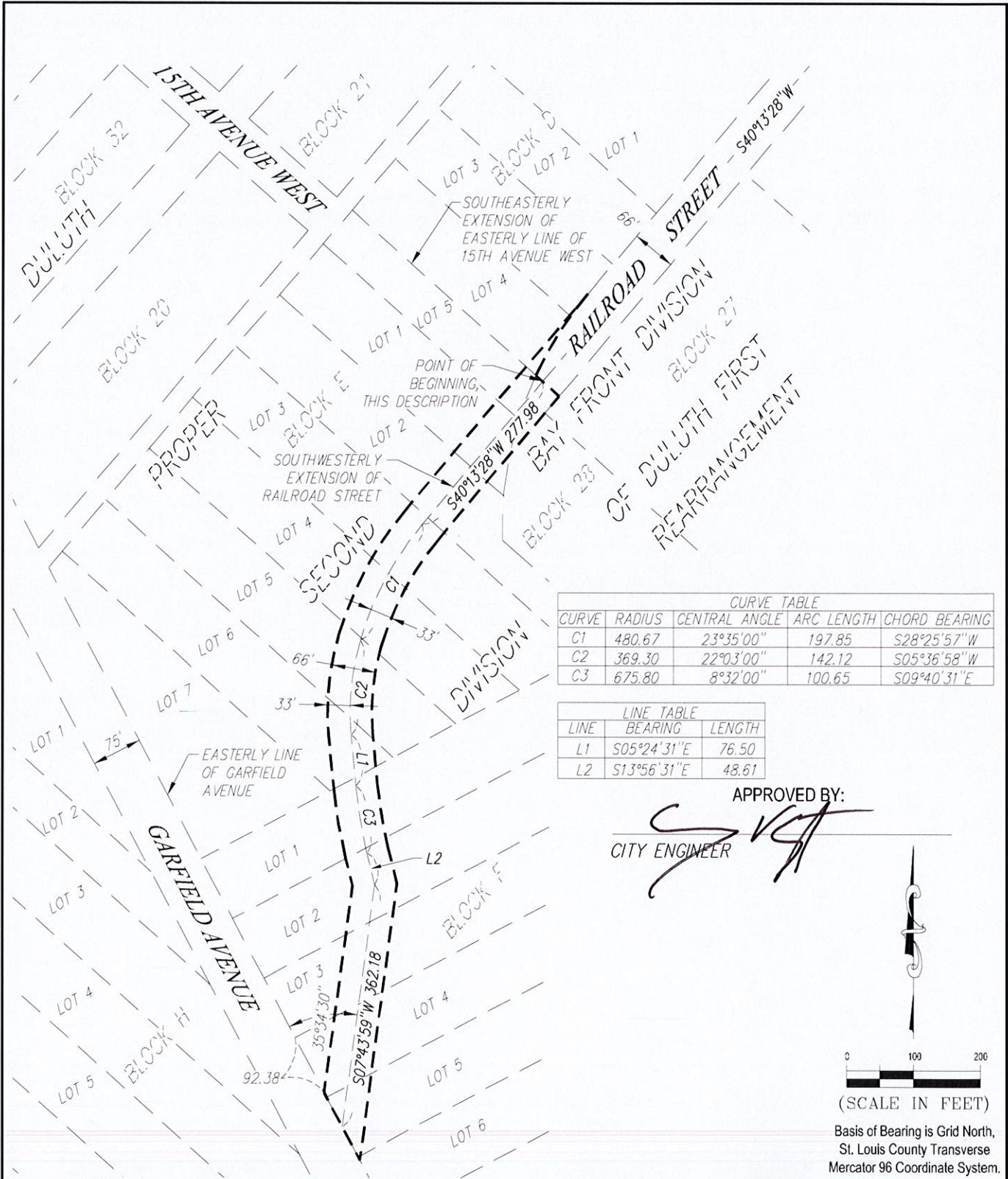


# Exhibit A



| CURVE TABLE |        |               |            |               |
|-------------|--------|---------------|------------|---------------|
| CURVE       | RADIUS | CENTRAL ANGLE | ARC LENGTH | CHORD BEARING |
| C1          | 480.67 | 23°35'00"     | 197.85     | S28°25'57"W   |
| C2          | 369.30 | 22°03'00"     | 142.12     | S05°36'58"W   |
| C3          | 675.80 | 8°32'00"      | 100.65     | S09°40'31"E   |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | BEARING     | LENGTH |
| L1         | S05°24'31"E | 76.50  |
| L2         | S13°56'31"E | 48.61  |

APPROVED BY:

*[Signature]*  
CITY ENGINEER



Basis of Bearing is Grid North,  
St. Louis County Transverse  
Mercator 96 Coordinate System.

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Print Name: Paul A. Vogel License # 44075

Signature: *[Signature]* Date: 01/07/2019

DATE PREPARED: 01/07/19  
PROJ NO: 181012  
FILE: 181012vSURV-  
SHEET 1 of 2 SHEETS

**LHB**  
**PERFORMANCE DRIVEN DESIGN.**  
LHBcorp.com  
21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

**DESCRIPTION :**

An extension of Railroad Street, BAY FRONT DIVISION OF DULUTH FIRST REARRANGEMENT located in Block 28, said BAY FRONT DIVISION OF DULUTH FIRST REARRANGEMENT and Lots 3 thru 5, Block D, Lots 1 thru 7, Block E and Lots 1 thru 6, Block F; all in DULUTH PROPER SECOND DIVISION. Said extension lying between two lines 33 feet northwesterly of and 33 feet southeasterly of the following described centerline:

Beginning at the intersection of the southeasterly extension of the easterly line of Fifteenth Avenue West in the plat of DULUTH PROPER SECOND DIVISION and the centerline of Railroad Street in the plat of BAY FRONT DIVISION OF DULUTH FIRST REARRANGEMENT; thence South 40 degrees 13 minutes 28 seconds West (assumed bearing) along the southwesterly extension of said Railroad Street centerline, a distance of 277.98 feet; thence southwesterly a distance of 197.85 feet along a tangential curve concave to the east having a radius of 480.67 feet and a central angle of 23 degrees 35 minutes 00 seconds; thence southerly a distance of 142.12 feet along a compound curve concave to the east having a radius of 369.30 feet and a central angle of 22 degrees 03 minutes 00 seconds; thence South 05 degrees 24 minutes 31 seconds East, a distance of 76.50 feet; thence southeasterly a distance of 100.65 feet along a tangential curve concave to the east having a radius of 675.80 feet and a central angle of 8 degrees 32 minutes 00 seconds; thence South 13 degrees 56 minutes 31 seconds East, a distance of 48.61 feet; thence South 07 degrees 43 minutes 59 seconds West, a distance of 362.18 feet to the easterly line of Garfield Avenue (Third Street per plat of DULUTH PROPER SECOND DIVISION) and said centerline there terminating.

The westerly sidelines of said Railroad Street extension being prolonged or shortened to terminate at the extents of the easterly line of Garfield Avenue (Third Street per plat of DULUTH PROPER SECOND DIVISION).

The northeasterly sideline of said Railroad Street extension being prolonged to the easterly extent of Railroad Street, BAY FRONT DIVISION OF DULUTH FIRST REARRANGEMENT.

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Print Name: Paul A. Vogel

License # 44075

Signature: 

Date: 01/07/2019

DATE PREPARED: 01/07/19

PROJ NO: 181012

FILE: 181012vSURV-

SHEET 2 of 2 SHEETS



**PERFORMANCE  
DRIVEN DESIGN.**

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