

## FORM OF CERTIFICATE OF COMPLETION

The undersigned hereby certifies that RIVERSIDE MANUFACTURING, INC., a Minnesota Corporation, has fully and completely complied with its obligations under Article III of that document entitled "Contract for Private Development", dated April 25, 2006 between the City of Ramsey, Minnesota and RIVERSIDE MANUFACTURING, INC., a Minnesota Corporation, recorded in the office of the Anoka County Recorder as Document Number 488446.003, with respect to construction of the Minimum Improvements on the real estate which is legally described as follows:

The East 500 feet of the South 200 feet (as measured along the East and South lines respectively) of the Northeast Quarter of the Southeast Quart (NE1/4 of SE 1/4) of Section numbered Twenty-seven (27), Township Thirty-two (32) North of Range Twenty-five (25) West. Subject to an easement for road purposes over the North 33 feet thereof and over the East 93 feet thereof.

### RESERVING FOR THE BENEFIT OF THE GRANTOR, ITS HEIRS AND ASSIGNS THE FOLLOWING INGRESS/EGRESS AND DRAINAGE AND UTILITY EASEMENTS

A permanent easement for drainage and utility purposes over, under and across the East 500 feet of the South 200 feet (as measured along the East and South lines respectively) of the Northeast Quarter of the Southeast Quarter (NE ¼ of SE ¼) of Section numbered Twenty-seven, Township Thirty-two North of Range Twenty-five West described as follows:

Commencing at the Southwest Comer of said East 500 feet of the South 200 feet; thence on an assumed bearing of North 00 degrees 25 minutes 08 seconds East, along the West line of said East 500 feet of the South 200 feet a distance of 27.50 feet to the point of beginning; thence South 89 degrees 34 minutes 52 seconds East a distance of 56.00 feet; thence North 00 degrees 25 minute 08 seconds East a distance of 53.00 feet; thence North 47 degrees 31 minutes 00 seconds West a distance of 28.00 feet; thence North 14 degrees 24 minutes 00 seconds West a distance of 24.00 feet; thence North 06 degrees 00 minutes 00 seconds East a distance of 78.20 feet to the North line of said East 500 feet of the South 200 feet; thence South 89 degrees 58 minutes 77 seconds West, along said North line, a distance of 36.68 feet to the Northwest Corner of said East 500 feet of the South 200 feet; thence South 00 degrees 25 minutes 08 seconds West, along said West line, a distance of 172.50 feet to the point of beginning.

AND

A 20 foot wide permanent easement for drainage and utility purposes over, under and across said East 500 feet of the South 200 feet (as measured along the East and South lines respectively) of the Northeast Quarter of the Southeast Quarter of Section numbered Twenty-seven, Township Thirty-two North of Range Twenty-five West. The centerline of said easement is described as follows:

Commencing at the Southwest Corner of said East 500 feet of the South 200 feet; thence on an assumed bearing of North 00 degrees 25 minutes 08 seconds East, along the West line of said East 500 feet of the South 200 feet, a distance of 98.19 feet; thence North 33 degrees 01 minutes 23 seconds East a distance of 58.49 feet to the point of beginning of the centerline to be described; thence continue North 33 degrees 01 minutes 23 seconds East a distance of 60.85 feet; thence North 89 degrees 58 minutes 08 seconds East a distance of 159.77 feet; thence South 78 degrees 01 minutes 47 seconds East a distance of 176.04 feet to a point hereinafter referred to as "Point A"; thence South 12 degrees 11 minutes 51 seconds East a distance of 164.00 feet and said centerline there terminating.

TOGETHER WITH a 20 foot wide permanent easement for drainage and utility purposes over, under and across said East 500 feet of the South 200 feet (as measured along the East and South lines respectively) of the Northeast Quarter of the Southeast Quarter of Section numbered Twenty-seven, Township Thirty-two North of Range Twenty-five West. The centerline of said easement is described as follows:

Beginning at the aforescribed "Point A"; thence North 87 degrees 23 minutes 53 seconds East a distance of 55.00 feet and said described centerline there terminating.

AND

A permanent 24 foot wide easement for ingress and egress purposes over, under and across the East 500 feet of the South 200 feet (as measured along the East and South lines respectively) of the Northeast Quarter of the Southeast Quarter of Section numbered Twenty-seven, Township Thirty-two North of Range Twenty-five West. The centerline of said easement is described as follows:

Commencing at the Northeast Corner of said East 500 feet of the South 200 feet; thence on an assumed bearing of South 00 degrees 25 minutes 08 seconds West, along the East line of said East 500 feet of the South 200 feet, a distance of 35.00 feet to the point of beginning of the centerline to be described; thence South 89 degrees 58 minutes 11 seconds West a distance of 163.27 feet; thence North 45 degrees 47 minutes 57 seconds West a distance of 32.97 feet; thence South 89 degrees 58 minutes 11 seconds West a distance of 277.42 feet and said centerline there terminating.

(the "Development Property") in accordance with the Construction Plans, and is released and forever discharged from its obligations under the above referenced Article III.

In addition, that a Lien Agreement between RIVERSIDE MANUFACTURING, INC., a Minnesota Corporation and the City of Ramsey dated **June 14, 2006** and recorded in the office of the Anoka County Recorder as Document Number **488466.003** is hereby terminated and the lien against the Property created thereby released and discharged.

**CITY OF RAMSEY**

Dated: \_\_\_\_\_

By: \_\_\_\_\_  
Its Mayor, Sarah Strommen

By: \_\_\_\_\_  
Its City Administrator, Kurt Ulrich

STATE OF MINNESOTA    )  
  ) ss.  
COUNTY OF ANOKA        )

On this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_; before me, a Notary Public, personally appeared \_\_\_\_\_ and \_\_\_\_\_ to me personally known, who, being each by me duly sworn did say that they are respectively the Mayor and City Administrator of the City of Ramey, the Municipal Corporation named in the foregoing instrument, and the seal affixed to say instrument is the corporate seal of said Municipal Corporation, and the said instrument was signed and sealed on behalf of said Municipal Corporation by authority of its City Council and said Thomas G. Gamec and James E. Norman acknowledge said instrument to be the free act and deed of said Municipal Corporation.

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Signature of Notary Public