

**EXHIBIT A**  
**1268205**

Office of the County Recorder  
St. Louis County, Minnesota

Recorded on 08/25/2015  
at 3:10 PM

**Document No. 01268205**

**Mark A. Monacelli**  
County Recorder

By B Goodreau , Deputy

AFR 337143



**DO NOT REMOVE**

1268205

S.P. 6933 (194=106) 901

QUITCLAIM DEED

The State of Minnesota having acquired the real estate hereinafter described for trunk highway purposes, and the Commissioner of Transportation of said State having determined that the same is no longer needed by said State for trunk highway purposes, and that the same may be conveyed and quitclaimed to the City of Duluth.

NOW, THEREFORE, Upon said determination and pursuant to Minnesota Statutes, Section 161.16, Subdivision 4, in consideration of the future maintenance, improvement, or reconstruction by Grantee of such roadways, the State of Minnesota, Grantor, by James N. Denn, its Commissioner of Transportation, hereby conveys and quitclaims to the City of Duluth, Grantee, for highway purposes, all its interest including any conditions, restrictions, covenants and easements that run with the land, in and to the real estate situate in the County of St. Louis, State of Minnesota, described as follows:

Return to:  
Chuck Campbell - City of Duluth Page 1 of 14  
AFR # 337143  
Cash Chg  
46 Bill

Return to:  
TFR # Campbell  
Cash 270469  
Chg 46

9

DESCRIPTION FOR THE TURNBACK OF PART OF  
TRUNK HIGHWAY NO. 106 RENUMBERED 194  
TO THE CITY OF DULUTH

Parcel 1 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lot 2, Block 4, and that part of Lot 15, Block 4, lying northerly of the northerly right of way line of Trunk Highway No. 194 as now located and established, both in Maple Grove Acre Tracts of Duluth, Minnesota, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, the title thereto being registered as evidenced by Certificate of Title No. 236809;

which lies southeasterly of Line 1 described below:

Line 1. Beginning at the southwest corner of Tract A hereinbefore described; thence run northeasterly to a point on the east line of said Lot 2, distant 85 feet south of the northeast corner thereof and there terminating. 10-3180-900  
-4314-30 DIV  
-40 DIV.

Parcel 2 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of Lot 16, Block 4, Maple Grove Acre Tracts of Duluth, Minnesota, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, lying northerly of the northerly right of way line of Trunk Highway No. 194 as now located and established, the title thereto being registered as evidenced by Certificate of Title No. 204177;

which lies northwesterly of Line 1 described below:

Line 1. Beginning at the point of intersection of the west line of Tract A hereinbefore described with a line run parallel with and distant 75 feet northeasterly of Line 2 described below; thence run northeasterly to a point on the west line of Lot 3, Block 28, Duluth Heights, Sixth Division, distant 30 feet south of the northwest corner thereof and there terminating;

Line 2. Beginning at a point on the west line of Section 20, Township 50 North, Range 14 West, distant 1321.4 feet south of the northwest corner thereof; thence run southeasterly at an angle of 55 degrees 49 minutes 00 seconds from said west section line (measured from south to east) for 925.6 feet; thence deflect to the left at an angle of 11 degrees 48 minutes 00 seconds for 1735.8 feet; thence deflect to the left on a 5 degree 00 minute 00 second curve (delta angle 21 degrees 53 minutes 00 seconds) for 437.7 feet and there terminating.

10-3180-710

Parcel 3 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lot 1, Block 4, Maple Grove Acre Tracts of Duluth, Minnesota, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

which lies northerly and westerly of Line 1 described below:

Line 1. Beginning at the point of intersection of a line run parallel with and distant 75 feet northeasterly of Line 2 described below with the west line of Lot 16, said Block 4; thence run northeasterly to a point on the west line of Lot 3, Block 28, Duluth Heights, Sixth Division, distant 30 feet south of the northwest corner thereof and there terminating;

Line 2. Beginning at a point on the west line of Section 20, Township 50 North, Range 14 West, distant 1321.4 feet south of the northwest corner thereof; thence run southeasterly at an angle of 55 degrees 49 minutes 00 seconds from said west section line (measured from south to east) for 925.6 feet; thence deflect to the left at an angle of 11 degrees 48 minutes 00 seconds for 1735.8 feet; thence deflect to the left on a 05 degree 00 minute 00 second curve (delta angle 21 degrees 53 minutes 00 seconds) for 437.7 feet and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 227691.

10-3180-710

Parcel 4 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lots 3, 4 and 5, Block 28, Duluth Heights, Sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

which lies northwesterly of Line 1 described below:

Line 1. Beginning at a point on the west line of said Lot 3, distant 30 feet southerly of the northwest corner thereof; thence run northeasterly to the northeast corner of said Lot 5 and there terminating.

See 10-890-8890

No parcel code

Parcels 5, 6 and 6A S.P. 6933 (194=106) 901

The northerly 12 feet of Tract A described below:

Tract A. Lots 17 through 32 inclusive, Block 5, Duluth Heights, Fifth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota.

10-880-1412

-1452.

Parcel 13 S.P. 6933 (194=106) 901

part for Lots 19 & 20  
is not created.

The northerly 15 feet of Tract A described below:

Tract A. Lots 30, 31 and 32, Block 4, Duluth Heights, Fifth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota.

No parcels created  
but exempted from

10-880-1220  
-1230.

Parcel 22 S.P. 6933 (194=106) 901

All of Tract A described below:

Tract A. The southerly 5 feet of Lot 3, all of Lot 4 and Lot 5, except the southerly 17 feet of said Lot 5, and the southerly 20 feet of Lot 16, all in Block 32, Duluth Heights, Sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 228544.

10-890-10135

Part for Lot 16 is not a parcel.

Parcels 23 and 24 S.P. 6933 (194=106) 901

The southerly 20 feet of Tract A described below:

Tract A. Lots 13, 14 and 15, Block 32, Duluth Heights, sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, including that part of vacated Oregon Avenue (formerly Niagara Street) accruing thereto by reason of the vacation thereof.

10-890-10232

No parcel for 14 & 15

Parcel 25 S.P. 6933 (194=106) 901

The southerly 20 feet of Tract A described below:

Tract A. Lots 1 and 2, Block 33, Duluth Heights, Sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, including that part of vacated Oregon Avenue (formerly Niagara Street) accruing to said Lot 1 by reason of the vacation thereof.

No parcel code-

Parcel 26 S.P. 6933 (194=106) 901

All of Tract A described below:

Tract A. All of Lot 6 and the southerly 20 feet of Lots 3, 4 and 5, all in Block 33, Duluth Heights, Sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, the title thereto being registered as evidenced by Certificate of Title No. 228412.

10-890-10320

No parcel for Lots 3, 4 & 5 portion

Parcels 27 and 28 S.P. 6933 (194=106) 901

All of Tract A described below:

Tract A. All of Lot 7 and the southerly 20 feet of Lots 8 through 16 inclusive, Block 33, Duluth Heights, Sixth Division, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota.

10-890-10330.

Parcel 31 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of the southerly one-half of Lots 1 and 2, Block 1, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, lying easterly of the easterly line of Arlington Avenue as now located and established;

which lies southerly of a line run parallel with and distant 15 feet northerly of Line 1 described below:

Line 1. Beginning at a point on the south line of Tract A hereinbefore described, distant 30 feet westerly of the southeast corner thereof; thence run westerly on the south line of said Tract A for 20 feet and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 228191.

*No parcel code.*

Parcel 32 S.P. 6933 (194=106) 901

All of Tract A described below:

Tract A. That part of the northerly 40 feet of Lots 19 and 20, Block 1, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, lying easterly of the easterly line of Arlington Avenue as now located and established; the title thereto being registered as evidenced by Certificate of Title No. 228189.

*10-360-240*

Parcel 34 S.P. 6933 (194=106) 901

The northerly 40 feet of Tract A described below:

Tract A. Lot 18, Block 1, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

together with the westerly 20 feet of the southerly 20 feet of the northerly 60 feet of said Lot 18;

the title thereto being registered as evidenced by Certificate of Title No. 250106.

*No parcel code.*

Parcel 34B S.P. 6933 (194=106) 901

All of Tract A described below:

Tract A. The northerly 50 feet of Lots 14 and 15, Block 1, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 250106.

*10-360-185*

Parcel 36 S.P. 6933 (194=106) 901

The northerly 40 feet of Tract A described below:

Tract A. Lots 16 and 17, Block 1, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 227858.

*10-360-205*

Parcel 38 S.P. 6933 (194=106) 901

The northerly 40 feet of Tract A described below:

Tract A. Lots 13, 14, 17 and 18, Block 2, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

together with the southerly 10 feet of the northerly 50 feet of the westerly 30 feet of the easterly 35 feet of said Lot 18;

the title thereto being registered as evidenced by Certificate of Title No. 228074.

*No parcel code*

Parcel 42 S.P. 6933 (194=106) 901

The northerly 40 feet of Tract A described below:

Tract A. Lots 15 and 16, Block 2, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 227129.

*10-360-452*

Part of Parcel 47 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. The southerly 140 feet of Lots 10, 11 and 12, Block 2, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

which lies southeasterly of Line 1 described below:

Line 1. Beginning at a point on the south line of Lot 10, said Block 2, distant 20 feet west of the southeast corner thereof; thence run northeasterly to a point on the east line of Lot 2, Block 3, said Car Line Gardens, distant 90 feet north of the southeast corner thereof and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 227854.

*No parcel code*

Part of Parcel 48 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lots 1, 2 and 3, Block 3, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;

which lies southerly of Line 1 described below:

Line 1. Beginning at a point on the south line of Lot 10, Block 2, said Car Line Gardens, distant 20 feet west of the southeast corner thereof; thence run northeasterly to a point on the east line of Lot 2, said Block 3, distant 90 feet north of the southeast corner thereof; thence run easterly to a point on the east line of Lot 3, said Block 3, distant 90 feet north of the southeast corner thereof and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 228503.

*10-360-490.*

Part of Parcel 50 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of Lots 4 and 5, Block 3, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, lying southerly of the southerly right of way line of Trunk Highway No. 194 as now located and established;

which lies southerly of Line 1 described below:

Line 1. Beginning at a point on the west line of Lot 4, said Block 3, distant 90 feet north of the southwest corner thereof; thence run southeasterly to a point on the east line of Lot 7, said Block 3, distant 5 feet north of the southeast corner thereof and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 228203.

*No parcel created.*

Part of Parcel 51 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of Lots 6 and 7, Block 3, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota, lying southerly of the southerly right of way line of Trunk Highway No. 194 as now located and established; the title thereto being registered as evidenced by Certificate of Title No. 201438;

which lies southerly of Line 1 described below:

Line 1. Beginning at a point on the west line of Lot 4, said Block 3, distant 90 feet north of the southwest corner thereof; thence run southeasterly to a point on the east line of Lot 7, said Block 3, distant 5 feet north of the southeast corner thereof and there terminating.

*No parcel created.*

Parcel 52 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lot 10, Block 3, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota;



which lies northeasterly of Line 1 described below:

Line 1. Beginning at the northwest corner of Tract A hereinbefore described; thence run southeasterly to a point on the east line of said Tract A, distant 60 feet southerly of the northeast corner thereof and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 227941.

*10-360-592*

Parcel 53 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. Lots 8 and 9, Block 3, Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for St. Louis County, Minnesota; the title thereto being registered as evidenced by Certificate of Title No. 250106;

which lies northerly of Line 1 described below:

Line 1. Beginning at a point on the west line of Lot 9, said Block 3, distant 60 feet southerly of the northwest corner thereof; thence run southeasterly to a point on the east line of Lot 9, said Block 3, distant 130 feet southerly of the northeast corner thereof; thence run southeasterly to a point on the east line of Lot 8, said Block 3, distant 150 feet southerly of the northeast corner thereof and there terminating.

*No parcel created.*

Parcel 54 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: Beginning at the center of said Section 21; thence west 40 rods; thence south 40 rods; thence east 30 rods; thence north 16 rods; thence east 10 rods; thence north 24 rods to the place of beginning; excepting therefrom that part of the above described tract, lying northerly of a line run parallel with and distant 15 feet southerly of the following described line: Commencing at the center of said Section 21; thence run southerly along the north and south quarter line of said Section 21 for 350.61 feet to the point of beginning of the line to be described; thence deflect to the right at an angle of 90 degrees 02 minutes 00 seconds for 657.81 feet, more or less, to the east line of Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for said County and there terminating;

which lies northerly of Line 1 described below:

*10-2710-5980*

Line 1. From a point on Line 2 described below, distant 700 feet westerly of its point of termination, run southerly at right angles to said Line 2 for 170 feet to the point of beginning of Line 1 to be described; thence run easterly to a point distant 170 feet southerly (measured at right angles) of a point on said Line 2, distant 529.31 feet westerly of its point of termination; thence continue easterly on the last described course for 145 feet; thence run northeasterly to a point distant 120 feet southerly (measured at right angles) of a point on said Line 2,

distant 215.81 feet westerly of its point of termination; thence run northeasterly to a point distant 90 feet southerly (measured at right angles) of a point on said Line 2, distant 145.81 feet westerly of its point of termination; thence run easterly parallel with said Line 2 for 145 feet and there terminating;

Line 2. Beginning at a point on the west line of said Section 21, distant 318.95 feet south of the west quarter corner thereof; thence run easterly at an angle of 90 degrees 01 minute 01 second from said west section line (measured from south to east) for 1275.01 feet; thence deflect to the left at an angle of 16 degrees 28 minutes 45 seconds for 324.32 feet; thence deflect to the right at an angle of 34 degrees 58 minutes 10 seconds for 327.93 feet; thence deflect to the left at an angle of 18 degrees 29 minutes 25 seconds for 222.84 feet; thence deflect to the left on a tangential curve having a radius of 2864.79 feet and a delta angle of 10 degrees 16 minutes 53 seconds for 514.07 feet; thence on tangent to said curve for 15.24 feet and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 227990.

Part of Parcel 56 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, lying northerly of a line run parallel with and distant 15 feet northerly of Line A, westerly of Line B and southwesterly of the southwesterly right of way line of Trunk Highway No. 194 as now located and established, said Line A and Line B are described as follows:  
 Line A is described as commencing at the center of said Section 21; thence run southerly on the north and south quarter line of said Section 21 for 350.61 feet to the point of beginning of said Line A; thence deflect to the right at an angle of 90 degrees 02 minutes 00 seconds for 657.71 feet, more or less, to the west line of said Northeast Quarter of the Northeast Quarter of the Southwest Quarter of said Section 21 and there terminating;  
 Line B is described as beginning at a point on said Line A, distant 293 feet easterly of the west line of said Northeast Quarter of the Northeast Quarter of the Southwest Quarter of said Section 21; thence run northerly on a line run parallel with and distant 293 feet easterly of the west line of said Northeast Quarter of the Northeast Quarter of the Southwest Quarter of said Section 21 for 300 feet and there terminating;  
 excepting therefrom the westerly 150 feet of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of said Section 21; the title thereto being registered as evidenced by Certificate of Title No. 247921;

10-2710-5984

which lies southerly of a line run parallel with and distant 40 feet northerly of Line 1 described below:

Line 1. Beginning at a point on the west line of said Section 21, distant 318.95 feet south of the west quarter corner thereof; thence run easterly at an angle of 90 degrees 01 minute 01 second from said west section line (measured from south to east) for 1275.01 feet; thence deflect to the left at an angle of 16 degrees 28 minutes 45 seconds for 324.32 feet; thence deflect to the right at an angle of 34 degrees 58 minutes 10 seconds for 327.93 feet; thence deflect to

the left at an angle of 18 degrees 29 minutes 25 seconds for 222.84 feet; thence deflect to the left on a tangential curve having a radius of 2864.79 feet and a delta angle of 10 degrees 16 minutes 53 seconds, for 514.07 feet and there terminating.

Part of Parcel 57 S.P. 6933 (194=106) 901

That part of Tracts A and B described below:

- Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: From the center of said Section 21, run southerly on the north and south quarter line of said Section 21 for 138.97 feet; thence deflect to the right at an angle of 98 degrees 40 minutes 00 seconds along the southerly right of way line of Trunk Highway No. 194 as now located and established for 294.87 feet to the point of beginning of Tract A to be described; thence deflect to the left at an angle of 90 degrees 00 minutes 00 seconds for 258.83 feet; thence deflect to the left at an angle of 98 degrees 38 minutes 00 seconds for 101.87 feet; thence deflect to the left at an angle of 81 degrees 22 minutes 00 seconds to a point on the southerly right of way line of said Trunk Highway No. 194, distant 101.87 feet easterly of the point of beginning; thence westerly to the point of beginning; excepting therefrom that part lying southerly of a line run parallel with and distant 15 feet northerly of the following described line: Commencing at the center of said Section 21; thence run southerly on the north and south quarter line of said Section 21 for 350.61 feet to the point of beginning of the line to be described; thence deflect to the right at an angle of 90 degrees 02 minutes 00 seconds for 657.81 feet, more or less, to the east line of Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for said County and there terminating; 10-2710-5983, 5990
- Tract B. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: Beginning at the center of said Section 21; thence West 40 rods; thence South 40 rods; thence East 30 rods; thence North 16 rods; thence East 10 rods; thence North 24 rods to the place of beginning; excepting therefrom that part lying southerly of a line run parallel with and distant 15 feet northerly of Line A described below; also excepting therefrom that part of the westerly 150 feet thereof lying northerly of said Line A; also excepting therefrom that part of the east 143 feet of the west 293 feet thereof lying northerly of said Line A and southerly of the southerly right of way line of Trunk Highway No. 194 as now located and established; Line A being described as follows: Commencing at the center of said Section 21; thence run southerly on the north and south quarter line of said Section 21 for 350.61 feet to the point of beginning of Line A to be described; thence deflect to the right at an angle of 90 degrees 02 minutes 00 seconds for 657.81 feet, more or less, to the east line of Car Line Gardens, according to the plat thereof on file and of record in the office of the County Recorder in and for said County and there terminating; also excepting therefrom that part contained within the following described tract: Beginning at the center of said Section 21; thence run westerly on the east and west quarter line of said Section 21 for 293.08 feet; thence deflect to the left at an angle of 90 degrees 00 minutes 00

seconds for 89.53 feet to a point on the southerly right of way line of said Trunk Highway No. 194; thence deflect to the right at an angle of 08 degrees 40 minutes 00 seconds for 258.83 feet; thence deflect to the left at an angle of 98 degrees 38 minutes 00 seconds for 330.50 feet; thence deflect to the left at an angle of 90 degrees 02 minutes 00 seconds for 350.61 feet, more or less, to the point of beginning;

which lies southerly of a line run parallel with and distant 40 feet northerly of Line 1 described below:

Line 1. Beginning at a point on the west line of said Section 21, distant 318.95 feet south of the west quarter corner thereof; thence run easterly at an angle of 90 degrees 01 minute 01 second from said west section line (measured from south to east) for 1275.01 feet; thence deflect to the left at an angle of 16 degrees 28 minutes 45 seconds for 324.32 feet; thence deflect to the right at an angle of 34 degrees 58 minutes 10 seconds for 327.93 feet; thence deflect to the left at an angle of 18 degrees 29 minutes 25 seconds for 222.84 feet; thence deflect to the left on a tangential curve having a radius of 2864.79 feet and a delta angle of 10 degrees 16 minutes 53 seconds for 514.07 feet and there terminating;

together with that part of Tract B hereinbefore described, lying northerly of a line run parallel with and distant 10 feet northerly of the northerly right of way line of said Trunk Highway No. 194, as located prior to January 1, 1982;

the title thereto being registered as evidenced by Certificate of Title No. 228932.

*No parcel codes.*

Part of Parcel 58 S.P. 6933 (194=106) 901

That part of the westerly 70 feet of Tract A described below:

Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: Beginning at the center of said Section 21; thence run westerly along the northerly line of said Northeast Quarter of the Northeast Quarter of the Southwest Quarter for a distance of 293.08 feet; thence deflect 90 degrees 00 minutes 00 seconds to the left for a distance of 89.53 feet to a point which is on the southerly line of Miller Trunk Road as such road was laid out and established across said land on June 4, 1940; thence deflect 81 degrees 20 minutes 00 seconds to the left along the southerly line of the Miller Trunk Road for a distance of 294.87 feet to a point which is on the north and south quarter line of said Section 21; thence deflect to the left 81 degrees 20 minutes 00 seconds for a distance of 138.97 feet, more or less, to the point of beginning; the title thereto being registered as evidenced by Certificate of Title No. 229195;

which lies northerly of a line run parallel with and distant 10 feet northerly of the northerly right of way line of said Trunk Highway No. 194, as located prior to January 1, 1982.

*No parcel codes*

Part of Parcel 58A S.P. 6933 (194=106) 901

That part of the easterly 20 feet of Tract A described below:

Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: From the center of said Section 21, run southerly along the north and south quarter line of said Section 21 for 138.97 feet to the point of beginning of Tract A to be described; thence continue southerly along said north and south quarter line for 211.64 feet, more or less, to a point; thence deflect to the right at an angle of 90 degrees 02 minutes 00 seconds for 228.63 feet; thence deflect to the right at an angle of 98 degrees 38 minutes 00 seconds to a point on the southerly right of way line of the Miller Trunk Highway as located and established on June 4, 1940, distant 193 feet westerly of the point of beginning; thence deflect to the right at an angle of 90 degrees 00 minutes 00 seconds for 193 feet to the point of beginning; excepting therefrom the southerly 15 feet thereof;

which lies southerly of a line run parallel with and distant 20 feet southerly of the north line of said Tract A;

also together with that part of Tract A hereinbefore described, adjoining and westerly of the first above described strip, which lies southerly of a line run parallel with and distant 40 feet northerly of Line 1 described below:

Line 1. Beginning at a point on the west line of said Section 21, distant 318.95 feet south of the west quarter corner thereof; thence run easterly at an angle of 90 degrees 01 minute 01 second from said west section line (measured from south to east) for 1275.01 feet; thence deflect to the left at an angle of 16 degrees 28 minutes 45 seconds for 324.32 feet; thence deflect to the right at an angle of 34 degrees 58 minutes 10 seconds for 327.93 feet; thence deflect to the left at an angle of 18 degrees 29 minutes 25 seconds for 222.84 feet; thence deflect to the left on a tangential curve having a radius of 2864.79 feet and a delta angle of 10 degrees 16 minutes 53 seconds for 514.07 feet and there terminating;

the title thereto being registered as evidenced by Certificate of Title No. 228286.

Parcel 59 S.P. 6933 (194=106) 901

That part of Tract A described below:

Tract A. That part of the Northeast Quarter of the Northeast Quarter of the Southwest Quarter of Section 21, Township 50 North, Range 14 West, St. Louis County, Minnesota, described as follows: Beginning at a point on the north and south quarter line of said Section 21, distant 24 rods south of the center of said Section 21; thence due west at right angles 10 rods; thence due south at right angles 16 rods; thence due east at right angles 10 rods; thence due north 16 rods to the place of beginning; excepting therefrom the southerly 87 feet thereof;

which lies northerly of Line 1 described below:

*No parcel codes*

- Line 1. From a point on Line 2 described below, distant 215.81 feet westerly of its point of termination, run southerly at right angles to said Line 2 for 120 feet to the point of beginning of Line 1 to be described; thence run northeasterly to a point distant 90 feet southerly (measured at right angles) of a point on said Line 2, distant 145.81 feet westerly of its point of termination; thence run easterly to a point distant 55 feet westerly (measured at right angles) of a point on Line 3 described below, distant 108.85 feet southerly of its point of beginning; thence run southeasterly to a point distant 15 feet westerly (measured at right angles) of the point of termination of said Line 3 and there terminating;
- Line 2. Beginning at a point on the west line of said Section 21, distant 318.95 feet south of the west quarter corner thereof; thence run easterly at an angle of 90 degrees 01 minute 01 second from said west section line (measured from south to east) for 1275.01 feet; thence deflect to the left at an angle of 16 degrees 28 minutes 45 seconds for 324.32 feet; thence deflect to the right at an angle of 34 degrees 58 minutes 10 seconds for 327.93 feet; thence deflect to the left at an angle of 18 degrees 29 minutes 25 seconds for 222.84 feet; thence deflect to the left on a tangential curve having a radius of 2864.79 feet and a delta angle of 10 degrees 16 minutes 53 seconds for 514.07 feet; thence on tangent to said curve for 15.24 feet and there terminating;
- Line 3. Beginning at the point of termination of Line 2 described above; thence run southerly at an angle of 79 degrees 46 minutes 44 seconds from said Line 2 (measured from west to south) for 148.85 feet and there terminating.

1268205

The Seller certifies that the Seller does not know of any wells on the described real property.

Dated this 19<sup>th</sup> day of October, 1993.

STATE OF MINNESOTA

BY: K.F. Rasmussen  
(~~Commissioner of Transportation~~)  
(Director of the Office of Right of Way and Surveys)

Seal of the Commissioner of Transportation

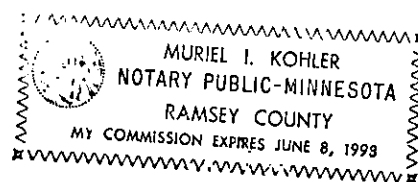
STATE OF MINNESOTA     )  
                                  ) ss.  
COUNTY OF RAMSEY     )

On this 19<sup>th</sup> day of October, 1993, before me, a Notary Public within and for said County, personally appeared K.F. Rasmussen, to me personally known to be the person who executed the foregoing instrument and who did say that he is the (~~Commissioner of Transportation~~) (Director of the Office of Right of Way and Surveys and duly authorized agent of the Commissioner of Transportation) of the State of Minnesota and acknowledged that he executed the foregoing instrument and caused the seal of the Commissioner of Transportation to be affixed thereto, by authority of Minnesota Statutes, Section 161.16, Subdivision 4, and as the free act and deed of said State.

Muriel I. Kohler

Approved as to form and execution:

John C. [Signature]  
Special Assistant Attorney General



This instrument was drafted by the State of Minnesota, Department of Transportation, R/W Legal Section, St. Paul, Minnesota 55155