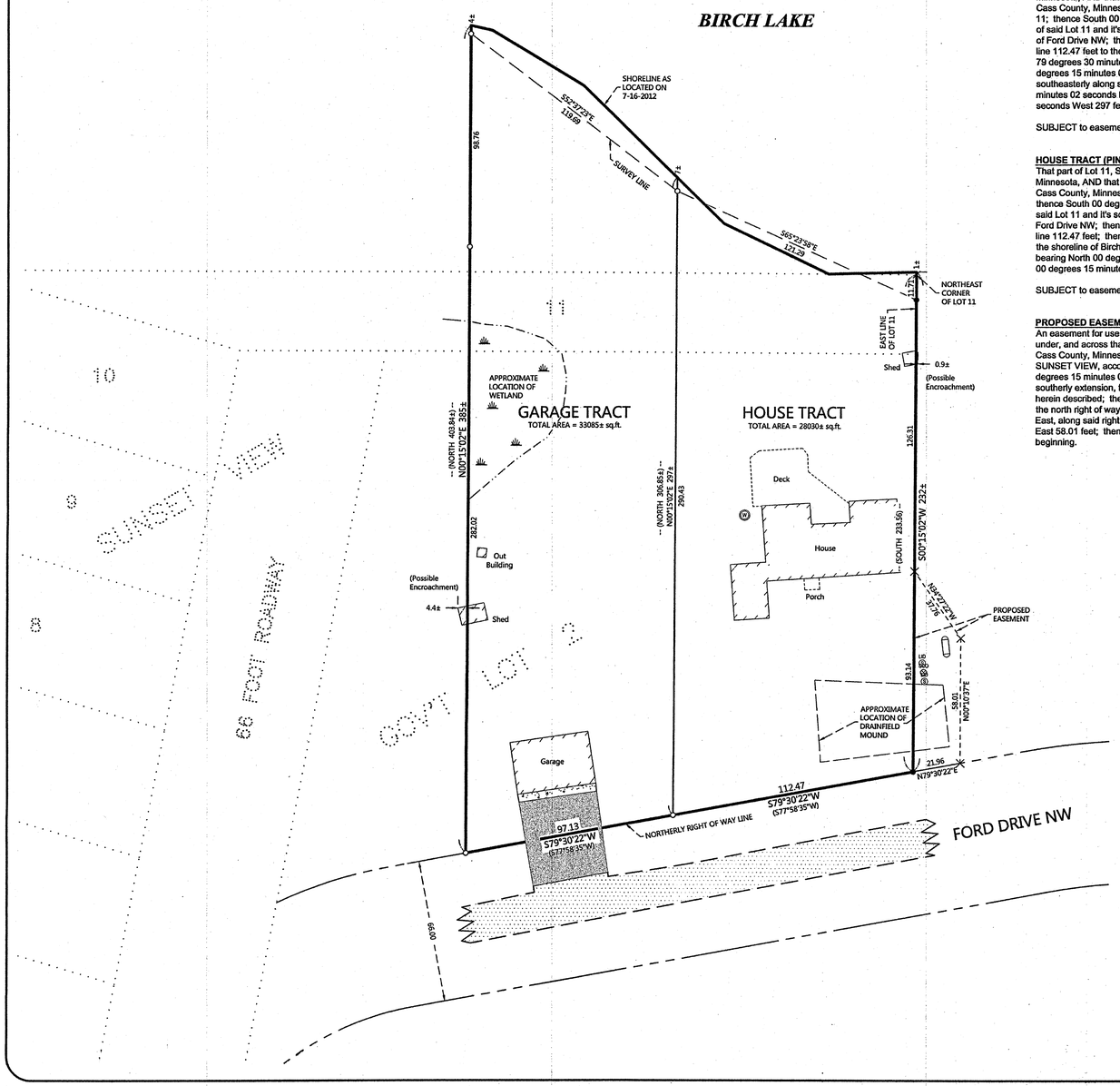
CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 2,
SECTION 24, TOWNSHIP 140 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA



PROPOSED DESCRIPTION:

GARAGE TRACT (PIN #16-024-2103)
That part of Lot 11, SUNSET VIEW, according to the recorded plat thereof, Cass County, Minnesota, AND that part of Government Lot 2, Section 24, Township 140 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Lot 11; thence South 00 degrees 15 minutes 02 seconds West, assigned bearing, along the east line of said Lot 11 and it's southerly extension, for a distance of 231.17 feet to the north right of way line of Ford Drive NW; thence South 79 degrees 30 minutes 22 seconds West, along said right of way line 112.47 feet to the point of beginning of the tract to be herein described; thence continue South 79 degrees 30 minutes 22 seconds West, along said right of way line, 97.13 feet; thence North 00 degrees 15 minutes 02 seconds East 385 feet, more or less, to the shoreline of Birch Lake; thence southeasterly along said shoreline to it's intersection with a line bearing North 00 degrees 15 minutes 02 seconds East from the point of beginning; thence South 00 degrees 15 minutes 02 seconds West 297 feet, more or less, to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

HOUSE TRACT (PIN #16-024-2111)
That part of Lot 11, SUNSET VIEW, according to the recorded plat thereof, Cass County, Minnesota, AND that part of Government Lot 2, Section 24, Township 140 North, Range 31 West, Cass County, Minnesota, described as follows: BEGINNING at the northeast corner of said Lot 11; thence South 00 degrees 15 minutes 02 seconds West, assigned bearing, along the east line of said Lot 11 and it's southerly extension, for a distance of 231.17 feet to the north right of way line of Ford Drive NW; thence South 79 degrees 30 minutes 22 seconds West, along said right of way line 112.47 feet; thence North 00 degrees 15 minutes 02 seconds East 297 feet, more or less, to the shoreline of Birch Lake; thence southeasterly along said shoreline to it's intersection with a line bearing North 00 degrees 15 minutes 02 seconds East from the point of beginning; thence South 00 degrees 15 minutes 02 seconds West 1 foot, more or less, to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

PROPOSED EASEMENT
An easement for use and maintenance of an individual sewage treatment system (ISTS) over, under, and across that part of Government Lot 2, Section 24, Township 140 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of Lot 11, SUNSET VIEW, according to the recorded plat thereof, Cass County, Minnesota; thence South 00 degrees 15 minutes 02 seconds West, assigned bearing, along the east line of said Lot 11 and it's southerly extension, for a distance of 138.02 feet to the point of beginning of the easement to be herein described; thence continue South 00 degrees 15 minutes 02 seconds West 93.14 feet to the north right of way line of Ford Drive NW; thence North 79 degrees 30 minutes 22 seconds East, along said right of way line, 21.96 feet; thence North 00 degrees 10 minutes 37 seconds East 58.01 feet; thence North 34 degrees 27 minutes 22 seconds West 37.76 feet to the point of beginning.

EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

QUIT CLAIM DEED
Joint Tenants to Trustee

No delinquent taxes and transfer entered; Certificate of Real Estate Value ( ) filed (X) not required
Certificate of Real Estate Value No. ...
Nov. 14 19 96
Sharon K. Anderson
County Auditor
by 913
14-024-2103 + 2111 (Deputy)

373193
OFFICE OF COUNTY RECORDER
State of Minnesota, County of Cass
I hereby certify that the within instrument was filed in this office for record on the 6th day of November, A.D. 19 96 at 08:45 O'clock A M and was duly recorded as Micro Doc. No. 383193
Sharon Anderson
COUNTY RECORDER

STATE DEED TAX DUE HEREON: $3.45
Dated OCT 24 1996

FOR VALUABLE CONSIDERATION, Gerald R. Secora and Sandra J. Secora, husband and wife, GRANTORS, hereby convey and quitclaim to HARVA J. HICOKS, sole Trustee, or her successors in trust, under the HARVA J. HICOKS LIVING TRUST, dated October 24, 1996, and any amendments thereto, GRANTEE, real property in Cass County, Minnesota, described as follows:

See attached

together with all hereditaments and appurtenances belonging thereto.
___ No change from last well certificate filed.
___ Well Certificate filed herewith.
__X__ Grantors are unaware of any wells.
The total consideration for this transaction is less than $100.00.

Gerald R. Secora
Sandra J. Secora 10/24/96

CASS COUNTY MINNESOTA
Deed Tax Date 11-1-96
$ 3.45
$ 1.65
By

STATE OF MINNESOTA } ss.
COUNTY OF Hennepin }

The foregoing instrument was acknowledged before me this 24th day of October, 1996, by Gerald R. Secora and Sandra J. Secora, husband and wife, GRANTORS.

NOTARIAL STAMP OR SEAL
DANIEL M. SHERIDAN
NOTARY PUBLIC-MINNESOTA
HENNEPIN COUNTY
My Comm. Expires Jan. 31, 2000

STATEMENT OF REAL ESTATE VALUE ASSESSMENT

Tax Statement for the real property described in this instrument should be sent to (include name and address of Grantee):

Harold R. and Sandra J. Secora
P. O. Box 301
Backus, MN 56435

THIS INSTRUMENT WAS DRAFTED BY (Close and Address):
SHERIDAN & BERGO, P.L.L.P.
510 Hennepin Avenue Building
12300 Elm Creek Boulevard
Maple Grove, Minnesota 55369

EXHIBIT TO QUIT CLAIM DEED

An undivided one-half interest in:

That part of Lot 11 Sunset View according to the recorded plat thereof and that part of Government Lot 2, Section 24, Township 140 North, Range 31 West of the Fifth Principal Meridian described as follows:

Commencing at the Northeast corner of said Lot 11; thence South along the East line of said Lot 11 and its southerly extension a distance of 233.56 feet to a point on the Northerly right of way line of Township road; thence South 77 degrees 58 minutes 35 seconds West 112.47 feet along said right of way to the point of beginning; thence South 77 degrees 58 minutes 35 seconds West 97.13 feet along said right of way line; thence North 403.84 feet more or less to the shore of Birch Lake; thence southeasterly along said shore to a point that bears north from the point of beginning; thence South 306.85 feet more or less to the point of beginning.

AND

That part of Lot 11, Sunset View according to the recorded plat thereof and that part of Government Lot Two (2), Section Twenty-Four (24), Township One Hundred Forty (140), Range Thirty-One (31) described as follows:

Beginning at the Northeast corner of said Lot Eleven (11); thence South along the east line of said Lot Eleven (11) and its southerly extension a distance of 233.56 feet to a point on the Northerly right-of-way line of the township road; thence South 77 degrees 58 minutes 35 seconds West 112.47 feet along said right-of-way; thence North 306.85 feet, more or less, to the shore of Birch Lake; thence Easterly along said shore to a point that bears North from the point of beginning; thence South 7.00 feet, more or less, to the point of beginning.

All subject to mineral reservations, power and utility line easements, roadway or highway right-of-way, township and county ordinance regulations of record.

0 30 60
SCALE IN FEET

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF LOT 11, SUNSET VIEW TO HAVE AN ASSIGNED BEARING OF S 00°15'02" W.

LEGEND

- ○ DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- ● DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- SEPTIC CLEANOUT / SEPTIC TANK LID — DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
- (W) DENOTES EXISTING WELL
- DENOTES EDGE OF EXISTING GRAVEL
- DENOTES EDGE OF EXISTING BITUMINOUS
- DENOTES EDGE OF EXISTING CONCRETE
- DENOTES WETLAND(S)
- DENOTES EXISTING LP TANK

REVISIONS:

NO.	DATE	DESCRIPTION	BY

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.
TERRY L. FREEMAN — LIC. NO. 21367

NORTHERN ENGINEERING & CONSULTING, INC.
207 4th Street NW, Bemidji, MN, 56601
Phone: 218-444-4860, Fax: 218-444-6042
web: www.mncuss.com

CERTIFICATE OF SURVEY
Jerry Secora
3561 Ford Drive NW
Hackensack, MN 56452

JOB NO. 12-092
DATE: 07-31-2012

SHEET NO.
1 OF 1

RECEIVED
6273
JAN 6 2014
CASS 24-140-31
COUNTY SURVEYOR