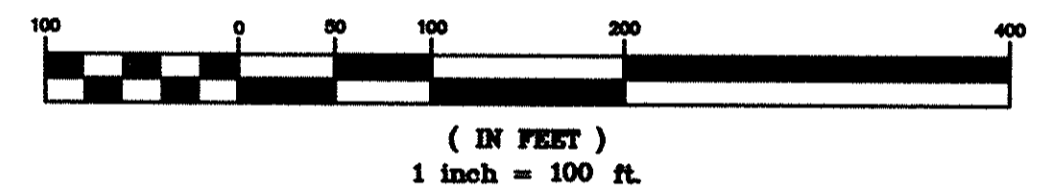


REPLAT OF
LOTS 1 & 2,
BLOCK 3

LEGEND

- IRON MONUMENT FOUND
- IRON MONUMENT PLACED
- (31,963) LOT AREAS IN SQ. FT.
- ACCESS CONTROL

GRAPHIC SCALE



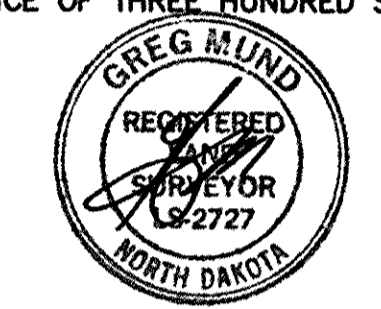
10' UTILITY EASEMENTS SHOWN THUS UNLESS OTHERWISE NOTED:

PLAT OF DAKOTA TERRITORY EIGHTH ADDITION TO THE CITY OF WEST FARGO, A REPLAT OF LOTS 5 AND 6, BLOCK 1, DAKOTA TERRITORY SIXTH ADDITION TO THE CITY OF WEST FARGO, CASS COUNTY, NORTH DAKOTA.

CERTIFICATE

GREG MUND, BEING DULY SWORN, DEPOSES AND SAYS THAT HE IS THE REGISTERED PROFESSIONAL LAND SURVEYOR WHO PREPARED AND MADE THE ATTACHED PLAT OF "DAKOTA TERRITORY EIGHTH ADDITION" TO THE CITY OF WEST FARGO, A REPLAT OF LOTS FIVE (5) AND SIX (6), BLOCK ONE (1), DAKOTA TERRITORY SIXTH ADDITION TO THE CITY OF WEST FARGO, CASS COUNTY, NORTH DAKOTA; THAT THE ATTACHED PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY; THAT ALL DISTANCES ARE CORRECTLY SHOWN ON THE PLAT; THAT MONUMENTS HAVE BEEN PLACED IN THE GROUND AS INDICATED FOR THE GUIDANCE OF FUTURE SURVEYS AND THAT THE EXTERIOR BOUNDARY LINES OF SAID ADDITION ARE DESCRIBED AS FOLLOWS, TO WIT:

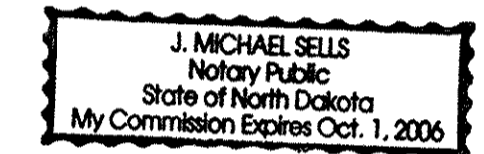
BEGINNING AT THE SOUTHEAST CORNER OF LOT FOUR (4), BLOCK ONE (1), OF DAKOTA TERRITORY SIXTH ADDITION TO THE CITY OF WEST FARGO, CASS COUNTY, NORTH DAKOTA;
 THENCE N 01°59'49" W ALONG THE EAST LINE OF SAID LOT FOUR (4) FOR A DISTANCE OF TWO HUNDRED FIFTY EIGHT AND TWENTY NINE HUNDREDTHS (258.29) FEET TO THE NORTHEAST CORNER THEREOF, A POINT ON THE SOUTH LINE OF LOT THREE (3), BLOCK ONE (1), OF SAID DAKOTA TERRITORY SIXTH ADDITION;
 THENCE NORTHEASTERLY ALONG THE SOUTH LINE OF SAID LOT THREE (3) ALONG A CURVE TO THE LEFT (R = 300.00', Δ = 20°21'04", CHORD BEARING = N 58°07'52" E) FOR AN ARC DISTANCE OF ONE HUNDRED SIX AND FIFTY SIX HUNDREDTHS (106.56) FEET;
 THENCE NORTHEASTERLY ALONG THE SOUTH LINE OF SAID LOT THREE (3) AND THE SOUTH LINE OF LOT TWO (2) OF SAID BLOCK ONE (1) ALONG A CURVE TO THE RIGHT (R = 300.00', Δ = 40°02'51") FOR AN ARC DISTANCE OF TWO HUNDRED NINE AND SIXTY NINE HUNDREDTHS (209.69) FEET;
 THENCE N 88°00'11" E ALONG THE SOUTH LINE OF SAID LOT TWO (2) FOR A DISTANCE OF NINETY (90.00) FEET TO THE SOUTHEAST CORNER OF SAID LOT TWO (2), A POINT ON THE WEST RIGHT-OF-WAY LINE OF SEVENTEENTH STREET EAST IN THE CITY OF WEST FARGO;
 THENCE S 01°59'49" E ALONG THE WEST RIGHT-OF-WAY LINE OF SAID SEVENTEENTH STREET EAST FOR A DISTANCE OF THREE HUNDRED EIGHTY FOUR AND TEN HUNDREDTHS (384.10) FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF THIRTEENTH AVENUE EAST IN THE CITY OF WEST FARGO;
 THENCE S 88°24'42" W ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID THIRTEENTH AVENUE EAST FOR A DISTANCE OF THREE HUNDRED SEVENTY FOUR AND NINETY FIVE HUNDREDTHS (374.95) FEET TO THE SOUTHEAST CORNER SAID LOT FOUR (4), THE POINT OF BEGINNING.
 SAID TRACT CONTAINS 2.98 ACRES, MORE OR LESS.



Greg Mund
GREG MUND
REGISTERED PROFESSIONAL LAND SURVEYOR
ND REG. NO. 2727

STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 9th DAY OF April, 2003, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED GREG MUND, REGISTERED PROFESSIONAL LAND SURVEYOR, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.



J. Michael Sells
J. MICHAEL SELLS
Notary Public
State of North Dakota
My Commission Expires Oct. 1, 2006

DEDICATION

WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE LAND DESCRIBED IN THE PLAT OF "DAKOTA TERRITORY EIGHTH ADDITION" TO THE CITY OF WEST FARGO, A REPLAT OF LOTS FIVE (5) AND SIX (6), BLOCK ONE (1), DAKOTA TERRITORY SIXTH ADDITION TO THE CITY OF WEST FARGO, CASS COUNTY, NORTH DAKOTA; THAT WE HAVE CAUSED IT TO BE SURVEYED AND PLATTED INTO LOTS AND BLOCKS AS SHOWN BY SAID PLAT AND CERTIFICATE OF GREG MUND, REGISTERED PROFESSIONAL LAND SURVEYOR AND THAT SAID ADDITION SHALL BE KNOWN AS "DAKOTA TERRITORY EIGHTH ADDITION" TO THE CITY OF WEST FARGO. WE HEREBY DEDICATE ALL STREETS, AVENUES AND UTILITY EASEMENTS SHOWN ON THE ATTACHED PLAT TO THE USE OF THE PUBLIC.

OWNER: MENARD, INC.

Marv Prochaska
MARV PROCHASKA, VICE PRESIDENT OF REAL ESTATE

STATE OF WISCONSIN)
COUNTY OF EAU CLAIRE)

ON THIS 16th DAY OF April, 2003, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MARV PROCHASKA, VICE PRESIDENT OF REAL ESTATE OF MENARD, INC., KNOWN TO ME TO BE AN OFFICER OF THE CORPORATION DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE NAME OF THE MENARD, INC..



Andrew C. Maulbetsch
ANDREW C. MAULBETSCH
NOTARY PUBLIC, EAU CLAIRE COUNTY, WISCONSIN
MY COMMISSION EXPIRES: 12/31/2006

WEST FARGO PLANNING COMMISSION APPROVAL

APPROVED BY THE WEST FARGO PLANNING COMMISSION THIS 10th DAY OF April, 2003.

Loren Kersting
LOREN KERSTING, CHAIRMAN

STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 14th DAY OF April, 2003, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED LOREN KERSTING, CHAIRMAN OF THE WEST FARGO PLANNING COMMISSION, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE NAME OF THE WEST FARGO PLANNING COMMISSION.



Lisa Sankey
LISA SANKEY
NOTARY PUBLIC, STATE OF NORTH DAKOTA
My Commission Expires SEPT. 20, 2005

WEST FARGO CITY ENGINEER'S APPROVAL

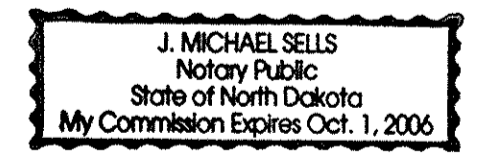
APPROVED BY THE WEST FARGO CITY ENGINEER THIS 9th DAY OF April, 2003.

Kevin J. Bucholz
KEVIN J. BUCHOLZ, CITY ENGINEER



STATE OF NORTH DAKOTA)
COUNTY OF CASS)

ON THIS 9th DAY OF April, 2003, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED KEVIN J. BUCHOLZ, CITY ENGINEER, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.



J. Michael Sells
J. MICHAEL SELLS
Notary Public
State of North Dakota
My Commission Expires Oct. 1, 2006

WEST FARGO CITY COMMISSION APPROVAL

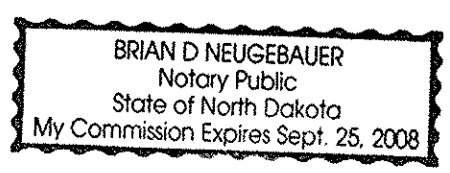
APPROVED BY THE WEST FARGO CITY COMMISSION THIS 17th DAY OF March, 2003.

Rich Mattern
RICH MATTERN, PRESIDENT OF THE WEST FARGO CITY COMMISSION

Sharon Schacher
SHARON SCHACHER, DEPUTY AUDITOR

STATE OF NORTH DAKOTA)
COUNTY OF CASS)

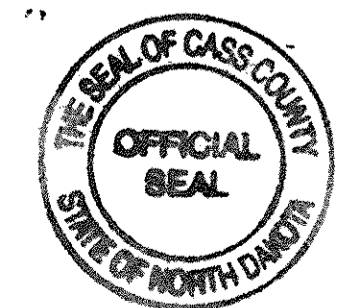
ON THIS 21 DAY OF April, 2003, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED RICH MATTERN, PRESIDENT OF THE WEST FARGO CITY COMMISSION, AND SHARON SCHACHER, DEPUTY AUDITOR, KNOWN TO ME TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME IN THE NAME OF THE CITY OF WEST FARGO.



Brian D. Neugebauer
BRIAN D. NEUGEBAUER
Notary Public
State of North Dakota
My Commission Expires Sept. 25, 2008

COUNTY AUDITOR'S TAX RECORD

I HEREBY CERTIFY THAT ALL TAXES AND SPECIAL ASSESSMENTS ON THE ABOVE PLAT ARE PAID AND TRANSFERS ENTERED.



Michael Montplaisir
MICHAEL MONTPLAISIR, CASS COUNTY AUDITOR



T1-52

DOCUMENT NO. 1053672
STATE OF NORTH DAKOTA \$10.10 Chg.
COUNTY OF CASS

I HEREBY CERTIFY THAT THE ABOVE INSTRUMENT WAS FILED IN THIS OFFICE FOR RECORD ON THIS 22nd DAY OF April A.D. 2003 AT 10:02 O'CLOCK A M AND WAS RECORDED IN BOOK T1 OF Plats PAGE 52.

Deanna Kersrud
DEANNA KERSRUD
COUNTY RECORDER

BY _____ DEPUTY

Property Detail Report

02-0083-00010-000

Newest Statement (2022 - #220137241)

Owner:	LIGHTSTORM PROPERTIES INC	Mill Levy Rate:	299.91
Address:	1640 13 AVE E WEST FARGO ND 58078	Consolidated:	\$24,345.21
Mail To:	LIGHTSTORM PROPERTIES INC 2050 HALIFAX ST REGINA SK S4P 1T7	Specials:	\$2,121.23
Jurisdiction:	West Fargo City	Drains:	\$348.44
Mortgage Company:		Other:	\$0.00
		Discounts:	\$1,217.26
		Pen/Int:	\$0.00
		1st Due:	\$0.00
		2nd Due:	\$12,172.60
		Amount Due:	\$12,172.60
		Grand Total Due:	\$12,172.60

Legal Description

Lot: 1 Block: 1 DAKOTA TERRITORY 8TH LT 1 BLK 1

Statement: #220137241 Year: 2022

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	299.91	Res Land:	\$0.00
Tax:	\$26,814.88	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$700,700.00
Interest:	\$0.00	Comm Building:	\$922,800.00
Discount:	\$1,217.26	Total:	\$1,623,500.00
Paid:	\$14,642.28	Taxable Value Before Credits:	\$81,175.00
Balance:	\$12,172.60	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$81,175.00

Type	Description	Amount
Consolidated County		\$4,062.81
Consolidated State		\$81.18
Consolidated County Soil Conservation		\$39.78
Consolidated City of West Fargo		\$6,493.19
Consolidated West Fargo Park District		\$2,320.79
Consolidated West Fargo Public School District #6		\$11,047.92
Consolidated Southeast Water Resource District		\$299.54
Special	City of West Fargo Specials	\$2,121.23
Drain	Drain 45M SE Cass Wrd (45)	\$131.49
Drain	Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$216.95

Total

\$26,814.88

Statement: #210136965 Year: 2021

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	309.12	Res Land:	\$0.00
Tax:	\$26,333.08	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$600,100.00
Interest:	\$0.00	Comm Building:	\$936,500.00
Discount:	\$1,187.48	Total:	\$1,536,600.00
Paid:	\$25,145.60	Taxable Value Before Credits:	\$76,830.00
Balance:	\$0.00	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$76,830.00

Type	Description	Amount
Consolidated County		\$3,902.96
Consolidated State		\$76.83
Consolidated County Soil Conservation		\$37.65
Consolidated City of West Fargo		\$6,233.99
Consolidated West Fargo Park District		\$2,215.78
Consolidated West Fargo Public School District #6		\$10,998.98
Consolidated Southeast Water Resource District		\$283.50
Special	City of West Fargo Specials	\$2,121.23
Drain	Drain 45M SE Cass Wrd (45)	\$264.24
Drain	Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$197.92
Total		\$26,333.08

Statement: #200136686 Year: 2020

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	299.91	Res Land:	\$0.00
Tax:	\$25,240.05	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$600,100.00
Interest:	\$0.00	Comm Building:	\$923,200.00
Discount:	\$1,142.13	Total:	\$1,523,300.00
Paid:	\$24,097.92	Taxable Value Before Credits:	\$76,165.00
Balance:	\$0.00	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$76,165.00

Type	Description	Amount
Consolidated County		\$3,889.75
Consolidated State		\$76.17

Consolidated County Soil Conservation	\$33.51
Consolidated City of West Fargo	\$5,900.50
Consolidated West Fargo Park District	\$2,022.18
Consolidated West Fargo Public School District #6	\$10,621.21
Consolidated Southeast Water Resource District	\$299.33
Special City of West Fargo Specials	\$1,670.61
Drain Drain 45M SE Cass Wrd (45)	\$528.87
Drain Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$197.92
Total	\$25,240.05

Statement: #190136370 Year: 2019

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	300.09	Res Land:	\$0.00
Tax:	\$23,772.16	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$600,100.00
Interest:	\$0.00	Comm Building:	\$936,400.00
Discount:	\$1,152.72	Total:	\$1,536,500.00
Paid:	\$23,772.16	Taxable Value Before Credits:	\$76,825.00
Balance:	\$0.00	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$76,825.00

Type	Description	Amount
Consolidated County		\$4,017.95
Consolidated State		\$76.83
Consolidated County Soil Conservation		\$29.19
Consolidated City of West Fargo		\$5,990.81
Consolidated West Fargo Park District		\$2,078.88
Consolidated West Fargo Public School District #6		\$10,545.00
Consolidated Southeast Water Resource District		\$315.75
Drain Drain 45M SE Cass Wrd (45)		\$528.87
Drain Sheyenne-Maple Flood Control Dist. #1 Maintenance		\$188.88
Total		\$23,772.16

Statement: #180136073 Year: 2018

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	290.56	Res Land:	\$0.00
Tax:	\$22,821.62	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$600,100.00
Interest:	\$0.00	Comm Building:	\$925,700.00
Discount:	\$1,108.34	Total:	\$1,525,800.00
Paid:	\$22,821.62	Taxable Value Before Credits:	\$76,290.00
Balance:	\$0.00	Homestead Credits:	\$0.00

Veteran Credits:	\$0.00
Total Credits:	\$0.00
Net Taxable Value:	\$76,290.00

Type	Description	Amount
	Consolidated County	\$3,913.68
	Consolidated State	\$76.29
	Consolidated County Soil Conservation	\$36.62
	Consolidated City of West Fargo	\$5,585.95
	Consolidated West Fargo Park District	\$2,059.07
	Consolidated West Fargo Public School District #6	\$10,170.22
	Consolidated Southeast Water Resource District	\$325.00
Drain	Drain 45M SE Cass Wrd (45)	\$528.87
Drain	Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$125.92
Total		\$22,821.62

Statement: #170135809 Year: 2017

Type:	Real Estate	Ag Land:	\$0.00
Mill Levy Rate:	284.33	Res Land:	\$0.00
Tax:	\$19,693.36	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$299,300.00
Interest:	\$0.00	Comm Building:	\$945,500.00
Discount:	\$884.83	Total:	\$1,244,800.00
Paid:	\$18,808.53	Taxable Value Before Credits:	\$62,240.00
Balance:	\$0.00	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$62,240.00

Type	Description	Amount
	Consolidated County	\$2,988.14
	Consolidated State	\$62.24
	Consolidated County Soil Conservation	\$28.01
	Consolidated City of West Fargo	\$4,548.50
	Consolidated West Fargo Park District	\$1,743.96
	Consolidated West Fargo Public School District #6	\$8,045.76
	Consolidated Southeast Water Resource District	\$280.08
Special	City of West Fargo Specials	\$1,346.55
Drain	Drain 45M SE Cass Wrd (45)	\$528.87
Drain	Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$121.25
Total		\$19,693.36

Statement: #160135508 Year: 2016

Type:	Real Estate	Ag Land:	\$0.00
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Mill Levy Rate:	292.71	Res Land:	\$0.00
Tax:	\$17,380.54	Res Building:	\$0.00
Penalty:	\$0.00	Comm Land:	\$299,300.00
Interest:	\$0.00	Comm Building:	\$892,000.00
Discount:	\$767.15	Total:	\$1,191,300.00
Paid:	\$16,613.39	Taxable Value Before Credits:	\$59,565.00
Balance:	\$0.00	Homestead Credits:	\$0.00
		Veteran Credits:	\$0.00
		Total Credits:	\$0.00
		Net Taxable Value:	\$59,565.00

Type	Description	Amount
	Consolidated County	\$2,946.37
	Consolidated State	\$52.42
	Consolidated County Soil Conservation	\$20.44
	Consolidated City of West Fargo	\$3,681.79
	Consolidated West Fargo Park District	\$1,372.28
	Consolidated West Fargo Public School District #6	\$6,986.69
	Consolidated Southeast Water Resource District	\$283.05
Special	City of West Fargo Specials	\$1,404.54
Drain	Drain 45M SE Cass Wrd (45)	\$511.71
Drain	Sheyenne-Maple Flood Control Dist. #1 Maintenance	\$121.25
Total		\$17,380.54

For special assessment questions please email specials@westfargond.gov or call 701-515-5010

Special Assessment Information

Project Number	Description	Interest Rate	2023 Projected Interest	2023 Projected Principal	2023 Projected Total	Current Principal	Accrued Interest	Payoff Total	Pending Specials Estimate
02-2243	9TH ST E & 13TH AVE INTERSECTION	3.94	216.32	161.43	377.75	5,490.44	160.02	5,650.46	0.00
02-2251	13TH AVE E 12TH TO 45TH	3.94	998.41	745.07	1,743.48	25,340.33	738.55	26,078.88	0.00
	Total:		1,214.73	906.50	2,121.23	30,830.77	898.57	31,729.34	0.00

Special Assessment Installments

Tax Year	Certified Principal	Certified Interest	Certified Total
2022	872.14	1,249.09	2,121.23
2021	839.08	1,282.15	2,121.23
2020	1,355.92	314.69	1,670.61

“2023 Projected Total” is the current projected installment which is payable to Cass County as part of your 2023 tax statement, it is an estimate only and is subject to change due to any pending special assessments that may become approved over the course of the year. “Current Principal” is the balance of special assessments after the previous year installment was certified to Cass County. “Pending Specials” are estimates of special assessments that are awaiting confirmation from the West Fargo City Commission. If you intend to prepay your specials please call the West Fargo Finance office at 701-515-5010 to confirm the proper payoff amount. Special assessment prepayments are not accepted between Oct. 20 and November 1 to allow for completion of the certification of special assessment installments to Cass County.