







**PROPERTY DESCRIPTION:**

The north 165.00 feet of the South Half of the Northeast Quarter of the Southeast Quarter of Section 27, Township 57 North, Range 21 West, St. Louis County, Minnesota.

LEGEND:

- | | |
|-------------------------------------------------------------------------------------|------------------------------------------------------|
|  | iron monument found |
|  | 1/2 inch iron monument set
marked "JPJ ENG 21401" |
|  | septic clean out |
|  | septic tank cover |
|  | concrete surface |
|  | bituminous surface |
|  | gravel surface |
|  | fence |

SURVEYOR NOTES:

Orientation of the bearing system is based on the east line of the NE1/4 of the SE1/4 of Section 27, Township 57 North, Range 21 West, to have a bearing of S 0°28'21" W.

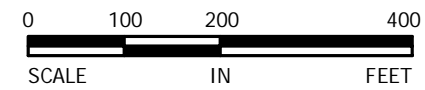
JPJ Engineering has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.

Area of this property is 222,983 square feet or 5.1190 acres \pm .

Address of the property is XXXX

Parcel Identification Number is 000-0000-00000.

SCALE: 1 INCH = 200 FEET



CERTIFICATION:

We hereby certify that this is a true and correct representation of a survey of the boundaries of the land above described and of the location of all buildings, if any, thereon, and all visible encroachments, if any, from or on said land.

Signed this 20th day of December, 2022 for JPJ Engineering, Inc.

Randy M. Morton, PLS License Number 21401



Engineering
Land Surveying
Site Development

JPJ ENGINEERING, INC

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(218) 262-5528

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Duluth, MN 55811
(218) 720-6219

www.jpjeng.com

CERTIFICATE OF SURVEY

For: CLIENT

425 Grant Street, Hibbing, Minnesota 55746
Part of the NE1/4 of the SE1/4 of Section 27, T57N, R21W, St. Louis

SURVEY BY :

DRAWN BY :

DESIGNED BY :

APPROVED BY :

DATE:

PROJECT NUMBER

SHEET NUMBER

1 OF 1