

# CERTIFICATE OF SURVEY

**PART OF GOVERNMENT LOT 2 AND PART OF GOVERNMENT LOT 3,  
SECTION 34, TOWNSHIP 141 NORTH, RANGE 28 WEST,  
CITY OF LONGVILLE,  
CASS COUNTY, MINNESOTA  
11.1+- ACRES (TOTAL)**

BASE DENSITY CALCULATIONS	
A) Average Living Area	1500 sq. ft.
B) Floor Area Ratio	0.075
C) Multiply A x B	441,748 x 0.075 = 33,131
D) Divide C / A = Units Allowed	33,131 / 1500 = 22
Existing Units To Remain	5
Additional Units Proposed	16

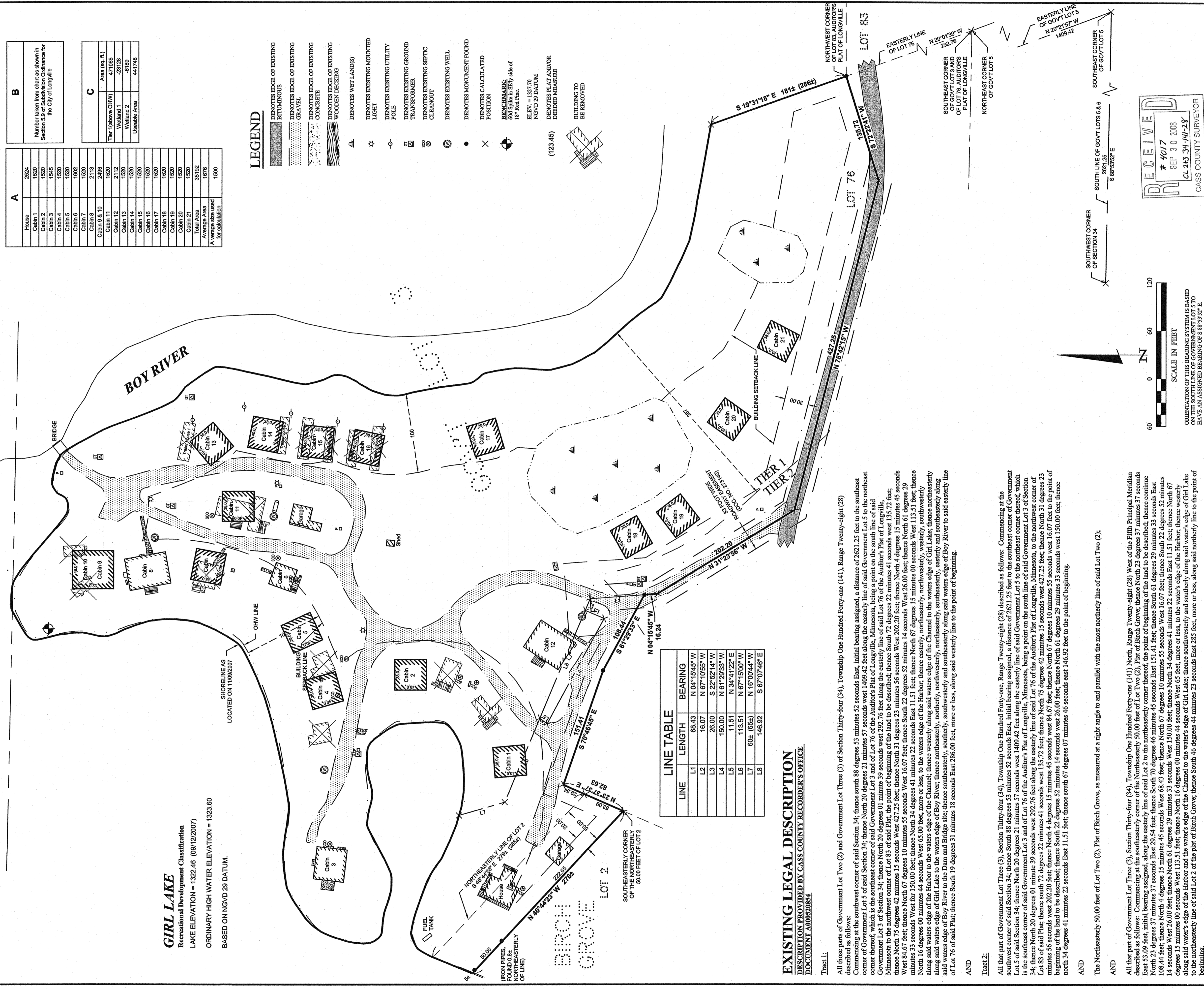
A	
House	2524
Cabin 1	1520
Cabin 2	1520
Cabin 3	1545
Cabin 4	1520
Cabin 5	1520
Cabin 6	1520
Cabin 7	1520
Cabin 8	2113
Cabin 9 & 10	2469
Cabin 11	1520
Cabin 12	2112
Cabin 13	1520
Cabin 14	1520
Cabin 15	1520
Cabin 16	1520
Cabin 17	1520
Cabin 18	1520
Cabin 19	1520
Cabin 20	1520
Cabin 21	1520
Trailer	35162
Average Area used for calculation	1676
1500	

B	
Number taken from chart as shown in Section 5.9 of Subdivision Ordinance for the City of Longville	
Cabin 1	1520
Cabin 2	1520
Cabin 3	1545
Cabin 4	1520
Cabin 5	1520
Cabin 6	1520
Cabin 7	1520
Cabin 8	2113
Cabin 9 & 10	2469
Cabin 11	1520
Cabin 12	2112
Cabin 13	1520
Cabin 14	1520
Cabin 15	1520
Cabin 16	1520
Cabin 17	1520
Cabin 18	1520
Cabin 19	1520
Cabin 20	1520
Cabin 21	1520
Trailer	35162
Average Area used for calculation	1676
1500	

C	
Area (sq. ft.)	
Tier 1 (above OHV)	471065
Wetland 1	-23128
Wetland 2	-6189
Usable Area	441748

### LEGEND

- DENOTES EDGE OF EXISTING WETLANDS
- DENOTES EDGE OF EXISTING RUTROADS
- DENOTES EDGE OF EXISTING GRAVEL
- DENOTES EDGE OF EXISTING CONCRETE
- DENOTES EDGE OF EXISTING WOODEN DECKING
- DENOTES EXISTING MOUNTED LIGHT
- DENOTES EXISTING UTILITY POLE
- DENOTES EXISTING GROUND TRANSFORMER
- DENOTES EXISTING SEPTIC CLEANOUT
- DENOTES EXISTING WELL
- DENOTES MONUMENT FOUND
- DENOTES CALCULATED POSITION
- BENCHMARK: 60d Spike in SE 1/4 side of 18" Red Fluk.
- ELEV. = 1327.70 NGVD 29 DATUM
- DENOTES FLAT AND/OR DEEDED MEASURE (123.45)
- BUILDING TO BE REMOVED



LINE	LENGTH	BEARING
L1	68.43	N 04°15'45" W
L2	16.07	N 67°10'55" W
L3	28.00	S 22°52'14" W
L4	150.00	N 61°29'33" W
L5	11.51	N 34°41'22" E
L6	113.51	N 67°15'00" W
L7	602. (655)	N 16°10'04" W
L8	146.92	S 67°07'46" E

### EXISTING LEGAL DESCRIPTION

DESCRIPTION PROVIDED BY CASS COUNTY RECORDER'S OFFICE.  
DOCUMENT AM520851

**Tract 1:**  
All those parts of Government Lot Two (2) and Government Lot Three (3) of Section Thirty-four (34), Township One Hundred Forty-one (141), Range Twenty-eight (28) described as follows:  
Commencing at the southwest corner of said Section 34; thence South 88 degrees 53 minutes 52 seconds East, initial bearing assigned, a distance of 2621.25 feet to the southeast corner of Government Lot 5 of said Section 34; thence North 20 degrees 21 minutes 57 seconds West 1409.42 feet along the easterly line of said Government Lot 5 to the northeast corner thereof, which is the southeast corner of said Government Lot 3 and of Lot 76 of the Auditor's Plat of Longville, Minnesota, being a point on the south line of said Government Lot 3 of Section 34; thence North 20 degrees 01 minute 59 seconds West 292.76 feet along the easterly line of said Lot 76 of the Auditor's Plat of Longville, Minnesota to the northwest corner of Lot 83 of said Plat, the point of beginning of the land to be described; thence South 72 degrees 22 minutes 41 seconds West 135.72 feet; thence North 75 degrees 42 minutes 15 seconds West 427.25 feet; thence North 31 degrees 23 minutes 56 seconds West 202.20 feet; thence North 4 degrees 15 minutes 45 seconds West 84.67 feet; thence North 67 degrees 10 minutes 55 seconds West 150.00 feet; thence North 34 degrees 41 minutes 22 seconds East 11.51 feet; thence North 67 degrees 10 minutes 55 seconds West 16.07 feet, more or less, to the waters edge of the Harbor; thence easterly, northeasterly, northwesterly, westerly, southwesterly along said waters edge of Girl Lake to the waters edge of the Channel; thence westerly along said waters edge of the Channel to the waters edge of Girl Lake; thence northwesterly along said waters edge of Boy River to the Dam and Bridge site; thence southwesterly, southerly, southsoutheasterly, southeasterly, easterly and southeasterly along Lot 76 of said Plat; thence South 19 degrees 31 minutes 18 seconds East 286.00 feet, more or less, along said westerly line to the point of beginning.

**AND**

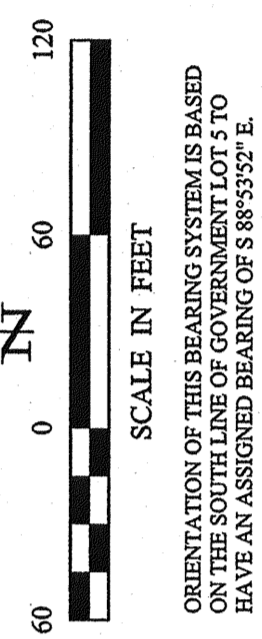
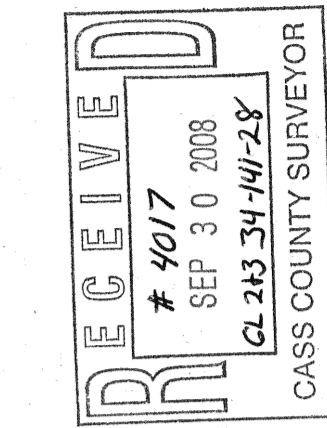
**Tract 2:**  
All that part of Government Lot Three (3), Section Thirty-four (34), Township One Hundred Forty-one, Range Twenty-eight (28) described as follows: Commencing at the southwest corner of said Section 34; thence North 20 degrees 21 minutes 57 seconds West 1409.42 feet along the easterly line of said Government Lot 5 to the northeast corner thereof, which is the southeast corner of said Government Lot 3 and of Lot 76 of the Auditor's Plat of Longville, Minnesota, being a point on the south line of said Government Lot 3 of Section 34; thence North 20 degrees 01 minute 59 seconds West 292.76 feet along the easterly line of said Lot 76 of the Auditor's Plat of Longville, Minnesota, to the northwest corner of Lot 83 of said Plat; thence North 75 degrees 42 minutes 15 seconds West 427.25 feet; thence North 31 degrees 23 minutes 56 seconds West 202.20 feet; thence North 4 degrees 15 minutes 45 seconds West 84.67 feet; thence North 67 degrees 10 minutes 55 seconds West 150.00 feet; thence North 34 degrees 41 minutes 22 seconds East 11.51 feet; thence North 67 degrees 10 minutes 55 seconds West 16.07 feet, more or less, to the waters edge of the Harbor; thence easterly, northeasterly, northwesterly, westerly, southwesterly along said waters edge of Girl Lake to the waters edge of the Channel; thence westerly along said waters edge of the Channel to the waters edge of Girl Lake; thence northwesterly along said waters edge of Boy River to the Dam and Bridge site; thence southwesterly, southerly, southsoutheasterly, southeasterly, easterly and southeasterly along Lot 76 of said Plat; thence South 19 degrees 31 minutes 18 seconds East 286.00 feet, more or less, along said westerly line to the point of beginning.

**AND**

The Northwesterly 50.00 feet of Lot Two (2), Plat of Birch Grove, as measured at a right angle to and parallel with the most northerly line of said Lot Two (2);

**AND**

All that part of Government Lot Three (3), Section Thirty-four (34), Township One Hundred Forty-one (141), Range Twenty-eight (28) West of the Fifth Principal Meridian described as follows: Commencing at the southeasterly corner of the Northwesterly 50.00 feet of Lot Two (2), Plat of Birch Grove, thence North 23 degrees 37 minutes 37 seconds East 53.09 feet, initial bearing assigned, along the easterly line of said Lot 2 to the northeasterly corner thereof, the point of beginning of the land to be described; thence continue North 23 degrees 37 minutes 37 seconds East 29.54 feet; thence South 70 degrees 46 minutes 45 seconds East 151.41 feet; thence South 61 degrees 29 minutes 33 seconds East 108.44 feet; thence North 4 degrees 15 minutes 45 seconds West 68.43 feet; thence North 67 degrees 10 minutes 55 seconds West 150.00 feet; thence South 22 degrees 52 minutes 14 seconds West 26.00 feet; thence North 61 degrees 15 minutes 45 seconds West 150.00 feet; thence North 34 degrees 41 minutes 22 seconds East 11.51 feet; thence North 67 degrees 10 minutes 55 seconds West 113.51 feet; thence North 16 degrees 00 minutes 16 seconds West 113.51 feet; thence North 16 degrees 00 minutes 16 seconds West 65 feet, more or less, to the water's edge of Girl Lake along said waters edge of the Harbor and the water's edge of Girl Lake; thence southwesterly and southerly along said water's edge of Girl Lake to the northwesterly line of said Lot 2 of the Plat of Birch Grove; thence South 46 degrees 44 minutes 23 seconds East 285 feet, more or less, along said northerly line to the point of beginning.



SHEET 1 of 1	PROJECT MANAGER: TLF	PROJECT NO.: 072208	DATE: 11-21-2007	REVISIONS DESCRIPTION DATE BY	TERRY L. FREEMAN, P.L.S.#21687 DATE: 8/26/08 LIC. NO. 27367
	CHECKED BY: TLF	FILE NAME: C072208.dwg	SCALE: 1" = 60'	REVISIONS DESCRIPTION DATE BY	TERRY L. FREEMAN, P.L.S.#21687 DATE: 8/26/08 LIC. NO. 27367
DRAWN BY: WAG	FIELD BOOK: BOOK 289 PG. 16	VERT.: NONE	HORIZ.: 1" = 60'	TERRY L. FREEMAN, P.L.S.#21687 DATE: 8/26/08 LIC. NO. 27367	TERRY L. FREEMAN, P.L.S.#21687 DATE: 8/26/08 LIC. NO. 27367

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