

EASEMENT

Date: _____

For valuable consideration, the County of Hubbard, a municipal corporation, grantor, hereby conveys and quitclaims to Potlatch Corporation, Grantee/s, and Grantee's heirs and assigns, a non-exclusive easement for access, ingress and egress to the following described property in Hubbard County, Minnesota:

Government Lot 4, Section 01, Township 143 North, Range 35 West, Hubbard County, Minnesota (PID 15.01.00100).

Subject to any and all easement of record

The easement is described as follows:

A 33.00 foot wide easement for ingress and egress, and utility purposes over, under, and across those parts of the Southeast Quarter of Section 2, and the Southwest Quarter of the Northwest Quarter of Section 1, all in Township 143 North, Range 35 West, Hubbard County, being 16.5 feet on either side of the following described centerline:

Commencing at the Southwest Corner of said Section 1; thence North 86 degrees 19 minutes 13 seconds west 1180.52 feet (assuming a line between the West Quarter Corner of said Section 1 and the Southwest Corner of said Section 1 bears South 00 degree 53 minutes 39 seconds West) to the POINT OF BEGINNING of the centerline to be described; thence North 08 Degrees 39 Minutes 30 Seconds West for 61.20 feet; thence North 20 Degrees 40 Minutes 14 Seconds West for 92.59 feet; thence North 01 Degrees 37 Minutes 50 Seconds West for 78.82 feet; thence North 06 Degrees 59 Minutes 43 Seconds East for 407.94 feet; thence North 03 Degrees 57 Minutes 39 Seconds East for 280.77 feet; thence North 03 Degrees 57 Minutes 56 Seconds West for 137.99 feet; thence North 16 Degrees 09 Minutes 16 Seconds West for 165.55 feet; thence North 08 Degrees 30 Minutes 18 Seconds West for 120.54 feet; thence North 09 Degrees 37 Minutes 36 Seconds East for 72.80 feet; thence North 20 Degrees 37 Minutes 04 Seconds East for 162.22 feet; thence North 17 Degrees 25 Minutes 44 Seconds East for 110.85 feet; thence North 28 Degrees 42 Minutes 25 Seconds East for 196.21 feet; thence North 20 Degrees 38 Minutes 44 Seconds East for 200.19 feet; thence North 39 Degrees 07 Minutes 12 Seconds East for 106.98 feet; thence North 50 Degrees 41 Minutes 46 Seconds East for 148.44 feet; thence North 23 Degrees 29 Minutes 57 Seconds East for 107.90 feet; thence North 06 Degrees 08 Minutes 32 Seconds East for 152.21 feet; thence North 26 Degrees 00 Minutes 46 Seconds East for 91.44 feet; thence North 42 Degrees 08 Minutes 49 Seconds East for 80.20 feet; thence North 15 Degrees 04 Minutes 30 Seconds East for 108.19 feet; thence North 13 Degrees 56 Minutes 15 Seconds East for 139.22 feet; thence North 38 Degrees 10 Minutes 19 Seconds East for 81.62 feet; thence North 62 Degrees 24 Minutes 38 Seconds East for 103.06 feet; thence North 49 Degrees 53 Minutes 36 Seconds East for 189.51 feet; thence North 45 Degrees 26 Minutes 03 Seconds East for 122.48 feet; thence North 53 Degrees 48 Minutes 03 Seconds East for 105.38 feet; thence North 38 Degrees

09 Minutes 49 Seconds East for 341.82 feet; thence North 36 Degrees 13 Minutes 45 Seconds East for 317.86 feet; thence North 08 Degrees 31 Minutes 27 Seconds East for 98.26 feet; thence North 14 Degrees 47 Minutes 34 Seconds West for 89.43 feet; thence North 08 Degrees 16 Minutes 53 Seconds East for 93.59 feet more or less, to the North line of said Southwest Quarter of the Northwest Quarter of said Section 1 and described centerline there terminating.

The sidelines of said easement to be lengthened or shortened to meet and terminate at said North line of said Southwest Quarter of the Northwest Quarter of said Section 1.

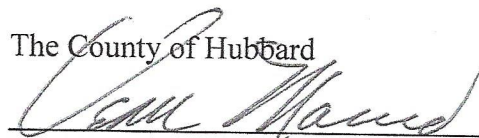
Construction and maintenance of a road on the easement shall be the sole responsibility of the grantee. The easement will revert to the state in trust in the event of non-use. Timber rights are retained by the County and any timber removal will be charged for at current rates.

This easement is conveyed to the owner of the above-described parcel as identified in the Hubbard County tax records on the day the easement is conveyed. Any transference of this easement will require County Board approval.

This easement is germane only to the above-described parcel. Any land, through subdivision or addition to the property to which the easement was originally granted, being added or subtracted, is/are not granted the rights of the easement without first requesting an easement amendment from Hubbard County.

The County of Hubbard

By:



Vern Massie

Its County Board Chairperson

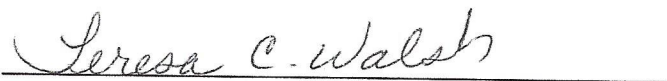
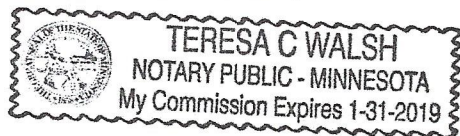
STATE OF MINNESOTA)

)ss

COUNTY OF HUBBARD)

The foregoing instrument was acknowledged before me this 16th day of May, 2017, by Vern Massie, the County Board Chairperson, Grantor

Notarial Stamp or Seal
(or other title or rank)



Signature of person taking acknowledgement

THIS INSTRUMENT WAS DRAFTED BY:

Jonathan Frieden
Hubbard County Attorney
301 Court Ave.
Park Rapids, MN 56470

**CERTIFIED COPY OF RESOLUTION OF COUNTY BOARD
HUBBARD COUNTY, MINNESOTA**

Commissioner Johannsen moved the adoption of the following Resolution:

Resolution No. 05021703

WHEREAS, Potlatch Corporation has applied to the County of Hubbard for an easement across unsold tax forfeited land to provide access, ingress and egress, and utility purposes to the following property owned by the applicant:

Government Lot 4, Section 01, Township 143 North, Range 35 West, Hubbard County, Minnesota (PID 15.01.00100).

WHEREAS, the requested easement is described as follows:

A 33.00 foot wide easement for ingress and egress, and utility purposes over, under, and across those parts of the Southeast Quarter of Section 2, and the Southwest Quarter of the Northwest Quarter of Section 1, all in Township 143 North, Range 35 West, Hubbard County, being 16.5 feet on either side of the following described centerline:

Commencing at the Southwest Corner of said Section 1; thence North 86 degrees 19 minutes 13 seconds west 1180.52 feet (assuming a line between the West Quarter Corner of said Section 1 and the Southwest Corner of said Section 1 bears South 00 degree 53 minutes 39 seconds West) to the POINT OF BEGINNING of the centerline to be described; thence North 08 Degrees 39 Minutes 30 Seconds West for 61.20 feet; thence North 20 Degrees 40 Minutes 14 Seconds West for 92.59 feet; thence North 01 Degrees 37 Minutes 50 Seconds West for 78.82 feet; thence North 06 Degrees 59 Minutes 43 Seconds East for 407.94 feet; thence North 03 Degrees 57 Minutes 39 Seconds East for 280.77 feet; thence North 03 Degrees 57 Minutes 56 Seconds West for 137.99 feet; thence North 16 Degrees 09 Minutes 16 Seconds West for 165.55 feet; thence North 08 Degrees 30 Minutes 18 Seconds West for 120.54 feet; thence North 09 Degrees 37 Minutes 36 Seconds East for 72.80 feet; thence North 20 Degrees 37 Minutes 04 Seconds East for 162.22 feet; thence North 17 Degrees 25 Minutes 44 Seconds East for 110.85 feet; thence North 28 Degrees 42 Minutes 25 Seconds East for 196.21 feet; thence North 20 Degrees 38 Minutes 44 Seconds East for 200.19 feet; thence North 39 Degrees 07 Minutes 12 Seconds East for 106.98 feet; thence North 50 Degrees 41 Minutes 46 Seconds East for 148.44 feet; thence North 23 Degrees 29 Minutes 57 Seconds East for 107.90 feet; thence North 06 Degrees 08 Minutes 32 Seconds East for 152.21 feet; thence North 26 Degrees 00 Minutes 46 Seconds East for 91.44 feet; thence North 42 Degrees 08 Minutes 49 Seconds East for 80.20 feet; thence North 15 Degrees 04 Minutes 30 Seconds East for 108.19 feet; thence North 13 Degrees 56 Minutes 15 Seconds East for 139.22 feet; thence North 38 Degrees 10 Minutes 19 Seconds East for 81.62 feet; thence North 62 Degrees 24 Minutes 38 Seconds East for 103.06 feet; thence North 49 Degrees 53 Minutes 36 Seconds East for 189.51 feet; thence North 45 Degrees 26 Minutes 03 Seconds East for 122.48 feet; thence North 53 Degrees 48 Minutes 03 Seconds East for 105.38 feet; thence North 38 Degrees 09 Minutes 49 Seconds East for 341.82 feet; thence North 36 Degrees 13 Minutes 45 Seconds East for 317.86 feet; thence North 08 Degrees 31 Minutes 27 Seconds East for 98.26 feet; thence North 14 Degrees 47 Minutes 34 Seconds West for 89.43 feet; thence North 08 Degrees 16 Minutes 53 Seconds East for 93.59 feet more or less, to the North line of said Southwest Quarter of the Northwest Quarter of said Section 1 and described centerline there terminating.

The sidelines of said easement to be lengthened or shortened to meet and terminate at said North line of said Southwest Quarter of the Northwest Quarter of said Section 1.

Said easement contains 3.46 acres

Whereas, there are no reasonable alternatives to obtain access to the applicants property; and

Whereas, the proposed easement will not cause significant adverse environmental or natural resource management impact; and

Whereas, the appraised value of the easement is as follows: \$5,190.00

NOW, THEREFORE BE IT RESOLVED, by the County of Hubbard:

1. An easement shall be issued to the applicant upon payment to the County Auditor for the appraised value.
2. The easement shall be non-exclusive.
3. Timber rights are retained by Hubbard County and any timber removed will be charged for at the current rate.
4. The easement shall provide that it will revert to the State of Minnesota in trust for the taxing district in the event of non-use.

Commissioner Stacey seconded the motion for the adoption of the Resolution and it was declared adopted upon the following vote:

Ayes: 5 Nays 0

STATE OF MINNESOTA)
) ss.
 County of Hubbard)

Office of the Coordinator

I, Debbie Thompson, duly appointed Coordinator of the County of Hubbard, do hereby certify that the above is a full, true, and correct copy of a Resolution duly adopted by the Board of County Commissioners of the County of Hubbard at its regular meeting held on May 2, 2017

Debbie Thompson

 Debbie Thompson
 Hubbard County Coordinator

