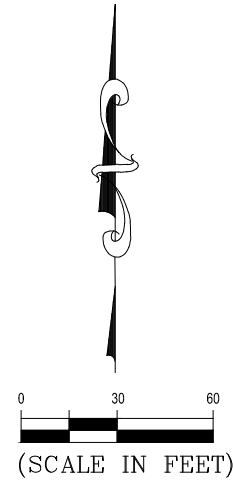


EXHIBIT 2
part of the SW 1/4 of the NW 1/4
Section 1, T50N, R14W of the 4th P.M.
City of Duluth
St. Louis County, Minnesota



Basis of Bearing is assumed with the south line of
the Southwest Quarter of the Northwest Quarter
bearing S 89°33'00" E.

CONTAINING 124,442 SQUARE FEET OR 2.857 ACRES

SEE DETAIL "A"

WEST QUARTER CORNER
SECTION 1-50-14

S. LINE OF SW1/4 OF NW 1/4 a.k.a. EAST/WEST QUARTER LINE

LINE "A"

LINE "C"

LINE "A"

E. LINE OF SW1/4 OF NW 1/4

SE CORNER OF SW1/4 OF NW 1/4

DETAIL "A"

1 INCH = 5 FEET

WEST QUARTER CORNER
SECTION 1-50-14

LINE "B"

LINE "A"

S 89°33'00" E 503.04
503.77

S. LINE OF SW1/4 OF NW 1/4 a.k.a. EAST/WEST QUARTER LINE

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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: 9/17/2025

REVISED: 9/17/25

DATE PREPARED: 8/02/25

PROJ NO: 240855

FILE: 240855vSURV.

SHEET 1 of 1 SHEETS



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

FILE: ..\240855\500 Drawings\Survey\240855vSURV.dwg