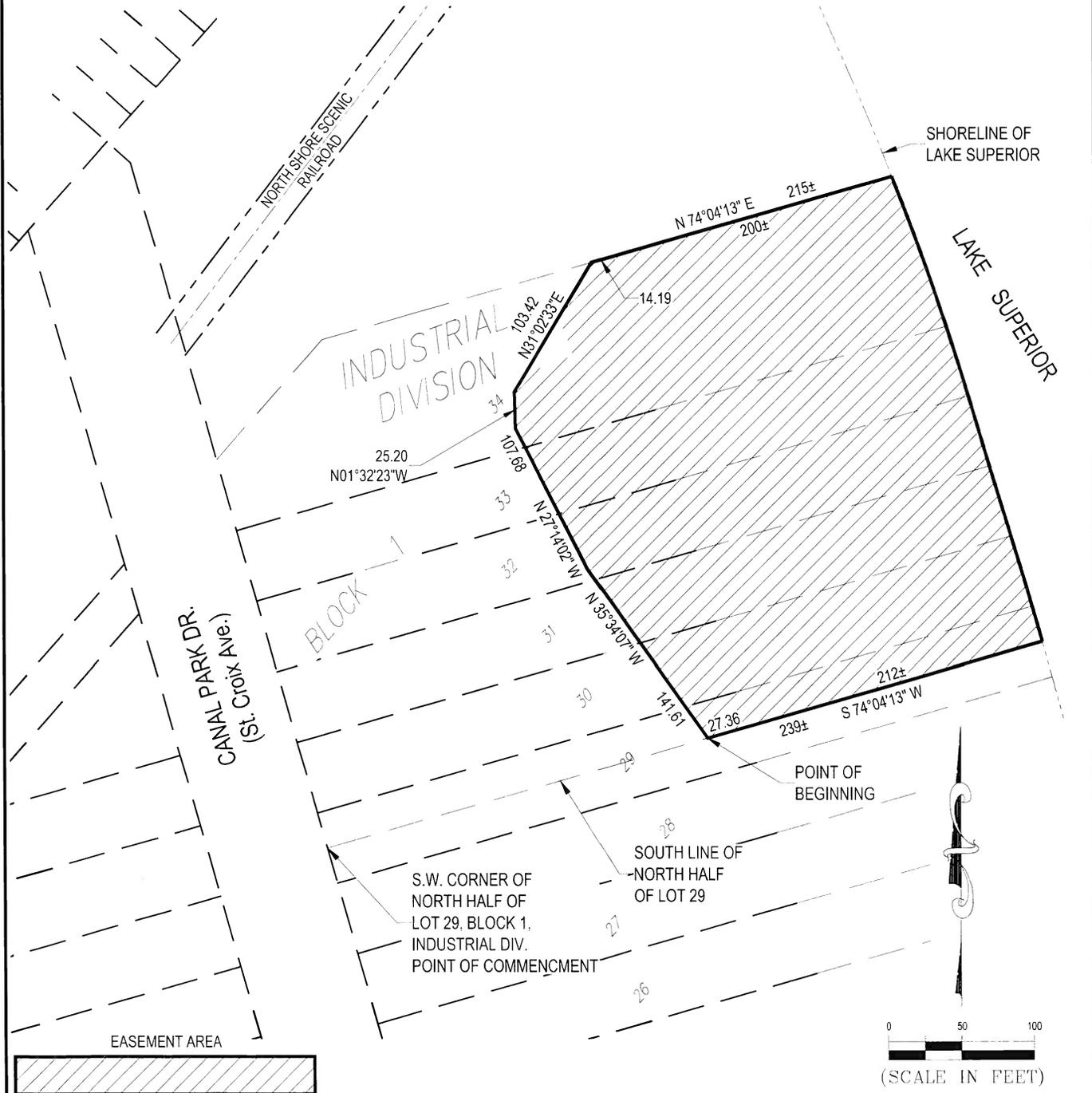


EXHIBIT A

EASEMENT

INDUSTRIAL DIVISION, BLOCK 1



Approved by: *CV* City Engineer Date: 2-27-26

0 50 100
 (SCALE IN FEET)

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: *Paul A. Vogel* Date: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A
Easement
INDUSTRIAL DIVISION, BLOCK 1

THOSE PARTS OF THE NORTH HALF OF LOT 29, AND LOTS 30 THRU 34, BLOCK 1, INDUSTRIAL DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTH HALF OF SAID LOT 29; THENCE NORTH 74°04'13" EAST ALONG THE SOUTH LINE OF SAID NORTH HALF OF LOT 29, A DISTANCE OF 272.64 FEET TO THE POINT OF BEGINNING; THENCE NORTH 35°34'07" WEST, A DISTANCE OF 141.61 FEET; THENCE NORTH 27°14'02" WEST, A DISTANCE OF 107.68 FEET; THENCE NORTH 1°32'23" WEST, A DISTANCE OF 25.20 FEET; THENCE NORTH 31°02'33" EAST, A DISTANCE OF 103.42 FEET TO THE NORTH LINE OF SAID LOT 34; THENCE NORTH 74°04'13" EAST, A DISTANCE OF 215 FEET, MORE OR LESS, TO THE SHORE OF LAKE SUPERIOR; THENCE SOUTHERLY ALONG SAID SHORELINE TO THE EASTERLY EXTENSION OF SAID SOUTH LINE OF NORTH HALF OF LOT 29; THENCE SOUTH 74°04'13" WEST, A DISTANCE OF 239 FEET, MORE OR LESS, ALONG SAID EASTERLY EXTENSION, TO THE POINT OF BEGINNING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

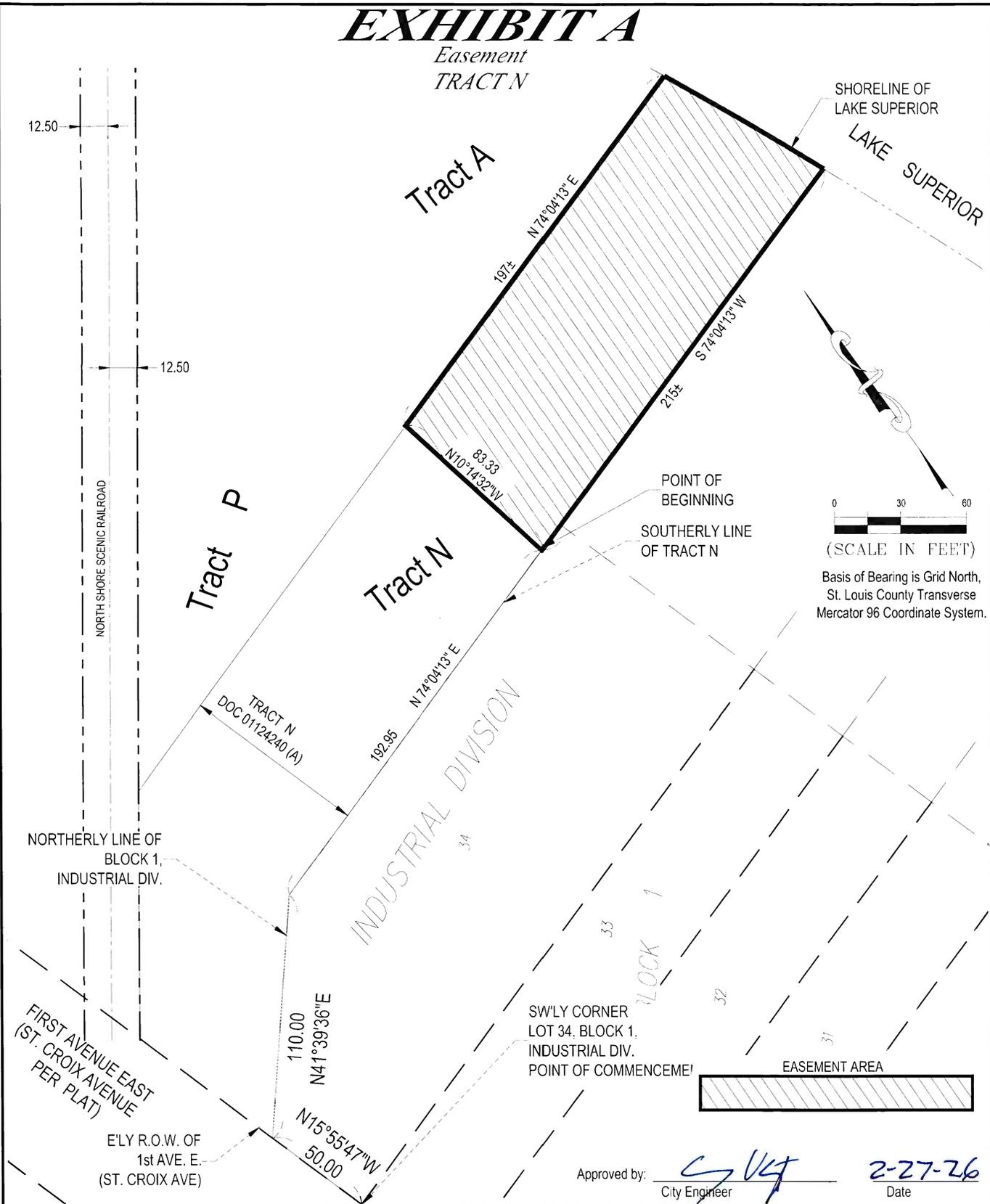
Signed _____


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
TRACT N



Approved by: CVT 2-27-26
City Engineer Date

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement
TRACT N

THAT PORTION OF TRACT N DESCRIBED IN THAT CERTAIN DEED RECORDED WITH THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240 BEING A PART OF GOVERNMENT LOT 2 OF SECTION 27, TOWNSHIP 50 NORTH, RANGE 14 WEST, ST. LOUIS COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 34, BLOCK 1 INDUSTRIAL DIVISION OF DULUTH, ST LOUIS COUNTY, MINNESOTA; THENCE N15°55'47"W ALONG ST. CROIX AVENUE, SAID INDUSTRIAL DIVISION OF DULUTH, A DISTANCE OF 50.00 FEET; THENCE NORTH 41°39'36"EAST (PLAT DEFLECTION ANGLE 57 DEGREES 34 MINUTES 00 SECONDS TO THE RIGHT), A DISTANCE OF 110.00 FEET; THENCE NORTH 74°04'13"EAST ALONG THE SOUTHERLY LINE OF SAID TRACT N, A DISTANCE OF 192.95 FEET TO THE POINT OF BEGINNING; THENCE NORTH 10°14'32" WEST, A DISTANCE OF 83.33 FEET TO THE NORTHERLY LINE OF SAID PARCEL N; THENCE NORTH 74°04'13" EAST ALONG THE NORTHERLY LINE OF SAID PARCEL N, A DISTANCE OF 197 FEET, MORE OR LESS, TO THE SHORE OF LAKE SUPERIOR; THENCE SOUTHERLY ALONG SAID SHORELINE TO A POINT THAT BEARS NORTH 74°04'13" EAST FROM THE POINT OF BEGINNING; THENCE SOUTH 74°04'13" WEST, A DISTANCE OF 215 FEET, MORE OR LESS, TO THE POINT OF BEGINNING AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

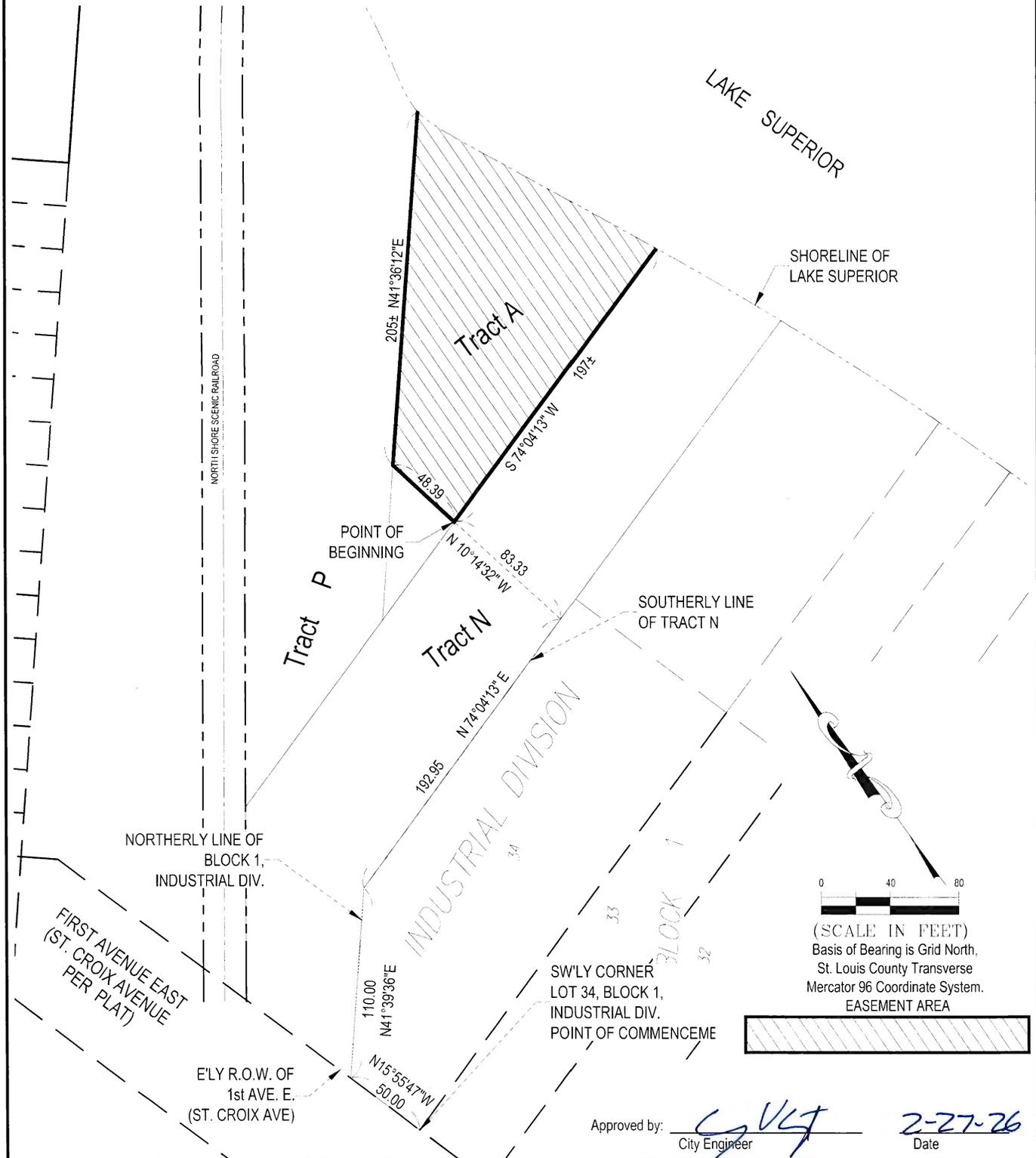
Signed _____


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement TRACT A



0 40 80
 (SCALE IN FEET)
 Basis of Bearing is Grid North,
 St. Louis County Transverse
 Mercator 96 Coordinate System.
 EASEMENT AREA

Approved by: CVG 2-27-26
 City Engineer Date

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: <u>[Signature]</u> Date: 2/13/26	DATE PREPARED: 2/13/26	
	PROJ NO: 240252	
	FILE: 240252 LW-EX	
	SHEET 1 of 2 SHEETS	

EXHIBIT A

*Easement
TRACT A*

THAT PORTION OF TRACT A DESCRIBED IN THAT CERTAIN DEED RECORDED WITH THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240 BEING A PART OF GOVERNMENT LOT 2 OF SECTION 27, TOWNSHIP 50 NORTH, RANGE 14 WEST, ST. LOUIS COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 34, BLOCK 1 INDUSTRIAL DIVISION OF DULUTH, ST LOUIS COUNTY, MINNESOTA; THENCE N15°55'47"W ALONG ST. CROIX AVENUE, SAID INDUSTRIAL DIVISION OF DULUTH, A DISTANCE OF 50.00 FEET; THENCE NORTH 41°39'36"EAST (PLAT DEFLECTION ANGLE 57 DEGREES 34 MINUTES 00 SECONDS TO THE RIGHT), A DISTANCE OF 110.00 FEET; THENCE NORTH 74°04'13"EAST, A DISTANCE OF 192.95 FEET; THENCE N 10°14'32" W 83.33 FEET TO THE SOUTH LINE OF SAID TRACT A, AND THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE CONTINUING N 10°14'32" W 48.39 FEET TO THE NORTH LINE OF SAID TRACT A; THENCE N 41°36'12" E, ALONG THE NORTH LINE OF SAID PARCEL A, 205 FEET, MORE OR LESS, TO THE SHORE OF LAKE SUPERIOR; THENCE SOUTHERLY ALONG SAID SHORELINE TO A POINT THAT BEARS N 74°04'13" E FROM THE POINT OF BEGINNING; THENCE S 74°04'13" W A DISTANCE OF 197 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

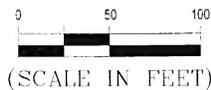
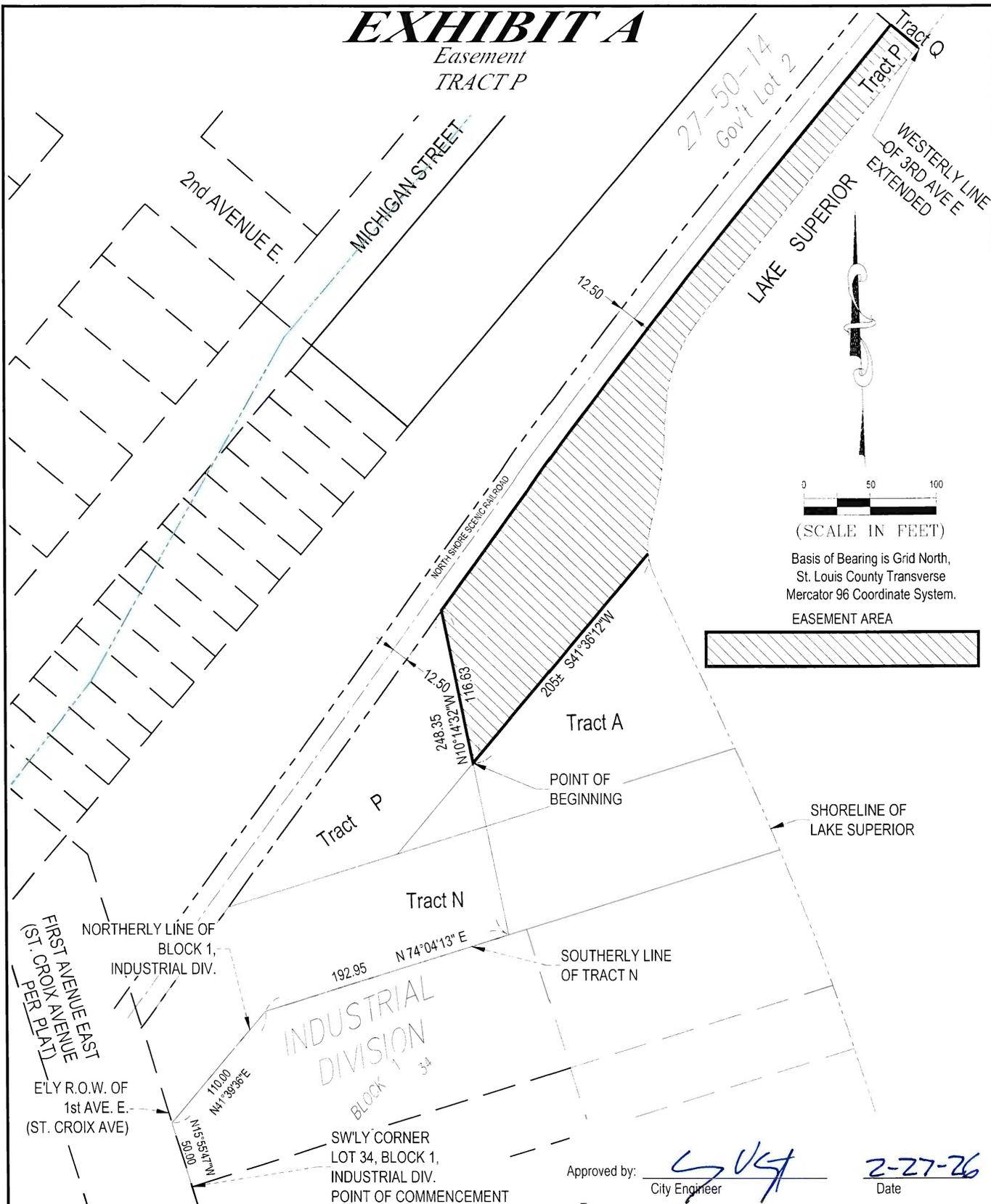
Signed  _____

Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
TRACT P



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



Approved by: *[Signature]*
City Engineer

2-27-26
Date

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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW-EX

SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

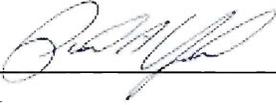
*Easement
TRACT P*

THAT PORTION OF TRACT P DESCRIBED IN THAT CERTAIN DEED RECORDED WITH THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240 BEING A PART OF GOVERNMENT LOT 2 OF SECTION 27, TOWNSHIP 50 NORTH, RANGE 14 WEST, ST. LOUIS COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWESTERLY CORNER OF LOT 34, BLOCK 1 INDUSTRIAL DIVISION OF DULUTH, ST LOUIS COUNTY, MINNESOTA; THENCE N15°55'47"W ALONG ST. CROIX AVENUE, SAID INDUSTRIAL DIVISION OF DULUTH, A DISTANCE OF 50.00 FEET; THENCE NORTH 41°39'36"EAST (PLAT DEFLECTION ANGLE 57 DEGREES 34 MINUTES 00 SECONDS TO THE RIGHT), A DISTANCE OF 110.00 FEET; THENCE NORTH 74°04'13"EAST, A DISTANCE OF 192.95 FEET; THENCE N 10°14'32" W 131.72 FEET TO THE SOUTH LINE OF SAID TRACT P AND THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE CONTINUE N 10°14'32" W 116.63 FEET TO THE NORTH LINE OF SAID TRACT P; THENCE NORTHEASTERLY, ALONG SAID NORTH LINE OF TRACT P, TO THE WESTERLY LINE OF THIRD AVENUE EAST IN THE PLAT OF CENTRAL DIVISION OF DULUTH, AND ITS SOUTHWESTERLY EXTENSION; THENCE SOUTHWESTERLY, ALONG SAID EXTENDED WESTERLY LINE OF THIRD AVENUE EAST, TO THE SHORE OF LAKE SUPERIOR; THENCE SOUTHWESTERLY AND SOUTHERLY, ALONG SAID SHORELINE TO A POINT THAT BEARS N 41°36'12" E FROM THE POINT OF BEGINNING; THENCE S 14°36'12" W 205 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

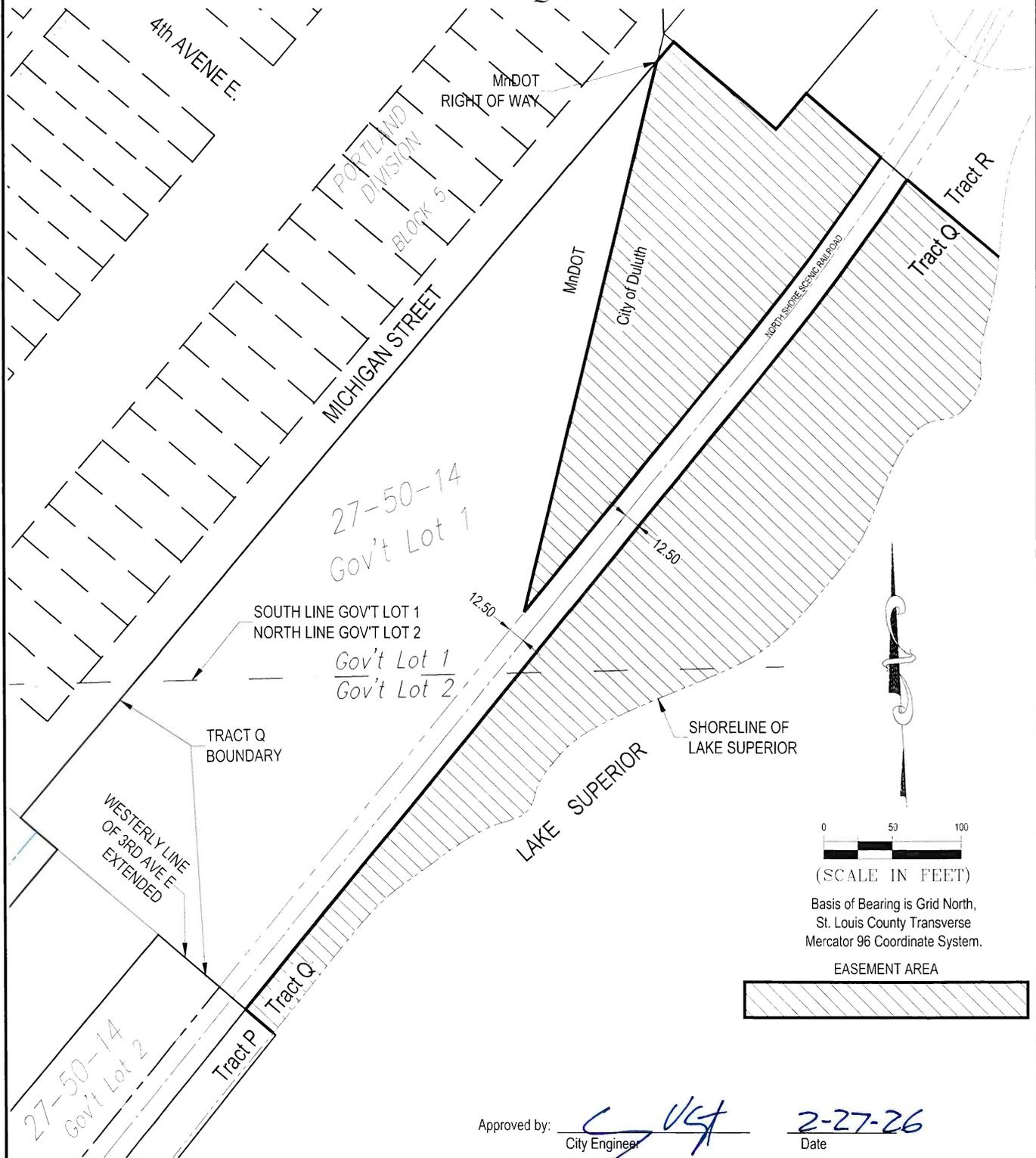
Signed _____


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement TRACT Q



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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW-EX

SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

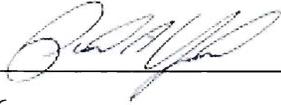
EXHIBIT A
Easement
TRACT Q

THAT PART OF TRACT Q CONVEYED BY THAT CERTAIN DEED RECORDED WITH THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240 BEING A PART OF GOVERNMENT LOTS 1 AND 2, SECTION 27, TOWNSHIP 50 NORTH, RANGE 14 WEST, ST. LOUIS COUNTY, MINNESOTA.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



Date: 2/13/2026

License No. 44075

EXHIBIT A

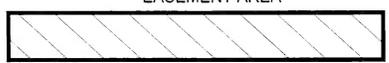
Easement

Part of Duluth formerly called Portland, Block 2



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

EASEMENT AREA



Approved by: [Signature] 2-27-26
City Engineer Date

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement

Part of Duluth formerly called Portland, Block 2

THAT PART OF BLOCK 2, DULUTH FORMERLY CALLED PORTLAND, ST. LOUIS COUNTY, MINNESOTA LYING SOUTHEASTERLY OF A LINE LYING 50 FEET SOUTHEASTERLY OF AND PARALLEL TO THE CENTERLINE OF THE DULUTH & IRON RANGE RAILROAD.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

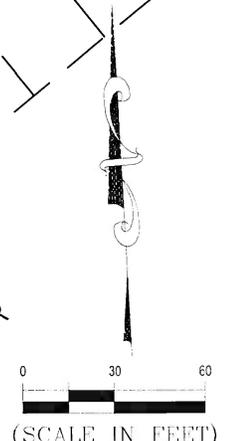
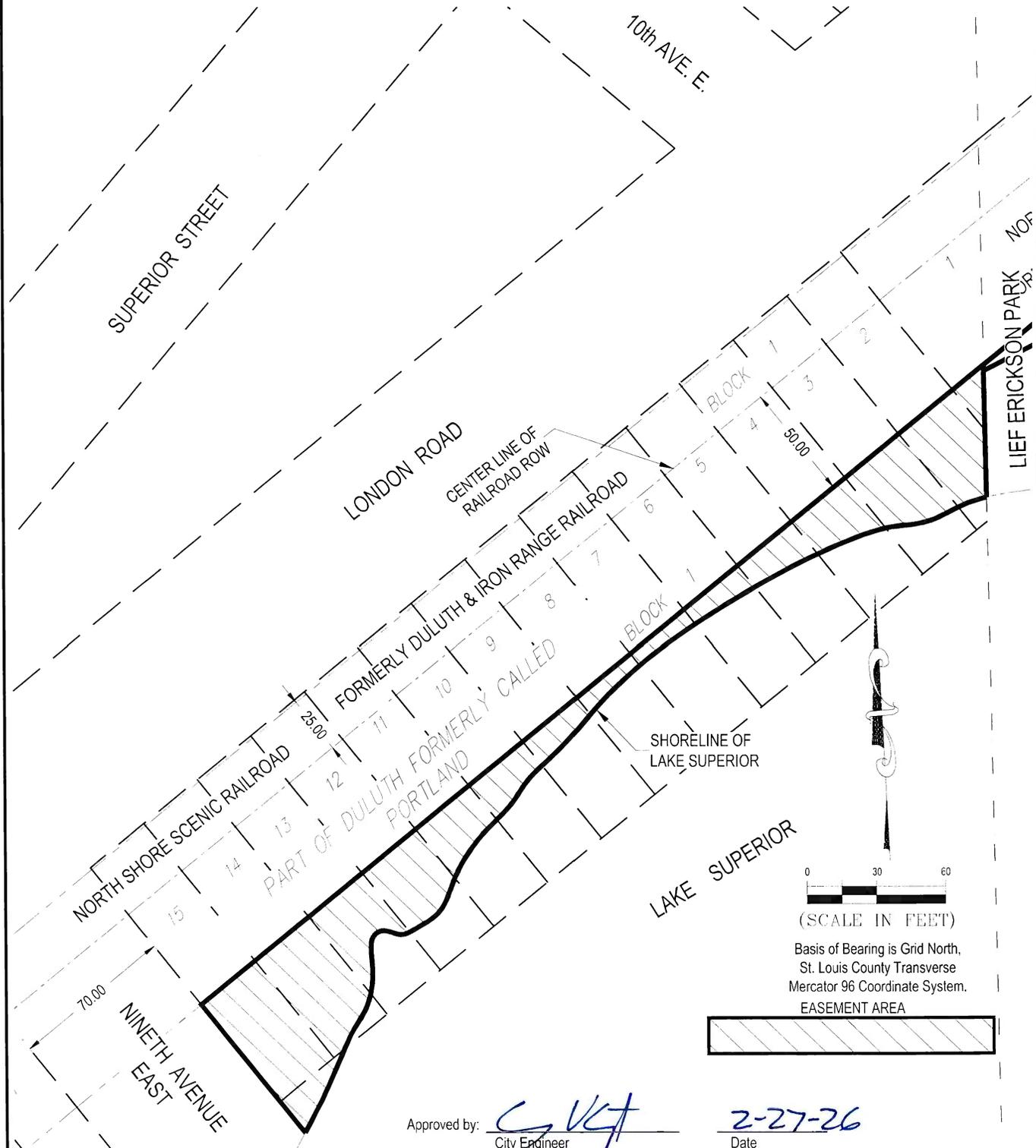

Date: 2/13/2026

License No. 44075

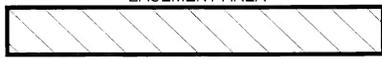
EXHIBIT A

Easement

Part of Duluth formerly called Portland, Block 1



(SCALE IN FEET)
 Basis of Bearing is Grid North,
 St. Louis County Transverse
 Mercator 96 Coordinate System.



Approved by: *C. Vogel* Date: 2-27-26
 City Engineer

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: *Paul A. Vogel*

Date: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

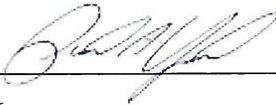
Easement

Part of Duluth formerly called Portland, Block 1

THAT PART OF BLOCK 1, DULUTH FORMERLY CALLED PORTLAND, ST. LOUIS COUNTY, MINNESOTA LYING SOUTHEASTERLY OF A LINE LYING 50 FEET SOUTHEASTERLY OF AND PARALLEL TO THE CENTERLINE OF THE DULUTH & IRON RANGE RAILROAD.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

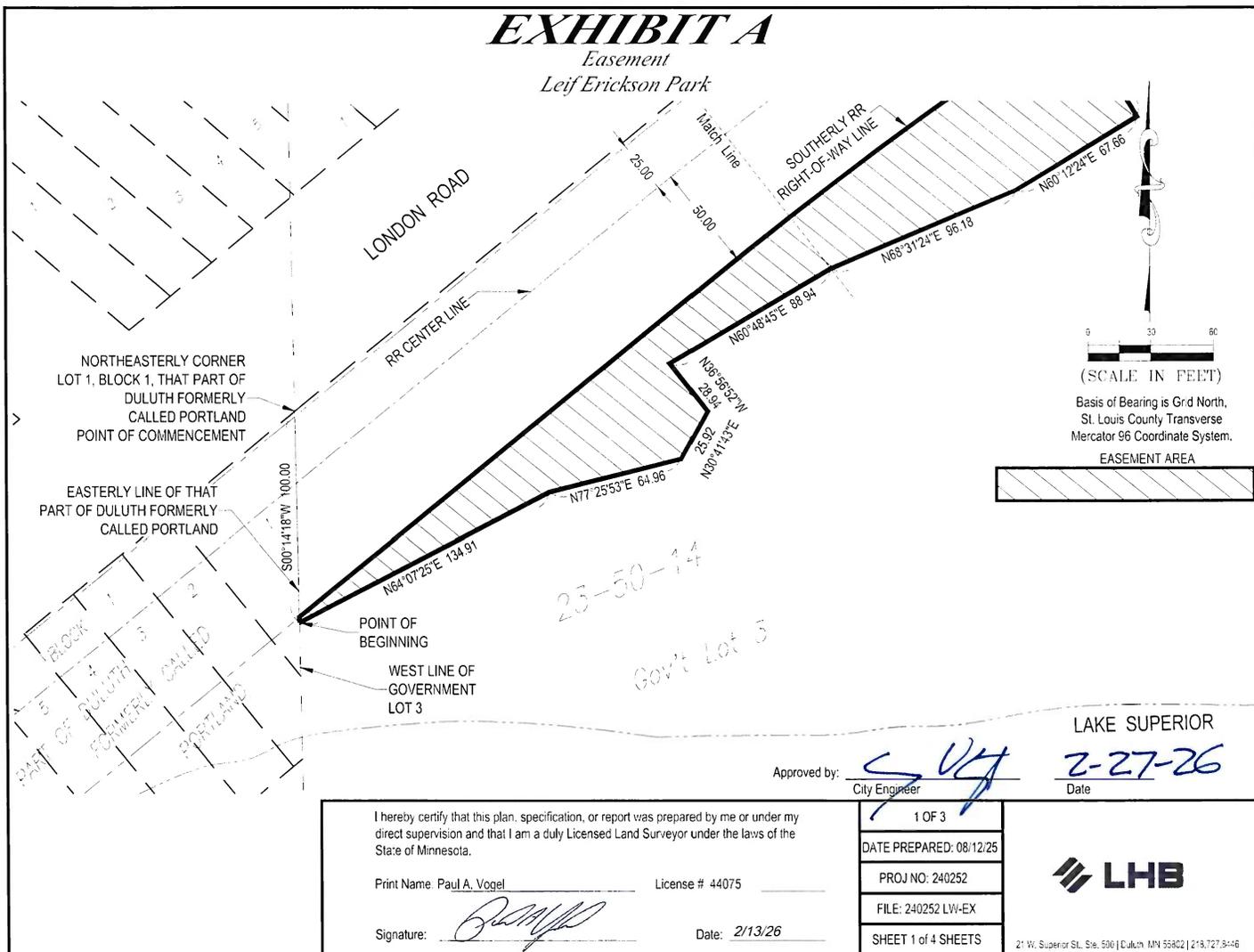
Signed _____


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Leif Erickson Park

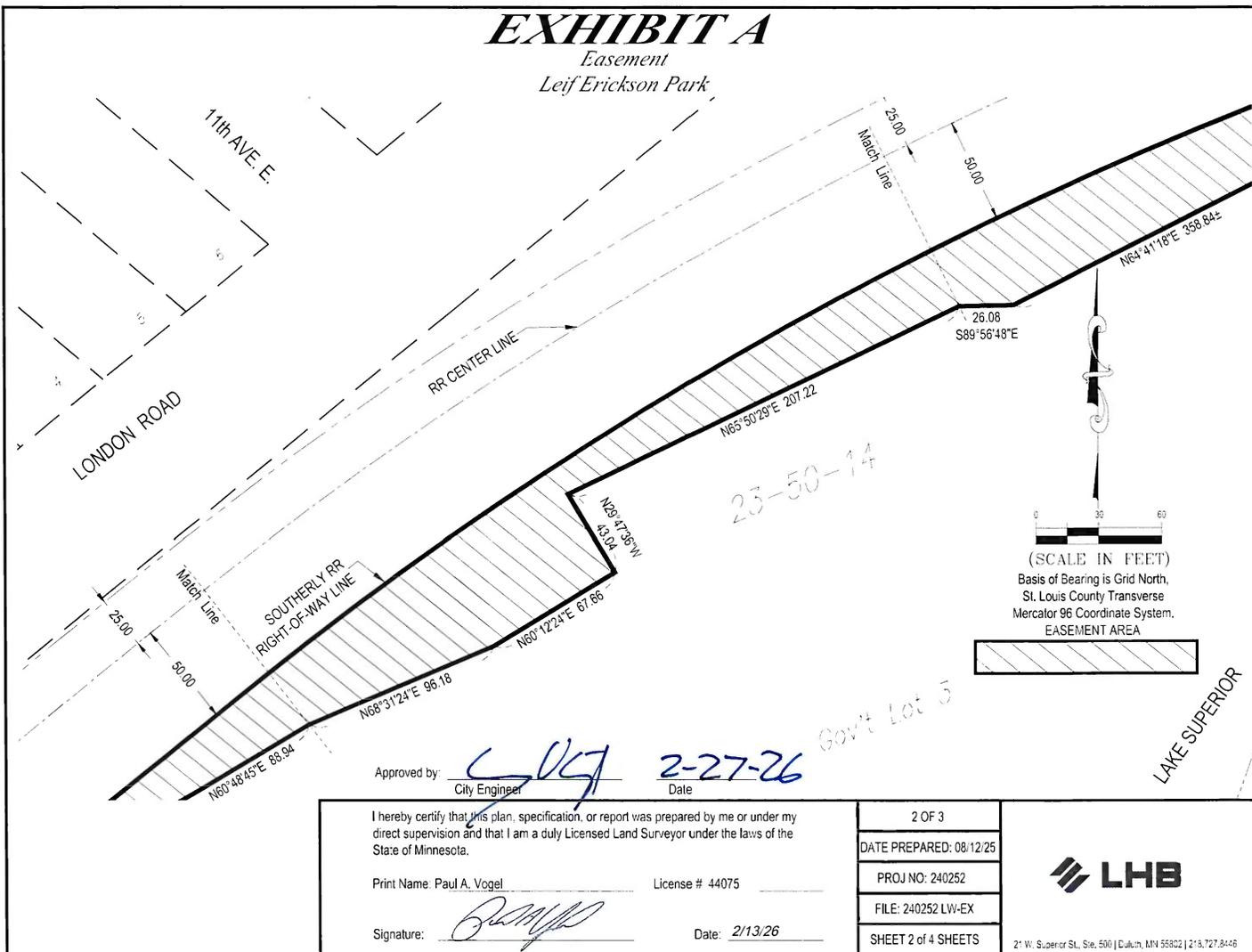


Approved by: [Signature] 2-27-26
 City Engineer Date

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: <u>[Signature]</u> Date: 2/13/26	1 OF 3	
	DATE PREPARED: 08/12/25	
	PROJ NO: 240252	
	FILE: 240252 LW-EX	
	SHEET 1 of 4 SHEETS	21 W. Superior St., Ste. 506 Duluth, MN 55802 218.727.9446

EXHIBIT A

Easement
Leif Erickson Park



(SCALE IN FEET)
Basis of Bearing is Grid North,
St. Louis County Transverse
Mercator 96 Coordinate System.
EASEMENT AREA

Approved by: [Signature] 2-27-26
City Engineer Date

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: 2/13/26

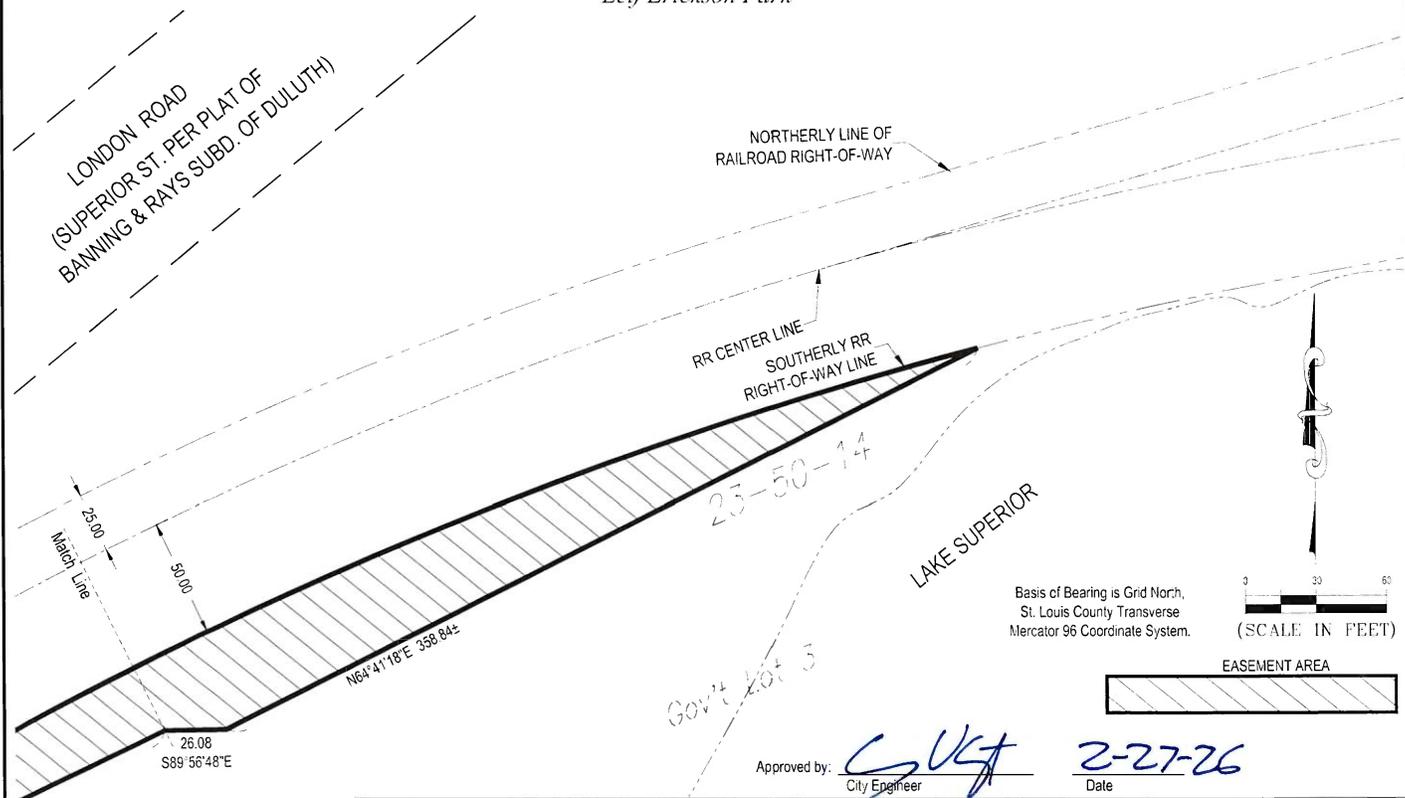
2 OF 3
DATE PREPARED: 08/12/25
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 2 of 4 SHEETS



2" W. Superior St., Ste. 500 | Duluth, MN 55822 | 218.727.8446

EXHIBIT A

Easement
Leif Erickson Park



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



Approved by: CVG 2-27-26
City Engineer Date

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: <u>[Signature]</u> Date: 2/13/26	3 OF 3	
	DATE PREPARED: 08/12/25	
	PROJ NO: 240252	
	FILE: 240252 LW-EX	
	SHEET 3 of 4 SHEETS	21 W. Superior St., Ste. 500 Duluth, MN 55802 218.727.9446 FILE: J:\240252\506 Drawings\Survey\240252 LW-EX-HIBITS south.dwg

EXHIBIT A

Easement

Leif Erickson Park

THAT PART OF GOVERNMENT LOT 3, SECTION 23, TOWNSHIP 50 NORTH, RANGE 14 WEST LYING SOUTHEASTERLY OF A LINE LYING 50 FEET SOUTHEASTERLY OF, AND PARALLEL WITH, THE CENTERLINE OF THE 75 FOOT WIDE RIGHT-OF-WAY OF THE BNSF RAILWAY COMPANY (f.k.a. NORTHERN PACIFIC RAILWAY COMPANY) AND DULUTH AND IRON RANGE RAILROAD; AND NORTHERLY AND WESTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEASTERLY CORNER OF LOT 1, BLOCK 1, THAT PART OF DULUTH FORMERLY CALLED PORTLAND AND BEING A POINT ON THE WEST LINE OF SAID GOVERNMENT LOT 3; THENCE SOUTH 0°14'18" WEST ALONG SAID WEST LINE, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING OF THE LINE TO BE DESCRIBED; THENCE NORTH 64°07'25" EAST, A DISTANCE OF 134.91 FEET; THENCE NORTH 77°25'53" EAST, A DISTANCE OF 64.96 FEET; THENCE NORTH 30°41'43" EAST, A DISTANCE OF 25.92 FEET; THENCE NORTH 36°56'52" WEST, A DISTANCE OF 28.94 FEET; THENCE NORTH 60°48'45" EAST, A DISTANCE OF 88.94 FEET; THENCE NORTH 68°31'24" EAST, A DISTANCE OF 96.18 FEET; THENCE NORTH 60°12'24" EAST, A DISTANCE OF 67.66 FEET; THENCE NORTH 29°47'36" WEST, A DISTANCE OF 43.04 FEET; THENCE NORTH 65°50'29" EAST, A DISTANCE OF 207.22 FEET; THENCE SOUTH 89°56'48" EAST, A DISTANCE OF 26.08 FEET; THENCE NORTH 64°41'18" EAST, A DISTANCE OF 358.84 FEET, MORE OR LESS, TO A POINT ON A LINE THAT IS 50 FEET SOUTHEASTERLY OF AND PARALLEL WITH SAID RAILROAD CENTERLINE AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

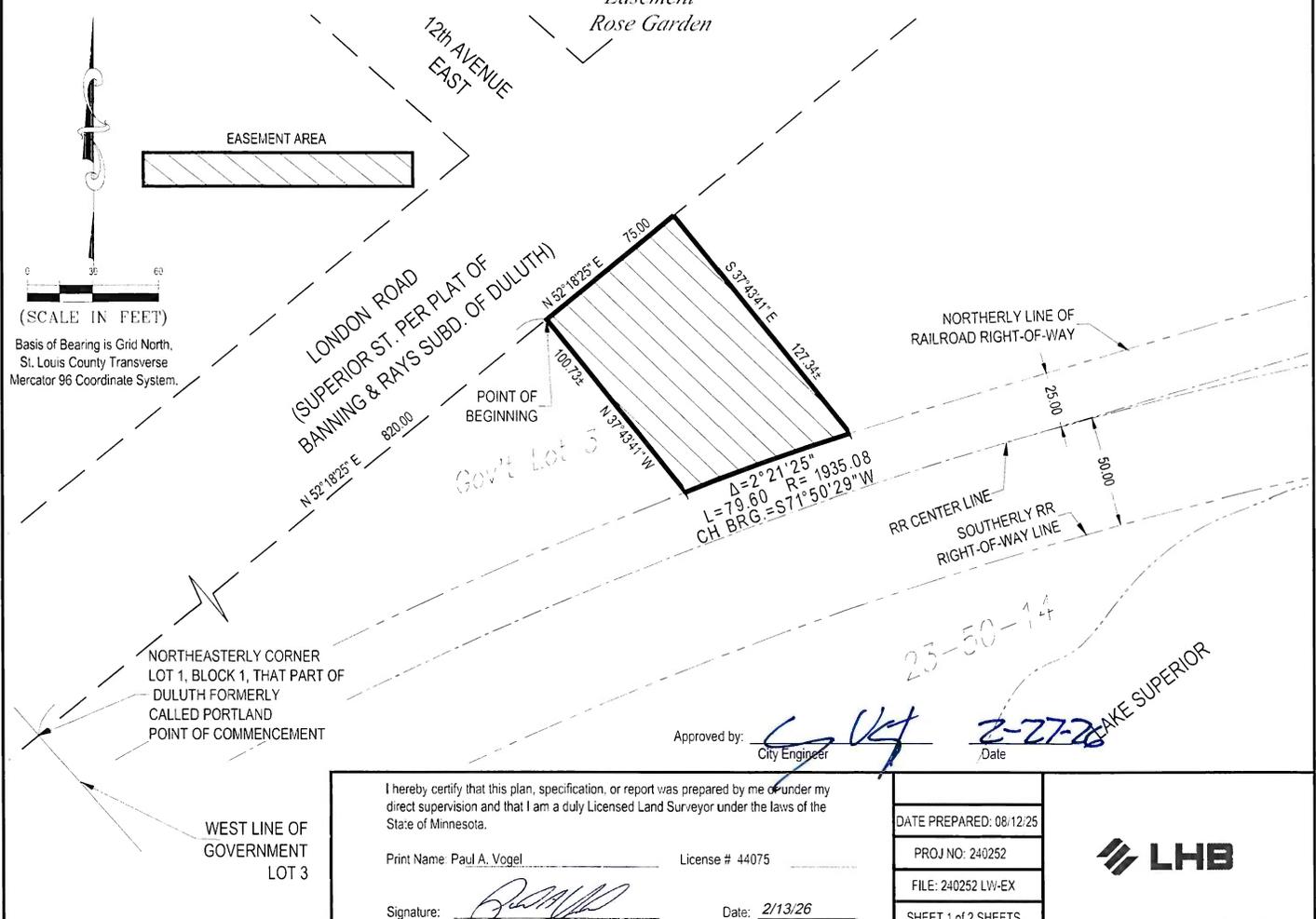


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Rose Garden



(SCALE IN FEET)

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: 2/13/26

DATE PREPARED: 08/12/25
PROJ NO: 240252
FILE: 240252 LW-EX
SHEET 1 of 2 SHEETS

21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8445

EXHIBIT A

*Easement
Rose Garden*

THAT PART OF GOVERNMENT LOT 3, SECTION 23, TOWNSHIP 50 NORTH, RANGE 14 WEST LYING ABOVE ELEVATION 655, UNITED STATES COAST AND GEODETIC SURVEY 1929 MEAN SEA LEVEL DATUM DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEASTERLY CORNER OF LOT 1, BLOCK 1, THAT PART OF DULUTH FORMERLY CALLED PORTLAND AND BEING A POINT ON THE WEST LINE OF SAID GOVERNMENT LOT 3; THENCE NORTH 52°18'25" EAST ALONG THE SOUTHEASTERLY RIGHT OF WAY LINE OF LONDON ROAD (AS ESTABLISHED BY PLATTED SUPERIOR STREET IN THE PLAT OF BANNING AND RAYS SUBDIVISION OF DULUTH), A DISTANCE OF 820.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 52°18'25" EAST ALONG SAID SOUTHEASTERLY RIGHT OF WAY LINE OF SAID LONDON ROAD, A DISTANCE OF 75.00 FEET; THENCE SOUTH 37°43'41" EAST, A DISTANCE OF 127.34 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE 75 FOOT WIDE RIGHT-OF-WAY OF THE BNSF RAILWAY COMPANY (f.k.a. NORTHERN PACIFIC RAILWAY COMPANY) AND DULUTH AND IRON RANGE RAILROAD; THENCE SOUTHWESTERLY 79.60 FEET ALONG A NON-TANGENTIAL CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 1935.08 FEET, A CENTRAL ANGLE OF 2°21'25" AND A CHORD BEARING SOUTH 71°50'29" WEST; THENCE NORTH 37°43'41" WEST, A DISTANCE OF 100.73 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



Date:

2/13/2026

License No. 44075

EXHIBIT A

Easement
Endion Division, Block 16



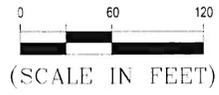
EAST LINE OF G.L. 3 23-50-14
WEST LINE ENDION DIVISION

LINE 2 FROM
DOC. NO. 01124240 (A)

LIEF ERICKSON
PARK

SHORELINE OF
LAKE SUPERIOR

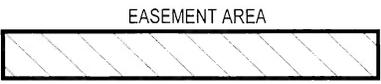
LAKE SUPERIOR



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

Approved by: *Paul A. Vogel*
City Engineer

2-27-26
Date



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: *Paul A. Vogel* Date: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement Endion Division, Block 16

THOSE PORTIONS OF LOTS 1 THROUGH 7, BLOCK 16, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

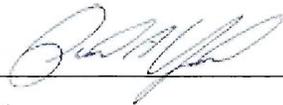
LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

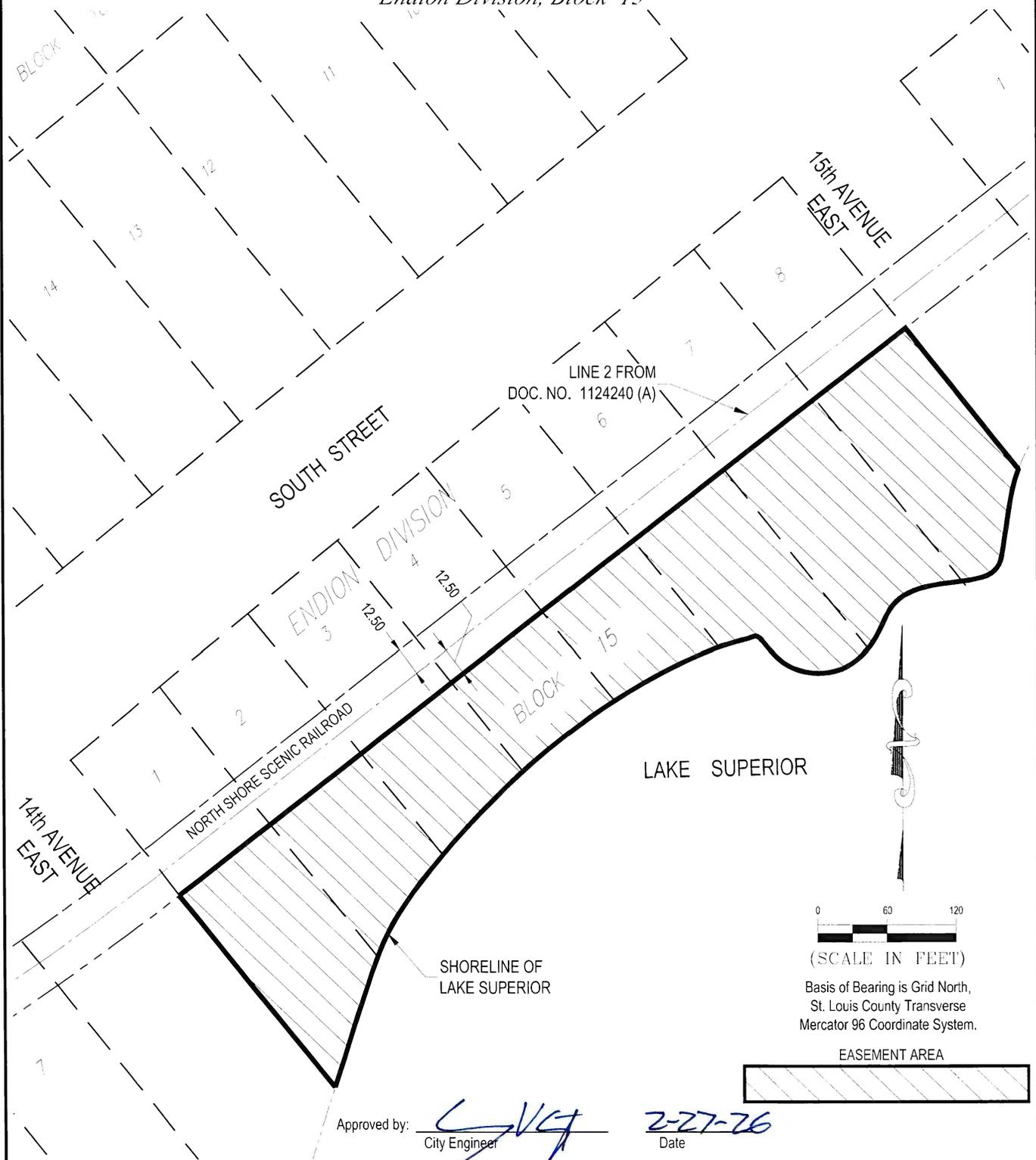


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Endion Division, Block 15



0 60 120
 (SCALE IN FEET)

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

EASEMENT AREA

Approved by: *[Signature]* 2-27-26
 City Engineer Date

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: <u><i>[Signature]</i></u> Date: 2/13/26	DATE PREPARED: 2/13/26	
	PROJ NO: 240252	
	FILE: 240252 LW EX	
	SHEET 1 of 2 SHEETS	

EXHIBIT A

Easement Endion Division, Block 15

THOSE PORTIONS OF LOTS 1 THROUGH 8, BLOCK 15, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement

Endion Division, Block 14

THOSE PORTIONS OF LOTS 1 THROUGH 8, BLOCK 14, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

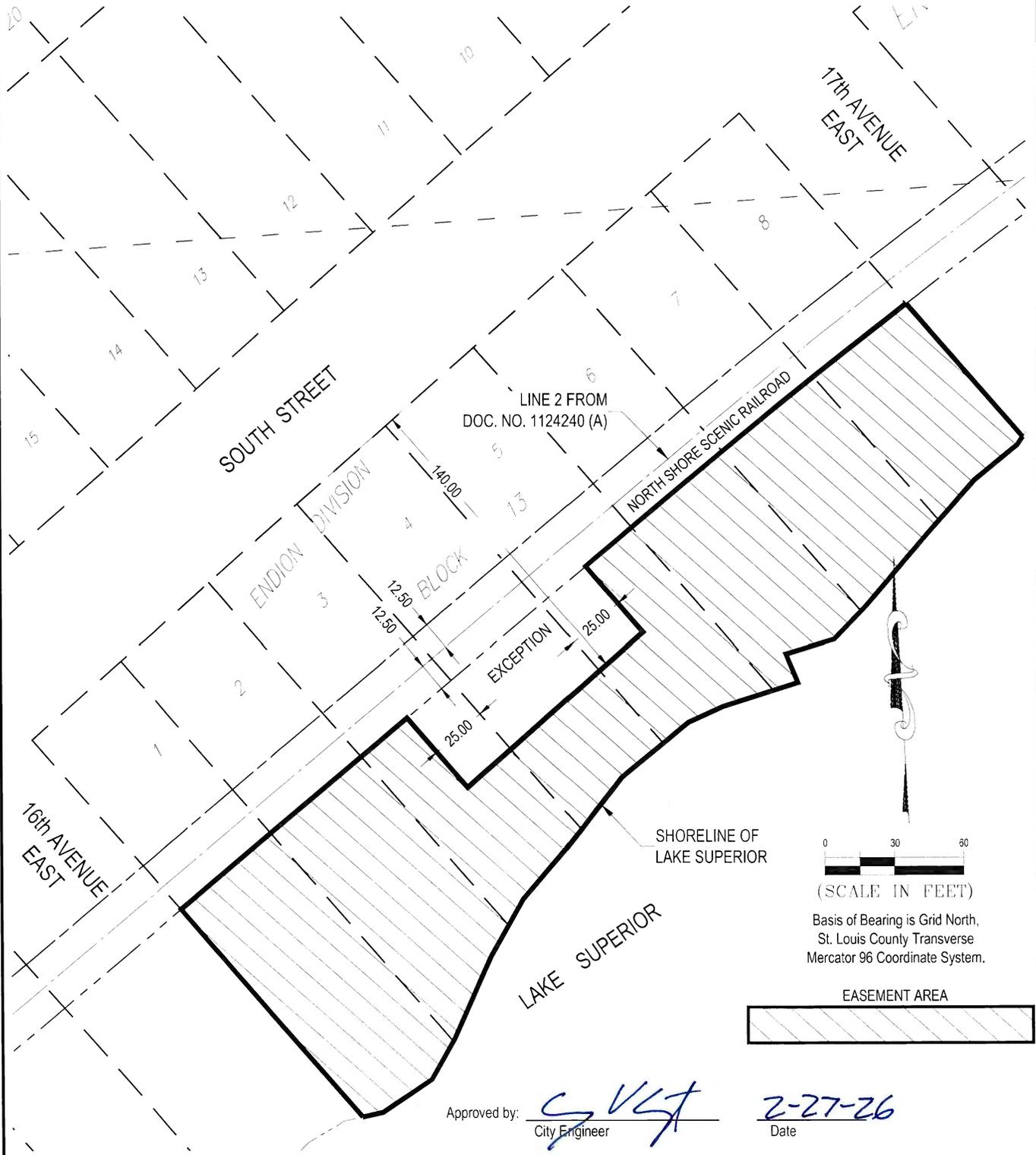


Date: 2/13/2026

License No. 44075

EXHIBIT A

*Easement
Endion Division, Block 13*



Approved by: *[Signature]* 2-27-26
 City Engineer Date

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: 2/13/26

DATE PREPARED: 2/13/26
 PROJ NO: 240252
 FILE: 240252 LW EX
 SHEET 1 of 2 SHEETS

SHORELINE OF LAKE SUPERIOR

EASEMENT AREA

0 30 60
 (SCALE IN FEET)

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



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement

Endion Division, Block 13

THOSE PORTIONS PART OF LOTS 1 THROUGH 8, BLOCK 13, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

EXCEPTING THEREFROM THAT PART OF THE NORTHEASTERLY 25 FEET OF LOT 3, ALL OF LOT 4, AND THE SOUTHWESTERLY 25 FEET OF LOT 5, BLOCK 13, SAID ENDION DIVISION, WHICH LIES 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED ABOVE, AND WITHIN A DISTANCE OF 140 FEET SOUTHEASTERLY OF THE NORTHWESTERLY LINE OF SAID BLOCK 13.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Endion Division, Block 12



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

EASEMENT AREA

Approved by: *Paul A. Vogel* City Engineer
Date: 2-27-26



<p>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.</p> <p>Print Name: Paul A. Vogel License # 44075</p> <p>Signature: <u><i>Paul A. Vogel</i></u> Date: <u>2/13/26</u></p>	DATE PREPARED: 2/13/26	
	PROJ NO: 240252	
	FILE: 240252 LW EX	
	SHEET 1 of 2 SHEETS	

EXHIBIT A

Easement

Endion Division, Block 12

LOTS 3 THROUGH 6, BLOCK 12, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY,
MINNESOTA.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



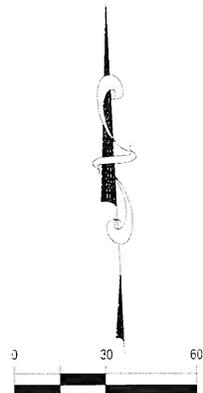
Date: 2/13/2026

License No. 44075

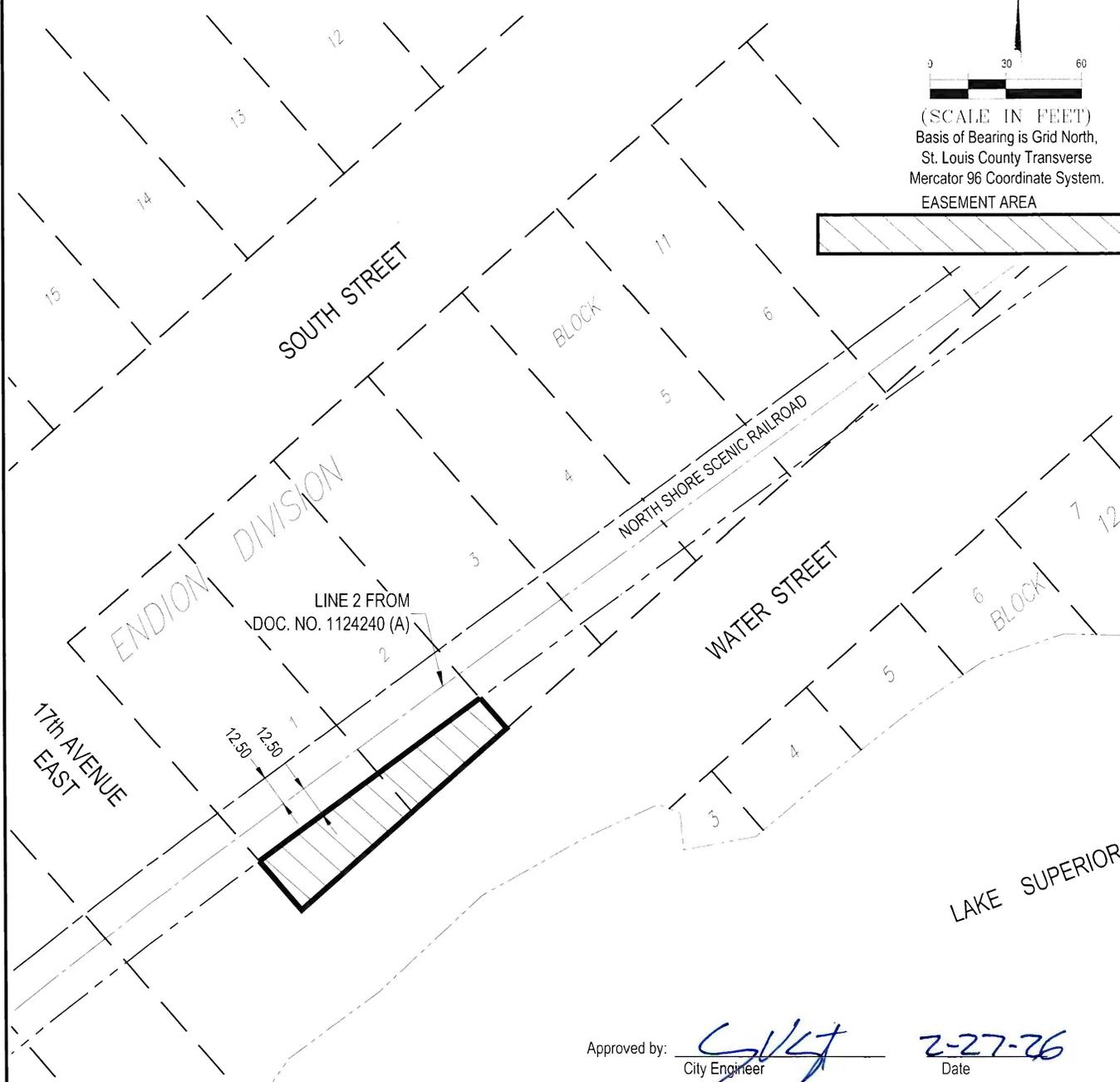
EXHIBIT A

Easement

Endion Division, Block 11



(SCALE IN FEET)
Basis of Bearing is Grid North,
St. Louis County Transverse
Mercator 96 Coordinate System.
EASEMENT AREA



Approved by: [Signature] City Engineer Date: 2-27-26

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement

Endion Division, Block 11

THOSE PORTIONS OF LOTS 1 AND 2, BLOCK 11, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



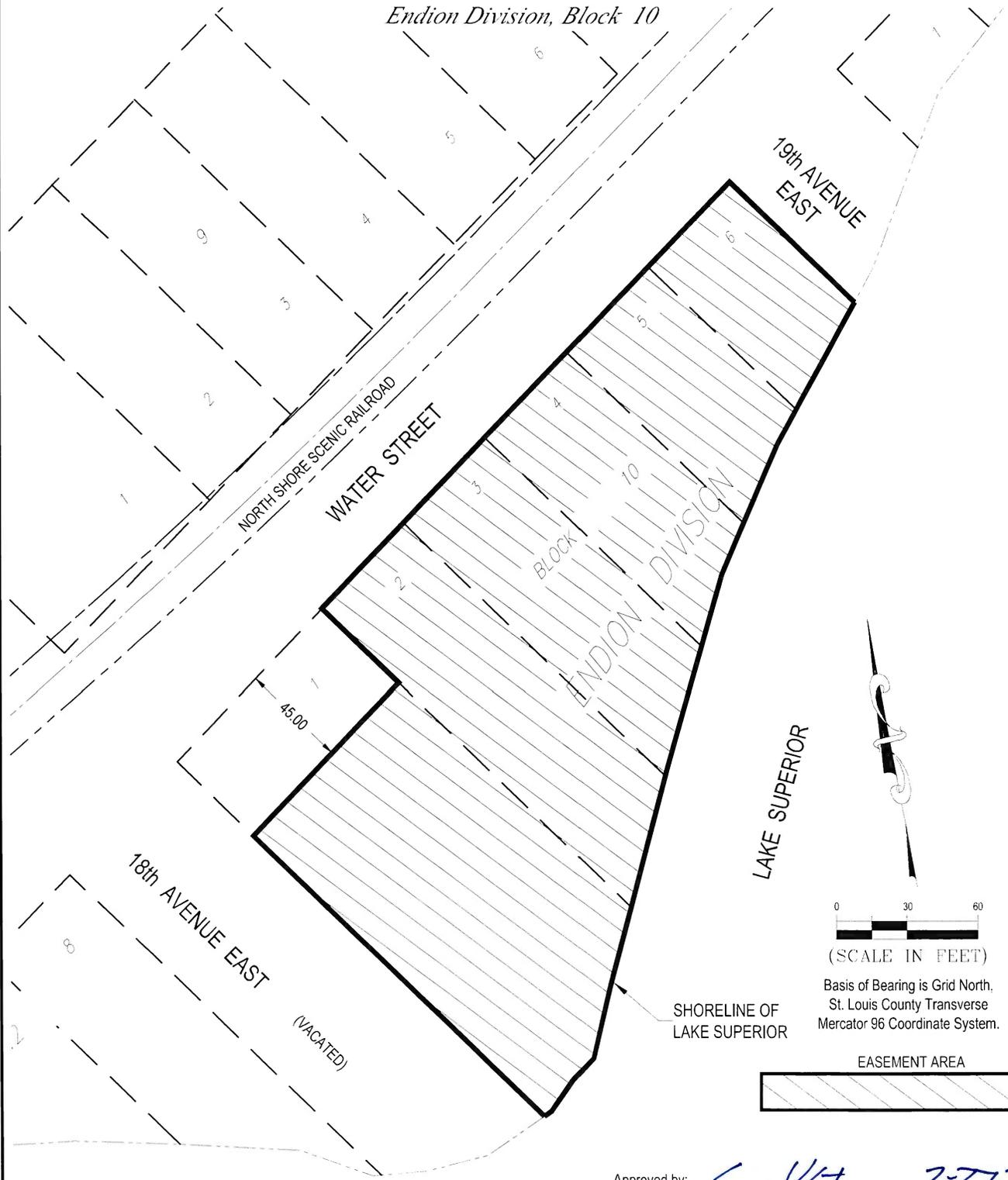
Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement

Endion Division, Block 10



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



Approved by: [Signature] City Engineer Date: 2-27-26

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8426

EXHIBIT A

*Lake Walk Easement
Endion Division, Block 10*

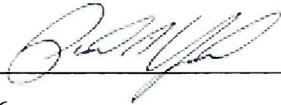
LOT 1, EXCEPT THE NORTH 45 FEET THEREOF, BLOCK 10, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA.

TOGETHER WITH LOTS 2 THROUGH 6, BLOCK 10, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

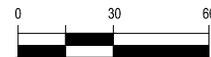


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Endion Division, Block 6



(SCALE IN FEET)
Basis of Bearing is Grid North, St. Louis County
Transverse Mercator 96 Coordinate System.

EASEMENT AREA



Approved by: _____
City Engineer Date

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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW EX

SHEET 1 of 3 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A
Easement
Endion Division, Block 6

THAT PART OF LOT 16, BLOCK 6, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 1 DESCRIBED BELOW (LINE 1 IS ALSO DESCRIBED IN PARCEL 5 OF THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NUMBER 1079706):

LINE 1:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET AND THERE TERMINATING.

AND LOTS 14 - 15, SAID BLOCK 6, EXCEPT THE NORTH 20 FEET THEREOF.

AND THOSE PARTS OF LOTS 10 - 13, BLOCK 6 AND THAT PART OF THE SOUTHWESTERLY 25 FEET OF LOT 9, SAID BLOCK 6, LYING SOUTHEASTERLY OF LINE 1 DESCRIBED BELOW (LINE 1 IS ALSO DESCRIBED IN PARCEL 2 OF THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NUMBER 1098229):

LINE 1:

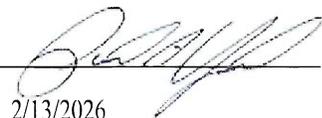
BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF SAID LOT 13, DISTANT 20 FEET SOUTHEASTERLY OF THE MOST WESTERLY CORNER THEREOF; THENCE RUN NORTHEASTERLY TO A POINT ON THE NORTHEASTERLY LINE OF SAID LOT 10, DISTANT 20 FEET SOUTHEASTERLY OF THE MOST NORTHERLY CORNER THEREOF; THENCE CONTINUE NORTHEASTERLY ON THE LAST DESCRIBED COURSE FOR 50 FEET AND THERE TERMINATING.

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, 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.

PAUL A. VOGEL

SIGNED _____

DATE:



2/13/2026

LICENSE NO. 44075

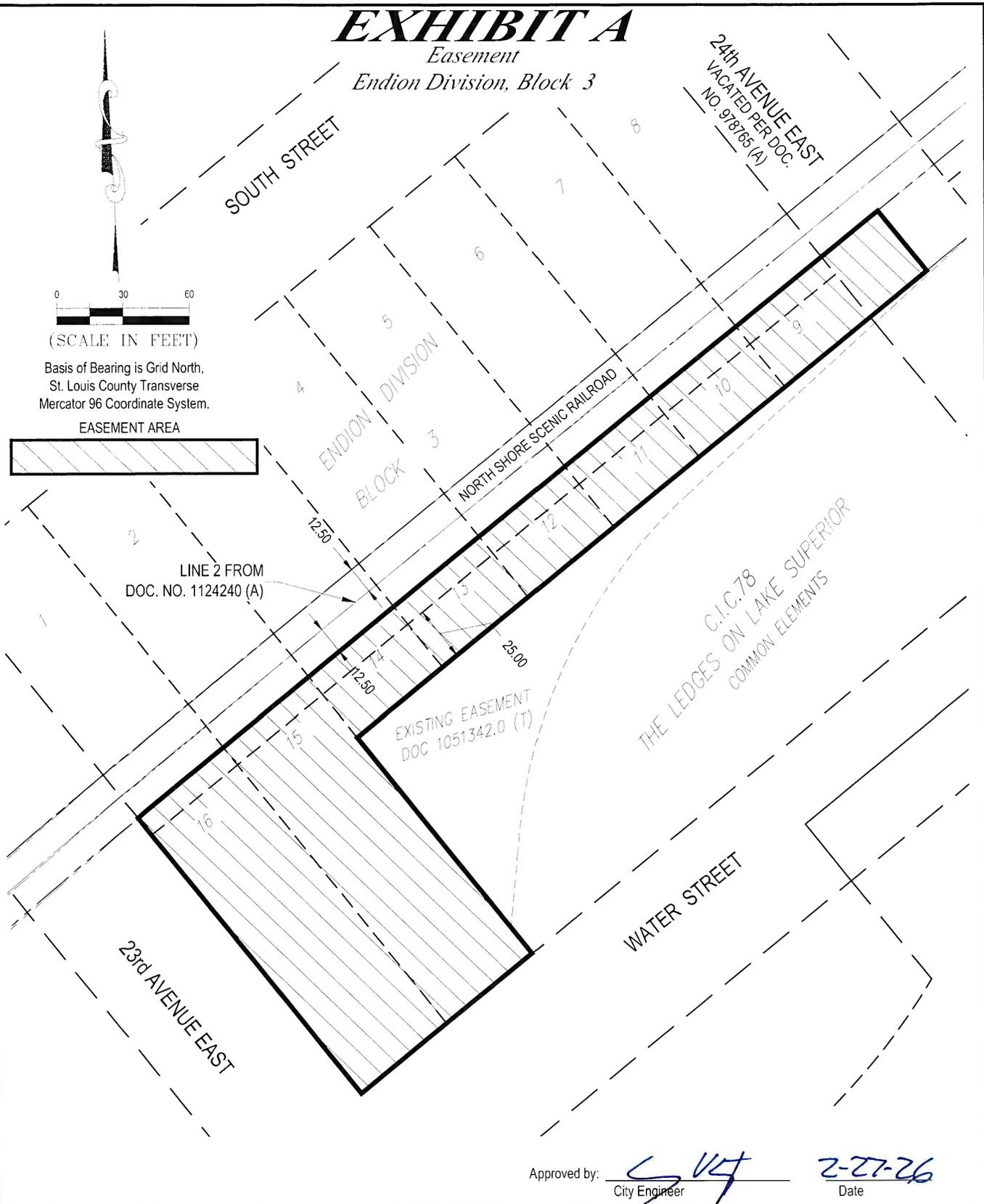
EXHIBIT A

Easement
Endion Division, Block 3



(SCALE IN FEET)
Basis of Bearing is Grid North,
St. Louis County Transverse
Mercator 96 Coordinate System.

EASEMENT AREA



Approved by:

[Signature]
City Engineer

2-27-26
Date

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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW EX

SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement

Endion Division, Block 3

THOSE PORTIONS OF LOTS 1 - 8, BLOCK 3, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, INCLUDING THE WEST HALF OF VACATED 24TH AVE. EAST LYING ADJACENT TO SAID LOT 8, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

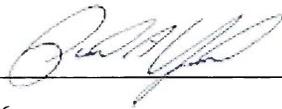
COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

TOGETHER WITH THE NORTHWESTERLY 25.00 FEET OF LOTS 9 - 14, INCLUDING THE WEST HALF OF VACATED 24TH AVE. EAST LYING ADJACENT TO THE NORTHWESTERLY 25 FEET OF SAID LOT 9, AND ALL OF LOTS 15 AND 16, BLOCK 3, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

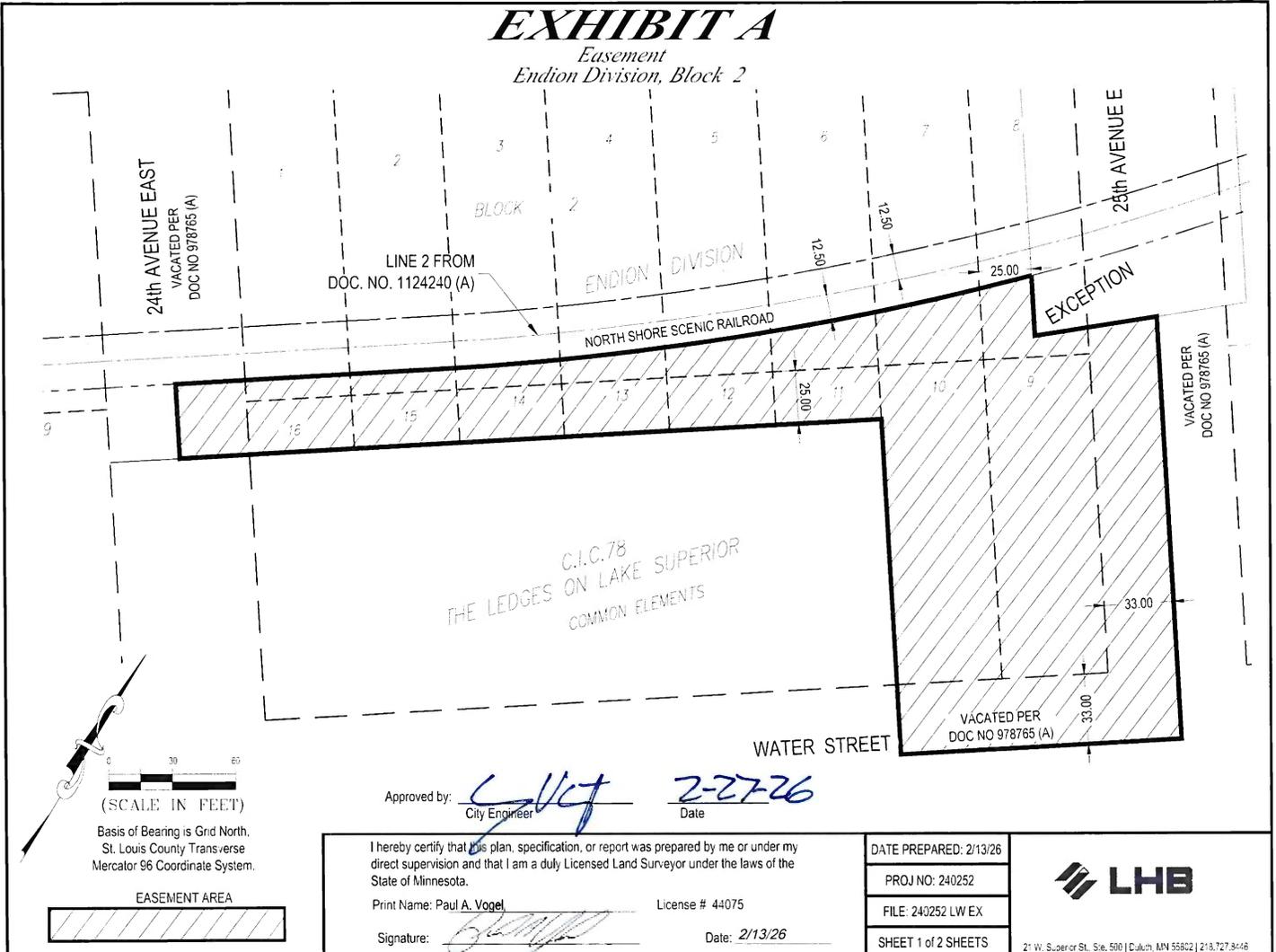


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Endion Division, Block 2



Approved by: [Signature]

City Engineer

Date: 2-27-26

Date

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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW EX

SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement

Endion Division, Block 2

THOSE PORTIONS OF LOTS 1 THROUGH 8, BLOCK 2, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, INCLUDING THE WEST HALF OF VACATED 25TH AVENUE EAST LYING ADJACENT TO SAID LOT 8 AND THE EAST HALF OF VACATED 24TH AVENUE EAST ADJACENT TO SAID LOT 1, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

EXCEPT THAT PART OF THE ABOVE-DESCRIBED LOT 8, BLOCK 2 AND THE WEST HALF OF VACATED 25TH AVENUE EAST ADJACENT THERETO LYING SOUTHWESTERLY, NORTHWESTERLY AND NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF LOT 1, BLOCK 1, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, DISTANT 10 FEET NORTHEASTERLY OF THE MOST WESTERLY POINT THEREOF; THENCE SOUTHEASTERLY, PARALLEL WITH AND DISTANT 10 FEET NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF SAID LOT 1, FOR 130 FEET; THENCE SOUTHWESTERLY TO A POINT DISTANT 140 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES, OF A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 8, BLOCK 2, DISTANT 25 FEET NORTHEASTERLY OF THE MOST WESTERLY CORNER THEREOF; THENCE NORTHWESTERLY, PARALLEL WITH AND DISTANT 25 FEET NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF SAID LOT 8, TO AN INTERSECTION WITH THE LAST SAID NORTHWESTERLY LINE AND THERE TERMINATING.

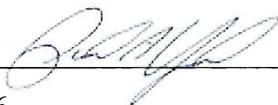
TOGETHER WITH LOTS 9 AND 10, BLOCK 2, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, INCLUDING THE NORTH HALF OF VACATED WATER STREET AND THE WEST HALF OF VACATED 25 AVENUE EAST ADJACENT THERETO.

TOGETHER WITH THE NORTHWESTERLY 25 FEET OF LOTS 11 THROUGH 16, BLOCK 2, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, INCLUDING THE EAST HALF OF VACATED 24TH AVENUE EAST ADJACENT TO THE NORTHWESTERLY 25 FEET OF SAID LOT 16.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

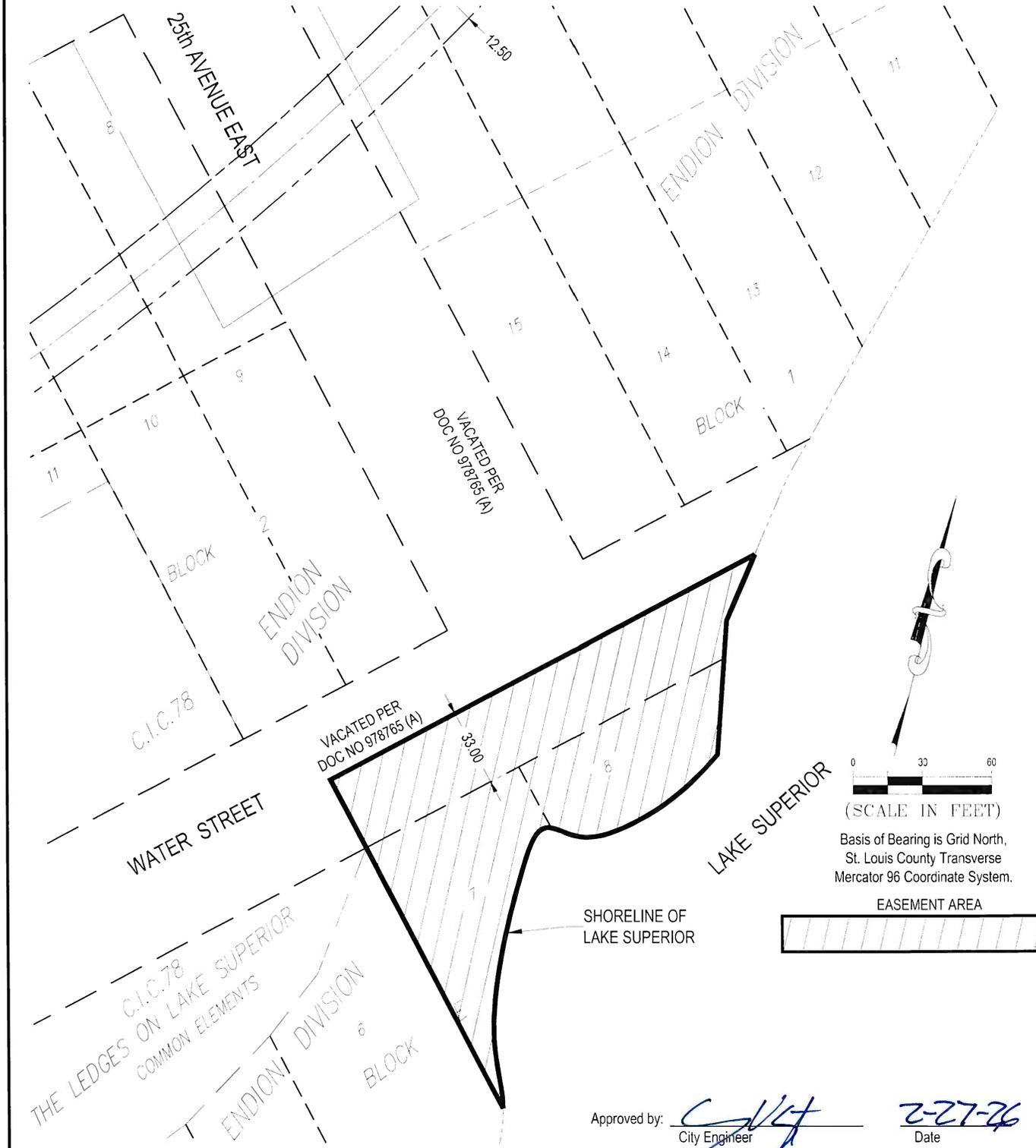


Date: 2/13/2026

License No. 44075

EXHIBIT A

Lake Walk Easement
Endion Division, Block E



Approved by: [Signature] 2-27-26
City Engineer Date

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A
Easement
Endion Division, Block E

LOTS 7 AND 8, BLOCK E, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY,
MINNESOTA, INCLUDING THAT PART OF THE SOUTH HALF OF VACATED WATER
STREET ADJACENT THERETO.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed  _____

Date: 2/13/2026

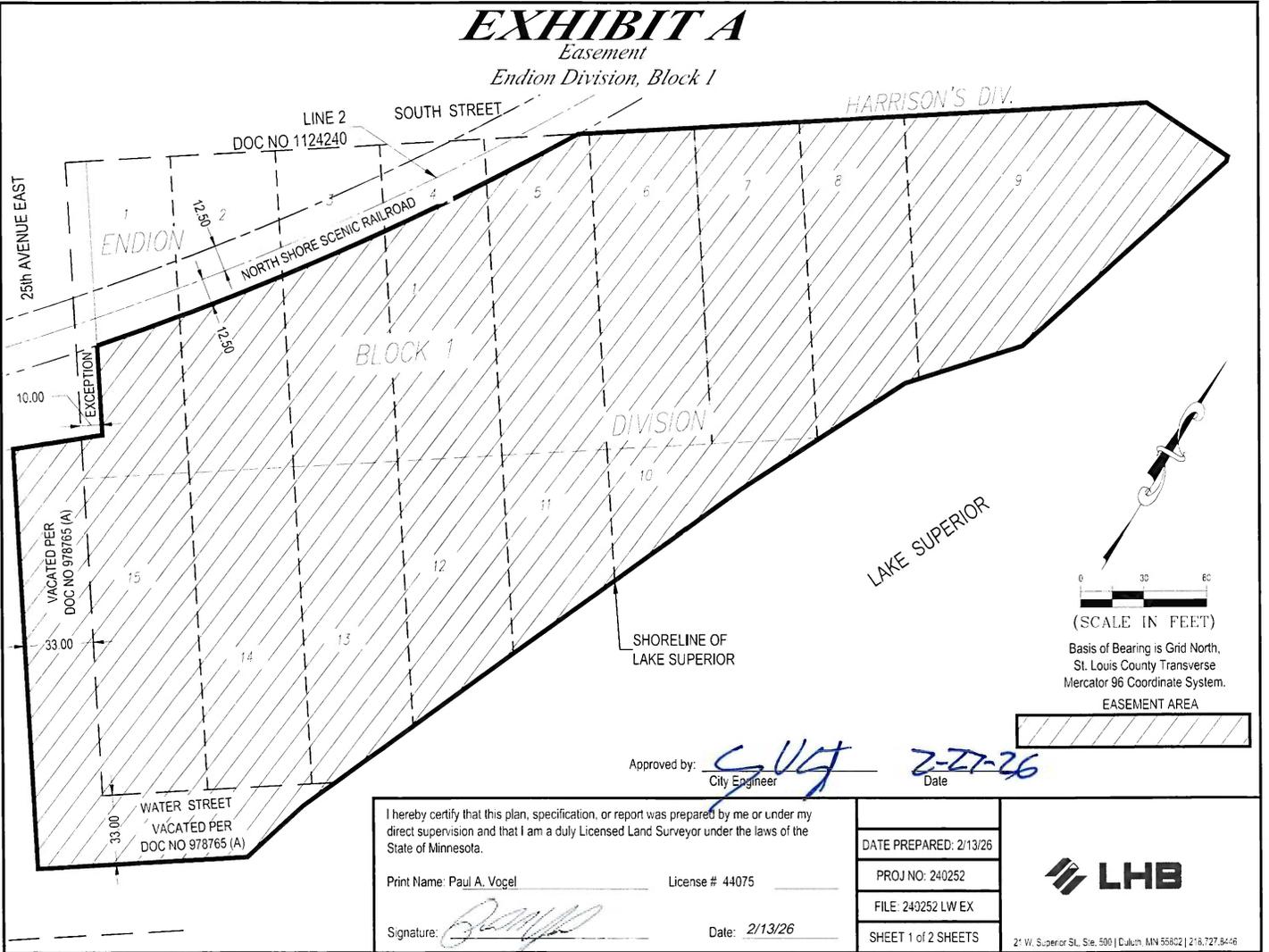
License No. 44075

EXHIBIT A

Easement

Endion Division, Block 1

HARRISON'S DIV.



(SCALE IN FEET)
 Basis of Bearing is Grid North,
 St. Louis County Transverse
 Mercator 96 Coordinate System.



Approved by: SUVJ City Engineer Date: 2-11-26

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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8466

EXHIBIT A

Easement

Endion Division, Block 1

THOSE PORTIONS OF LOTS 1-15, BLOCK 1, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, INCLUDING THE NORTH HALF OF VACATED WATER STREET AND THE EAST HALF OF VACATED 25TH AVENUE EAST LYING ADJACENT THERETO, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

EXCEPT THAT PART OF LOT 1 IN THE ABOVE-DESCRIBED BLOCK 1 AND THE EAST HALF OF VACATED 25TH AVENUE EAST ADJACENT TO SAID LOT 1 IN SAID ENDION DIVISION LYING SOUTHWESTERLY, NORTHWESTERLY AND NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF SAID LOT 1, BLOCK 1, DISTANT 10 FEET NORTHEASTERLY OF THE MOST WESTERLY POINT THEREOF; THENCE SOUTHEASTERLY, PARALLEL WITH AND DISTANT 10 FEET NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF SAID LOT 1, FOR 130 FEET; THENCE SOUTHWESTERLY TO A POINT DISTANT 140 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES, OF A POINT ON THE NORTHWESTERLY LINE OF LOT 8, BLOCK 2, ENDION DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, DISTANT 25 FEET NORTHEASTERLY OF THE MOST WESTERLY CORNER THEREOF; THENCE NORTHWESTERLY, PARALLEL WITH AND DISTANT 25 FEET NORTHEASTERLY OF THE SOUTHWESTERLY LINE OF SAID LOT 8, TO AN INTERSECTION WITH THE LAST SAID NORTHWESTERLY LINE AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____



Date: 2/13/2026

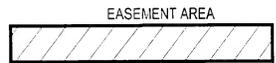
License No. 44075

EXHIBIT A

Easement
Harrison's Division, Block B



Approved by: C. Vogel 2-27-26
City Engineer Date



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: 2/13/26

DATE PREPARED: 2/13/26
PROJ NO: 240252
FILE: 240252 LW EX
SHEET 1 of 2 SHEETS

LHB

2' W. Superior S.L. Sta. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

Easement Harrison's Division, Block B

THAT PORTION OF BLOCK B, HARRISON'S DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED AS FOLLOWS (LINE 2 IS ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

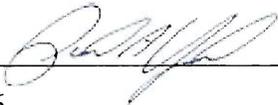
LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

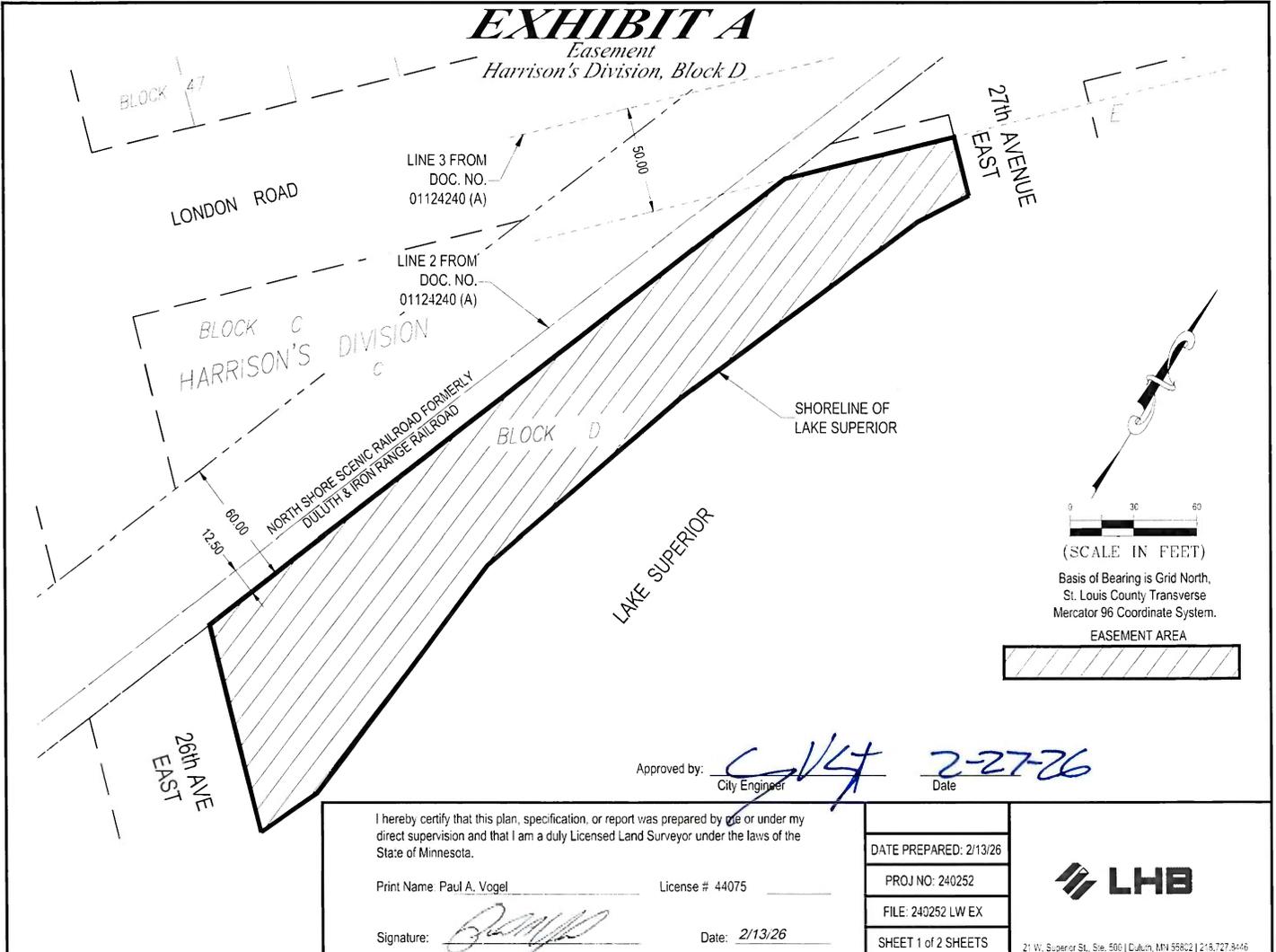


Date: 2/13/2026

License No. 44075

EXHIBIT A

Easement
Harrison's Division, Block D



Approved by: [Signature] Date: 2-27-26
City Engineer

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: 2/13/26

DATE PREPARED: 2/13/26

PROJ NO: 240252

FILE: 240252 LW EX

SHEET 1 of 2 SHEETS



21 W. Superior St., Ste. 500 | Duluth, MN 55802 | 218.727.8456

EXHIBIT A

Easement Harrison's Division, Block D

THAT PART OF BLOCK D, HARRISON'S DIVISION OF DULUTH, ST. LOUIS COUNTY, MINNESOTA, LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND 12.5 FEET SOUTHEASTERLY OF LINE 2 DESCRIBED BELOW AND LYING SOUTHEASTERLY OF A LINE RUN PARALLEL WITH AND DISTANT 50 FEET SOUTHEASTERLY OF LINE 3 DESCRIBED BELOW (LINES 2 AND 3 ARE ALSO DESCRIBED IN THAT CERTAIN DEED RECORDED IN THE OFFICE OF THE ST. LOUIS COUNTY RECORDER AS DOCUMENT NO. 01124240):

LINE 2:

COMMENCING AT THE CITY OF DULUTH MONUMENT BOX LOCATED 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 21ST AVENUE EAST AND 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD; THENCE RUN SOUTHWESTERLY ON AN AZIMUTH OF 231 DEGREES 48 MINUTES 32 SECONDS TO THE CITY OF DULUTH MONUMENT BOX LOCATED 36 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD AND 33 FEET SOUTHWESTERLY OF THE CENTER LINE OF 14TH AVENUE EAST; THENCE ON AN AZIMUTH OF 141 DEGREES 48 MINUTES 32 SECONDS FOR 431.39 FEET; THENCE ON AN AZIMUTH OF 233 DEGREES 08 MINUTES 32 SECONDS FOR 202.66 FEET; THENCE ON AN AZIMUTH OF 254 DEGREES 44 MINUTES 21 SECONDS FOR 380.41 FEET TO THE POINT OF BEGINNING OF LINE 2 TO BE DESCRIBED; THENCE ON AN AZIMUTH OF 74 DEGREES 44 MINUTES 21 SECONDS FOR 100 FEET; THENCE DEFLECT TO THE LEFT ON A 03 DEGREE 53 MINUTE 53 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1470.17 FEET AND A DELTA ANGLE OF 21 DEGREES 35 MINUTES 49 SECONDS FOR 554.05 FEET; THENCE ON AN AZIMUTH OF 53 DEGREES 08 MINUTES 32 SECONDS FOR 1203.2 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 45 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3274.17 FEET AND A DELTA ANGLE OF 03 DEGREES 48 MINUTES 50 SECONDS FOR 217.94 FEET; THENCE ON AN AZIMUTH OF 56 DEGREES 57 MINUTES 22 SECONDS FOR 447.58 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 54 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 3015.71 FEET AND A DELTA ANGLE OF 05 DEGREES 08 MINUTES 50 SECONDS FOR 270.91 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 32 SECONDS FOR 1245.6 FEET; THENCE DEFLECT TO THE LEFT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 00 SECONDS FOR 300 FEET; THENCE ON AN AZIMUTH OF 48 DEGREES 48 MINUTES 32 SECONDS FOR 242.71 FEET; THENCE DEFLECT TO THE RIGHT ON A 01 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 5729.65 FEET AND A DELTA ANGLE OF 03 DEGREES 00 MINUTES 19 SECONDS FOR 300.53 FEET; THENCE ON AN AZIMUTH OF 51 DEGREES 48 MINUTES 51 SECONDS FOR 501.45 FEET; THENCE DEFLECT TO THE LEFT ON A 04 DEGREE 00 MINUTE 00 SECOND TANGENTIAL CURVE HAVING A RADIUS OF 1432.69 FEET AND A DELTA ANGLE OF 34 DEGREES 21 MINUTES 00 SECONDS FOR 858.75 FEET; THENCE ON AN AZIMUTH OF 17 DEGREES 27 MINUTES 51 SECONDS FOR 781.81 FEET AND THERE TERMINATING.

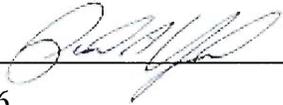
LINE 3:

COMMENCING AT THE POINT OF INTERSECTION OF A LINE RUN PARALLEL WITH AND DISTANT 20 FEET SOUTHEASTERLY OF THE CENTER LINE OF LONDON ROAD IN THE CITY OF DULUTH WITH A LINE RUN PARALLEL WITH AND DISTANT 25 FEET SOUTHWESTERLY OF THE CENTER LINE OF 28TH AVENUE EAST; THENCE NORTHWESTERLY AT RIGHT ANGLES TO SAID 20 FOOT PARALLEL LINE FOR 232.66 FEET; THENCE DEFLECT TO THE LEFT AT AN ANGLE OF 113 DEGREES 59 MINUTES 00 SECONDS FOR 525.03 FEET; THENCE DEFLECT TO THE RIGHT AT AN ANGLE OF 23 DEGREES 59 MINUTES 00 SECONDS FOR 200 FEET TO THE POINT OF BEGINNING OF LINE 3 TO BE DESCRIBED; THENCE NORTHEASTERLY ON THE LAST DESCRIBED COURSE FOR 500 FEET AND THERE TERMINATING.

I hereby certify that this survey, plan, 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.

Paul A. Vogel

Signed _____

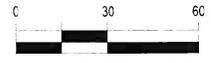
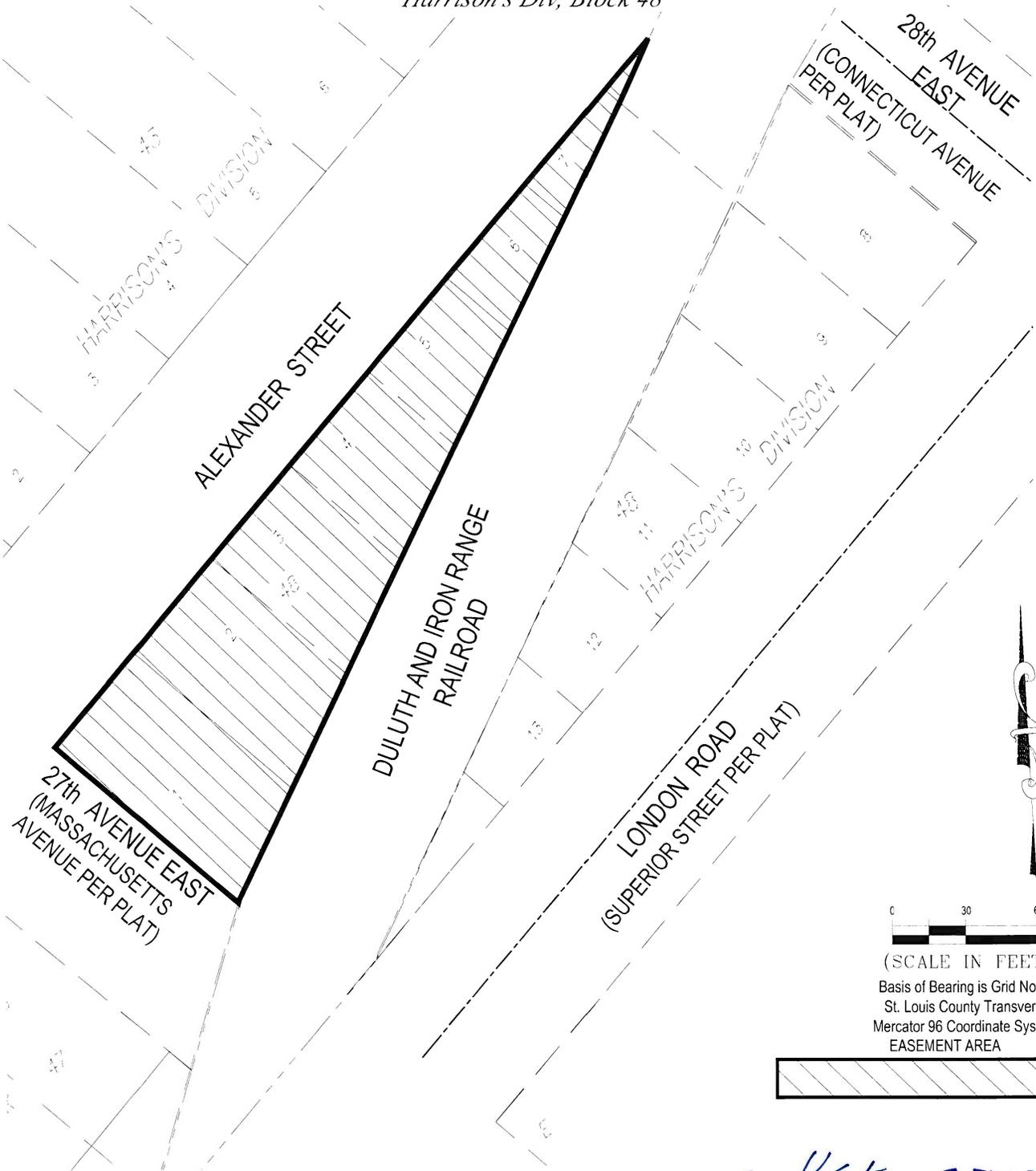


Date: 2/13/2026

License No. 44075

EXHIBIT A

Harrison's Div, Block 48



(SCALE IN FEET)

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



Approved by: Paul A. Vogel 2-27-76
City Engineer Date

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: 10/13/25

DATE PREPARED: <u>10/13/25</u>
PROJ NO: <u>240252</u>
FILE: <u>240252 LW EX</u>
SHEET 1 of 2 SHEETS



21 W. Superior St. Ste. 500 | Duluth, MN 55802 | 218.727.8446

EXHIBIT A

*Lake Walk Easement
Harrison's Division, Block 48*

LOTS 1 THROUGH 7 INCLUSIVE, BLOCK 48, HARRISON'S DIVISION OF
DULUTH, ST. LOUIS COUNTY, MINNESOTA

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, 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.

PAUL A. VOGEL

SIGNED _____



DATE: 11/03/2025

LICENSE NO. 44075