

CENTERPOINT ENERGY MANKATO FIRST ADDITION

KNOW ALL PERSONS BY THESE PRESENTS: That CenterPoint Energy Resources Corp d/b/a CenterPoint Energy Minnesota Gas, owner of the following described property situated in the County of Blue Earth, State of Minnesota, to wit:

All that part of the South Half of the Northwest Quarter of Section 5, Township 108 North, Range 26 West described as: Commencing at the northwest corner of the Southwest Quarter of the Northwest Quarter of Section 5; thence North 89 degrees, 51 minutes, 50 seconds East (assumed bearing) along the North line of the South Half of the Northwest Quarter of Section 5, a distance of 2139.10 feet to a point 220.00 feet West of the westerly right-of-way line of the Chicago and Northwestern Railway Company, said point being the point of beginning; thence South 22 degrees, 51 minutes, 50 seconds West, 556.72 feet; thence South 89 degrees, 51 minutes, 50 seconds West and parallel with the North line of the South Half of the Northwest Quarter of Section 5, a distance of 510.00 feet; thence North 22 degrees, 51 minutes, 50 seconds East, 556.72 feet to a point on the North line of the South Half of the Northwest Quarter of Section 5; thence North 89 degrees, 51 minutes, 50 seconds East along said North line, 510.00 feet to the point of beginning.

AND

All that part of the South Half of the Northwest Quarter of Section 5, Township 108 North, Range 26 West described as: Commencing at the northwest corner of the Southwest Quarter of the Northwest Quarter of Section 5; thence North 89 degrees, 51 minutes, 50 seconds East (assumed bearing) along the North line of the South Half of the Northwest Quarter of Section 5, a distance of 2139.10 feet to a point 220.00 feet West of the westerly right-of-way line of the Chicago and Northwestern Railroad Company; thence South 22 degrees, 51 minutes, 50 seconds West, 556.72 feet to the point of beginning; thence continuing South 22 degrees, 51 minutes, 50 seconds West, 369.36 feet; thence South 89 degrees, 51 minutes, 50 seconds West and parallel with the North line of the South Half of the Northwest Quarter of Section 5, a distance of 510.00 feet; thence North 22 degrees, 51 minutes, 50 seconds East, 556.72 feet to a point on the North line of the South Half of the Northwest Quarter of Section 5, a distance of 510.00 feet to the point of beginning.

AND

A tract of land located in the South Half of the Northwest Quarter of Section 5, Township 108 North, Range 26 West, described as follows: A triangular tract of land lying northerly of the northerly right of way line of new Minnesota Trunk Highway No. 14 described as:

Commencing at the northwest corner of the Southwest Quarter of the Northwest Quarter of Section 5, Township 108 North. Range 26 West: thence North 89 degrees 51 minutes 50 seconds East (assumed bearing) along the North line of the South Half of the Northwest Quarter of Section 5, a distance of 2139.10 feet to a point 220.00 feet West of the westerly right of way line of the Chicago and Northwestern Railroad Company; thence South 22 degrees 51 minutes 50 seconds West, 926.08 feet to a found ½" I.D. iron pipe survey marker, said point being the point of beginning; thence continuing South 22 degrees 51 minutes 50 seconds West, 61.95 feet to a point on the northerly right of way line of new U.S. Trunk Highway No. 14; thence North 82 degrees 17 minutes 15 seconds West along said right of way line, 417.60 feet; thence North 89 degrees 51 minutes 50 seconds East 437.89 feet to the point of beginning.

AND

That part lying within the Southeast Quarter of the Northwest Quarter, Section 5, Township 108 North, Range 26 West of the parcel of land described as follows: Commencing at a point on the South line of the North Half of the Northwest Quarter of Section 5, in Township 108 North, Range 26, where the said line intersects the westerly line of the right-of-way the Chicago and North Western Railway Company and thence following in and on the westerly line of said railway right-of-way in a southerly and westerly direction distance of 1500 feet; thence in a straight line northerly and to a point on the south line of the North Half of the Northwest Quarter of Section 5, in Township 108 North of Range 26 West, 220 feet West from the point of commencement; thence east along said last mentioned line a distance of 220 feet to the point of commencement. Said area lying northerly right of way line of new U.S. Trunk Highway No. 14.

Has caused the same to be surveyed and platted as CENTERPOINT ENERGY MANKATO FIRST ADDITION and do hereby dedicate to the public for public use the public ways and the easements for drainage and utility purposes as created by this plat.

In witness whereof said CenterPoint Energy Resources Corp d/b/a CenterPoint Energy Minnesota Gas, has caused these presents to be signed by its proper officer this _____ day of _____, 20_____.

Signed: CenterPoint Energy Resources Corp d/b/a CenterPoint Energy Minnesota Gas

By: _____
_____ as _____

STATE OF _____
COUNTY OF _____

This instrument was acknowledged before me on this _____ day of _____, 20_____ by _____ as _____, of CenterPoint Energy Resources Corp d/b/a CenterPoint Energy Minnesota Gas.

_____(Notary Signature)

_____(Notary Printed Name)

Notary Public, _____ County, State of _____

My Commission Expires _____

SURVEYOR'S CERTIFICATE

I, Daniel J. Roeber, do hereby certify that this plat was prepared by me or under my direct supervision; that I am a duly Licensed Land Surveyor in the State of Minnesota; that this plat is a correct representation of the boundary survey; that all mathematical data and labels are correctly designated on this plat; that all monuments depicted on this plat have been, or will be correctly set within one year; that all water boundaries and wet lands, as defined in Minnesota Statutes, Section 505.01, Subd. 3, as of the date of this certificate are shown and labeled on this plat; and all public ways are shown and labeled on this plat.

Dated this _____ day of _____, 20_____.

Daniel J. Roeber, Licensed Land Surveyor
Minnesota License Number 43133

STATE OF MINNESOTA
COUNTY OF _____

This instrument was acknowledged before me on this _____ day of _____, 20_____, by Daniel J. Roeber, a Licensed Land Surveyor.

_____(Notary Signature)

_____(Notary Printed Name)

Notary Public, _____ County, State of Minnesota

My Commission Expires _____

APPROVALS

PLANNING COMMISSION

Be it known that on this _____ day of _____, 20_____, the Planning Commission of the City of Mankato did duly review this plat of CENTERPOINT ENERGY MANKATO FIRST ADDITION.

By _____ Chairperson

By _____ Secretary:

CITY COUNCIL OF CITY OF MANKATO, MINNESOTA

Be it known that on this _____ day of _____, 20_____, the City Council of the City of Mankato did duly approve this plat of CENTERPOINT ENERGY MANKATO FIRST ADDITION, and that, as per Minnesota Statutes, Section 505.03, Subd. 2, this plat has been submitted to and written comments and recommendations have been received from the Blue Earth Highway Engineer and the Commissioner of Transportation.

By _____ Mayor:

By _____ Secretary:

TITLE OPINION

I, _____, Licensed Attorney, State of Minnesota, do hereby certify that the owner as indicated hereon represents all ownership interest in the land encompassed by this plat.

By _____, Licensed Attorney
(signature)

By _____
(printed name)

BLUE EARTH COUNTY PROPERTY AND ENVIRONMENTAL RESOURCES

I hereby certify that there are no delinquent taxes and/or delinquent special assessments, that the current taxes have been paid and that the transfer has been entered on the land described herein on the _____ day of _____, 20_____.

Blue Earth County Property and Environmental Resources Director

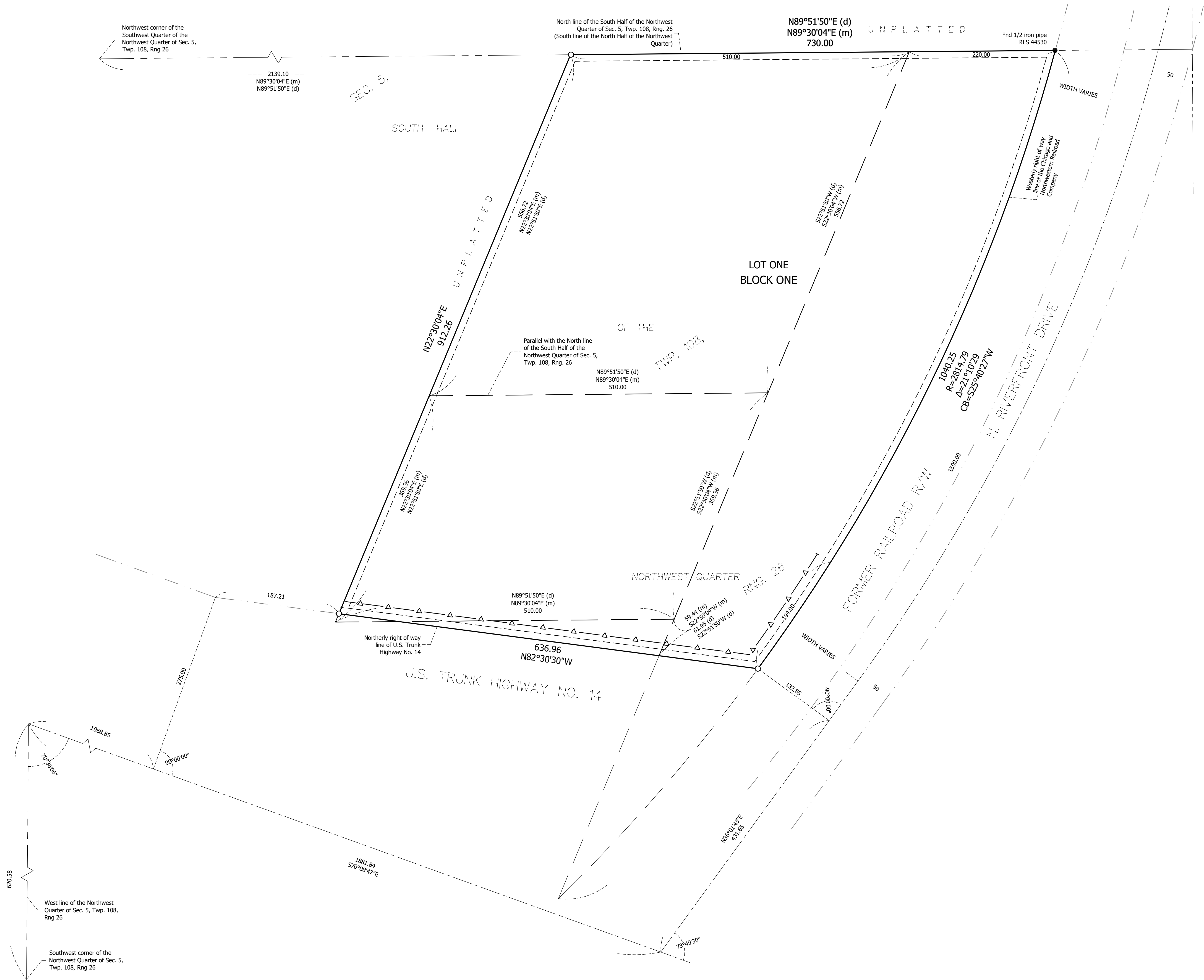
COUNTY RECORDER

I hereby certify that this instrument was filed in my office for record on this, the _____ day of _____, 20_____, at _____ o'clock ____ M., and that was duly recorded on _____ Plats, Number _____.

Blue Earth County Recorder

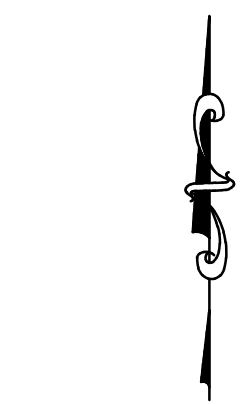
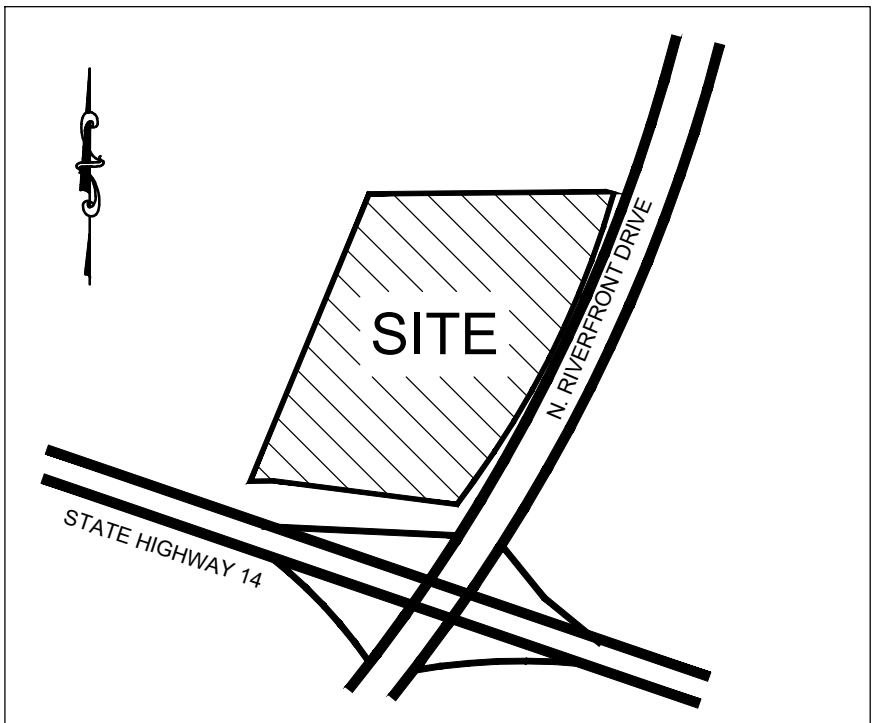


CENTERPOINT ENERGY MANKATO FIRST ADDITION



LOCATION MAP

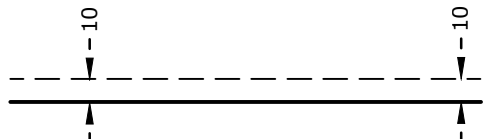
NOT TO SCALE



0 80 160
GRAPHIC SCALE IN FEET
1 inch = 80 feet

BEARING ORIENTATION
BASED ON THE NORTH LINE OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SEC. 5, TWP. 108, RNG. 26, WHICH HAS AN ASSUMED BEARING OF SOUTH 89 DEGREES 51 MINUTES 50 SECONDS EAST.

DRAINAGE & UTILITY EASEMENTS
SHOWN THUS:
(NOT TO SCALE)



BEING 10 FEET IN WIDTH AND ADJOINING LOT LINES AND RIGHT OF WAY LINES AS SHOWN ON THIS PLAT, UNLESS OTHERWISE DIMENSIONED.

LEGEND

- DENOTES IRON MONUMENT FOUND
- DENOTES 1/2 INCH BY 14 INCH IRON PIPE MONUMENT SET WITH PLASTIC PLUG INSCRIBED WITH "STANTEC 43133", IN ACCORDANCE WITH MN STATE STATUTE 505.021, SUBD. 10.
- Δ-Δ- DENOTES RESTRICTED RIGHT OF WAY ACCESS
- (m) DENOTES MEASURED DISTANCE
- (d) DENOTES DEED DISTANCE