

NOTICE OF SALE OF PUBLIC LAND

DESCRIPTION of PROPERTY

Lot 1, Block 1 (335,357sqft) minimum bid \$ 410,000

Lot 2, Block 1 (352,069sqft) minimum bid \$ 235,000

Lot 1, Block 2 (536,623sqft) minimum bid \$2,125,000

Lot 1, Block 3 (220,755sqft) minimum bid \$ 350,000

Missouri Valley Complex First Replat to the City of Bismarck, Burleigh County ND.

EASEMENTS

To the best of the County's knowledge, all utility easements have been filed with the Burleigh County Recorder.

MINIMUM BID

The County Commission has established minimum bids for each parcel. Bids less than these minimum amounts will not be accepted. The County Commission reserves the right to reject any and all bids; to waive technicalities or to accept such as may be determined to be in the best interest of the County.

TITLE and CONDITION of the PROPERTY

It is the bidder's responsibility to conduct due diligence in preparation for this bid, and to research the records of local jurisdiction and public agencies regarding this property. A Traffic Impact Study may need to be submitted and approved, and any required improvements identified in that study constructed prior to any building permits being issued for Lots 1, Block 2.

An environmental survey has not been conducted. The County Commission is not aware of any environmental hazards or any past use of the property which would create an environmental hazard.

Abstracts have not been prepared for this property.

TAXES

Purchaser shall be responsible for all property taxes due for calendar year 2010 & beyond.

REAL ESTATE COMMISSIONS

The County Commission will not pay any real estate commissions on the sale of this property.

SOLD
MISSOURI VALLEY COMPLEX
FIRST REPLAT

REPLAT OF LOT 2 BLOCK 1, LOT 1 BLOCK 2, LOT 1 BLOCK 3
 MISSOURI VALLEY COMPLEX
 AND THE ADJOINING APPLE CREEK ROAD AND YEGEN ROAD
 PART OF THE SOUTHEAST 1/4 SECTION 2 T. 138 N., R. 80 W.

BURLEIGH COUNTY, NORTH DAKOTA

DESCRIPTION

REPLAT OF LOT 2 BLOCK 1, LOT 1 BLOCK 2, LOT 1 BLOCK 3 AND THE ADJOINING APPLE CREEK ROAD AND YEGEN ROAD MISSOURI VALLEY COMPLEX BURLEIGH COUNTY, NORTH DAKOTA CONTAINING 27.94 ACRES, MORE OR LESS.

APPROVAL OF CITY PLANNING COMMISSION

THE SUBDIVISION OF LAND AS SHOWN ON THE ANNEXED PLAT HAS BEEN APPROVED BY THE PLANNING COMMISSION OF THE CITY OF BISMARCK, ON THIS _____ DAY OF _____, 2008, IN ACCORDANCE WITH THE LAWS OF THE STATE OF NORTH DAKOTA, ORDINANCES OF THE CITY OF BISMARCK AND REGULATIONS ADOPTED BY THE SAID PLANNING COMMISSION. IN WITNESS WHEREOF ARE SET THE HANDS AND SEALS OF THE CHAIRMAN AND SECRETARY OF THE PLANNING COMMISSION OF THE CITY OF BISMARCK.

DAVID BLACKSTEAD - CHAIRMAN CARL D. HORNSTADT - SECRETARY

APPROVAL OF BOARD OF CITY COMMISSIONERS

THE BOARD OF CITY COMMISSIONERS OF THE CITY OF BISMARCK, NORTH DAKOTA, HAS APPROVED THE SUBDIVISION OF LAND AS SHOWN ON THE ANNEXED PLAT, HAS APPROVED THE ORDINANCES AS SHOWN ON THE ANNEXED PLAT AS AN AMENDMENT TO THE MASTER PLAN OF THE CITY OF BISMARCK, NORTH DAKOTA, AND DOES HEREBY VACATE ANY PREVIOUS PLATINGS WITHIN THE BOUNDARY OF THE ANNEXED PLAT.
 THE FOREGOING ACTION OF THE BOARD OF CITY COMMISSIONERS OF BISMARCK, NORTH DAKOTA, WAS TAKEN BY RESOLUTION APPROVED THE _____ DAY OF _____, 2008.

ATTEST
 W. C. WOODEN - CITY ADMINISTRATOR

APPROVAL OF CITY ENGINEER

I, MELVIN J. BULLINGER, CITY ENGINEER OF THE CITY OF BISMARCK, NORTH DAKOTA, HEREBY APPROVE "MISSOURI VALLEY COMPLEX FIRST REPLAT".

MELVIN J. BULLINGER
 CITY ENGINEER

SURVEYOR'S CERTIFICATE

I, TERRY BALTZER, A REGISTERED LAND SURVEYOR IN THE STATE OF NORTH DAKOTA, HEREBY CERTIFY THAT THE ANNEXED PLAT IS A TRUE COPY OF THE NOTES OF A SURVEY PREPARED UNDER MY SUPERVISION AND COMPLETED ON _____ AND THAT ALL INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT ALL MONUMENTS SHOWN HEREON ARE CORRECT, THAT ALL REQUIRED MONUMENTS HAVE BEEN SET, AND THAT ALL DIMENSIONAL AND GEODETIC DETAILS ARE CORRECT.

COUNTY OF BURLEIGH }
 STATE OF NORTH DAKOTA } SS

TERRY BALTZER
 REGISTERED LAND SURVEYOR
 N.D. REGISTRATION NO. 3095
 909 BASH AVENUE BISMARCK, ND

ON THIS _____ DAY OF _____, 2008, BEFORE ME PERSONALLY APPEARED TERRY BALTZER, KNOWN TO ME TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING SURVEYOR'S CERTIFICATE, AND HE ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME.

DAVID PATRICK, NOTARY PUBLIC
 BURLEIGH COUNTY, NORTH DAKOTA

OWNER'S CERTIFICATE & DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE COUNTY OF BURLEIGH, BEING THE OWNER AND PROPRIETOR OF THE PROPERTY SHOWN ON THE ANNEXED PLAT HAVE CAUSED THAT PORTION DESCRIBED HEREON TO BE SURVEYED AND PLATTED AS "MISSOURI VALLEY COMPLEX FIRST REPLAT" BISMARCK, NORTH DAKOTA, AND DO SO DEDICATE STREETS AS SHOWN HEREON INCLUDING ALL CULVERTS TO THE PUBLIC USE FOREVER.

THEY ALSO DEDICATE EASEMENTS TO RUN WITH THE LAND, FOR GAS, ELECTRIC, TELEPHONE OR OTHER PUBLIC UTILITIES OR SERVICES ON OR UNDER THOSE CERTAIN STRIPS OF LAND DESIGNATED HEREON AS "UTILITY EASEMENTS".

THEY FURTHERMORE DEDICATE STORM WATER & DRAINAGE EASEMENTS TO RUN WITH THE LAND FOR CONSTRUCTION, RECONSTRUCTION, REPAIR, ENLARGING AND MAINTAINING STORM WATER MANAGEMENT FACILITIES TOGETHER WITH NECESSARY APPURTENANCES THEREON, UNDER, ON, OVER, THROUGH AND ACROSS SAID EASEMENT FOR SURFACE WATER DRAINAGE AND MANAGEMENT OF STORM WATER FLOW OVER AND/OR UNDER SAID EASEMENT.

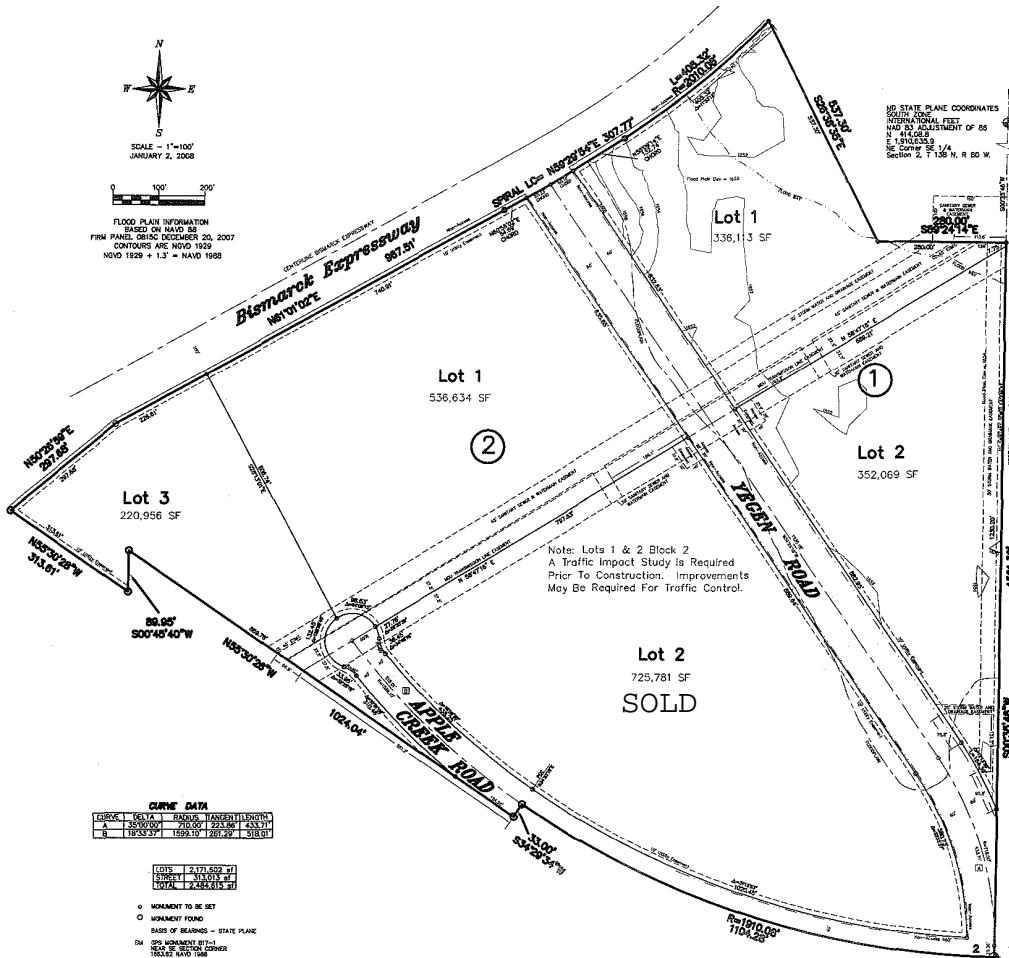
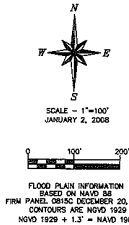
MARLAN "MARK" HAARENDSON, CHAIRMAN
 CHAIRMAN-BURLEIGH COUNTY COMMISSION
 BURLEIGH COUNTY OWNER MISSOURI VALLEY COMPLEX
 FIRST REPLAT
 221 N 5TH STREET BISMARCK, ND

STATE OF NORTH DAKOTA }
 COUNTY OF BURLEIGH } SS

ON THIS _____ DAY OF _____, 2008, BEFORE ME PERSONALLY APPEARED MARLAN "MARK" HAARENDSON KNOWN TO ME TO BE THE CHAIRMAN OF THE BURLEIGH COUNTY COMMISSION THAT IS DESCRIBED IN AND THAT EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT SUCH COMMISSION EXECUTED THE SAME.

NOTARY PUBLIC
 BURLEIGH COUNTY, NORTH DAKOTA
 MY COMMISSION EXPIRES _____

NOTE: ALTHOUGH EVERY EFFORT WAS MADE TO LOCATE ALL EASEMENTS WITHIN THIS PLAT UNRECORDED AND OTHER EASEMENTS MAY EXIST THAT ARE NOT SHOWN.



CURVE DATA

BLOCK 1	BECKETT	RODOLPH	TRINER	ILLINOIS
A	135.0000'	74.0000'	223.5000'	233.3111'
B	128.5333'	129.9167'	745.2500'	558.0000'

LOT 1: 336,113 SF
 LOT 2: 352,069 SF
 LOT 3: 220,956 SF
 TOTAL: 909,138 SF

- MONUMENT TO BE SET
- MONUMENT FOUND
- MONUMENT BEARING - STATE PLATE
- MONUMENT BEARING - OWNER
- MONUMENT BEARING - OWNER
- MONUMENT BEARING - OWNER

SWENSON, HAGEN & COMPANY P.C.
 Surveyors
 509 Basha Avenue P.O. Box 1133
 Bismarck, North Dakota 58504
 (701) 221-2500
 Fax (701) 221-2500
 Email: shc@swensonhagen.com
 Website: www.swensonhagen.com

ND STATE PLANE COORDINATES
 SOUTH ZONE
 INTERNATIONAL FEET
 NAD 83 ADJUSTMENT OF 88
 N 414.2018'
 E 117.023214'
 SECTION 2 T. 138 N. R. 80 W.

SECTION CORNER
 ND STATE PLANE COORDINATES
 SOUTH ZONE
 INTERNATIONAL FEET
 NAD 83 ADJUSTMENT OF 88
 N 151.026847'