








LEGAL DESCRIPTION OF VACATION

All that part of the sewer right of way reserved to proprietor lying over, under and across the southwesterly 5 feet of Lot 20, Block 4, CONGDON PARK DIVISION OF DULUTH, according to the recorded plat thereof, St. Louis County, Minnesota, and that part of the sewer right of way dedicated to the public lying over, under and across the northwesterly 5 feet of Lot 14, Block 4, SECOND REARRANGEMENT IN CONGDON PARK, according to the recorded plat thereof, St. Louis County, Minnesota, now a part of Lots 2 and 3, Block 1, HAWTHORNE DIVISION, according to the recorded plat thereof, St. Louis County, Minnesota, lying five feet on each side of the following described line:

Commencing at the SW corner of said Lot 20, Block 4, CONGDON PARK DIVISION OF DULUTH, which is also the SE corner of said Lot 14, Block 4, SECOND REARRANGEMENT IN CONGDON PARK; thence on an assumed bearing of North 18 degrees 03 minutes 03 seconds West for 193.22 feet, more or less, to the NW corner of said Lot 20, Block 4, CONGDON PARK DIVISION OF DULUTH, which is also the NE corner of said Lot 14, Block 4, SECOND REARRANGEMENT IN CONGDON PARK; and there terminating.

Said vacation area contains 1,920 square feet or 0.04 acres.

LEGEND

-  RIGHT OF WAY LINE
-  VACATION LINE
-  UNDERLYING PLAT LINE
-  HAWTHORNE DIVISION PLAT LINE
-  VACATION AREA-SEWER RIGHT OF WAY RESERVED BY PROPRIETOR
-  VACATION AREA-SEWER RIGHT OF WAY DEDICATED TO THE PUBLIC
-  REFER TO SURVEYOR'S NOTES

Approved by the City Engineer of the City of Duluth, MN this 7th day of MAY 2026


By 

SURVEYOR'S NOTES

1. SEWER RIGHT OF WAY RESERVED BY PROPRIETOR PER PLAT OF CONGDON PARK DIVISION OF DULUTH.
2. SEWER EASEMENT DEDICATED TO THE PUBLIC PER PLAT OF SECOND RE-ARRANGEMENT OF CONGDON PARK DIVISION.
3. THIS IS NOT A BOUNDARY SURVEY.

VACATION EXHIBIT

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.


 David R. Evanson
 MN License #49505

DATE:03-09-2026

CLIENT:MORGAN MORGAN

REVISIONS:

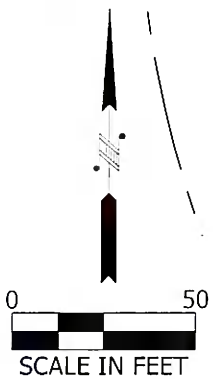
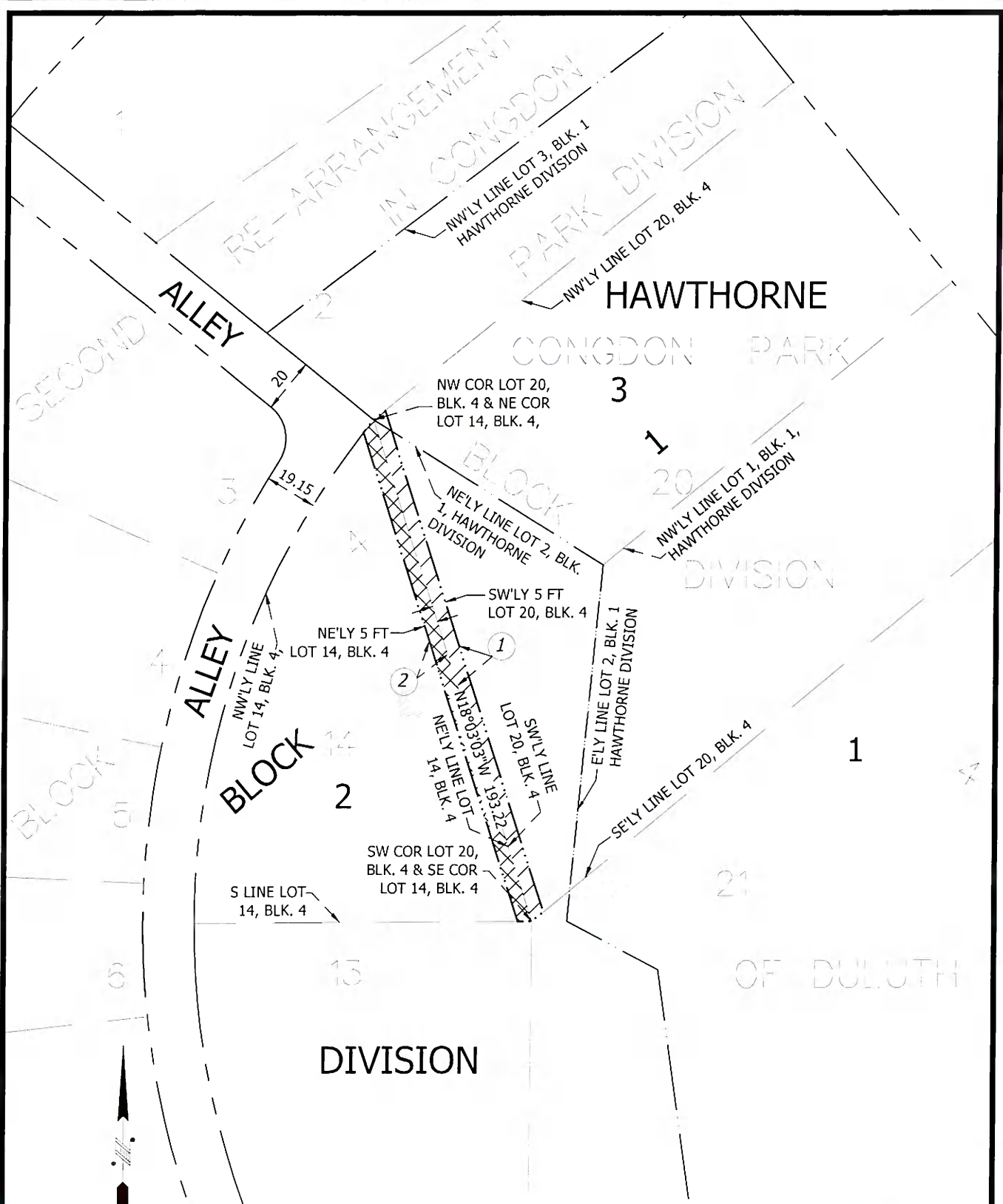
ADDRESS:XXXX EAST 4TH STREET
 DULUTH, MN 55812


DATE:03-09-2026

JOB NO:25-379 SHEET 1 OF 2


ALTA
 LAND SURVEY COMPANY

PHONE: 218-727-5211
 LICENSED IN MN & WI
 WWW.ALTLANDSURVEYDULUTH.COM



VACATION EXHIBIT		 <p>ALTA LAND SURVEY COMPANY</p> <p>PHONE: 218-727-5211 LICENSED IN MN & WI WWW.ALTLANDSURVEYDULUTH.COM</p>
CLIENT: MORGAN MORGAN	REVISIONS:	
ADDRESS: XXXX EAST 4TH STREET DULUTH, MN 55812		
DATE: 03-09-2026	JOB NO: 25-379 SHEET 2 OF 2	