



LEGAL DESCRIPTION

That part of the Southeast Quarter (SE ¼) of the Southwest Quarter (SW ¼) of Section 24, Township 120, Range 35, Kandiyohi County, Minnesota, described as follows: Beginning at the Southwest corner of said SE ¼ of the SW ¼; thence on an assumed bearing of N 01°07'13" E along the West line of said SE ¼ of the SW ¼, a distance of 79.39 feet; thence on a bearing of S 89°18'04" E, 55.60 feet to the West line of H.B. STORAGE NORTH SIDE ADDITION as of public record, Kandiyohi County, Minnesota; thence on a bearing of S 00°41'56" W along last said line to its intersection with the South line of said SE ¼ of the SW ¼; thence Westerly along last said line to the point of beginning.

AND

The West Half (W ½) of the Northwest Quarter (NW ¼) of Section 25, Township 120, Range 35, Kandiyohi County, Minnesota, EXCEPTING therefrom the following described tract, to-wit: Beginning at the Northwest corner of said Section 25; thence East along the North line of said Section a distance of 32 rods (528.00 feet); thence South a distance of 20 rods (330 feet); thence West a distance of 32 rods (528.00 feet); thence North a distance of 20 rods (330 feet) to the point of beginning.

AND

That part of Government Lot 1, Section 25, Township 120, Range 35, Kandiyohi County, Minnesota, lying Westerly of the Westerly right-of-way line of U.S.T.H. No. 71 & S.T.H. No. 23, LESS & EXCEPT that part of said Government Lot 1 platted as H.B. STORAGE NORTH SIDE ADDITION as of public record, Kandiyohi County, Minnesota.

AND

That part of Government Lot 2, Section 25, Township 120, Range 36, Kandiyohi County, Minnesota, lying Westerly of the Westerly right-of-way line of U.S.T.H. No. 71 & S.T.H. No. 23 and lying Northerly of the North line of SUNRAY SECOND ADDITION as of public record Kandiyohi County, Minnesota and its westerly extension to the West line of said Government Lot 2. LESS & EXCPET that part thereof that was dedicated as Highway 71 Frontage NE on the now vacated plat of H.B. STORAGE ADDITION as of public record, Kandiyohi County, Minnesota.

Subject to easements of record.

Subject to the rights of the public in 15th Street NE.

CERTIFICATE OF SURVEY PREPARED FOR:
HEIDECKER BROTHERS
JOB NO: 2018-335
FILE NAME: 2018-335A.DWG
LOCATION: 25-120-35

NOTE: THIS SURVEY IS INTENDED ONLY FOR THE BENEFIT OF THE PARTY TO WHOM IT WAS PREPARED FOR AND SHOULD NOT BE RELIED UPON BY ANY OTHER PARTY OR FOR ANY OTHER PURPOSE WITHOUT FIRST CONTACTING THE SURVEYOR WHO DEVELOPED AND MADE THIS DRAWING. UNAUTHORIZED REPRODUCTION OF THIS DOCUMENT IS PROHIBITED.

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PH. 320-685-5905
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CERTIFICATE OF SURVEY PREPARED BY:
O'MALLEY & KRON
LAND SURVEYORS, INC.

1004 2nd ST. SE
WILLMAR, MN 56201
PH. 320-235-4012
FAX 320-685-3056

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.
Benjamin C. O'Malley
BENJAMIN C. O'MALLEY
MINNESOTA REGISTRATION NO. 42300
DATE: 2-25-2020