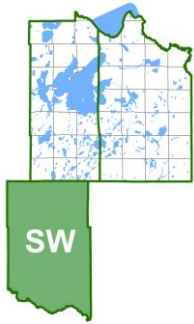


Land Sales



**Cass County Land Department
Pine Mountain Professional Building
218 Washburn Ave E
P.O. Box 25
Backus, MN 56435**

**Phone: 218-947-3338
Fax: 218-947-3230**

**Cass County Auditor-Treasurer's
Department
Cass County Courthouse
303 Minnesota Avenue West
P.O. Box 3000
Walker, MN, MN 56484**

**Phone: 218-547-7260
Fax: 218-547-7278**

Parcels available for purchase in the SW region of Cass County

The following is a list of parcels of land available to purchase over the counter at the appraised value and related fees:

| | |
|---|-----------------------------------|
| PIN <u>09-034-4201</u> | City/Twp Bull Moose Twp |
| Appraised Value \$44,000.00 | Acres (more or less) 40.00 |
| NW ¼ SE ¼, Section 34, Township 138, Range 31 | |
| <i>This parcel has no legal access. The purchaser may petition the Township for public access to this parcel under Minnesota Statutes 164.08, subd 2</i> | |
| <hr/> | |
| PIN <u>14-113-4310</u> | City/Twp Fairview Twp |
| Appraised Value \$14,800.00 | Acres (more or less) 1.93 |
| Part of Government Lot 4 Section 13, Township 134, Range 30 (see full legal) | |
| That part of the West 189.1 feet of the East 386.5 feet of Government Lot Four (4), Section Thirteen (13), Township One Hundred Thirty-Four (134), Range Thirty (30), lying northerly of the center line of C.S.A.H. No. 77 | |
| <hr/> | |
| PIN <u>23-013-2202</u> | City/Twp Maple Twp |
| Appraised Value \$21,000.00 | Acres (more or less) 6.04 |
| Part of NW ¼ NW ¼ Section 13, Township 136, Range 30 (see full legal) | |
| East 28 Rods of the West 55 Rods of the Noth 34-1/2 rods of the NW 1/4 of the NW 1/4, Section 13, Township 136 North, Range 30 West | |
| <i>Parcel is located on Cass County Hwy #17</i> | |
| <hr/> | |
| PIN <u>24-134-4400</u> | City/Twp May Twp |
| Appraised Value \$29,000.00 | Acres (more or less) 40.40 |
| SE ¼ SE ¼, Section 34, Township 134, Range 31 | |
| <i>This parcel has no legal access. The purchaser may petition the Township for public access to this parcel under Minnesota Statutes 164.08, subd 2</i> | |
| <hr/> | |
| PIN <u>25-005-1100</u> | City/Twp McKinley Twp |
| Appraised Value \$34,900.00 | Acres (more or less) 41.83 |
| Government Lot 1, Section 5, Township 138, Range 32 | |
| <i>This parcel has no legal access and is encumbered by a power line easement. Buyer may petition township for access under Minnesota Statutes 164.08 subd 2.</i> | |

PIN [25-005-2401](#)

City/Twp McKinley Twp

Appraised Value \$41,500.00

Acres (more or less) 40.00

SE ¼ NW ¼, Section 5, Township 138, Range 32

This parcel has no legal access. The purchaser may petition the Township for public access to this parcel under Minnesota Statutes 164.08, subd 2

PIN [27-030-3200](#)

City/Twp Moose Lake Twp

Appraised Value \$28,000.00

Acres (more or less) 40.09

Government Lot 10, Section 30, Township 136, Range 31

This parcel has no legal access. The purchaser may petition the Township for public access to this parcel under Minnesota Statutes 164.08, subd 2

PIN [31-006-2215](#)

City/Twp Pine River Twp

Appraised Value \$69,000.00

Acres (more or less) 1.57

Part of Government Lot 4 Section 6, Township 138, Range 30 (see full legal)

That part of Government Lot 4, Section 6, Township 138 North, Range 30 West, Cass County, Minnesota, described as follows: Commencing at the Southwest corner of the North 5 rods of said Government Lot 4; thence South 0 degrees 34 minutes 03 seconds West, assumed bearing along the West line thereof 88.22 feet; thence South 86 degrees 36 minutes 04 seconds East 140.58 feet; thence South 62 degrees 25 minutes 25 seconds East 75.12; thence South 76 degrees 09 minutes 07 seconds East 105.83 feet; thence South 37 degrees 55 minutes 01 seconds East 161.46 feet; thence South 50 degrees 43 minutes 06 seconds East 70.00 feet; thence South 60 degrees 43 minutes 43 seconds East 53.88 feet; thence South 50 degrees 00 minutes 25 seconds East 65.15 feet; thence South 29 degrees 31 minutes 50 seconds East 83.11 feet to the point of beginning of the tract to be herein described; thence South 29 degrees 31 minutes 50 seconds East 240.00 feet; thence North 37 degrees 18 minutes 43 seconds East 437 feet, more or less, to the shoreline of Pine Mountain Lake; thence northwesterly along said shoreline to the intersection with a line bearing North 56 degrees 04 minutes 29 seconds East from the point of beginning; thence South 56 degrees 04 minutes 29 seconds West 410 feet, more or less, to the point of beginning. Subject to and together with a 66.00 wide easement for roadway purposes over and across Government Lot 4, Section 6, Township 138 North, Range 30 West, Cass County, Minnesota, the centerline of which is described as follows: Commencing at the Southwest corner of the North 5 rods of said Government Lot 4; thence South 0 degrees 34 minutes 03 seconds West, assumed bearing along the west line thereof 88.22 feet to the point of beginning of the centerline to be herein described; thence South 86 degrees 36 minutes 04 seconds East 140.58 feet; thence South 62 degrees 25 minutes 25 seconds East 75.12 feet; thence South 76 degrees 09 minutes 07 seconds East 105.83 feet; thence South 37 degrees 55 minutes 01 seconds East 161.46 feet; thence South 50 degrees 43 minutes 06 seconds East 70.00 feet; thence South 60 degrees 43 minutes 43 seconds East 53.88 feet; thence South 50 degrees 00 minutes 25 seconds East 65.16 feet; thence South 29 degrees 31 minutes 50 seconds East 453.24 feet and said centerline there terminating. The sidelines of said 66.00 foot easement shall be prolonged or shortened to terminate on said west line of Government Lot 4.

Private access by easement. Parcel on Pine Mountain Lake.

PIN [33-024-1300](#)

City/Twp Poplar Twp

Appraised Value \$55,043.00

Acres (more or less) 60.3

SW¼NE¼ & S½NE¼NE¼ Section 24, Township 136, Range 32 (see full legal)

The Southwest Quarter of the Northeast Quarter (SW¼NE¼) Section 24, Township 136 North, Range 32 West, Cass County, Minnesota and The South Half of the Northeast Quarter of the Northeast Quarter (S½NE¼NE¼), Section 24, Township 136 North, Range 32 West, Cass County, Minnesota.

Proceeds from the sale of this parcel will be credited to Fund 71-650 for distribution per state statute.

PIN [33-035-1400](#)

City/Twp Poplar Twp

Appraised Value \$29,575.00

Acres (more or less) 40.5

The Southeast Quarter of the Northeast Quarter (SE¼NE¼) Section 35, Township 136 North, Range 32 West, Cass County, Minnesota. (40.5 acres)

Proceeds from the sale of this parcel will be credited to Fund 71-650 for distribution per state statute.

PIN [41-532-0540](#)

City/Twp Sylvan Twp

Appraised Value \$20,000.00

Acres (more or less) 1.10

Lots 8 & 9, Block 5, Castle Addition to Bigwater

Deed Restrictions apply to Castle Addn to Bigwater Lots. Deeds will prohibit the placement of manufactured homes with a chassis or undercarriage. Lots will be as one parcel and shall not be subdivided in the future.

PIN [41-532-1218](#)

City/Twp Sylvan Twp

Appraised Value \$10,000.00

Acres (more or less) 0.50

Lot 9, Block 12, Castle Addition to Bigwater

Deed Restrictions apply to Castle Addn to Bigwater Lots. Deeds will prohibit the placement of manufactured homes with a chassis or undercarriage. Lots will be as one parcel and shall not be subdivided in the future.

PIN [41-532-1735](#)

City/Twp Sylvan Twp

Appraised Value \$10,000.00

Acres (more or less) 0.50

Lot 7, Block 17, Castle Addition to Bigwater

Deed Restrictions apply to Castle Addn to Bigwater Lots. Deeds will prohibit the placement of manufactured homes with a chassis or undercarriage. Lots will be as one parcel and shall not be subdivided in the future.

PIN [41-532-1760](#)

City/Twp Sylvan Twp

Appraised Value \$10,000.00

Acres (more or less) 0.50

Lot 12, Block 17, Castle Addition to Bigwater

Deed Restrictions apply to Castle Addn to Bigwater Lots. Deeds will prohibit the placement of manufactured homes with a chassis or undercarriage. Lots will be as one parcel and shall not be subdivided in the future.

PIN [48-011-2303](#)

City/Twp Walden Twp

Appraised Value \$9,900.00

Acres (more or less) 2.9

Tract B, Registered Land Survey No. 40

Proceeds from the sale of this parcel will be credited to Fund 71-650 for distribution per state statute. THIS IS TORRENS PROPERTY.

PIN 50-008-1302

City/Twp Wilson Twp

Appraised Value \$28,365.00

Acres (more or less) 2.93

Part of Government Lot 3 and part of Government Lot 4, Section 8, Township 137, Range 29 (see full legal)

All that part of Government Lot 3, Section 8, Township 137, Range 29, lying southwesterly of the Burlington Northern Railway right of way, formerly Northern Pacific Railway right-of-way.

AND ALSO:

All that portion of Government Lot 4, Section 8, Township 137, Range 29, lying westerly of the right of way of the Burlington Northern Railway, formerly Northern Pacific Railway. LESS: TRACT C: That part of Government Lot 4, Section 8, Township 137 North, Range 29 West of the Fifth Principal Meridian, in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot 4; thence North 89 degrees 46 minutes 27 seconds West 1698.14 feet along the North line of said Government Lot 4 to a point on the westerly right of way line of the abandoned Burlington Northern Railroad; thence South 43 degrees 15 minutes 20 seconds East 306.04 feet along said right of way line to the point of beginning; thence South 43 degrees 15 minutes 20 seconds East 161.27 feet; thence South 46 degrees 44 minutes 40 seconds West 377 feet, more or less, to the shore of the Pine River; thence Northwesterly along said shore to a point that bears South 46 degrees 44 minutes 40 seconds West from the point of beginning; thence North 46 degrees 44 minutes 40 seconds East 316 feet, more or less, to the point of beginning.

ALSO LESS:

TRACT D: That part of Government Lot 4, Section 8, Township 137 North, Range 29 West of the Fifth Principal Meridian in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government 4; thence North 89 degrees 46 minutes 27 seconds West 1698.14 feet along the North line of said Government Lot 4 to a point on the westerly right of way line of the abandoned Burlington Northern Railroad; thence South 43 degrees 15 minutes 20 seconds East 111.25 feet along said right of way line to the point of beginning; thence South 43 degrees 15 minutes 20 seconds East 194.79 feet; thence South 46 degrees 44 minutes 40 seconds West 316 feet, more or less, to the shore of the Pine River; thence Northwesterly along said shore to a point that bears South 46 degrees 44 minutes 40 seconds West from the point of beginning; thence North 46 degrees 44 minutes 40 seconds East 266 feet, more or less, to the point of beginning.

ALSO LESS:

That part of Government Lot Four (4), and that part of Government Lot Three (3), Section Eight (8) in Township One Hundred Thirty-Seven (137) North of Range Twenty-nine (29) West, in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot Four (4); thence North 89 degrees 46 minutes 27 seconds West 1,698.14 feet along the North line of said Government Lot Four (4) to a point on the Westerly right-of-way line of the abandoned Burlington Northern

Railroad; thence North 43 degrees 15 minutes 20 seconds West 53.73 feet along said right-of-way line to the point of beginning; thence South 43 degrees 15 minutes 20 seconds East 164.98 feet along said right-of-way line; thence South 46 degrees 44 minutes 40 seconds West 266 feet more or less to the shore of the Pine River; thence Northwesterly along said shore to a point that bears South 46 degrees 44 minutes 40 seconds West from the point of beginning; thence North 46 degrees 44 minutes 40 seconds East 253 feet more or less to the point of beginning.

ALSO LESS:

That part of Government Lot Four (4), Section Eight (8), Township One Hundred Thirty-seven (137) North, Range Twenty-nine (29) West of the Fifth Principal Meridian in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot Four (4); thence North 89 degrees 46 minutes 27 seconds West, 1,698.14 feet along the North line of said Government Lot Four (4) to a point on the Southwesterly right of way line of the abandoned Burlington Northern Railroad; thence South 43 degrees 15 minutes 20 seconds East 562.54 feet along said right of way line to the point of beginning; thence South 46 degrees 44 minutes 40 seconds West 476 feet, more or less, to the shore of the Pine River; thence Southeasterly, Easterly and Northeasterly along said shore to said right of way line; thence Northwesterly along said right of way to the point of beginning.

ALSO LESS:

That part of Government Lot Four (4), Section eight (8), Township One Hundred Thirty-seven (137) North, Range Twenty-nine (29) West of the Fifth Principal Meridian in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot Four (4); thence

North 89 degrees 46 minutes 27 seconds West 1,698.14 feet along the North line of said Government Lot Four (4) to a point on the Westerly right of way line of the abandoned Burlington Northern Railroad; thence South 43 degrees 15 minutes 20 seconds East 467.31 feet along said right of way line to the point of beginning; thence South 43 degrees 15 minutes 20 seconds East 95.23 feet along said right of way line; thence Southeasterly 54.09 feet along said right of way line along a tangential curve concave to the Southwest having a central angle of 01 degrees 22 minutes 57 seconds and a radius of 2,241.83 feet; thence South 46 degrees 44 minutes 40 seconds West 476 feet, more or less, to the shore of Pine River; thence Northwesterly along said shore to a point that bears South 46 degrees 44 minutes 40 seconds West from the point of beginning; thence North 46 degrees 44 minutes 40 seconds East 377 feet, more or less to the point of beginning.

ALSO LESS:

That part of Government Lot 3, Section 8, Township 137 North, Range 29 West, of the Fifth Principal Meridian, in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot 4; thence North 89 degrees 46 minutes 27 seconds West 1,698.14 feet along the North line of Government Lot 4, Section 8, Township 137, Range 29 to a point on the Southwesterly right of way line of the abandoned Burlington Northern Railroad; thence North 43 degrees 15 minutes 20 seconds West 1,425.25 feet along said right of way line to a point on the West line of said Government 3, the point of beginning; thence South 43 degrees 15 minutes 20 seconds East 975.15 feet along said right of way line;

thence South 46 degrees 44 minutes 40 seconds West 400 feet more or less to the shore of the Pine River; thence Northwesterly along said shore to a point on the West line of said Government Lot 3; thence North 0 degrees 25 minutes 35 seconds East 839 feet more or less along said West line to the point of beginning.

Subject to and together with a perpetual road easement, to run with the land, over, under and across the following described property; That part of Government Lots 3 and 4, Section 8, Township 137 North, Range 29 West of the Fifth Principal Meridian, in Cass County, Minnesota, described as follows: Commencing at the Northeast corner of said Government Lot 4; thence North 89 degrees 46 minutes 27 seconds West 1,698.14 feet along the North line of said Government Lot 4 to a point on the Southwesterly right of way line of the abandoned Burlington Northern Railroad; thence North 43 degrees 15 minutes 20 seconds West 1,015.28 feet along said right of way line to the point of beginning; thence south 46 degrees 44 minutes 40 seconds West 33.00 feet; thence South 43 degrees 15 minutes 20 seconds East 1,577.82 feet; thence Southeasterly 54.09 feet along a tangential curve concave to the Southwest having a central angle of 1 degree 24 minutes 11 seconds and a radius of 2,208.83 feet; thence North 46 degrees 44 minutes 40 seconds East 33.00 feet not tangent to last said curve to a point on said right of way line; thence Northwesterly 54.09 feet along said right of way line along a nontangential curve concave to the Southwest having a central angle of 1 degree 22 minutes 57 seconds and a radius of 2,241.83 feet; thence North 43 degrees 15 minutes 20 seconds West 1,977.82 feet tangent to last said curve along said right of way line to the point of beginning. Subject to restrictions, reservations and easements, if any, of record. (2.93 acres)

This parcel has approximately 422 feet of frontage on the Pine River

PIN [86-337-0220](#)

City/Twp Chickamaw Beach City

Appraised Value \$196,800.00

Acres (more or less) 1.44

Part of Lot 9 Blk 2 Chickamaw Beach & Part of Government Lot 3 in Section 29, Township 138, Range 29 (see full legal)

The South Three Hundred Sixteen and six tenths (S 316.6) feet of Lot Nine (9), Block Two (2), Plat of Chickamaw Beach, according to the Plat thereof on file and of record in the office of the Register of Deeds in and for said County, and the South Four Hundred Sixteen and six tenths (S 416.6) feet of Lot Three (3), Section Twenty-nine (29), Township One Hundred Thirty-eight (138), Range Twenty-nine (29), lying northwesterly of the Township Road, less those portions thereof transferred by instruments of conveyance dated August 29, 1959, and September 17, 1964, and recorded in the office of the Register of Deeds of Cass County, Minnesota, in Books 122 of Deeds, page 199 and 132 of Deeds page 599. Subject to mineral reservations, County Ordinance Regulations, power and utility line easements, of record

This parcel has approximately 323 feet of frontage on Norway Lake.

PIN [94-337-1140](#)

City/Twp Pine River City

Appraised Value \$18,000.00

Acres (more or less) 0.20

Lots 7 & 8, Block 11, Original Plat of Pine River

PIN [94-380-0460](#)

City/Twp Pine River City

Appraised Value \$9,000.00

Acres (more or less) 0.30

Lots 8 & 9, Block 4, Gillespies Addition to the Village of Pine River

UNPAID SPECIAL ASSESSMENT AT TIME OF FORFEITURE = \$2,476.75

UNPAID SPECIAL ASSESSMENTS. Special assessment may apply to this parcel if reassessed by the Pine River Area Sanitary District totaling \$2,292.87 & City of Pine River totaling \$183.88.
