

Doc No **T02740696**

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Sep 9, 2022 2:38 PM

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Ramsey County, Minnesota
Todd J. Uecker, Registrar of Titles
Heather L. Bestler, County Auditor and Treasurer

Deputy 315

Pkg ID 1542828E

Document Recording Fee Torrents

\$46.00

Document Total

\$46.00

Existing Certs

581047

This cover sheet is now a permanent part of the recorded document.

CERTIFICATE OF SURVEY

Proposed Legal Description: Parcel A

These parts of Lot 1, Block 2 and Outlot A, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, lying Northwesterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

Proposed Legal Description: Parcel B

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2 and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeasterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

Conveyance of land described by this instrument to hereby approved and is entitled to recording and subdividing.

CITY OF SAINT PAUL

Paul Dubreuil 7-5-22
 Planning Administrator
 for see condition

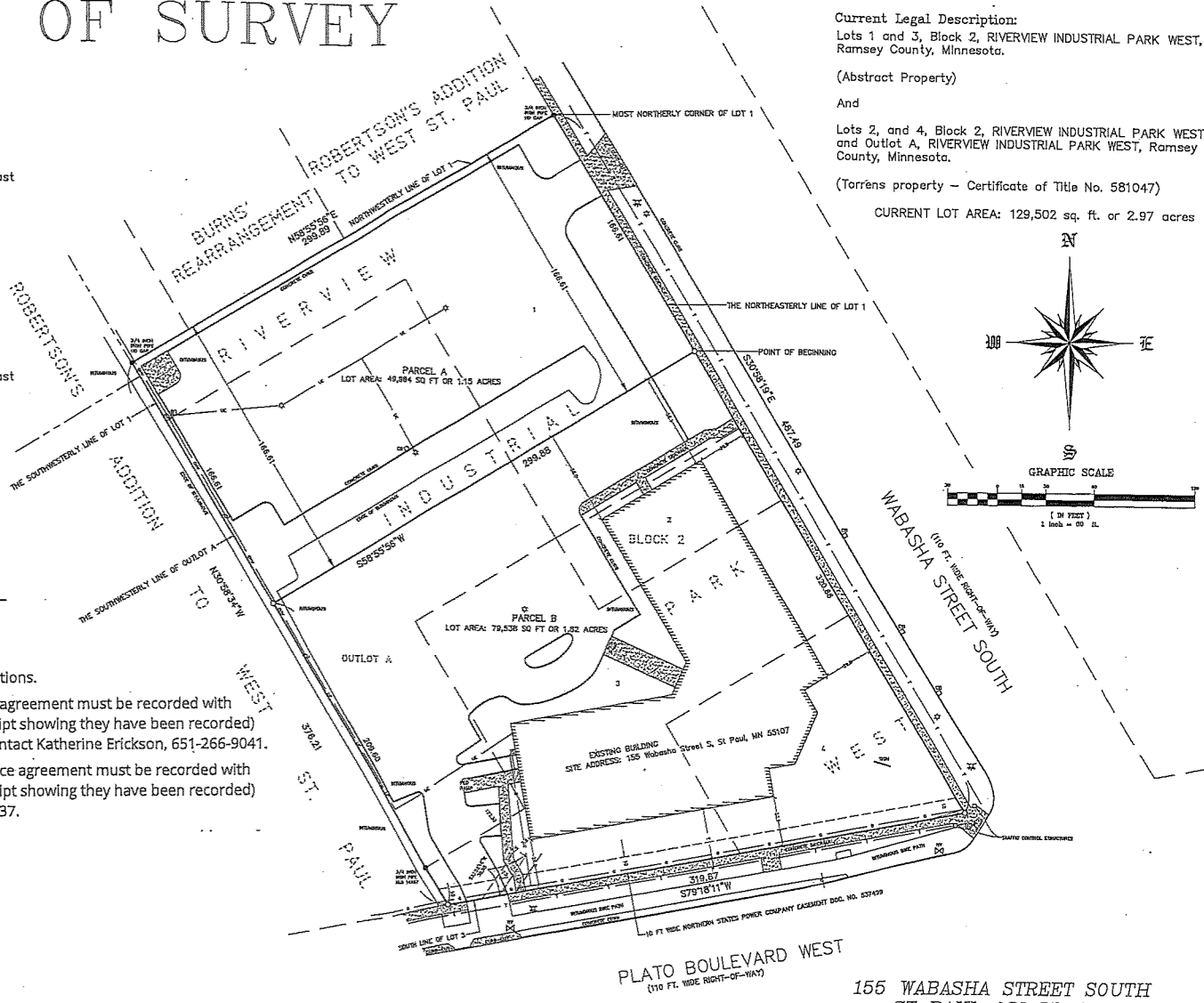
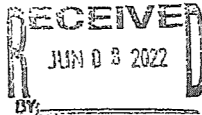
subject to the following conditions.

1. The attached Ingress/egress easement and easement maintenance agreement must be recorded with Ramsey County, and copies of the recorded documents (with a receipt showing they have been recorded) must be filed with the Department of Safety & Inspections (DSI). Contact Katherine Erickson, 651-266-9041.
2. The attached temporary sewer and utility easement and maintenance agreement must be recorded with Ramsey County, and copies of the recorded documents (with a receipt showing they have been recorded) must be filed with the Sewer Utility. Contact Anca Sima, 651-266-6237.

LEGEND

- DENOTES 12 INCH CONCRETE SPIKE SET WITH WASHER STAMPED RLS 18464 OR AS NOTED TO BE SET AFTER LOT SPLIT APPROVAL.
- DENOTES IRON MONUMENT FOUND SIZE, TYPE, & RLS AS NOTED.
- DENOTES UNDERGROUND GAS LINE
- DENOTES WATER MAIN OR SERVICE
- DENOTES UNDERGROUND ELECTRIC
- DENOTES STORM SEWER
- DENOTES TELECOMMUNICATION LINE
- DENOTES WATER VALVE
- DENOTES SIGN
- DENOTES LIGHT POLE
- DENOTES STORM SEWER MANHOLE
- DENOTES SANITARY SEWER MANHOLE
- DENOTES GAS MANHOLE
- DENOTES CATCH BASIN
- DENOTES GAS METER
- DENOTES ELECTRIC METER
- DENOTES UTILITY POLE
- DENOTES OVERHEAD UTILITY WIRES
- DENOTES FIRE HYDRANT
- DENOTES CONCRETE SURFACE

BASIS OF BEARINGS: Ramsey County Plane NAD83



Current Legal Description:
 Lots 1 and 3, Block 2, RIVERVIEW INDUSTRIAL PARK WEST,
 Ramsey County, Minnesota.

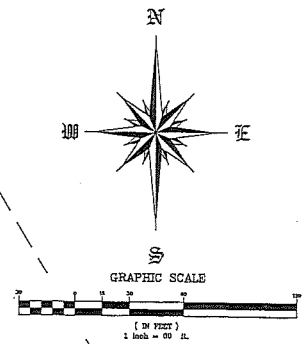
(Abstract Property)

And

Lots 2, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST,
 and Outlot A, RIVERVIEW INDUSTRIAL PARK WEST, Ramsey
 County, Minnesota.

(Torrrens property - Certificate of Title No. 581047)

CURRENT LOT AREA: 129,502 sq. ft. or 2.97 acres

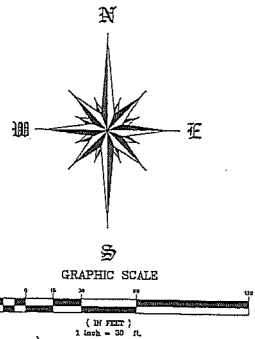
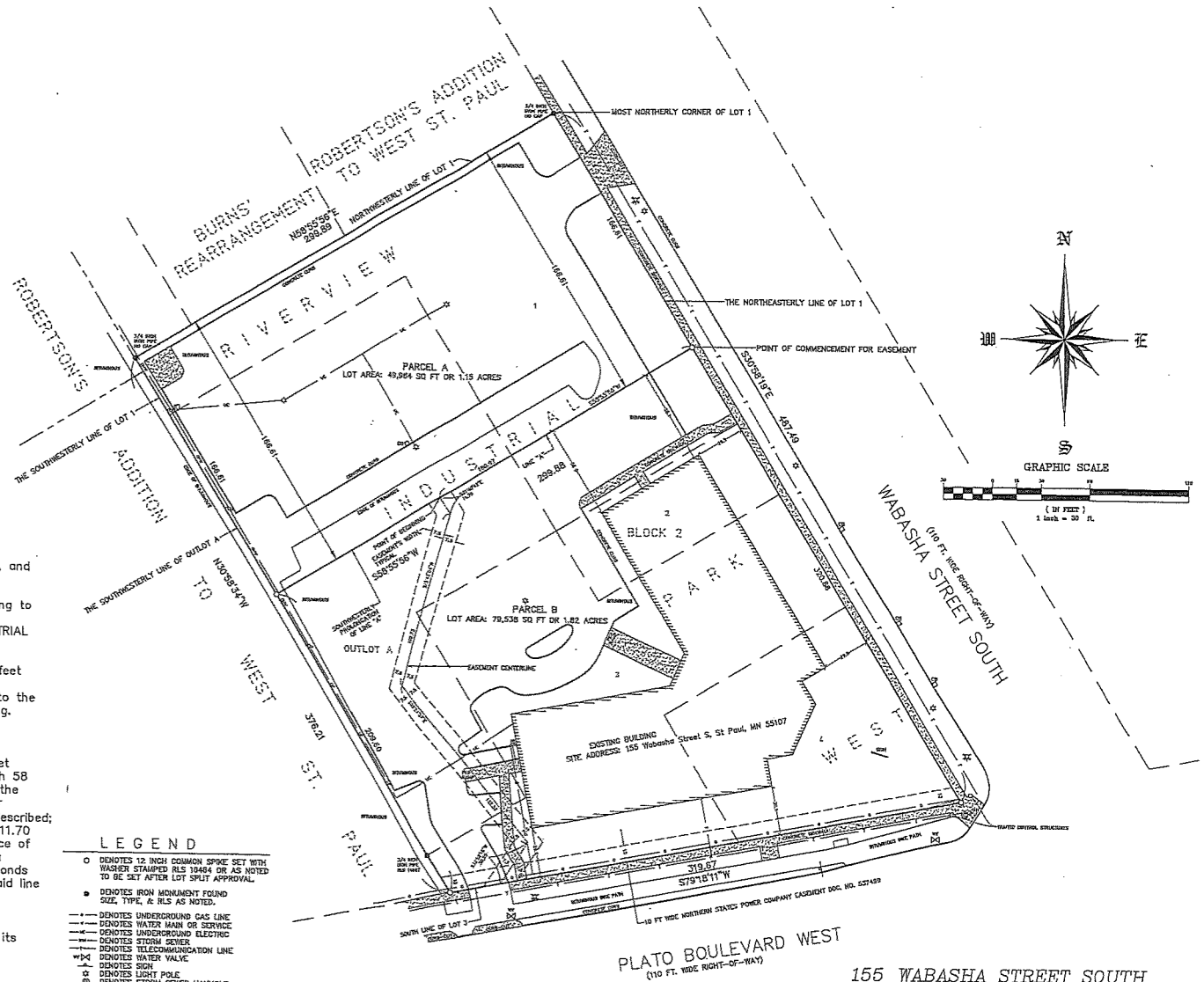


PLATO BOULEVARD WEST
 (110 FT. WIDE RIGHT-OF-WAY)

155 WABASHA STREET SOUTH
 ST PAUL, MN 55107

Client: MR. & MRS. BUTCHER 1555 QUINCY AVENUE ST. PAUL, MN 55105	Drawn by: J.C.	Original date: 10-12-21	I certify that this survey, plan or plat was prepared for the use of the client and that the same is true and correct to the best of my knowledge and belief and that I am a duly licensed and qualified Surveyor in the State of Minnesota.
LARK AND LAND SURVEYING, INC. SURVEYING/CAD DEPARTMENT 1000 CENTER POINTE DRIVE, SUITE 200 ST. PAUL, MN 55108 PHONE: (612) 794-1100 E-MAIL: INFO@LARKANDLANDSURVEYING.COM	Survey book No.:	Revisions: 10-4-21 11-4-21 3-11-22 4-19-22 6-7-22	
S.A. Number 3021.03		Sheet number of	CERTIFICATE OF SURVEY

EXHIBIT



Proposed Storm Sewer Easement

A 15 foot wide permanent easement for storm sewer purposes over, under, and across those parts of the following described property:

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2 and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeasterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

The center line of said 15 foot wide easement is described as follows:

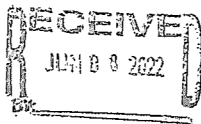
Commencing on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence South 58 degrees 55 minutes 56 seconds West, assumed bearing, parallel with the northwesterly line of said Lot 1, a distance of 180.97 feet, hereinafter referred to as Line "A", to the point of beginning of the line to be described; thence South 31 degrees 40 minutes 42 seconds East a distance of 11.70 feet; thence South 15 degrees 45 minutes 04 seconds West a distance of 109.73 feet; thence South 39 degrees 24 minutes 57 seconds East a distance of 122.33 feet; thence South 33 degrees 52 minutes 18 seconds West a distance of 30.25 feet to the south line of said Lot 3 and said line there terminating.

The sides lines of said easement shall be prolonged or shortened to terminate on the south line of said Lot 3, and on said Line "A" and its southwestery prolongation.

LEGEND

- DENOTES 12 INCH CROWN SPIKE SET WITH WASTY STAMPED PLS 19464 OR AS NOTED TO BE SET AFTER LOT SPLIT APPROVAL.
- DENOTES IRON MONUMENT FOUND SIZE, TYPE, & RLS AS NOTED.
- DENOTES UNDERGROUND GAS LINE
- DENOTES WATER MAIN OR SERVICE
- DENOTES UNDERGROUND ELECTRIC
- DENOTES STORM SEWER
- DENOTES TELECOMMUNICATION LINE
- DENOTES WATER VALVE
- DENOTES SIGN
- DENOTES LIGHT POLE
- DENOTES STORM SEWER MANHOLE
- DENOTES SANITARY SEWER MANHOLE
- DENOTES GAS MANHOLE
- DENOTES CATCH BASIN
- DENOTES GAS METER
- DENOTES ELECTRIC METER
- DENOTES UTILITY POLE
- DENOTES OVERHEAD UTILITY WIRES
- DENOTES FIRE HYDRANT
- DENOTES CONCRETE SURFACE

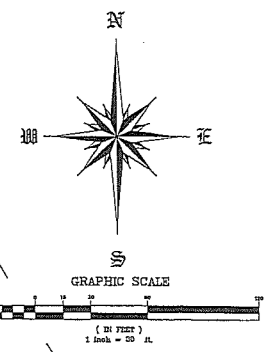
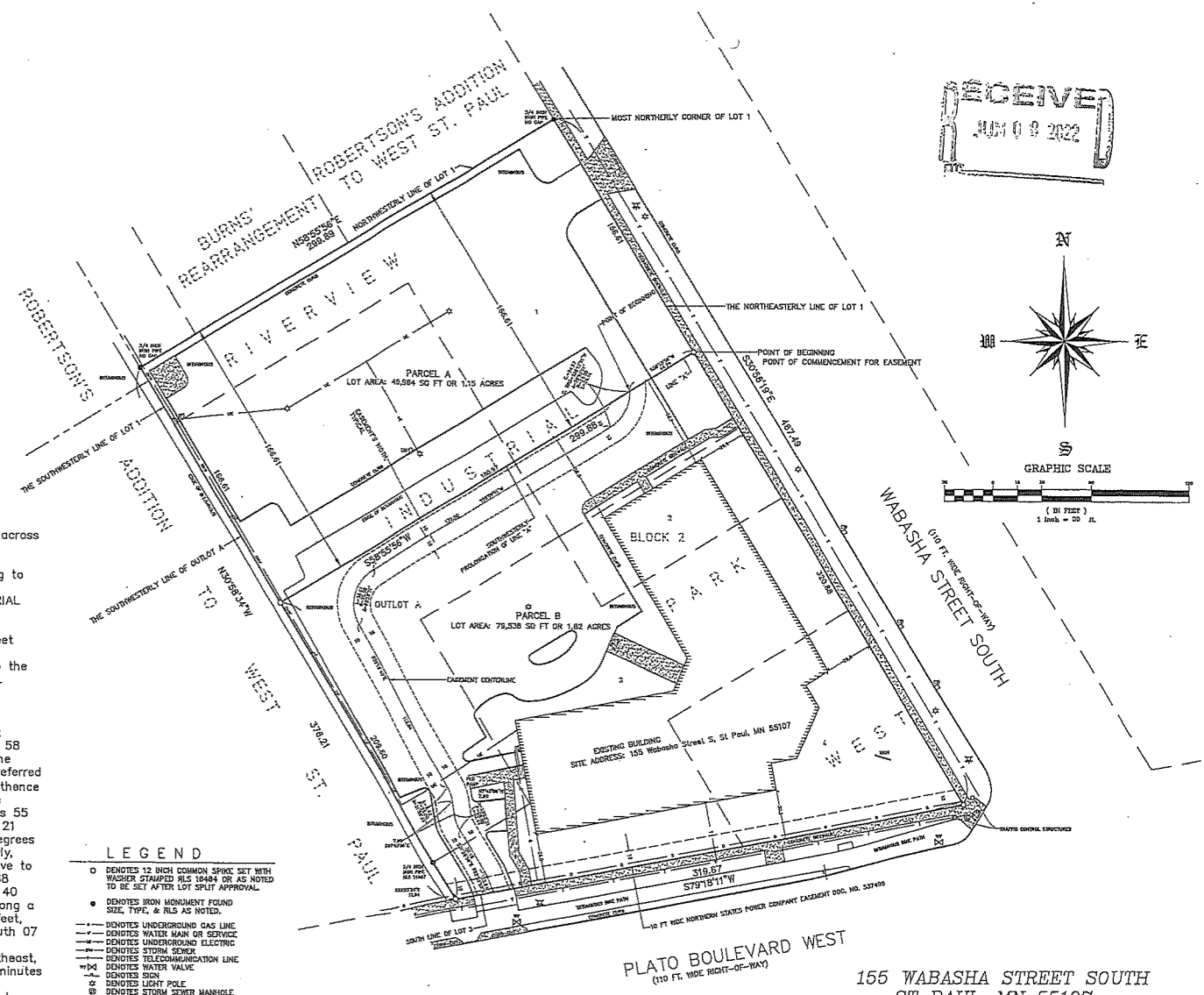
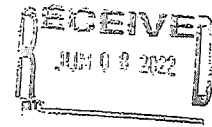
BASIS OF BEARINGS: Ramsey County Plane NAD83



**155 WABASHA STREET SOUTH
ST PAUL, MN 55107**

Client:	MR. AND BETSY 155 WABASHA STREET ST. PAUL, MN 55105	Drawn by:	JL	Original date:	10-15-21	I certify that this survey, plan or report was prepared by me or under my direct supervision, and that I am a duly licensed and in good standing as required by the laws of Minnesota.
Checked and Approved:	LAKE AND LAND SURVEYING, INC. 1200 CANTON PARKWAY, SUITE 210 ST. PAUL, MN 55105 PHONE: (612) 779-0001 E-MAIL: JUDITH@LAKEANDLAND.COM	Survey book No.:		Field dates:	10-4-21 11-4-21 3-11-22 4-19-22 6-7-22	
Scale:	200:1 AS SHOWN	Survey number:	2021.435	Sheet number:	of	

EXHIBIT



Proposed Ingress and Egress Easement
 A 20 foot wide easement for ingress and egress purposes over, under, and across those parts of the following described property:

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2 and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeasterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

The center line of said 20 foot wide easement is described as follows:

Commencing on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence South 58 degrees 55 minutes 56 seconds West, assumed bearing, parallel with the northwesterly line of said Lot 1, a distance of 46.29 feet, hereinafter referred to as Line "A", to the point of beginning of the line to be described; thence southwesterly 26.14 feet, along a non-tangential curve, concave to the northwest, having a radius of 25.00 feet, a central angle of 59 degrees 55 minutes 01 seconds, a chord bearing of South 29 degrees 12 minutes 21 seconds West and a chord distance of 24.97 feet; thence South 59 degrees 09 minutes 51 seconds West a distance of 172.50; thence southwesterly, southerly and southeasterly 38.61 feet, along a tangential curve, concave to the southeast, having a radius of 25.00 feet, and a central angle of 88 degrees 29 minutes 31 seconds; thence South 29 degrees 19 minutes 40 seconds East a distance of 112.84 feet; thence southerly 9.43 feet, along a tangential curve, concave to the southwest, having a radius of 25.00 feet, and a central angle of 21 degrees 36 minutes 35 seconds; thence South 07 degrees 43 minutes 06 seconds East a distance of 7.90 feet; thence southeasterly 10.44 feet, along a tangential curve, concave to the northeast, having a radius of 25.00 feet, and a central angle of 23 degrees 55 minutes 51 seconds; thence South 31 degrees 38 minutes 56 seconds East a distance of 30.18 feet; thence South 22 degrees 53 minutes 20 seconds East a distance of 12.64 feet to the south line of said Lot 3 and said line there terminating.

The sides lines of said easement shall be prolonged or shortened to terminate on the south line of said Lot 3, and on said Line "A" and its southwesterly prolongation.

- LEGEND**
- DENOTES 12 INCH COMMON SPIKE SET WITH WASHER STAMPED RLS 18484 OR AS NOTED TO BE SET AFTER LOT SPLIT APPROVAL.
 - DENOTES IRON MONUMENT FOUND SIZE, TYPE, & RLS AS NOTED.
 - — — DENOTES UNDERGROUND GAS LINE
 - — — DENOTES WATER MAIN OR SERVICE
 - — — DENOTES UNDERGROUND ELECTRIC
 - — — DENOTES STORM SEWER
 - — — DENOTES TELECOMMUNICATION LINE
 - — — DENOTES WATER VALVE
 - — — DENOTES SIGN
 - ⊙ DENOTES LIGHT POLE
 - ⊙ DENOTES STORM SEWER MANHOLE
 - ⊙ DENOTES SANITARY SEWER MANHOLE
 - ⊙ DENOTES GAS MANHOLE
 - ⊙ DENOTES CATCH BASIN
 - ⊙ DENOTES GAS METER
 - ⊙ DENOTES ELECTRIC METER
 - ⊙ DENOTES UTILITY POLE
 - — — DENOTES OVERHEAD UTILITY WIRES
 - ⊙ DENOTES FIRE HYDRANT
 - DENOTES CONCRETE SURFACE

BASIS OF BEARINGS: Ramsey County Plane NAD83

Client: 155 WABASHA STREET SOUTH ST. PAUL, MN 55107	Drawn by: JK	Original date: 10-15-21	I certify that this map was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Minnesota. License No. 2012-433 State of Minnesota Date of Issue: 10-15-21 Expiration Date: 10-15-22
LARSEN AND LAND SURVEYING, INC. SURVEYING AND ENGINEERING 1500 CENTRE AVENUE, SUITE 200 ST. PAUL, MN 55107 PHONE (612) 778-4000 E-MAIL: 2012@LARSENANDLAND.COM	Survey book No. S&P number 2021-433	Revision: 11-4-21 2nd 1-13-22 6-7-22	

PROPOSED INGRESS AND EGRESS EASEMENT

A 20-foot-wide easement for ingress and egress purposes over, under, and across those parts of the following described property:

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2, and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeasterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

The center line of said 20-foot-wide easement is described as follows:

Commencing on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence South 58 degrees 55 minutes 56 seconds West, assumed bearing, parallel with the northwesterly line of said Lot 1, a distance of 46.29 feet, hereinafter referred to as Line "A", to the point of beginning of the line to be described; thence southwesterly 26.14 feet, along a non-tangential curve, concave to the northwest, having a radius of 25.00 feet, a central angle of 59 degrees 55 minutes 01 seconds, a chord bearing of South 29 degrees 12 minutes 21 seconds West and a chord distance of 24.97 feet; thence South 59 degrees 09 minutes 51 seconds West a distance of 172.50; thence southwesterly, southerly and southeasterly 38.61 feet, along a tangential curve, concave to the southeast, having a radius of 25.00 feet, and a central angle of 88 degrees 29 minutes 31 seconds; thence South 29 degrees 19 minutes 40 seconds East a distance of 112.84 feet; thence southerly 9.43 feet, along a tangential curve, concave to the southwest, having a radius of 25.00 feet, and a central angle of 21 degrees 36 minutes 35 seconds; thence South 07 degrees 43 minutes 06 seconds East a distance of 7.90 feet; thence southeasterly 10.44 feet, along a tangential curve, concave to the northeast, having a radius of 25.00 feet, and a central angle of 23 degrees 55 minutes 51 seconds; thence South 31 degrees 38 minutes 56 seconds East a distance of 30.18 feet; thence South 22 degrees 53 minutes 20 seconds East a distance of 12.64 feet to the south line of said Lot 3 and said line there terminating.

The sides lines of said easement shall be prolonged or shortened to terminate on the south line of said Lot 3, and on said Line "A" and its southwesterly prolongation.

DECLARATION OF EASEMENT
AND
EASEMENT MAINTENANCE AGREEMENT

THIS AGREEMENT is made by and between RRB Associates LLP, (hereinafter

"Grantor"), and RRB Associates LLP, (hereinafter "Grantee"), and shall be effective on the last date signed below,

WHEREAS, Grantor is the fee owner of real property in Ramsey County, Minnesota, (hereinafter "Burdened Property") legally described as set forth on the attached Certificate of Survey;

AND WHEREAS, Grantee is the fee owner of real property (hereinafter "Benefitted Property") that is located near the Burdened Property, legally described as set forth on the attached Certificate of Survey;

AND WHEREAS, the Grantor is granting to the Grantee a non-exclusive easement (see attached Certificate of Survey) for ingress and egress to the Benefitted Property under the terms and conditions of this Agreement;

AND WHEREAS, Grantor and Grantee desire to clarify the easement and maintenance obligations in connection with the Easement;

NOW, THEREFORE, for good and valuable consideration, including the mutual agreements specified herein, the parties hereto agree as follows:

1. The Easement shall be for the purpose of allowing Grantee access to the Easement Area for the purpose of ingress and egress through the parking area to Plato Boulevard. The Easement Area is described as follows:

A 20-foot-wide easement for ingress and egress purposes over, under, and across those parts of the following described property:

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2, and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeastery of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

The center line of said 20-foot-wide easement is described as follows:

Commencing on the northeasterly line of said Lot 1 distant 166.61 feet Southeast from the most northerly corner of said Lot 1; thence South 58 degrees 55 minutes 56 seconds West, assumed bearing, parallel with the northwesterly line of said Lot 1, a distance of 46.29 feet, hereinafter referred to as Line "A", to the point of beginning of the line to be described; thence southwesterly 26.14 feet, along a non-tangential curve, concave to the northwest, having a radius of 25.00 feet, a central angle of 59 degrees 55 minutes 01 seconds, a chord bearing of South 29 degrees 12 minutes 21 seconds West and a chord distance of 24.97 feet; thence South 59 degrees 09 minutes 51 seconds West a distance of 172.50, thence southwesterly, southerly and southeasterly 38.61 feet, along a tangential curve, concave to the southeast, having a radius of 25.00 feet, and a central angle of 88 degrees 29 minutes 31 seconds; thence South 29 degrees 19 minutes 40 seconds East a distance of 112.84 feet; thence southerly 9.43 feet, along a tangential curve, concave to the southwest, having a radius of 25.00 feet, and a central angle of 21 degrees 36 minutes 35 seconds; thence South 07 degrees 43 minutes 06 seconds East a distance of 7.90 feet; thence southeasterly 10.44 feet, along a tangential curve, concave to the northeast, having a radius of 25.00 feet, and a central angle of 23 degrees 55 minutes 51 seconds; thence South 31 degrees 38 minutes 56 seconds East a distance of 30.18 feet; thence South 22 degrees 53 minutes 20 seconds East a distance of 12.64 feet to the south line of said Lot 3 and said line there terminating.

The sides lines of said easement shall be prolonged or shortened to terminate on the south line of said Lot 3, and on said Line "A" and its southwesterly prolongation.

2. Each party agrees to indemnify and hold harmless the other party from and against any and all liability for personal injury or property damage when such injury or damage shall result from, arise out of, or be attributable to any use pursuant to this agreement.

3. Grantor and Grantee shall be responsible to maintain the easement jointly and notify one another of any issues that may arise on the above-described Easement.
4. Grantor and Grantee hereby agree that the Easement created herein shall be perpetual. Nothing herein shall provide any interest in the Easement to the public or give any members of the public any rights hereunder.
5. Both parties agree that the terms and conditions of this easement shall be enforceable by law.

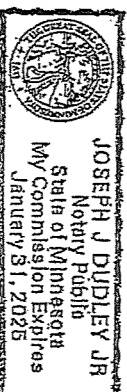
IN WITNESS WHEREOF, the parties have executed this agreement effective the day first stated above.

Dated: 02/01/2022

RRB ASSOCIATES LLP

[Signature]
James Rutzick, President

STATE OF MINNESOTA)
COUNTY OF Anoka) ss.



This instrument was acknowledged before me on 02/01/2022 by RRB Associates LLP, Grantor.

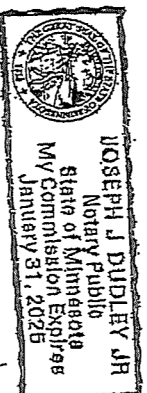
[Signature]
Notary Public

RRB ASSOCIATES LLP

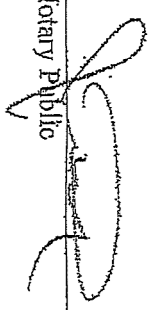
Dated: 02/01/2022

[Signature]
James Rutzick, President

STATE OF MINNESOTA)
COUNTY OF Anoka) ss.



This instrument was acknowledged before me on 05/21/2024 by RRB.
Associates LLP, Grantee.



Notary Public

Drafted By:
Dudley and Smith, P.A.
Joseph J. Dudley, Jr. (#24648)
1295 Northland Drive, Suite 250
Mendota Heights, MN 55120
Tel: 651-291-1717
Fax: 651-223-5055
Email: jdudley@dudleyandsmith.com

**TEMPORARY SEWER AND UTILITY EASEMENT
AND MAINTENANCE AGREEMENT**

THIS AGREEMENT is made by and between RRB Associates LLP, (hereinafter "Grantor"), and RRB Associates LLP, (hereinafter "Grantee"), and shall be effective on the last date signed below.

WHEREAS, Grantor is the fee owner of real property in Ramsey County, Minnesota, (hereinafter "Burdened Property") legally described as set forth on the attached Certificate of Survey;

AND WHEREAS, Grantee is the fee owner of real property (hereinafter "Benefitted Property") that is located near the Burdened Property, legally described as set forth on the attached Certificate of Survey;

AND WHEREAS, the Grantor is granting to the Grantee a temporary non-exclusive easement (see attached Certificate of Survey) for accessing the storm sewer to the Benefitted Property under the terms and conditions of this Agreement;

AND WHEREAS, Grantor and Grantee desire to clarify the easement and maintenance obligations in connection with the Easement;

NOW, THEREFORE, for good and valuable consideration, including the mutual agreements specified herein, the parties hereto agree as follows:

1. The Easement shall be for the purpose of allowing Grantee access to the Temporary Easement Area for the purpose of accessing the storm sewer. The Temporary Easement Area is described as follows:

A 15 foot wide permanent easement for storm sewer purposes over, under, and across those parts of the following described property:

Lots 2, 3, and 4, Block 2, RIVERVIEW INDUSTRIAL PARK

WEST, according to the recorded plat thereof, Ramsey County, Minnesota, together with those parts of Lot 1, Block 2 and Outlot A, of said RIVERVIEW INDUSTRIAL PARK WEST, lying Southeasterly of the following described line:

Beginning on the northeasterly line of said Lot 1 distant 166.61feet Southeast from the most northerly corner of said Lot 1, thence Southwesterly, parallel with the northwesterly line of said Lot 1, to the southwesterly line of said Outlot A and said line there terminating.

The center line of said 15 foot wide easement is described as follows:

Commencing on the northeasterly line of said Lot 1 distant 166.61feet Southeast from the most northerly corner of said Lot 1; thence South 58 degrees 55 minutes 56 seconds West, assumed bearing, parallel with the northwesterly line of said Lot 1, a distance of 180.97 feet, hereinafter referred to as Line "A", to the point of beginning of the line to be described; thence South 31 degrees 40 minutes 42 seconds East a distance of 11.70 feet; thence South 15 degrees 45 minutes 04 seconds West a distance of 109.73 feet; thence South 39 degrees 24 minutes 57 seconds East a distance of 122.33 feet; thence South 33 degrees 52 minutes 18 seconds West a distance of 30.25 feet to the south line of said Lot 3 and said line there terminating.

The sides lines of said easement shall be prolonged or shortened to terminate on the south line of said Lot 3, and on said Line "A" and its southwesterly prolongation.

2. Each party agrees to indemnify and hold harmless the other party from and against any and all liability for personal injury or property damage when such injury or damage shall result from, arise out of, or be attributable to any use pursuant to this agreement.

3. Grantor and Grantee shall be responsible to maintain the temporary easement jointly and notify one another of any issues that may arise on the above-described Temporary Easement.

4. Grantor and Grantee hereby agree that the Temporary Easement created herein shall terminate on the approval from the city of Saint Paul to develop the property.

5. Both parties agree that the terms and conditions of this easement shall be enforceable by law.

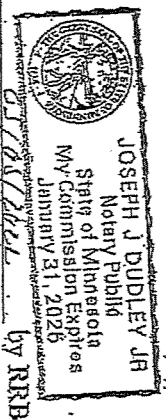
IN WITNESS WHEREOF, the parties have executed this agreement effective the day first stated above.

RRB ASSOCIATES LLP

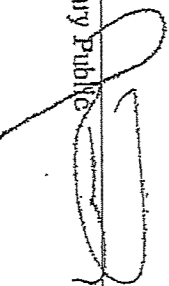
Dated: 05/05/2022


James Rutzlok, President

STATE OF MINNESOTA)
COUNTY OF Dakota) SS.



This instrument was acknowledged before me on 05/05/2022 by RRB Associates LLP, Grantor.

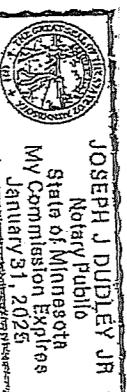

Notary Public

RRB ASSOCIATES LLP

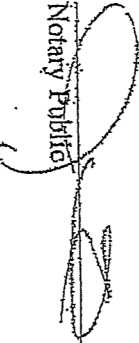
Dated: 05/05/2022


James Rutzlok, President

STATE OF MINNESOTA)
COUNTY OF Dakota) SS.



This instrument was acknowledged before me on 05/05/2022 by RRB Associates LLP, Grantee.


Notary Public

Drafted By:
Dudley and Smith, P.A.
Joseph J. Dudley, Jr. (#24648)
1295 Northland Drive, Suite 250
Mendota Heights, MN 55120
Tel: 651-291-1717
Fax: 651-223-5055
Email: jdudley@dudleyandsmith.com