

RECREATION CABIN SITE LEASE

LESSOR: St. Louis County Land Commissioner
 Room 607, Govt. Services Center
 Duluth, MN 55802
 Telephone: 218-726-2606

PRIMARY LESSEE:

Ronald Novoselac
 100-13th Street Nw
 Chisholm MN 55719

JOINT LESSEE:

Jim Pechonick
 408 N.W. 10th Street
 Chisholm MN 55719
 (218) 254-4049

Pursuant to the authority provided by Minnesota Statute Section 282.04, Subd. 1, the Lessor does hereby lease to Lessee or Lessees as joint tenants in common, that land lying under the existing structures or the structures described in the building plan on file with Lessor, located at cabin site designated by Lessor on State tax forfeited land within the NE 1/4 of the SE 1/4 in Section 29 Township 60N, Range 20W.

This lease is subject at all times to land sale, timber sale, other leasing and land management activities by the Lessor.

The terms and conditions listed herein, and penalties for violation of the terms of this lease as set forth in Exhibit A attached hereto.

No person or corporation will be allowed to have an interest in more than one County Recreation Cabin Site Lease.

1. TERM OF LEASE.

The term of this lease shall be from January 1, 2006 through December 31, 2006 and shall be renewed annually unless terminated.

2. LEASE FEE.

The lease fee is established by Resolution of the St. Louis County Board and is payable in 30 days after notice of amount due. A penalty will be imposed for late payment.

The *standard lease fee* (564 sq.ft.) is \$300 per year, with annual increases equal to the Consumer Price index. Your current lease fee will be increased to the \$300 level plus consumer price index over a five year period beginning in 2006. If you are paying more than the standard lease fee your current fee will be frozen for five years with annual increases thereafter equal to the consumer price index.

The *extended lease fee* (764 sq.ft.) is \$500 per year with annual increases equal to the consumer price index. Your current lease fee will be increased to the \$500 level plus consumer price index over a five year period beginning in 2006.

3. ASSIGNMENT.

A name change, transfer or assignment of a lease must be approved by the Lessor prior to the sale of personal property on the site. Transfer or assignment of a Recreation Cabin Site lease for a site without a dwelling structure (cabin) will not be approved. Lessee shall not sublet the lease site or any part thereof or use it for any commercial purpose.

4. REGULATIONS AND ORDINANCES.

Lessee shall at all times comply with all applicable State and Federal laws and any applicable rules, regulations and ordinances of St. Louis County. Lessee shall take necessary precautions to keep the lease site and surrounding

area in a neat and orderly condition and shall dispose of all garbage, refuse and debris as required by any St. Louis County Solid Waste Ordinance or other regulations.

5. TAXES.

Failure of Lessee to pay personal property taxes when due that are assessed for structures located on the lease site shall be cause for cancellation of the lease.

6. CONSTRUCTION/ REMODELING.

No construction or remodeling of structures shall begin until Lessee has **written approval** from Lessor and has obtained all other approvals required by the Lessor. Construction of any building must be upon the site location designated by Lessor. Any building located outside of the designated site or built without prior approval shall be treated as a contract violation and may subject Lessee to other civil and criminal penalties.

7. STRUCTURES.

One dwelling structure (cabin) not to exceed 480 square feet with no measurement greater than 24 feet will be allowed. Current main dwelling structures of more than 480 square feet or with a measurement exceeding 24 feet, previously authorized by the Land Department under existing provisions, will not be subject to de-construction. Main dwelling structures exceeding 480 square feet or total structural space of more than 764 square feet not previously authorized by the Land Department will be subject to de-construction. The construction of the cabin must be initiated within two years from the execution of a lease or the removal or loss of the previous dwelling. The cabin shall be a single story (maximum height of 16 feet with 8 foot or less sidewalls), and constructed of materials approved by the Lessor. The shortest pier (if any) on which the cabin is built shall be one foot or less in height. The lease site Identification Tag will be attached by the Lessor in a conspicuous location on the main dwelling and must remain visible at all times.

A mobile home trailer shall not be used on the site except for a period of three months or less during construction of a cabin. Buses, railway cars, street cars, trucks, campers, motor homes, and similar equipment shall not be placed upon the site in lieu of a cabin or accessory building. Exterior walls composed of a wood based product must be painted, varnished, stained or oiled a medium to dark brown or dark green color periodically to keep them maintained in a neat and sound condition. Vinyl, aluminum or metal siding in a medium to dark brown or green color may be used as a siding material. Asphalt shingles, rolled roofing or metal roofing that has a pre-baked enamel or similar finish in a medium to dark brown or green color may be used on the roof, but not the walls; any other roofing materials must be approved by Lessor in advance. Concrete slab floors are prohibited except for approved saunas.

No more than three additional structures will be allowed, one of which may be a dwelling structure (bunkhouse) not to exceed 256 square feet, with no combination of structures exceeding 564 or 764 square feet depending on the lease. The main dwelling structure and additional structures must have separate walls. Placement of adjacent structures must have a minimum separation of six feet between exterior walls. Adjacent structures will be allowed to share a common roof and common deck so long as two sides are completely open forming a breeze-way (this open space will not be counted in the total square footage). Structures must be located within 100 feet of the primary structure and placed in such a way so as not to obstruct the public use of the land. Placement of secondary structures shall be subject to all County ordinances and will be constructed of the same materials described above for cabins.

The construction of a three-cord woodshed with no solid walls and a minimum of three-inches between slats is allowed. Slats must be narrow pieces of wood no greater than six-inches in width. The woodshed is not included as structural square footage.

The total area occupied by all structures on a lease site shall not exceed 564 square feet or 764 square feet, depending on the leasing option. No lease shall exceed 764 square feet unless previously authorized by the Land Department.

8. STORAGE PROHIBITED.

The storage of unlicensed or unregistered boats, trailers, snowmobiles, all-terrain vehicles (ATVs), motorcycles, canoes, motor vehicles, or other machinery on this lease site is prohibited. Lessor must authorize the storage of any licensed vehicles. Campers and trailers must be licensed and must be removed from the site between December 1 and May 1.

9. SITE DEVELOPMENT RESTRICTIONS.

Lessee will not be permitted to develop the site except as specifically provided herein. Lessee will not be allowed to put a well (drilled, drive-point, sandpoint or dug), septic system, utilities, dumpsite, or other non conforming development on State tax-forfeited property.

No trees, living or dead shall be cut beyond 10 feet from the cabin or out building except by written permission from Lessor. Trees planted by Lessee on the site shall become the property of Lessor. No gravel, borrow, limestone, marl, sand, peat, or top soil may be removed from the site.

10. PUBLIC ACCESS.

Lessee is prohibited from barricading any driveways, roads or trails, or constructing any fences or stringing wire cable, or otherwise restricting the general public from traveling by foot or vehicle on State tax-forfeit land. The Lessee may prohibit the public from the structures on the lease site. Lessee shall not post "No Trespass" or "No Hunting" or similar signs on any part of the lease site except upon structures owned by the Lessee. Lessee shall not create any public hazard or make any threat to any member of the public or misrepresent to the public the Lessee's interest in the lease site.

11. RESIDENCY NOT ALLOWED.

No occupancy will be allowed which may in any way lead to a claim of residency and any permanent residency is expressly prohibited. All Lessees are specifically required to maintain a separate permanent residence.

12. LESSEE ACCESS TO LEASE SITE.

Nothing in this lease is intended in any way to increase the need for local or state governmental services. Lessor shall not be responsible for the construction or maintenance of any road or trail to the lease site. Lessee shall not construct any roads or further develop existing roads unless authorized by the Lessor. Lessee shall be responsible for repairs of all damage to any roads or trails utilized pursuant to this lease. Lessee may obtain permission from Lessor to clear a 4 foot wide trail of brush and debris for access to the lease site.

13. LEASE TERMINATION/ SITE CLEAN-UP.

This lease shall terminate on January 31 of each year or earlier upon failure to pay when due the annual lease fee, taxes or other fees or penalties imposed by Lessor for violations of the lease terms. Lessor retains the right to terminate this lease immediately upon breach of any of the terms or conditions set forth herein or in Exhibit A attached hereto or for other disorderly or otherwise objectionable conduct by Lessee or those occupying the site with the permission of the Lessee. This lease may also be terminated by the Lessor without cause upon thirty (30) days written notice sent to Lessee at the last address provided by the Lessee. A pro rata refund of the lease fee paid by Lessee may be allowed at the discretion of the Lessor.

Lessee may terminate this lease by giving Lessor thirty (30) days written notice at the appropriate address listed below and by paying all fees, taxes or other charges due on the date of termination. Lessor shall not refund any lease fee already paid.

Lessee agrees to leave the lease site and surrounding area in a neat and orderly condition free of all garbage, refuse and debris.

14. REMOVAL OF PERSONAL PROPERTY.

Upon termination of this lease, if all fees, taxes, penalties and other charges are paid, Lessee shall remove all buildings and personal property owned by Lessee from the premises within three (3) months after the date of termination, time being of the essence. Additional time may be granted at the discretion of Lessor for extenuating circumstances. If Lessee fails to remove any property within the time above stated, all such property remaining after expiration of such time will be disposed of pursuant to Minnesota Law.

15. INDEMNIFICATION.

EXCEPT FOR LIABILITY RESULTING FROM LESSOR'S SOLE NEGLIGENCE, LESSEE AGREES TO INDEMNIFY, SAVE HARMLESS AND DEFEND LESSOR, ITS EMPLOYEES, AGENTS AND SERVANTS FROM ANY AND ALL LIABILITY FOR INJURIES TO ANY PERSON OR PROPERTY ANY EMPLOYEE, AGENT, PASSENGER, INVITEE OR OTHER PERSON ENTERING ONTO THE LEASED PREMISES.

16. LESSOR'S RIGHTS.

Lessee understands and agrees that the site shall be subject to inspection by Lessor for purposes of appraisal or insuring compliance by Lessee with the provisions of this lease. If upon inspection it is found that the lease site and its surroundings are not in compliance with the terms of this lease, Lessor may immediately terminate the lease or give Lessee a warning or notice of violation indicating the actions necessary to bring the lease site and surroundings into compliance. Any required action stated in the notice must be completed within the time period indicated in the notice. Any penalty imposed by Lessor for a violation must be paid within the time stated in the Notice or the Lease may be canceled. Lessee agrees that any delay on the part of the Lessor in enforcing any of the terms of the lease, or in terminating the lease shall not operate as a waiver of any of the rights of Lessor hereunder.

17. CORRESPONDENCE.

All correspondence or notices will be sent to the "Primary Lessee" as indicated on the lease, unless notified otherwise by Lessee. All lease payments shall be sent to Lessor at the address shown on page one of the lease. All other correspondence shall be directed to the appropriate Area Office:

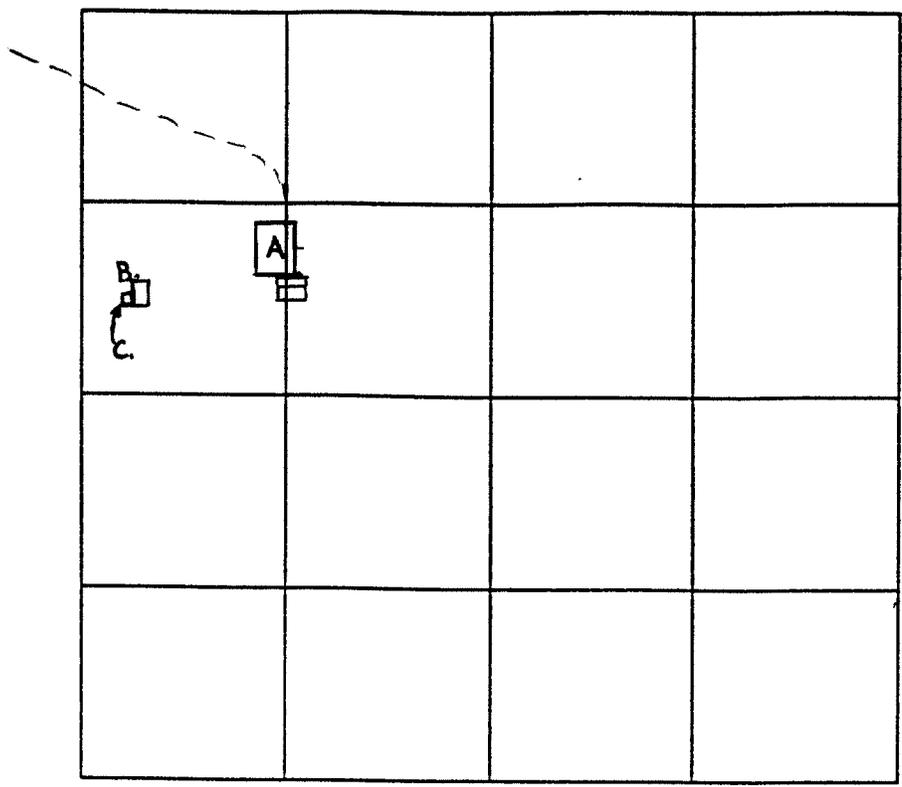
VIRGINIA AREA OFFICE:

St. Louis County Land Dept.
7820 Highway 135
Virginia, MN 55792-2934
Phone: (218) 742-9898

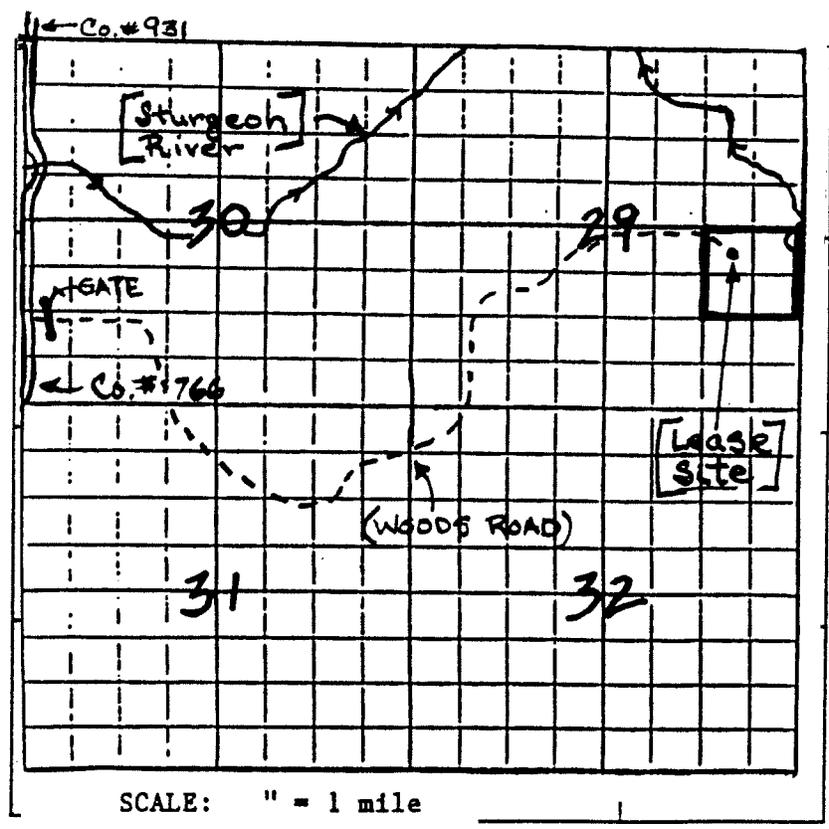
DULUTH AREA OFFICE:

St. Louis County Land Dept.
5713 Old Miller Trunk Highway
Duluth, MN 55811-1221
Phone: (218) 625-3700

LEASE NUMBER L01850408 NAME RONALD NOVOSEVIC
 SECTION 29 TOWNSHIP 60 RANGE 20 PARCEL NE 1/4 - SE 1/4



4" = 1 MILE



SCALE: " = 1 mile

PHOTO # StL-16-166 (or _____)

COPIES: AO, FO, LCO, ASSESSOR

Individual Lease Summary:

Lease Number: L01850408

Tue. Aug 01, 2006

NE 1/4 SE 1/4 S: 29 T: 60 R: 20

RONALD NOVOSELAC
100-13TH STREET NW
CHISHOLM MN 55719
254-4790

JIM PECHONICK
408 N.W. 10TH STREET
CHISHOLM MN 55719
218-254-4049

Area: Virginia Management Unit 11 Appr. Value: 0 Renewal Cost: 252.36
Square Feet: 582 Transferable: N Transferable Reason:
Property Access: Woods road off Co. Rd. #766. There is locked Potlatch gate at start of woods road. GPS 47°39'05.9" 92°53'27.9"
Lease Comments: Site neat and clean, very nice. Inspected by D. Skurla.

Well Type: Septic Type: Commercial Elec. Telephone
Recommended_Fee: Fee Calc Method:
Any non-compliance issues? Last_Inspection: 6/14/2006 Next_Inspection: 6/1/2009

Shoreland Lease Information:

LAKE_RIVER: SITE_ACRES: SITE_FEET:
SITE_VALUE: LKCLS_CODE: DATE_UPDT:

Type: Other Details Generator Shed: 2x3, T1 11 siding, flat green shingled roof. Not painted.
Paint/Color: None of Type:
Construction Type Frame Siding Plywood Roofing Asphalt-shingle Structure Setback: 0
Size (nearest .5 ft) 2x3 Square Feet of Building: 6 Included in Total? Bldg. Condition: Good
Work Needed? Description (if needed): Needs to be painted medium to dark brown or green.

Type: Toilet Details (B) Toilet: Wood frame construction, corrugated tin & fiberglass roof, plywood siding
Paint/Color: Dark Brown of Type: painted dark brown, two seater.
Construction Type Frame Siding Plywood Roofing Metal Structure Setback: 0
Size (nearest .5 ft) 6x8 Square Feet of Building: 48 Included in Total? Bldg. Condition: Good
Work Needed? Description (if needed):

Type: Cabin Details (A) Cabin: 18x28 with a 3x10 enclosed porch, 4x11 open front porch, wood frame
Paint/Color: Brown of Type: const., brown rolled roofing on roof, brown asphalt lap type siding, wood and
aluminum frame windows, set of concrete blocks, block & flue chimney with steel
extension, 2 LP tanks, yard lights in roof peak, telephone pole, ("meat pole"), with
pipe and steel cross members for hanging.
Construction Type Frame Siding Asphalt-Rolled Roofing Asphalt-Rolled Structure Setback: 0
Size (nearest .5 ft) 18x28/3x10 Square Feet of Building: 534 Included in Total? Bldg. Condition: Fair
Work Needed? Description (if needed):

Recreation/Shoreland Cabin Lease Inspection

Site ID: LD185 0408 Contract Nbr:
Inspector: SKURLA Date: 6-14-06

Inspection type: Interim Final Audit Reinspection Other

General Inspection Items

- 1 2 3 4 5 6 Lease I.D. tag displayed
- 1 2 3 4 5 6 No unauthorized-gates or barriers at lease site
- 1 2 3 4 5 6 No public safety hazards or threats to public evident at lease site
- 1 2 3 4 5 6 All structures in maintainable condition
- 1 2 3 4 5 6 No evidence of unauthorized construction or improper structure maintenance at lease site
- 1 2 3 4 5 6 Structure exterior painted or stained and varnished in a medium to dark brown or green color
- 1 2 3 4 5 6 Roofing of structure composed of acceptable materials: asphalt shingles, rolled roofing, or metal roofing that has a pre-baked enamel or similar finish in a medium to dark brown or green color
- 1 2 3 4 5 6 Siding on all structures is composed of an authorized product (wood based, vinyl, pre-baked aluminum or steel)
- 1 2 3 4 5 6 No structure on lease site exceeds 16 feet total height with 8 foot sidewalls
- 1 2 3 4 5 6 Trailer, if allowed on site, is in good condition and not in need of replacement
- 1 2 3 4 5 6 No substandard or unauthorized sanitary facilities at lease site
- 1 2 3 4 5 6 Any pre-built structures like Rubbermaid or aluminum sheds included in square footage
- 1 2 3 4 5 6 No more than 2 secondary structures present and within 100 feet of primary structure unless authorized
- 1 2 3 4 5 6 No unauthorized tree cutting or defacing or damaging of trees at lease site
- 1 2 3 4 5 6 No unauthorized trails, roads, land clearing, pruning or site development visible at lease site
- 1 2 3 4 5 6 No unauthorized restrictive signs or posters of any kind posted on public land at lease site
- 1 2 3 4 5 6 No unauthorized storage of motor vehicles, boats, campers, trailers or other machinery apparent on lease site
- 1 2 3 4 5 6 All motor vehicles, boats, trailers and fish houses at lease site requiring a current license them attached
- 1 2 3 4 5 6 No solid waste or garbage at or around lease site
- 1 2 3 4 5 6 No improper storage of construction materials or supplies at lease site
- 1 2 3 4 5 6 No storage or disposal of hazardous materials at lease site
- 1 2 3 4 5 6 No improper disposal or unauthorized storage of white goods, tires or equipment at lease site
- 1 2 3 4 5 6 No evidence of unauthorized use or sublease of cabin site
- 1 2 3 4 5 6 No evidence of use of lease site as a primary or permanent residence
- 1 2 3 4 5 6 Wells, if allowed, in compliance with all regulations
- 1 2 3 4 5 6 Location of every previously established structure identified on map

Shoreland Lease Specific Items

- 1 2 3 4 5 6 No more than 3 secondary structures present and within 100 feet of primary structure unless authorized
- 1 2 3 4 5 6 No more than one dock of appropriate length present on lease site
- 1 2 3 4 5 6 Water oriented structures set back at least 10 feet from the Ordinary High Water Level and limited to one structure (e.g. a boathouse)
- 1 2 3 4 5 6 No intensive vegetation clearing within the shore impact zone (one-half the distance of the building setback from the ordinary high water level)
- 1 2 3 4 5 6 All structures are at least 150 feet from shoreline on natural environment lakes, 75-100 feet from shoreline on recreation development lakes and at least 20 feet from the boundary of lease parcel on shoreland leases unless otherwise noted and authorized

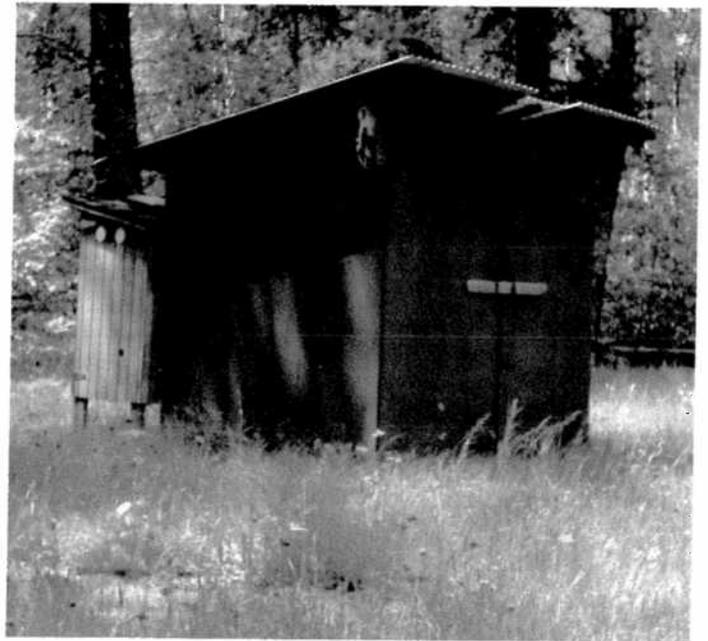
Comments: Generator Shed needs paint. No authorization?
47 39 05.9
92 53 27.9

Inspection codes: 1 = Satisfactory, 2 = Needs Improvement, 3 = Unacceptable,
4 = Not Applicable, 5 = Not Inspected, 6 = To be completed

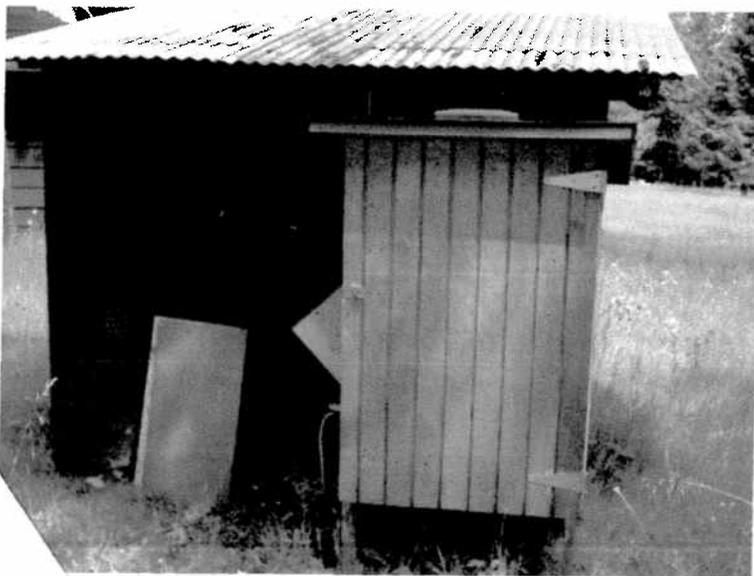


L01850408
2006 - 588'

(A) Cabin - 534'



(B) Toilet - 48'



(C) Generator Shed - 6'

Individual Lease Summary:

Lease Number: L01850408

Tue. Aug 22, 2000

NE 1/4 SE 1/4 S: 29 T: 60 R: 20

RONALD NOVOSELAC
120 NW 8TH ST
CHISHOLM MN 55719
264-4790

JIM PECHONICK
408 N.W. 10TH STREET
CHISHOLM MN 55719
218-254-4049

Area: VIRGINIA Management Unit: 11 Appr. Value: 0 Renewal Cost: 167.54

Square Feet: Transferable: N Transferable Reason:

Property Access: Woods road off Co. Rd. #766. There is locked Pottlatch gate at start of woods road.

Lease Comments: This 40 acre parcel has potential for possible exchange or sale. Inspected by Lustig. CONFIRM GATE REMOVAL.

Well Type: Septic Type: Commercial Elec. Telephone
Recommended_Fee: Fee Calc Method:
Any non-compliance issues? Last_Inspection: 6/9/2000 Next_Inspection: 6/1/2003

Shoreland Lease Information:

Site#:

LAKE_RIVER: SITE_ACRES: SITE_FEET:
SITE_VALUE: LKCLS_CODE: DATE_UPDT:

Type: Toilet Details (B) Toilet: Wood frame construction, corrugated tin & fiberglass roof, plywood siding
Paint/Color: Dark Brown of Type: painted dark brown, two seater.
Construction Type Frame Siding Plywood Roofing Metal Structure Setback: 0
Size (nearest .5 ft): 6x8 Square Feet of Building: 48 Included in Total? Bldg. Condition: Good
Work Needed? Description (if needed):

Type: Cabin Details (A) Cabin: 18x28 with a 3x10 enclosed porch, 4x11 open front porch, wood frame const.,
Paint/Color: Brown of Type: green rolled roofing on roof, brown asphalt lap type siding, wood and aluminum frame
Construction Type Frame Siding Asphalt-Rolled Roofing Asphalt-Rolled Structure Setback: 0
Size (nearest .5 ft): 18x28/3x10 Square Feet of Building: 534 Included in Total? Bldg. Condition: Fair
Work Needed? Description (if needed):

Individual Lease Summary:

Tue. Nov 04, 1997
Lease Number: L01850408

T: 60 R: 20 S: 29 NE 1/4 SE 1/4

RONALD NOVOSELAC
120 NW 8TH ST
CHISHOLM MN 55719
264-4790

JIM PECHONICK
408 N.W. 10TH STREET
CHISHOLM MN 55719
218-254-4049

Area: **VIRGINIA** Management Unit: 11 Appr. Value: 0 Renewal Cost: 158.03

Square Feet: 598 Transferable: N Transferable Reason:

Property Access: **Woods road off Co. Rd. #766. There is locked Potlatch gate at start of woods road.**

Lease Comments: **This 40 acre parcel has potential for possible exchange or sale. Lawn mowed. Some old pallets and tin that should be picked up.**

Well Type: Septic Type: Commercial Elec. Telephone
Recommended_Fee: Fee Calc Method:
Any non-compliance issues? Last_Inspection: 7/3/97 Next_Inspection: 6/1/2000

Shoreland Lease Information:

LAKE_RIVER: SITE_ACRES: SITE_FEET: *Skurla/Lustig*
SITE_VALUE: LKCLS_CODE: DATE_UPDT:

Building Details:

Type: **Storage Shed** Details of Type: **Plywood walls, corrugated fiberglass roof, bldg was old toilet** Paint/Color: **faded red**
Construction Type **Frame** Siding **Plywood** Roofing **Fiberglass** Structure Setback: **0**
Size (nearest .5 ft): **4x4** Square Feet of Building: **16** Included in Total? Bldg. Condition: **Poor**
Work Needed? Description (if needed): **Needs to be painted dark brown/green**

Building Details:

Type: **Toilet** Details of Type: **Wood frame construction, corrugated tin & fiberglass roof, plywood siding painted dark brown, two seater.** Paint/Color: **Dark Brown**
Construction Type **Frame** Siding **Plywood** Roofing **Metal** Structure Setback: **0**
Size (nearest .5 ft): **6x8** Square Feet of Building: **48** Included in Total? Bldg. Condition: **Good**
Work Needed? Description (if needed):

Building Details:

Type: **Cabin** Details of Type: **18x28 with a 3x10 enclosed porch, 4x11 open front porch, wood frame const., green rolled roofing on roof, blue/gray asphalt lap type siding, wood and aluminum frame windows, set of concrete blocks, block & flue chimney with steel extension, 2 LP tanks, yard lights in roof peak, siding on south side of cabin needs repair (replaced window and didn't fix surrounding siding) Telephone pole, ("meat pole"), with pipe and steel cross members for hanging.** Paint/Color: **Blue/Gray**
Construction Type **Frame** Siding **Asphalt-Rolled** Roofing **Asphalt-Rolled** Structure Setback: **0**
Size (nearest .5 ft): **18x28/3x10** Square Feet of Building: **534** Included in Total? Bldg. Condition: **Fair**
Work Needed? Description (if needed): **Repair siding. Paint dark brown or greet**

ST. LOUIS COUNTY LAND DEPARTMENT
LEASE INVENTORY AND APPRAISAL RECORD

Code: 01
Type: hunting

LEASE NUMBER L01850408 TERM annually
 LEASE ID DISPLAYED? YES NO
 LESSEE: Ronald Novoselac
120 NW 8th St.
Chisholm, MN. 55719
 LAKE: none RIVER: 300' from Sturgeon
River
 MANAGEMENT UNIT: exchange
 COMMERCIAL ELECTRIC: none TELEPHONE: none

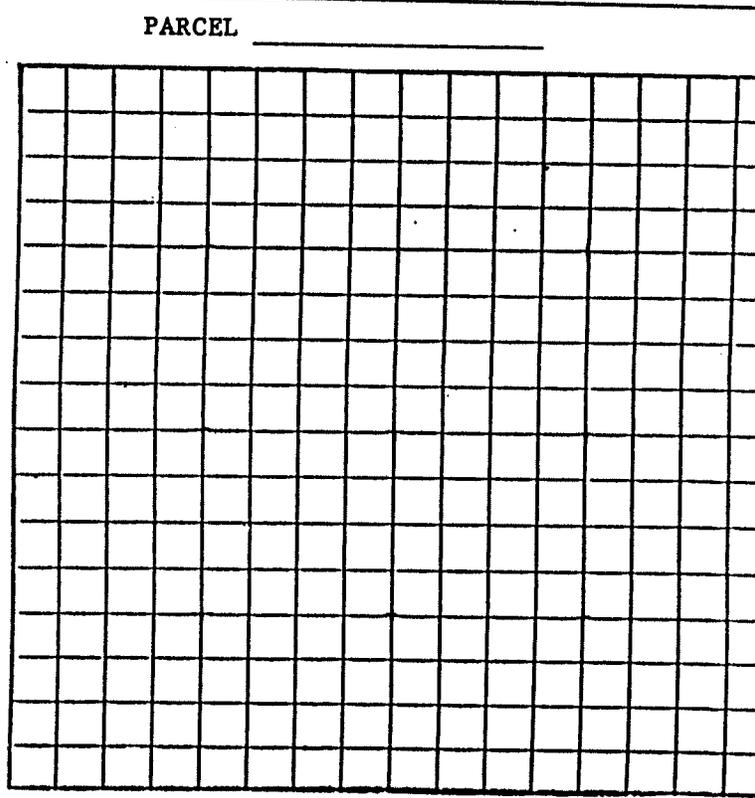
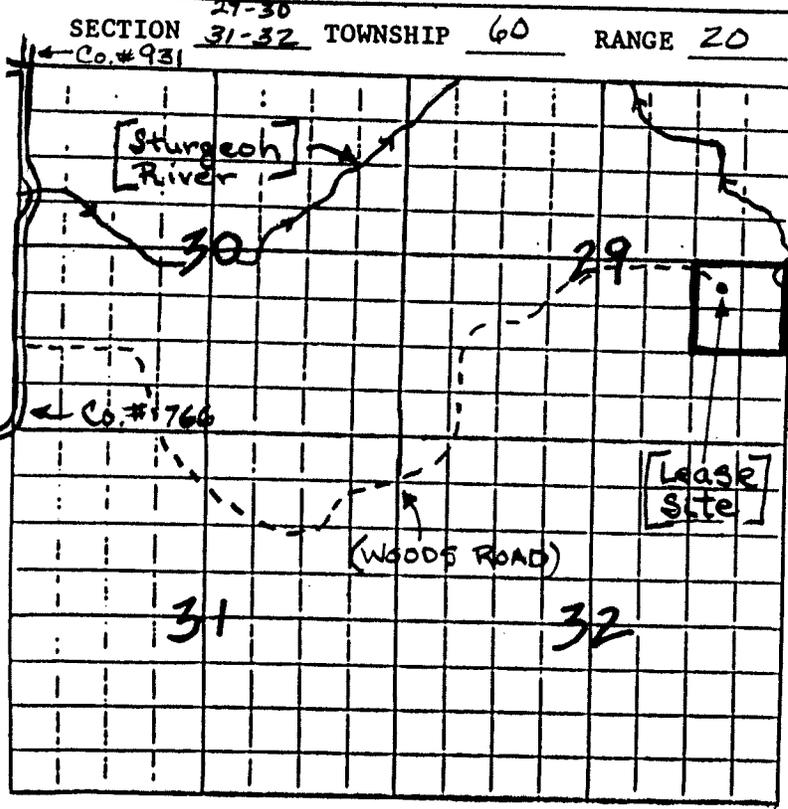
AREA: I.V. DATE: 8-1-88
 INSPECTOR: Grahn
 Inspection: Initial Follow-up

LEASE TYPE CLASSIFICATION:
 Current Class hunting
 Proper Class hunting

LEASE:
 Transferable
 Non-Transferable
 Why?

INSPECTION: SUMMER WINTER
 ACCESS:
woods road from Hwy.#766

DESCRIPTIVE COMMENTS ON LEASE AND BUILDINGS:
 All non-compliance items have been corrected. NOTE: due to the large yard and over the square footage limit, I recommend changing to Recreational Lease.



SCALE: " = 1 mile

SCALE: 1" = 330' (or _____)

PHOTO # StL-16-166

OVERLAY MADE: YES _____ NO _____

Checklist For The Evaluation of
Cabin Lease Sites

I. Basic Information

	YES	NO *(Explain)
A. Lease Number: <u>201850408</u>		
B. Section-Township-Range <u>29-60-20</u>		
C. Date: <u>4/14/88</u>		
D. Evaluator(s): <u>B+K</u>		

II. Management Unit

A. Memorial Forest and Management Units		
B. Land Exchange		X
C. Land Sale		

III. Does this site meet Land Use Criteria?

A. Proximity to Water		X $\approx 300'$
B. Administrative	X	Z
C. Wildlife	X	
D. Urban	X	
E. Gravel	X	
F. Peat	X	
G. Recreation	X	
H. Commercial	X	
I. Legal Encumbrances	X	
J. Access	X	
K. Forest Production	X	

IV. Does this site meet Specific Site Criteria?

A. Tax forfeited land	X	
B. Off-road parking	X	
C. Site size	X	
D. Road setback	X	
E. Residential setback	X	
F. Private land setback	X	

V. Other comments*

* ≈ 300 feet to Sturgeon R.

* Fed & Potlatch large ownerships

EXCHANGE CANDIDATE FOR CO. + FEDS.

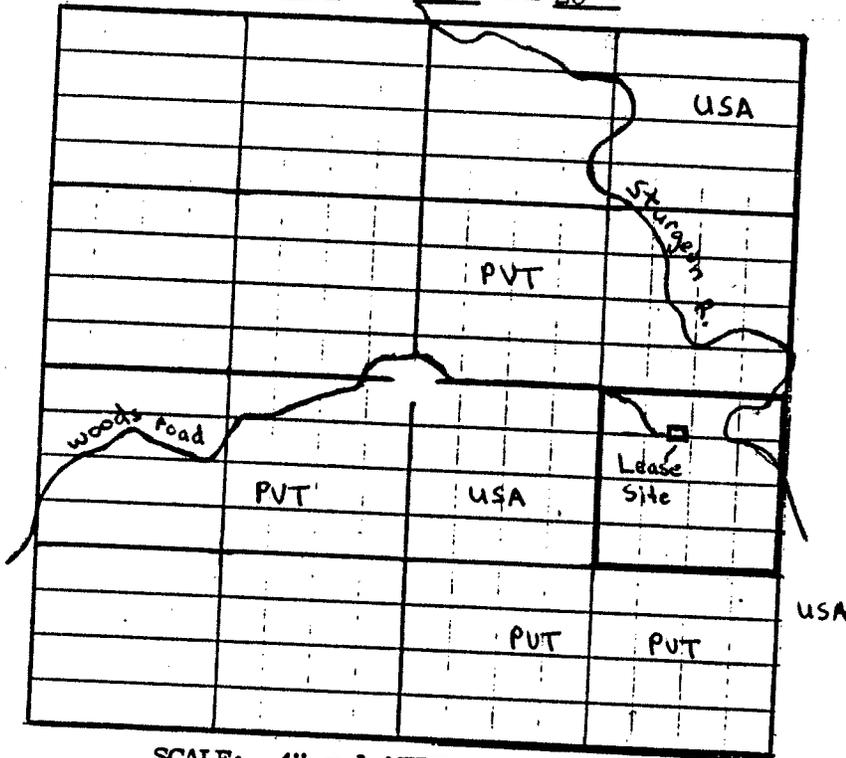
ST. LOUIS COUNTY LAND DEPARTMENT
 LEASE INVENTORY & APPRAISAL RECORD
 LEASE NUMBER: LO-185-0408

CODE: 01

TERM: Renew Annually

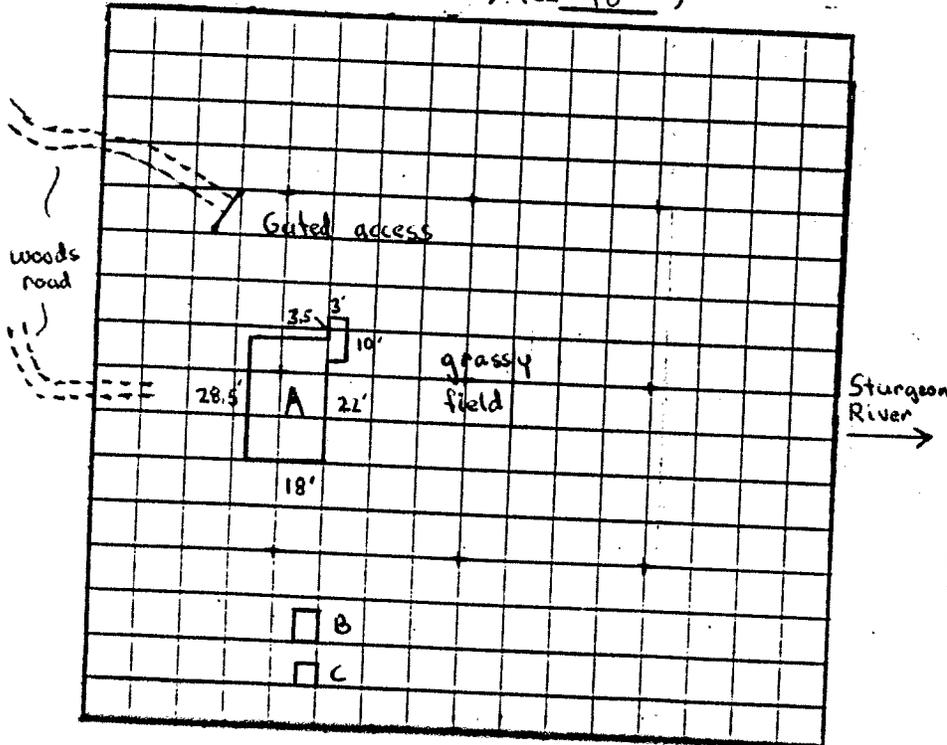


SECTION 29 TWP 60 RGE 20



SCALE: 4" = 1 MILE

MAP INSERT: BUILDING LOCATION WITHIN "40"
 SCALE: 1" = 33', (or 40')



AREA: I, Virginia DATE: 6-2-
 LD INSPECTOR: Weber

LEASE IDENT. TAG DISPLAYED: no
 LESSEE: Ronald Novoselac
 120 NW 8th St.
 Chisholm, MN. 55719

LAKE: no
 RIVER: approx. 300' fr. Sturgeon
 MGMT. UNIT: land exchange
 COM. ELEC: no
 TELEPHONE: no

ACCESS: Woods road from Hwy. #766
 OTHER COMMENTS: Cabin may have been an old homestead home. It is well constructed, set on brick, has bluish asphalt siding (See Over)

LEASE TYPE CLASSIFICATION
 CURRENT CLASS: Hunting Cabin
 PROPER CLASS: Hunting Cabin

BLDG	TYPE	SIZE	SQ. FT.	VALUE
A	cabin	21x32 minus	129'	\$ 543 - 500
B	toilet	6x8	48	100.00
C	old outhouse	4x4	16	15.00
D				
E				

TOTALS = 607 \$615.00
 ASSESSORS \$ VALUE =

COPIES: LCO, AO, JO, ASSESSOR

ST. LOUIS COUNTY
LAND DEPARTMENT
SPECIAL USE INSPECTION REPORT

Type of Use Hunting Cabin Lease Number L01850408

Legal Description	Parcel	Section	Township	Range
	NE $\frac{1}{4}$ -SE $\frac{1}{4}$	29	60	20
Lessee	Name		Address	
	Ronald Novoselac		120 NW 8th St. Chisholm, MN.	

Inspector Weber, Lustig Inspection Date 5-28-87

Type of Inspection X Initial _____ Follow-Up _____

Site Inspection Criteria	Satisfactory	Not Satisfactory	Comments
<u>Site Location</u>	X		
<u>Appearance</u>	X		
<u>Proper Use</u>			
<u>Identification</u>		X	tag not displayed
<u>Improvements Cabin-Size</u>		X	21 x 32 = 672 minus 129' = 543 sq.ft.
<u>Out-Building Size</u>		X	6 x 8 = 48 sq.ft. 4 x 4 = 16 sq.ft.
<u>Location</u>	X		outbuildings are 40 feet from cabin
<u>Appearance</u>	X		bluish asphalt siding - acceptable
<u>Other</u>			
<u>Sanitation</u>			
<u>Garbage Disposal</u>	X		accept for small pile of scrap building materials
<u>Toilets</u>	X		
<u>Compliance</u>			
<u>With Regulations</u>		X	remove cable blocking access road
<u>Other</u>			

Date of Notification of Non-Compliance 7-7-87 Date Corrected _____