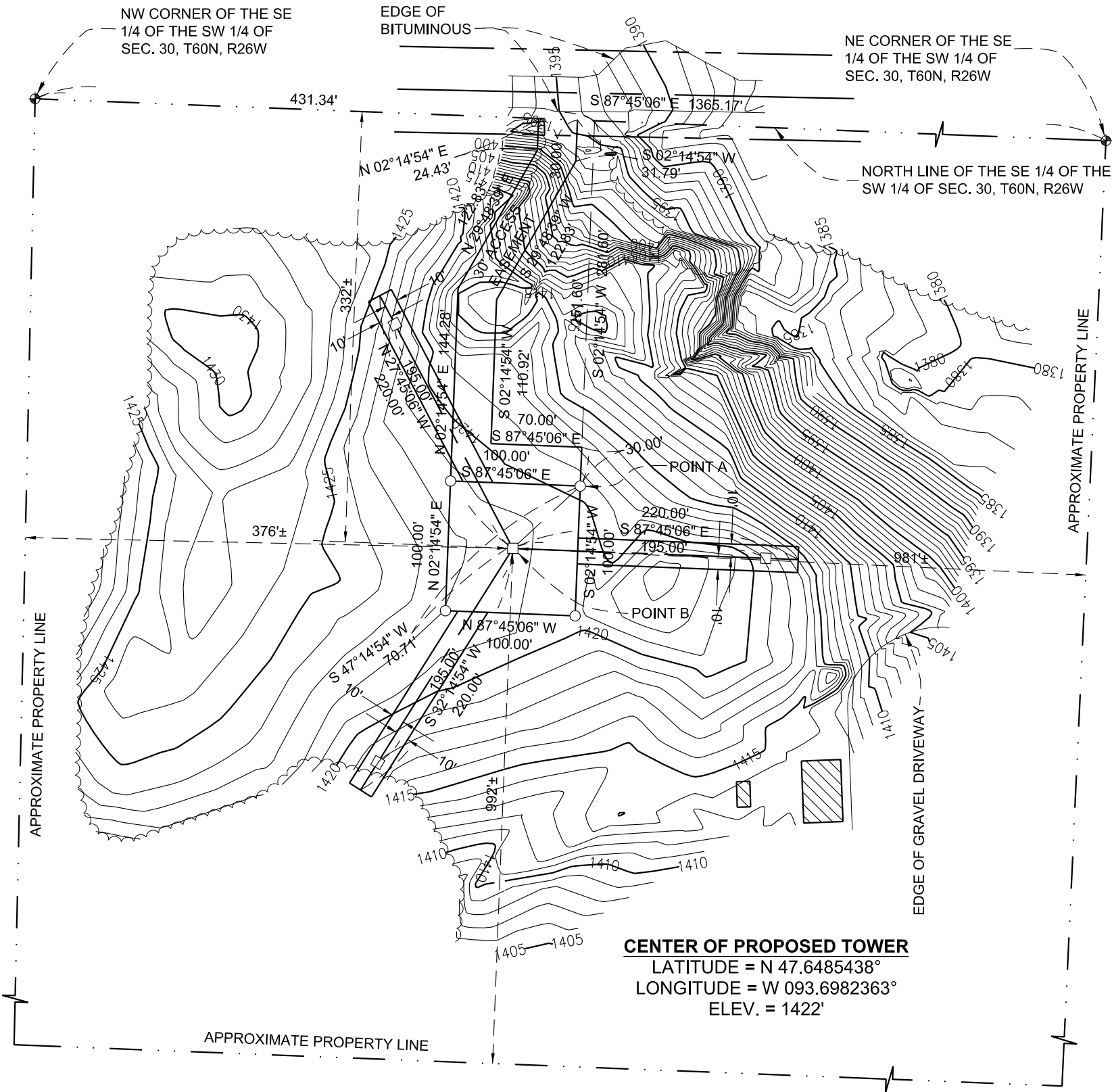


NOTE:
THIS IS NOT A BOUNDARY SURVEY AND SHALL NOT BE
USED AS SUCH. NO FIELD WORK WAS PERFORMED TO
ESTABLISH THE LOCATION OF PROPERTY LINES.

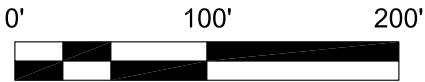
TOPOGRAPHIC MAP
PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER
OF SECTION 30, TOWNSHIP 60 NORTH, RANGE 26 WEST,
STOKES TOWNSHIP, ITASCA COUNTY, MINNESOTA



- LEGEND**
- ⊕ DENOTES SECTION CORNER MONUMENT
 - DENOTES SET 1/2" REBAR AND PLASTIC CAP WITH PLS NO. 41577
 - DENOTES 1"X24" IRON PIPE AND PLASTIC "CONTROL POINT" CAP
 - ⊙ DENOTES POWER POLE
 - E— DENOTES OVERHEAD ELECTRIC LINE
 - Ⓣ DENOTES TELEPHONE PEDESTAL
 - T— DENOTES UNDERGROUND TELEPHONE LINE
 - ▨ DENOTES EXISTING BUILDING
 - X— DENOTES TREE LINE



BEARINGS SHOWN HEREON ARE BASED ON
THE NORTH LINE OF THE SE 1/4 OF THE SW
1/4 OF SECTION 30, T60N, R26W WHICH IS
ASSUMED TO BEAR S 87°45'06" E



I hereby certify that this survey, plan or
report was prepared by me or under my
direct supervision and I am a duly
registered land surveyor under the laws of
the State of Minnesota.

Thomas M. Healy
Thomas M. Healy, PLS No. 41577 Date 1/28/2021



Healy Land Surveying #20-0704
P.O. Box 221
Niagara, WI 54151
Phone: 715-548-0566
info@healysurveying.com

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
A	1/5/2021	GUY WIRES	TMH
B	2/1/2021	TITLE BLOCK	TMH
C	2/2/2021	TITLE BLOCK	TMH

TI-OPP 16972
BIGFORK, MINNESOTA
CANDIDATE A

FA#

15201488

SHEET NUMBER

1 of 2

TOPOGRAPHIC MAP

PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER
OF SECTION 30, TOWNSHIP 60 NORTH, RANGE 26 WEST,
STOKES TOWNSHIP, ITASCA COUNTY, MINNESOTA

PROPOSED LEASE DESCRIPTION:

That part of the Southeast Quarter of the Southwest Quarter of Section 30, Township 60 North, Range 26 West, Stokes Township, Itasca County, Minnesota described as follows:

Commencing at the northwest corner of said Southeast Quarter of the Southwest Quarter of Section 30, thence South 87°45'06" East, assumed bearing along the north line of said Southeast Quarter of the Southwest Quarter, a distance of 431.34 feet; thence South 02°14'54" West a distance of 281.60 feet to POINT A being the Point of Beginning; thence South 02°14'54" West a distance of 100.00 feet; thence North 87°45'06" West a distance of 100.00 feet; thence North 02°14'54" East a distance of 100.00 feet; thence South 87°45'06" East a distance of 100.00 feet to the Point of Beginning.

AND

A 20' wide strip, the centerline described as follows:

Commencing at said POINT A thence South 47°14'54" West a distance of 70.71 feet to POINT B and the Point of Beginning of said strip; thence South 02°14'54" West a distance of 220.00 feet and said centerline there terminating.

AND

A 20' wide strip, the centerline described as follows:

Beginning at said POINT B thence North 57°45'06" West, a distance of 220.00 feet and said centerline there terminating.

AND

A 20' wide strip, the centerline described as follows:

Beginning at said POINT B thence North 62°14'54" East, a distance of 220.00 feet and said centerline there terminating.

PROPOSED EASEMENT DESCRIPTION:

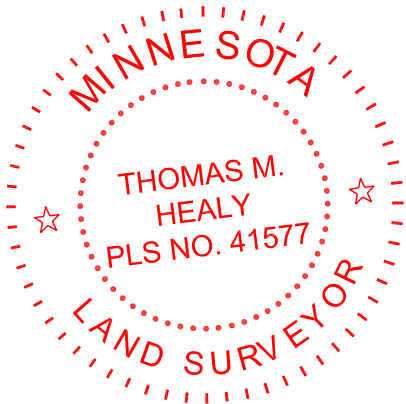
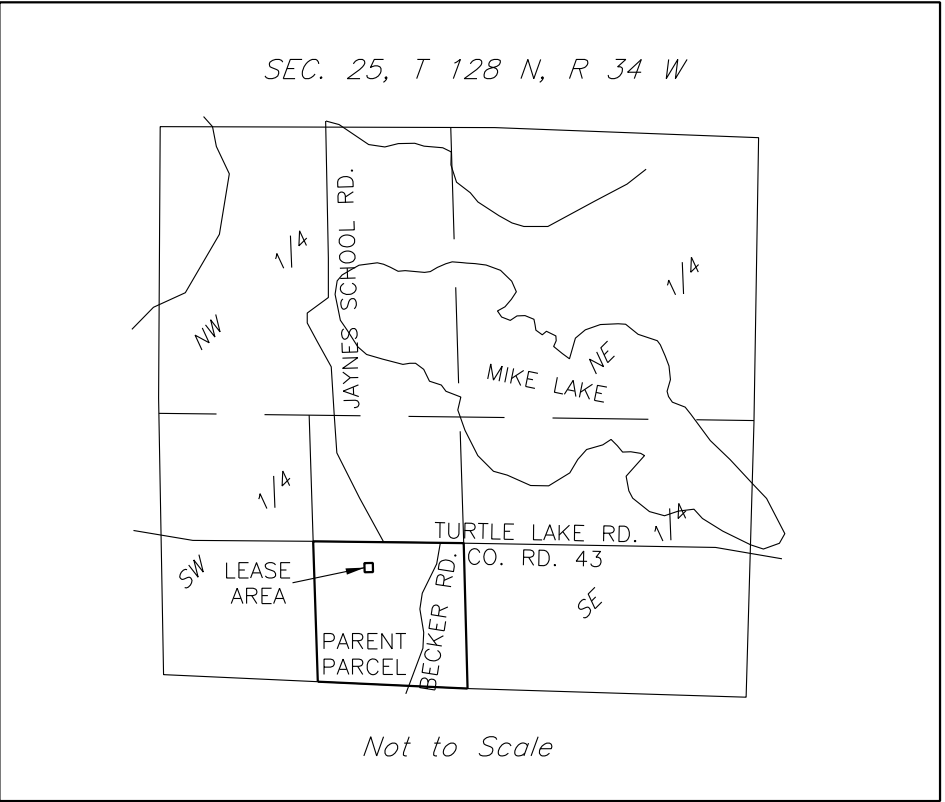
That part of the Southeast Quarter of the Southwest Quarter of Section 30, Township 60 North, Range 26 West, Stokes Township, Itasca County, Minnesota described as follows:

Commencing at the northwest corner of said Southeast Quarter of the Southwest Quarter of Section 30, thence South 87°45'06" East, assumed bearing along the north line of said Southeast Quarter of the Southwest Quarter, a distance of 431.34 feet; thence South 02°14'54" West a distance of 281.60 feet to the Point of Beginning; thence North 87°45'06" West a distance of 100.00 feet; thence North 02°14'54" East a distance of 144.28 feet; thence North 29°48'39" East a distance of 122.83 feet; thence North 02°14'54" East a distance of 24.43 feet to said north line; thence South 87°45'06" East, along said line, a distance of 30.00 feet; thence South 02°14'54" West a distance of 31.79 feet; thence South 29°48'39" West a distance of 122.83 feet; thence South 02°14'54" West a distance of 110.92 feet; thence South 87°45'06" East a distance of 70.00 feet; thence South 02°14'54" West a distance of 30.00 feet to the Point of Beginning.

This survey was completed with the aid of title work prepared by First American Title Insurance Company, Commitment Date of August 6, 2020, being Title No. TMN753848, for the subject property, to determine the impacts of existing title exceptions.

PARENT PARCEL DESCRIPTION:

The Southeast Quarter of the Southwest Quarter of Section 30, Township 60 North, Range 26 West, Stokes Township, Itasca County, Minnesota.



I hereby certify that this survey, plan or report was prepared by me or under my direct supervision and I am a duly registered land surveyor under the laws of the State of Minnesota.

Thomas M. Healy 1/28/2021
Thomas M. Healy, PLS No. 41577 Date



Healy Land Surveying #20-0704
P.O. Box 221
Niagara, WI 54151
Phone: 715-548-0566
info@healysurveying.com

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
A	1/5/2021	GUY WIRES	TMH
B	2/1/2021	TITLE BLOCK	TMH
C	2/2/2021	TITLE BLOCK	TMH

TI-OPP 16972
BIGFORK, MINNESOTA
CANDIDATE A

FA#

15201488

SHEET NUMBER

2 of 2