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[Reserved for Recording Data]

## **PARTIAL RELEASE OF RIGHT OF RE-ENTRY AND RIGHT OF REVERTER**

This Release of Right of Re-Entry and Right of Reverter (this “**Release**”) is made as of December \_\_\_, 2019, by and between CENTRA NORTH, LLC, a Minnesota limited liability company (“**Centra**”) and the CITY OF RAMSEY, a Minnesota municipal corporation (the “**City**”).

### Recitals

- A. Centra and the City are parties to that certain Right of Re-Entry Agreement dated November 28, 2018 and recorded with the Anoka County Recorder as Doc. No. 2215051.007 (the “**Original Right of Re-Entry Agreement**”).
- B. The Original Right of Re-Entry Agreement was amended and superseded by that certain Amended Right of Re-Entry Agreement by and between Centra and the City dated July 23, 2019 and recorded with the Anoka County Recorder on July 31, 2019 as Document No. 2233729.001 (the “**Amended Right of Re-Entry Agreement**”).
- C. Centra and the City desire to release of record any right of the City to re-enter and take physical possession of, or title to, the “Property” (as defined in the Amended Right of Re-Entry Agreement).

NOW, THEREFORE, in consideration of the Recitals, which are hereby incorporated herein and made a part hereof, and the mutual covenants and agreements contained herein, Centra and the City agree as follows:

1. **Termination of Right of Re-Entry.** Any and all rights of the City to (i) re-enter the Property and take physical possession thereof or (ii) seek or obtain restoration of title to the Property, or any portion thereof, in the name of the City, as set forth in Section 4 of both the Original Right of Re-Entry Agreement and the Amended Right of Re-Entry Agreement are hereby terminated and released of record in all respects, effective immediately.
2. **Effect on Remaining Terms.** Except as amended pursuant to Section 1 above, the rights of the City under the Amended Right of Re-Entry Agreement, including the rights of the City under and pursuant to Section 3 thereof, shall remain in full force and effect.

IN WITNESS WHEREOF, the City and Centra have caused their respective duly authorized representatives to execute this Release of Right of Re-Entry and Right of Reverter as of the day and year first above written.

*(Signature pages follow)*



