described herein for the purpose of orderly planned growth; and

WHEREAS, such annexation and growth is of benefit to the City of Big Lake and Town of Big Lake; and

WHEREAS, the parties hereto desire to set forth such terms of orderly annexation by means of this Resolution.

NOW, THEREFORE, BE IT RESOLVED by the City of Big Lake and Town of Big Lake as follows:

1. The following described area in the Town of Big Lake (see attached Exhibit A) is property subject to orderly annexation under and pursuant to Minnesota Statute 414.0325, Subdivision 1 and the parties hereto do hereby designate this area as in need of orderly annexation as provided by Statute.
2. The annexation of the above-mentioned parcels shall be staged to coordinate with the extension of sewer and water onto said parcel. Notification to be made to the Municipal Board by City Council Resolution of the effective date.
3. Annexation of the Orderly Annexation Area to the City of Big Lake shall be forwarded for review to the Minnesota Municipal Board for proceedings consistent with the Agreement. The Minnesota Municipal Board may review and comment, but shall order the annexation of the property described in Exhibit A in accordance with the terms of this Joint Resolution.
4. The parties acknowledge that the Orderly Annexation area is urban and suburban in character, contiguous to the City of Big Lake, and that the City is capable of providing municipal services to said areas. The population of each parcel on date of annexation shall be zero.
5. For all property annexed to the City of Big Lake, pursuant to this Resolution, the tax rate shall convert to the City tax rate immediately. Taxes shall be paid to the City of Big Lake as soon as possible according to Minnesota Statute.

EXHIBIT A

32
Resolution 96-~~29~~
Page ~~2~~ of 3

REC'D -
MAR 6

6. The Town of Big Lake does upon passage of this Resolution and its adoption by the Big Lake City Council, confer jurisdiction upon the Minnesota Municipal Board so as to accomplish said orderly annexation in accordance with the terms and conditions of this Resolution.

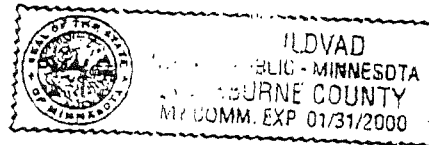
Adopted by the Big Lake City Council this 16th day of December, 1996.

Erv Danielowski
Mayor Erv Danielowski

Curtis M. Jacobsen
City Administrator Curtis M. Jacobsen

The foregoing instrument was acknowledged before me this 17th day of December, 1996 by Erv Danielowski, the Mayor of the City of Big Lake and Curtis M. Jacobsen, the City Administrator of the City of Big Lake.

Opal M. ...
Notary Public



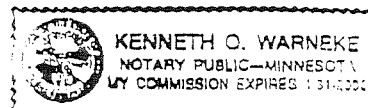
Adopted by the Big Lake Town Board of Supervisor this 7th day of December, 1996.

Ewald Petersen
Chair Ewald Petersen

Kathy Preuss
Clerk Kathy Preuss

The foregoing instrument was acknowledged before me this 20th day of December, 1996, by Ewald Petersen, the Chairman of the Big Lake Town Board of Supervisors and Kathy Preuss, the Clerk of the Town of Big Lake.

Kenneth O. Warneke
Notary Public



This instrument drafted by:

The City of Big Lake
PO Box 250
Big Lake, MN 55309-0250

EXHIBIT A

REC'D. BY NOV 30 2000
MAB

96-32
Pg 343

RECEIVED
NOV 30 2000

EXHIBIT A

Arcon Properties to be annexed to City of Big Lake

1. The North 1000 feet of the Northeast Quarter of the Northeast Quarter (NE 1/4 of NE 1/4), Section 13, Township 33, Range 28. **Parcel Identification Number: 10-313-1101**
2. The North 1000 feet of the Northwest Quarter of said Northwest Quarter (NW 1/4 of NW 1/4), Section 18, Township 33, Range 27. **PIN: 10-118-2200**
3. The North 1000 feet of that part of the East Half of the Northwest Quarter (E 1/2 of NW 1/4), said Section 18, Township 33, Range 27, lying south of the North 165 feet thereof.
PIN: 10-118-2100
4. The North 1000 feet of that part of the West Half of the Northeast Quarter (W 1/2 of NE 1/4), Section 18, Township 33, Range 27, lying westerly of the center line of County State Aid Highway No. 5. EXCEPTING THEREFROM all that part of the North 165 feet of said West Half of the Northeast Quarter lying west of said County State Aid Highway No. 5.
PIN: 10-118-1200

All being within Sherburne County, Minnesota

EXHIBIT A

OA-569 P.5

REC'D. BY NOV 30 2000
MIR

**CITY OF BIG LAKE
TOWN OF BIG LAKE**

**CITY RESOLUTION NO. 98-14
TOWN RESOLUTION NO. 98-_____**

A Joint Resolution as to Orderly Annexation

WHEREAS, the City of Big Lake and the Town of Big Lake, Sherburne County, Minnesota, are in agreement as to the orderly annexation of certain lands described herein for the purpose of orderly planned growth and development; and

WHEREAS, such annexation and growth is of benefit to the City of Big Lake and Town of Big Lake; and

WHEREAS, the parties hereto desire to set forth the terms of orderly annexation by means of this Resolution.

NOW THEREFORE, BE IT RESOLVED by the City of Big Lake and Town of Big Lake as follows:

1. The following described area consisting of 379.94 acres of land in the Town of Big Lake (see attached Exhibit A) is property subject to orderly annexation under and pursuant to Minnesota Statute 414.0325, Subdivision 1 and the parties hereto do hereby designate this area as in need of orderly annexation as provided by Statute.
2. The annexation of the above-mentioned parcels shall be staged to coordinate with the extension of sewer and water onto said parcel. Notification to be made to the Municipal Board by City Council Resolution of the effective date.

EXHIBIT A

3. Annexation of the Orderly Annexation Area to the City of Big Lake shall be forwarded for review to the Minnesota Municipal Board for proceedings consistent with the Agreement. The Minnesota Municipal Board may review and comment, but shall order the annexation of the property described in Exhibit A in accordance with the terms of this Joint Resolution.
4. The parties acknowledge that the Orderly Annexation area is urban and suburban in character, contiguous to the City of Big Lake, and that the City is capable of providing municipal services to said areas. The population of each parcel on date of annexation shall be zero.
5. For all property annexed to the City of Big Lake, pursuant to the Resolution, the tax rate shall convert to the City tax rate immediately. Taxes shall be paid to the City of Big Lake as soon as possible according to Minnesota Statute.
6. The Town of Big Lake does upon passage of this Resolution and its adoption by the Big Lake City Council, confer jurisdiction upon the Minnesota Municipal Board so as to accomplish said orderly annexation in accordance with the terms and conditions of this Resolution.
7. The City of Big Lake shall, upon notification of receipt of Joint Resolution by the Municipal Board, be authorized to process Comprehensive Plan Amendments, Zoning Amendments and Preliminary Plat requests as per the property owner/developer.

Adopted by the Big Lake City Council this 8th day of July, 1998.

Erv Danielowski
Mayor Erv Danielowski

Attest:

Curtis M. Jacobsen
Curtis M. Jacobsen, City Administrator

STATE OF MINNESOTA }
COUNTY OF SHERBURNE } SS.

The foregoing instrument was acknowledged before me this 8th day of July, 1998 by Erv Danielowski, the Mayor of the City of Big Lake and Curtis M. Jacobsen, the City Administrator of the City of Big Lake.

Sandra L. Petrowski
Notary Public

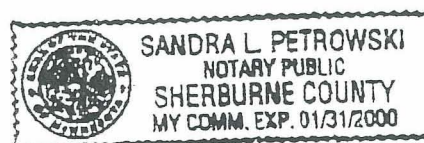


EXHIBIT A

REC'D. BY NOV 30 2000
MAIL

Adopted by the Big Lake Town Board of Supervisors this 12th day of August, 1998.

Ewald Petersen

Chair Ewald Petersen

Attest:

Kathleen Preuss

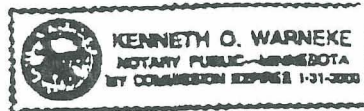
Clerk Kathleen Preuss

STATE OF MINNESOTA }
COUNTY OF SHERBURNE } SS.

The foregoing instrument was acknowledged before me this 12th day of August, 1998 by Ewald Petersen, the Chairman of the Big Lake Town Board of Supervisors and Kathy Preuss, the Clerk of the Town of Big Lake.

Kenneth O. Warneke

Notary Public



This instrument drafted by:

The City of Big Lake
PO Box 250
Big Lake, MN 55309-0250

EXHIBIT A

The SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of 12, Township 33, Range 28, Sherburne County, Minnesota lying easterly of the centerline of County Road No. 73 as shown on the THOMPSON LAKE PINES according to the recorded plat thereof. (42.95 acres)

AND

That part of the West Half of the Southwest Quarter of Section 7, Township 33, Range 27, Big Lake Township, Sherburne County, Minnesota, Lying southerly of the following described line:

Commencing at the southwest corner of said West Half, thence North 00 degrees 00 minutes 31 seconds West, assumed bearing, along the west line of said West Half, a distance of 1015.35 feet to the point of beginning of the line to be described; thence North 45 degrees 23 minutes 06 seconds East a distance of 1800.00 feet; thence South 65 degrees 56 minutes 58 seconds East a distance of 212.63 feet; thence Southeasterly, along a tangential curve concave to the north, having a central angle of 22 degrees 48 minutes 25 seconds, a radius of 346.00 feet and a distance of 137.73 feet to the east line of said West Half and said line there terminating. Said point of termination is South 00 degrees 34 minutes 56 seconds East, along the east line of said West Half, a distance of 452.48 feet from the northeast corner of said West Half.

WITH

That part of the Northeast Quarter of the Southwest Quarter of Section 7, Township 33, Range 27, Big Lake Township, Sherburne County, Minnesota, lying westerly of the westerly right-of-way line of County Road Number 5 and lying southerly of the following described line:

Commencing at the northwest corner of said quarter-quarter; thence South 00 degrees 34 minutes 56 seconds East, along the west line of said quarter-quarter, a distance of 452.48 feet to the point of beginning of the line to be described, said point being on a 346.00 foot radius curve, the center of circle of said curve bears North 01 degrees 14 minutes 36 seconds East from said point; thence Easterly along said curve having a central angle of 03 degrees 58 minutes 18 seconds and a distance of 23.98 feet; thence North 87 degrees 16 minutes 18 seconds East a distance of 114.60 feet to the southwest corner of the driveway easement in Document Number 131298 on file in the office of the County Recorder, Sherburne County, Minnesota; thence continue North 867 degrees 16 minutes 18 seconds East, along the south line of the said Document Number 13298, a distance of 039.81 feet to the northwest corner of the parcel of land described in Document Number 260211 on file in the office of the County Recorder, Sherburne County, Minnesota; thence South 00 degrees 20 minutes 24 seconds East, along the west line of said Document Number 260211, a distance of 300.26 feet to the southwest corner of said Document Number 260211; thence North 87 degrees 16 minutes 18 seconds East, along the south line of said Document Number 260211, a distance of 391.18 feet to the center line of County Road 5 and said line there terminating.

WITH

EXHIBIT A
(1 of 2)

EXHIBIT A

That part of the Southeast Quarter of the Southwest Quarter of Section 7, Township 33, Range 27, Big Lake Township, Sherburne County, Minnesota, Lying westerly of the westerly right-of-way line of County Road Number 5.

WITH

That part of the North 10 rods of the Northeast Quarter of the Northwest Quarter of Section 18, Township 33, Range 27, Big Lake Township, Sherburne County, Minnesota, lying westerly of the westerly right-of-way line of County Road Number 5. (The above four descriptions consisting of 120.99 acres)

AND

All that part of the Northeast Quarter (NE ¼), of Section 18, Township 33, Range 27, Sherburne County, Minnesota except the North 10 rods thereof and the South 273.56 feet thereof, lying East of the centerline of County State Aid Highway 5, as now existing and traveled, and West of the Elk River. (56 acres)

AND

The East half of the Southeast Quarter of Section 12, Township 33, Range 28, Sherburne County, Minnesota. (80 acres)

AND

The West half of the Northeast Quarter of Section 13, Township 33, Range 28, Sherburne County, Minnesota. (80 acres)

EXHIBIT A
(2 of 2)

EXHIBIT A

LEGAL DESCRIPTION

Original Arcon Requested annexation area (McDowall River Oaks)
City of Big Lake Resolution 2000-17

The West Half of the Northeast Quarter of Section 18, Township 33, Range 27, EXCEPT the north 10 rods thereof; also EXCEPT that part thereof lying west of the center line of County State Aid Highway No. 5; also EXCEPT the South 273.56 feet thereof lying east of County State Aid Highway No. 5; also EXCEPT that part of said West Half of the Northeast Quarter described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods of the West Half of the Northeast Quarter, a distance of 102.66 feet to the center line of County State Aid Highway No. 5, said point being the actual point of beginning; thence Southeasterly along said center line along a non-tangential curve, concave to the northeast, having a radius of 5729.58 feet and a central angle of 01 degrees 35 minutes 07 seconds, a distance of 158.54 feet, the chord of said curve bears South 20 degrees 28 minutes 34 seconds East; thence North 69 degrees 03 minutes 30 seconds East, a distance of 174.03 feet; thence easterly along a tangential curve concave to the south, having a radius of 237.00 feet and a central angle of 21 degrees 49 minutes 05 seconds, a distance of 90.25 feet, thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet to the South line of the North 10 rods of said West ½ of the Northeast Quarter; thence North 89 degrees 07 minutes 25 seconds West, a distance of 307.37 feet to the point of beginning.

AND

The East Half of the Northeast Quarter of Section 18, Township 33, Range 27, lying west of the center line of the Elk River, except the north 10 rods thereof, also except the South 273.56 feet thereof.

EXHIBIT B

AMENDED LEGAL DESCRIPTION

Arcon Requested annexation area (McDowall River Oaks) except northerly 66.00 parcel

City Council Resolution 2000- **(adopted October 25, 2000)**

McDowall River Oaks

That part of the West Half of the Northeast Quarter and that part of the East Half of the Northeast Quarter, all in Section 18, Township 33, Range 27, Sherburne County, lying east of County State Aid Highway No. 5 (formerly the Big Lake and Orrock Road) and lying west of the Elk River, excepting therefrom the following 5 parcels:

Exception No. 1:

The South 273.56 feet of the South Half of the Northeast Quarter lying East of the center line of the Big Lake – Orrock Road and West of the approximate center of the elk River, all in Section 18, Township 33, Range 27, described as follows: Commencing at the center of Section 18, Township 33, Range 27, iron pipe in place; thence Easterly on the East and West one-quarter line as now laid out and accepted a distance of 1154.65 feet or to the center line of the Big Lake – Orrock Road which is the point of beginning; thence deflection angle left 114 degrees 14 minutes direction of Northwesterly and along the center line of said road a distance of 300 feet; thence Easterly and parallel with the East and West one-quarter line as above described, a distance of 764.38 feet, or to the approximate center of the Elk River; thence Southeasterly along the approximate center of the Elk River a distance of 295.18 feet, more or less, to a point on the above described East and West one-quarter line that is 752.15 feet Easterly of the point of the beginning; thence Westerly on the above described East and West one-quarter line a distance of 752.15 feet more or less to the point of beginning.

Exception No. 2:

The North 165.00 feet of the West Half of the Northeast Quarter and the North 165.00 feet of the East Half of the Northeast Quarter of Section 18, Township 33, Range 27.

EXHIBIT C

Exception No. 3:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota, described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods of the West Half of the Northeast Quarter, a distance of 102.66 feet to the center line of County State Aid Highway No. 5, said point being the actual point of beginning; thence Southeasterly along said center line along a non-tangential curve, concave to the northeast, having a radius of 5729.58 feet and a central angle of 01 degrees 35 minutes 07 seconds, a distance of 158.54 feet, the chord of said curve bears South 20 degrees 28 minutes 34 seconds East; thence North 69 degrees 03 minutes 30 seconds East, a distance of 174.03 feet; thence easterly along a tangential curve concave to the south, having a radius of 237.00 feet and a central angle of 21 degrees 49 minutes 05 seconds, a distance of 90.25 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet to the South line of the North 10 rods of said West Half of the Northeast Quarter; thence North 89 degrees 07 minutes 25 seconds West along said South line of the North 10 rods, a distance of 307.37 feet to the point of beginning.

Exception No. 4:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods, a distance of 410.03 feet to the point of beginning; thence South 00 degrees 52 minutes 35 seconds West, a distance of 66.00 feet; thence South 89 degrees 07 minutes 25 seconds East, a distance of 199.97 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet; thence North 89 degrees 07 minutes 25 seconds West, a distance of 197.97 feet to the point of beginning.

Exception No 5:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods, a distance of 610.00 feet to the point of beginning; thence South 00 degrees 52 minutes 35 seconds West, a distance of 66.00 feet; thence South 89 degrees 07 minutes 25 seconds East, a distance of 275.00 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet; thence North 89 degrees 07 minutes 25 seconds West, a distance of 275.00 feet to the point of beginning.

EXHIBIT C

REC'D. BY NOV 30 2000
MMB

**TOWN OF BIG LAKE
MINNESOTA**

A regular meeting of the Big Lake Town Board was called to order by Chairman Petersen at 7:00 p.m. on Wednesday, October 11, 2000. The meeting was held at the Big Lake Township Hall, Big Lake, Minnesota. The following board members were present: Hofer, Sanford, Petersen, and Thomas. A motion to adopt the following resolution was made by Sanford and seconded by Hofer.

**TOWN OF BIG LAKE
RESOLUTION NO. 2000-8**

**A Resolution Amending Resolution No. 2000-3 Annexing Land to the
City of Big Lake Under An Orderly Annexation Agreement
For Arcon Development Incorporated**

WHEREAS, the Town of Big Lake and the City of Big Lake have entered into orderly annexation agreements identified by Minnesota State Planning Numbers OA-478 and OA-569; and

WHEREAS, said orderly annexation agreements designate land described in Exhibit A for future annexation; and

WHEREAS, the Big Lake Town Board approved Resolution 2000-3 annexing the property legally described in Exhibit B, which lies entirely within the orderly annexation area; and

WHEREAS, following adoption of Resolution 2000-3, the property owner and the Big Lake Town Board requested that the northerly 66.00 feet of the area approved for annexation be excepted from annexation and remain under the jurisdiction of the Town of Big Lake; and

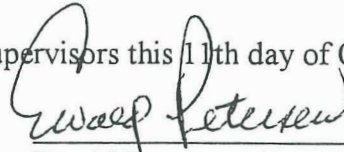
WHEREAS, the City Council agrees to except said land from the original annexation at this time; and

WHEREAS, the necessary criteria for annexation of land described in Exhibit C as outlined in the Joint Resolution for orderly annexation has been met.

NOW, THEREFORE, BE IT RESOLVED by the Town of Big Lake that the following be annexed to the City of Big Lake:

Land legally described in Exhibit C.

ADOPTED by the Town of Big Lake Board of Supervisors this 11th day of October, 2000.



Ewald Petersen, Board Chairman

ATTEST:



Laura Hayes, Clerk

The motion for adoption of the foregoing resolution was duly moved by Supervisor Sanford, seconded by Supervisor Hofer. After a discussion thereof and upon a vote taken thereon, the following number of supervisors voted in favor 4; against 0; whereupon said resolution was declared duly passed and adopted.

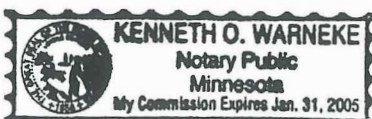
Document prepared by: Laura Hayes – Town Clerk
P.O. Box 75
Big Lake, MN 55309
(612) 263-8111

STATE OF MINNESOTA

ss

COUNTY OF SHERBURNE

On this 11th day of Oct., 2000, before me, a Notary Public, within and for said County, personally appeared Ewald Petersen and Laura Hayes, to me personally known, being each by me duly sworn, did say that they are respectively the Chairman of the Board and Town Clerk, of the Town of Big Lake, the municipal Township named in the foregoing instrument, was signed and sealed on behalf of said Township authority of its Town Board and they acknowledged said instrument to be the free act and deed of said municipal Township.


NOTARY PUBLIC

Civil Engineering
Land Surveying
Land Planning

John Oliver & Associates, Inc.

580 Dodge Avenue, Elk River, MN 55330
(763) 441-2072 • Fax (763) 441-5665
eriver@joliverassoc.com

REC'D. BY NOV 30 2000
MMS

F. 02/03

Exhibit C

MCDOWALL RIVER OAKS

That part of the West Half of the Northeast Quarter and that part of the East Half of the Northeast Quarter, all in Section 18, Township 33, Range 27, Sherburne County, lying east of County State Aid Highway No. 5 (formerly the Big Lake and Orrock Road) and lying west of the Elk River, excepting therefrom the following 5 parcels:

Exception No. 1:

The South 273.56 feet of the South Half of the Northeast Quarter lying East of the center line of the Big Lake - Orrock Road and West of the approximate center of the Elk River, all in Section 18, Township 33, Range 27, described as follows: Commencing at the center of Section 18, Township 33, Range 27, iron pipe in place; thence Easterly on the East and West one-quarter line as now laid out and accepted a distance of 1154.65 feet or to the center line of the Big Lake - Orrock Road which is the point of beginning; thence deflection angle left 114 degrees 14 minutes direction of Northwesterly and along the center line of said road a distance of 300 feet; thence Easterly and parallel with the East and West one-quarter line as above described, a distance of 764.38 feet, or to the approximate center of the Elk River; thence Southeasterly along the approximate center of the Elk River a distance of 295.18 feet, more or less, to a point on the above described East and West one-quarter line that is 752.15 feet Easterly of the point of beginning; thence Westerly on the above described East and West one-quarter line a distance of 752.15 feet more or less to the point of beginning.

Exception No. 2:

The North 165.00 feet of the West Half of the Northeast Quarter and the North 165.00 feet of the East Half of the Northeast Quarter of Section 18, Township 33, Range 27.

Exception No. 3:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota, described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods of the West Half of the Northeast Quarter, a distance of 102.66 feet to the center line of County State Aid Highway No. 5, said point being the actual point of beginning; thence Southeasterly along said center line along a non-tangential curve, concave to the northeast, having a radius of 5729.58 feet and a central angle of 01 degrees 35 minutes 07 seconds, a distance of 158.54 feet, the chord of said curve bears South 20 degrees 28 minutes 34 seconds East; thence North 69 degrees 03 minutes 30 seconds East, a distance of 174.03 feet; thence easterly along a tangential curve concave to the south, having a radius of 237.00 feet and a central angle of 21 degrees 49 minutes 05 seconds, a distance of 90.25 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet to the South line of the North 10 rods of said West Half of the Northeast Quarter; thence North 89 degrees 07 minutes 25 seconds West along said South line of the North 10 rods, a distance of 307.37 feet to the point of beginning.

Offices in Elk River & Burnsville

www.joliverassoc.com

REC'D. BY NOV 30 2000
MMB

Exhibit C

Exception No. 4:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods, a distance of 410.03 feet to the point of beginning; thence South 00 degrees 52 minutes 35 seconds West, a distance of 66.00 feet; thence South 89 degrees 07 minutes 25 seconds East, a distance of 199.97 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet; thence North 89 degrees 07 minutes 25 seconds West, a distance of 197.97 feet to the point of beginning.

Exception No. 5:

That part of the West Half of the Northeast Quarter of Section 18, Township 33, Range 27, Sherburne County, Minnesota described as follows: Commencing at the Southwest corner of the North 10 rods of said West Half of the Northeast Quarter; thence South 89 degrees 07 minutes 25 seconds East along the South line of said North 10 rods, a distance of 610.00 feet to the point of beginning; thence South 00 degrees 52 minutes 35 seconds West, a distance of 66.00 feet; thence South 89 degrees 07 minutes 25 seconds East, a distance of 275.00 feet; thence North 00 degrees 52 minutes 35 seconds East, a distance of 66.00 feet; thence North 89 degrees 07 minutes 25 seconds West, a distance of 275.00 feet to the point of beginning.