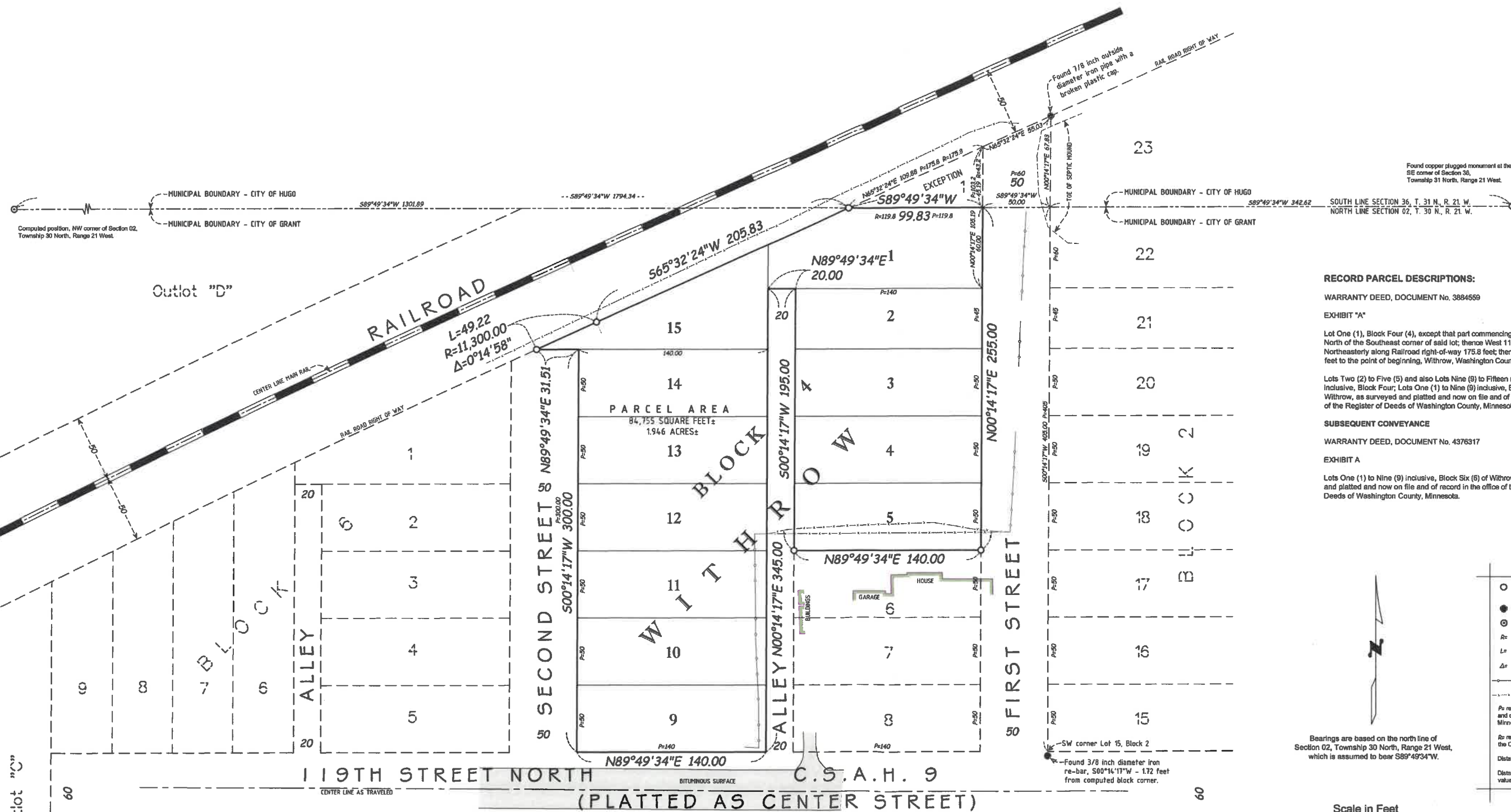


CERTIFICATE OF SURVEY

Part of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 9, Lot 10, Lot 11, Lot 12, Lot 13, Lot 14, Lot 15,
all in Block 4, Withrow, City of Grant, Washington County, Minnesota

**EXISTING CONDITIONS
Prepared for:**

Aaron Stewart
16550 8th Street Place South
Lakeland, MN 55043



RECORD PARCEL DESCRIPTIONS:
WARRANTY DEED, DOCUMENT No. 3884559
EXHIBIT "A"
Lot One (1), Block Four (4), except that part commencing at a point 60 feet North of the Southeast corner of said lot; thence West 119.8 feet; thence Northeasterly along Railroad right-of-way 175.8 feet; thence South 43.2 feet to the point of beginning, Withrow, Washington County, Minnesota.
Lots Two (2) to Five (5) and also Lots Nine (9) to Fifteen (15), both inclusive, Block Four; Lots One (1) to Nine (9) inclusive, Block Six (6) of Withrow, as surveyed and platted and now on file and of record in the office of the Register of Deeds of Washington County, Minnesota.

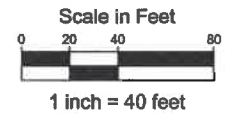
SUBSEQUENT CONVEYANCE
WARRANTY DEED, DOCUMENT No. 4376317
EXHIBIT A
Lots One (1) to Nine (9) inclusive, Block Six (6) of Withrow, as surveyed, and platted and now on file and of record in the office of the Register of Deeds of Washington County, Minnesota.

Legend

- Denotes set 7/8 inch outside diameter by 18 inch long iron pipe monument with a plastic cap inscribed HORAK LS 52577.
- Denotes found survey monument as noted.
- ⊙ Denotes section corner monument as noted.
- R- Radius of curve.
- L- Length of curve.
- Δ- Delta of curve.
- Denotes wood fence.
- Denotes wire fence.

P_s record value or sum of record values per the plat of Withrow, on file and of record in the Office of the County Recorder, Washington County, Minnesota.
P_r record value per Document Number 3884559, on file and of record in the Office of the County Recorder, Washington County, Minnesota.
Distances are in feet and decimals of a foot.
Distances and dimensions shown as 20, 50, 60", etc. are exact decimal values.

Bearings are based on the north line of Section 02, Township 30 North, Range 21 West, which is assumed to bear S89°49'34"W.



THIRD STREET VACATED PER DOC. No. 326550

BLOCK 7

BLOCK 5

BLOCK 3

THIRD STREET VACATED PER DOC. No. 326550

BLOCK 7

BLOCK 5

BLOCK 3

THIRD STREET VACATED PER DOC. No. 326550

BLOCK 7

BLOCK 5

BLOCK 3

Landmark Surveying, Inc.
21070 Olinda Trail North
P.O. Box 65
Scandia, Minnesota 55073
Office number: 651-433-3421
Cell number: 651-755-5760
E-mail: info@landmarksurveying.us

OFFICIAL COPIES OF THIS MAP ARE CRIMP SEALED

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.

Landmark Surveying, Inc.
Milo B. Horak
Milo B. Horak, Minnesota License No. 52577
January 16, 2023
Date

CERTIFICATE OF SURVEY

Part of Lot 1, Lot 2, Lot 3, Lot 4, Lot 5, Lot 9, Lot 10, Lot 11, Lot 12, Lot 13, Lot 14, Lot 15,
part of First Street, part of Second Street and part of Alley,
all in Block 4, Withrow, City of Grant, Washington County, Minnesota

**PROPOSED CONDITIONS
Prepared for:**

Aaron Stewart
16550 8th Street Place South
Lakeland, MN 55043

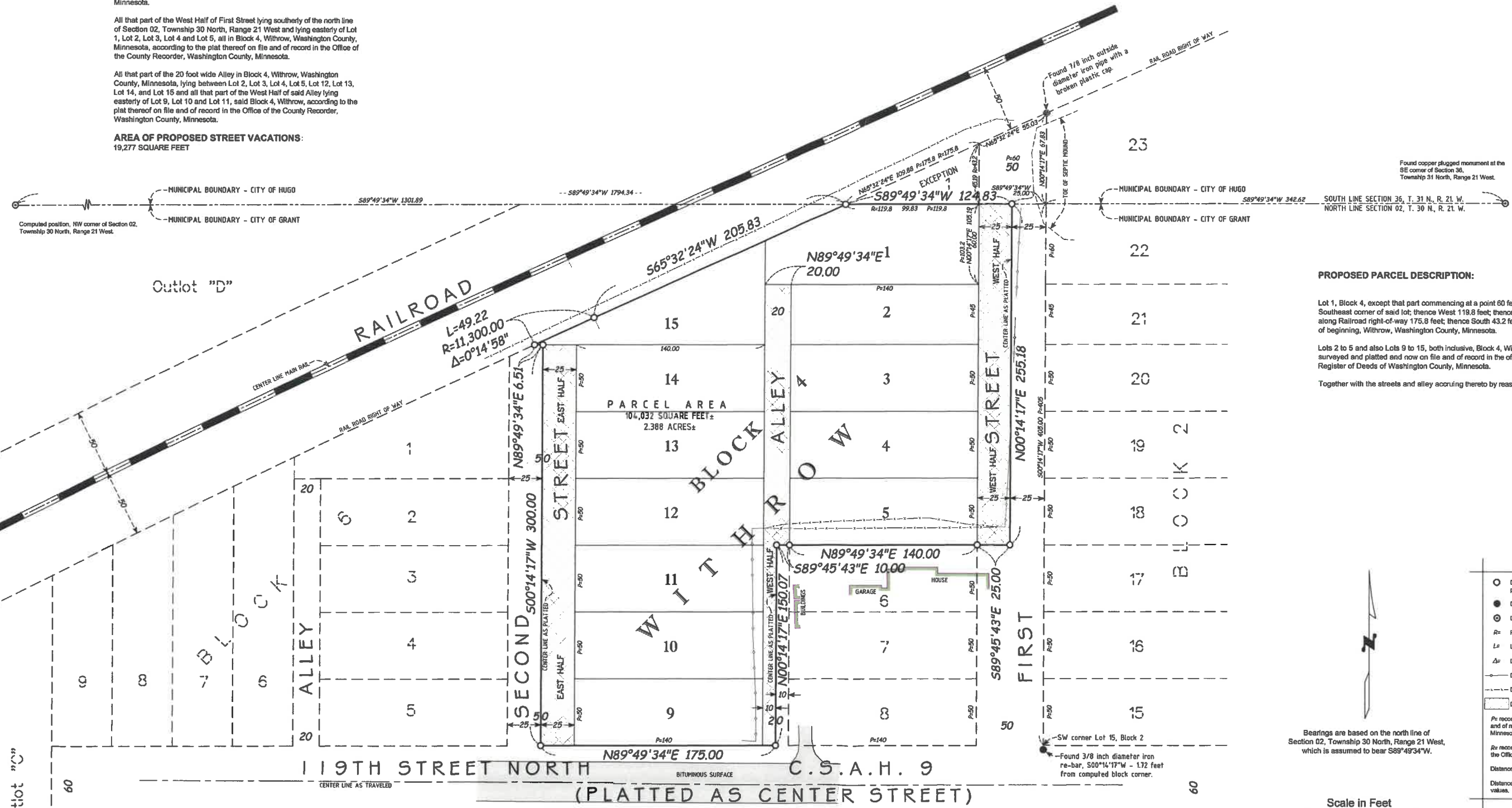
PROPOSED STREET VACATIONS:

All that part of the East Half of Second Street lying northerly of CENTER STREET (also known as 119th Street North and C.S.A.H. 9), Withrow, Washington County, Minnesota, according to the plat thereof on file and of record in the Office of the County Recorder, Washington County, Minnesota.

All that part of the West Half of First Street lying southerly of the north line of Section 02, Township 30 North, Range 21 West and lying easterly of Lot 1, Lot 2, Lot 3, Lot 4 and Lot 5, all in Block 4, Withrow, Washington County, Minnesota, according to the plat thereof on file and of record in the Office of the County Recorder, Washington County, Minnesota.

All that part of the 20 foot wide Alley in Block 4, Withrow, Washington County, Minnesota, lying between Lot 2, Lot 3, Lot 4, Lot 5, Lot 12, Lot 13, Lot 14, and Lot 15 and all that part of the West Half of said Alley lying easterly of Lot 9, Lot 10 and Lot 11, said Block 4, Withrow, according to the plat thereof on file and of record in the Office of the County Recorder, Washington County, Minnesota.

**AREA OF PROPOSED STREET VACATIONS:
19,277 SQUARE FEET**



PROPOSED PARCEL DESCRIPTION:

Lot 1, Block 4, except that part commencing at a point 60 feet North of the Southeast corner of said lot; thence West 119.8 feet; thence Northeastly along Railroad right-of-way 175.8 feet; thence South 43.2 feet to the point of beginning, Withrow, Washington County, Minnesota.

Lots 2 to 5 and also Lots 9 to 15, both inclusive, Block 4, Withrow, as surveyed and platted and now on file and of record in the office of the Register of Deeds of Washington County, Minnesota.

Together with the streets and alley accruing thereto by reason of vacation.

Legend

- Denotes set 7/8 inch outside diameter by 18 inch long iron pipe monument with a plastic cap inscribed HORAK LS 52577.
- Denotes found survey monument as noted.
- ⊙ Denotes section corner monument as noted.
- R= Radius of curve.
- L= Length of curve.
- Δ= Delta of curve.
- Denotes wood fence.
- Denotes wire fence.
- Denotes proposed public street to be vacated.

P= record value or sum of record values per the plat of Withrow, on file and of record in the Office of the County Recorder, Washington County, Minnesota.

R= record value per Document Number 884559, on file and of record in the Office of the County Recorder, Washington County, Minnesota.

Distances are in feet and decimals of a foot.

Distances and dimensions shown as 20, 50, 90', etc. are exact decimal values.

Bearings are based on the north line of Section 02, Township 30 North, Range 21 West, which is assumed to bear S89°49'34"W.

Found 3/8 inch diameter iron re-bar, 500°14'17"W - 172 feet from computed block corner.

Found 7/8 inch outside diameter iron pipe with a broken plastic cap.

Found copper plugged monument at the SE corner of Section 36, Township 31 North, Range 21 West.

Scale in Feet

0 20 40 80

1 inch = 40 feet

THIRD STREET VACATED PER DOC. No. 326550

BLOCK 7 VACATED PER DOC. No. 326550

BLOCK 5 VACATED PER DOC. No. 583638

BLOCK 3 VACATED PER DOC. No. 583638

Landmark Surveying, Inc.
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Office number: 651-433-3421
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E-mail: info@landmarksurveying.us

Milo B. Horak
Milo B. Horak, Minnesota License No. 52577

January 16, 2023
Date

OFFICIAL COPIES OF THIS MAP ARE CRIMP SEALED

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.