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**CERTIFICATE OF EXEMPTION FROM
SUBDIVISION REGULATIONS PER CITY CODE SECTION 82-200**


State of Minnesota
City of Orono

Case No. #18-3995

The undersigned Community Development Director for the City of Orono certifies as follows:

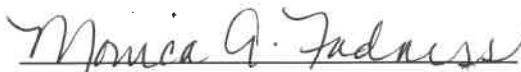
According to City Code Section 82-200, the land subdivision as described in **Exhibits A and B**, and depicted in **Exhibit C** are excepted from the subdivision requirements outlined within Orono Municipal Code Chapter 82, Article III, Divisions 1 through 4 because it: Is an adjustment of a lot line by the relocation of a common boundary [Cite Sec. 82-200(a)(4)].

1/11/2018
Date


Jeremy Barnhart
Community Development Director
City of Orono

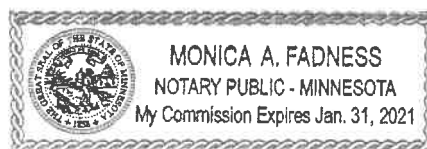
State of Minnesota)
County of Hennepin)

The foregoing certificate was acknowledged before me by Jeremy Barnhart, the Community Development Director of the City of Orono this 11th day of January, 2018.


Notary Public

My commission expires: 1-31-21

This instrument was drafted by:
City of Orono
2750 Kelley Parkway
Orono, Minnesota, 55356



Existing Legal Descriptions:

Parcel 1: That part of Government Lot 7 in Section 9, Township 117 North, Range 23 West of the 5th Principal Meridian, described as follows: Beginning at a point 302.81 feet South of the North line and 462 feet West of the East line of said Government Lot 7; thence South 82 degrees 13 minutes West, 97 feet; thence South 31 degrees 07 minutes 10 seconds West, 261.39 feet; thence South 13 degrees 25 minutes 37 seconds West, 167.65 feet, thence South 9 degrees 32 minutes 30 seconds West, 286.14 feet; thence due South to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to an intersection with a line running Southerly, parallel with the East line of the above mentioned Government Lot 7 in said Section 9, from a point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from the point of beginning, said last described course being hereinafter referred to and designated as "Line X"; thence North along Line X to said point being South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from said point of beginning; thence North 12 degrees 54 minutes 40 seconds East, 766.76 feet to the point of beginning, said last described course being designated as "Line Y".

For the purposes of the foregoing description

- (a) The East line of the aforesaid Government Lot 7 in said Section 9, Township 117 North, Range 23 West of the 5th Principal Meridian, is assumed to be a due North and South line.
- (b) The point of beginning is the same as the point of beginning of the description of the property conveyed to Leonard G. Carpenter and Gereldine K. Carpenter, husband and wife, by Trustees' Deed dated September 26, 1938, between Charles Koon Velie, et al as Trustees under the Last Will and Testament of Charles D. Velie, deceased, and said Carpenters, filed for record in the Office of the Register of Deeds of Hennepin County, Minnesota, on November 10, 1938, in Book 1445 of Deeds, Page 293, and
- (c) Line X and Line Y are the Westerly boundary of the property conveyed by said Trustees' Deed of September 26, 1938 to said Carpenters.

Parcel 2: That part of Government Lot 7 in Section 9, Township 117, Range 23 West of the 5th Principal Meridian, described as follows: Beginning at a point being 302.81 feet South of the North line and 462.00 feet West of the East line of the said Government Lot 7; thence South 82 degrees 13 minutes West, 290.2 feet; thence South 35 degrees 05 minutes West, 194.4 feet; thence South 13 degrees 57 minutes West 167.65 feet to the actual point of beginning of the tract of land to be described; thence North 13 degrees 57 minutes East, 167.65 feet; thence North 35 degrees 05 minutes East, 194.4 feet; thence North 82 degrees 13 minutes East, 193.2 feet; thence South 31 degrees 07 minutes 10 seconds West 261.39 feet; thence South 13 degrees 25 minutes 37 seconds West 167.65 feet; thence South 9 degrees 32 minutes 30 seconds West, 286.14 feet; thence due South to the shore of Maxwell's Bay, Lake Minnetonka; thence Westerly along said shoreline to an intersection with a line bearing South 5 degrees 23 minutes West, from the actual point of beginning; thence North 5 degrees 23 minutes East to the actual point of beginning.

For the purposes of this description the East line of said Government Lot 7 is assumed to be a due North and South line.

Parcel 3: That part of Lot 35, In Auditor's Subdivision No. 230, Hennepin County, Minnesota, and of Government Lot 7, in Section 9, Township 117 North, Range 23 West of the 5th Principal Meridian, described as follows: beginning at a point 302.81 feet South of the North line and 462.00 feet West of the East line of said Government Lot 7; thence East parallel with the North line of said Lot 7 a distance of 462.00 feet to the East line of said Lot 7; thence North along the West line of said Government Lot 7, a distance of 302.81 feet to the Northeast corner of said lot; thence continuing North along the North and South centerline of Section 4, Township 117, Range 23, a distance of 216.7 feet to an intersection with the Easterly extension of the South line of Lot 34 in the above mentioned Auditor's Subdivision No. 230, Hennepin County, Minnesota; thence Westerly along the Southerly boundary line of said Lot 34 and extension thereof to the Southwest corner of said Lot; thence Southerly along the extension of the West line of said Lot 34 to a point 1071.18 feet Southerly measured along the West line of said Lot 34 and the extension thereof, from the Northwest corner of said Lot 34; thence Westerly deflecting 81 degrees 06 minutes to the right from the last described course, 159.66 feet; thence continuing Westerly deflecting 2 degrees 30 minutes to the right from the last described course, a distance of 124.65 feet; thence Southwesterly on a tangential curve to the left with a radius of 388.66 feet, a distance of 193.75 feet to the point of compound curve; thence Southwesterly on a tangential curve to the left with a radius of 212.81 feet, a distance of 160.52 feet; thence Southwesterly in a straight line, tangent to said last described curve a distance of 2.89 feet to the Southerly line of aforesaid Section 4; thence West along the South line of said Section, 285.29 feet, said last described point being the Southeast corner of Government Lot 1 in said Section 4; thence Southwesterly deflecting 35 degrees 17 minutes to the left from said last described course, a distance of 110.3 feet; thence Southwesterly deflecting 45 degrees 28 minutes to the left from said last described course, a distance of 115.00 feet; the Southwesterly deflecting 21 degrees 40 minutes to the right from said last described course, a distance of 174.00 feet, more or less to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to its intersection with a line running Southerly parallel with the East line of above mentioned Government Lot 7 in said Section 9, from a point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from the point of beginning, said last described course being hereinafter referred to and designated as "Line X"; thence North parallel with the East line of said Government Lot 7 to said point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from said point of beginning; thence North 12 degrees 54 minutes 40 seconds East 766.76 feet to the point of beginning said last described course being hereinafter referred to and designated as "Line Y", EXCEPTING from above described premises, the following described tract (hereinafter sometimes referred to as the "EXCEPTED TRACT") to-wit: Beginning at the same point of beginning as above described; thence South 82 degrees 13 minutes West 290.2 feet; thence South 35 degrees 05 minutes West, 194.4 feet; thence South 13 degrees 57 minutes West, 167.65 feet; thence South 5 degrees 23 minutes West, 265.00 feet, more or less to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to an intersection with said "Line X" hereinabove described; thence North along said "Line X" to its intersection with "Line Y" as hereinabove described; thence North 12 degrees 54 minutes 40 seconds East along said "Line Y", 766.76 feet to the point of beginning.

For the purpose of the foregoing descriptions, the East line of the aforesaid Government Lot 7 in said Section 9, Township 117, Range 23, is assumed to be a due North and South line.

Proposed Legal Descriptions:

Parcel 1: That part of Government Lot 7 in Section 9, Township 117, Range 23 West of the 5th Principal Meridian, described as follows: Beginning at a point 302.81 feet South of the North line and 462 feet West of the East line of said Government Lot 7; thence North 52 degrees 03 minutes 14 seconds West, 41.75 feet; thence South 81 degrees 57 minutes 55 seconds West, 105.35 feet; thence South 19 degrees 49 minutes 29 seconds West, 596.73 feet; thence South 4 degrees 00 minutes 18 seconds West, 145 feet more or less, to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to an intersection with a line running Southerly, parallel with the East line of the above mentioned Government Lot 7 in said Section 9, from a point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from the point of beginning, said last described course being hereinafter referred to as "Line X" to said point being South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from said point of beginning; thence North 12 degrees 54 minutes 40 seconds East, 766.76 feet to the point of beginning, said last described course being designated as "Line Y".

For the purposes of the foregoing description

- (a) The East line of the aforesaid Government Lot 7 in said Section 9, Township 117, Range 23 West of the 5th Principal Meridian, is assumed to be a due North and South line.
- (b) The point of beginning is the same as the point of beginning of the description of the property conveyed to Leonard G. Carpenter and Gereldine K. Carpenter, husband and wife, by Trustees' Deed dated September 26, 1938, between Charles Koon Velie, et al as Trustees under the Last Will and Testament of Charles D. Velie, deceased, and said Carpenters, filed for record in the Office of the Register of Deeds of Hennepin County, Minnesota, on November 10, 1938, in Book 1445 of Deeds, Page 293, and
- (c) Line X and Line Y are the Westerly boundary of the property conveyed by said Trustees' Deed of September 26, 1938 to said Carpenters.

Parcel 2: That part of Government Lot 7 in Section 9, Township 117, Range 23 West of the 5th Principal Meridian, described as follows: Beginning at a point 302.81 feet South of the North line and 462 feet West of the East line of said Government Lot 7; thence North 52 degrees 03 minutes 14 seconds West, 41.75 feet; thence South 81 degrees 57 minutes 55 seconds West, 105.35 feet; thence South 19 degrees 49 minutes 29 seconds West, 596.73 feet to the point of beginning; thence North 19 degrees 49 minutes 29 seconds East, 596.73 feet; thence South 81 degrees 57 minutes 55 seconds West 210.89 feet; thence South 26 degrees 48 minutes 53 seconds West, 556 feet more or less to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the said shoreline to an intersection with a line bearing South 4 degrees 00 minutes 18 seconds West, from the actual point of beginning; thence North 4 degrees 00 minutes 18 seconds East to the actual point of beginning.

For the purposes of this description the East line of said Government Lot 7 is assumed to be a due North and South line.

Parcel 3: That part of Lot 35, In Auditor's Subdivision No. 230, Hennepin County, Minnesota, and of Government Lot 7, in Section 9, Township 117 North, Range 23 West of the 5th Principal Meridian, described as follows: beginning at a point 302.81 feet South of the North line and 462.00 feet West of the East line of said Government Lot 7; thence East parallel with the North line of said Lot 7 a distance of 462.00 feet to the East line of said Lot 7; thence North along the East line of said Government Lot 7, a distance of 302.81 feet to the Northeast corner of said lot, thence continuing North along the North and South centerline of Section 4, Township 117, Range 23, a distance of 216.7 feet to an intersection with the Easterly extension of the South line of Lot 34 in the above mentioned Auditor's Subdivision No. 230, Hennepin County, Minnesota; thence Westerly along the Southerly boundary line of said Lot 34 and extension thereof to the Southwest corner of said Lot; thence Southerly along the extension of the West line of said Lot 34 to a point 1071.18 feet Southerly measured along the West line of said Lot 34 and the extension thereof, from the Northwest corner of said Lot 34; thence Westerly deflecting 81 degrees 06 minutes to the right from the last described course, 159.66 feet; thence continuing Westerly deflecting 2 degrees 30 minutes to the right from the last described course, a distance of 124.65 feet; thence Southwesterly on a tangential curve to the left with a radius of 388.66 feet, a distance of 193.75 feet to the point of compound curve; thence Southwesterly on a tangential curve to the left with a radius of 212.81 feet, a distance of 160.52 feet; thence Southwesterly in a straight line, tangent to said last described curve a distance of 2.89 feet to the Southerly line of aforesaid Section 4; thence West along the South line of said Section, 285.29 feet, said last described point being the Southeast corner of Government Lot 1 in said Section 4; thence Southwesterly deflecting 35 degrees 17 minutes to the left from said last described course, a distance of 110.3 feet; thence Southwesterly deflecting 45 degrees 28 minutes to the left from said last described course, a distance of 115.00 feet; thence Southwesterly deflecting 21 degrees 40 minutes to the right from said last described course, a distance of 174.00 feet, more or less to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to its intersection with a line running Southerly parallel with the East line of above mentioned Government Lot 7 in said Section 9, from a point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from the point of beginning, said last described course being hereinafter referred to and designated as "Line X"; thence North parallel with the East line of said Government Lot 7 to said point bearing South 12 degrees 54 minutes 40 seconds West and distant 766.76 feet from said point of beginning; thence North 12 degrees 54 minutes 40 seconds East 766.76 feet to the point of beginning said last described course being hereinafter referred to and designated as "Line Y", EXCEPTING from above described premises, the following described tract (hereinafter sometimes referred to as the "EXCEPTED TRACT") to-wit: Beginning at the same point of beginning as above described; thence North 52 degrees 03 minutes 14 seconds West, 41.75 feet; thence South 81 degrees 57 minutes 55 seconds West, 316.24 feet; thence South 26 degrees 48 minutes 53 seconds West, 556 feet, more or less to the shore of Maxwell's Bay, Lake Minnetonka; thence Southeasterly along the shore of said lake to an intersection with said "Line X" hereinabove described; thence North along said "Line X" to its intersection with "Line Y" as hereinabove described; thence North 12 degrees 54 minutes 40 seconds East along said "Line Y", 766.76 feet to the point of beginning.

For the purpose of the foregoing descriptions, the East line of the aforesaid Government Lot 7 in said Section 9, Township 117, Range 23 West of the 5th Principal Meridian, is assumed to be a due North and South line.

**LOT LINE REARRANGEMENT FOR
JUDSON DAYTON
IN GOVT LOT 1, SEC. 4-117-23 &
IN GOVT LOT 7, SEC. 9-117-23
HENNEPIN COUNTY, MINNESOTA**



