

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 10,
SECTION 3, TOWNSHIP 139 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

PROPOSED DESCRIPTIONS:

NEW TRACT

That part of Government Lot 10, Section 3, Township 139 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 10, thence South 89 degrees 26 minutes 14 seconds West, assigned bearing, along the north line thereof, a distance of 788.50 feet to a point 500.00 feet easterly of the northwest corner of said Government Lot 10; thence South 00 degrees 33 minutes 46 seconds West 100.00 feet, thence South 67 degrees 42 minutes 34 seconds West 168 feet, more or less, to the shoreline of Pickeral Lake; thence southeasterly along said shoreline to the intersection with a line bearing South 89 degrees 26 minutes 14 seconds West from the point of beginning; thence North 89 degrees 26 minutes 14 seconds East 123 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record. Said Tract is a non-conforming tract and shall be combined with Parcel ID 34-003-1301.

REMAINDER of Parcel ID 34-003-1302

That part of Government Lot 10, Section 3, Township 139 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 10; thence South 89 degrees 26 minutes 14 seconds West, assigned bearing, along the north line thereof, a distance of 788.50 feet to a point 500.00 feet easterly of the northwest corner of said Government Lot 10 and the point of beginning of the tract to be herein described; thence South 00 degrees 33 minutes 46 seconds East 60.00 feet; thence South 67 degrees 42 minutes 34 seconds West 168 feet, more or less, to the shoreline of Pickeral Lake; thence northwesterly and westerly along said shoreline to the intersection with the west line of said Government Lot 10; thence northerly along said west line to the northwest corner of said Government Lot 10; thence easterly along said north line 500.00 feet to the point of beginning. SUBJECT to easements, restrictions, and reservations of record. Said Tract is a non-conforming tract and shall be combined with Parcel ID 34-003-1200.

EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

Page 2 of 2 Minnesota Uniform Conveyancing Blanks Form 10.1.1

City of Toronto, Province of Ontario, Canada

This instrument was acknowledged before me on 03/27/2008 by WILLIAM BELONIO SINGLE (Print name and marital status of each Grantor)

[Signature] (Type and Rank) BARRISTER & SOLICITOR LSUC # 530394 My commission expires: N/A

THIS INSTRUMENT WAS DRAFTED BY: VANESSA MARIA ANNE ARCE BELONIO, B.A., LL.B. (Print name and address) BARRISTER & SOLICITOR (Type and address of Grantor to whom the statements should be sent) 1188 PINEHURST AVE, WEST LAMBTON TORONTO ONTARIO CANADA M5T 2E2

Timothy S. DePrey
4528 31st Ave S
Mpls, MN. 55406

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Mpls, MN. 55406

KATHRYN H. HORBAY
COUNTY RECORDER
by [Signature] Deputy

AS DOC # 0800537937
PAGES: 3
REC FEES: \$46.00

24-003-1301
No delinquent taxes and transfer entered;
Certificate of Real Estate Value
() filed (Y) not required
WMA 2 2008

Sheron K. Anderson
County Auditor
by [Signature] Deputy

QUIT CLAIM DEED (Individual(s) to individual(s)) Minnesota Uniform Conveyancing Blanks Form 10.1.1 (2006)
DEED TAX DUE: \$ 116.5 DATE: FEB. 29, 2008
FOR VALUABLE CONSIDERATION, William C. Belonio, single (Print name and marital status of each Grantor)
herby conveys and quitclaims to Timothy S. DEPREY, single ("Grantor"), real property in CASS County, Minnesota, legally described as follows: parcel code: 34-003-1301 @ 2288 E. Pickeral Lake Dr. NW Legal Description attached Hackensack, MN. 55432

Check here if all or part of the described real property is Registered (Towners)
together with all hereditaments and appurtenances.

Check applicable box:
 The Seller certifies that the Seller does not know of any wells on the described real property.
 A well disclosure certificate accompanies this document.
 I am familiar with the property described in this instrument and certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor [Signature]

CONSIDERATION IS \$500 OR LESS
CASS COUNTY, MN # 768
Deed tax \$ 116.5
Date 3/29/2008 By [Signature]

Schedule "A" Legal Description

TRACT 1

That part of Government Lot 10, Section 3, Township 139 North, Range 30 West, Cass County, Minnesota described as follows: Commencing at the northeast corner of said Government Lot 10; thence South 89 degrees 26 minutes 14 seconds West, assumed bearing along the North line thereof 788.50 feet to a point 500.00 feet easterly of the northwest corner thereof, the point of beginning of the tract to be herein described; thence North 89 degrees 26 minutes 14 seconds East along said North line 788.50 feet to said northeast corner; thence South 1 degree 31 minutes 29 seconds East along the East line of said Government Lot 10, a distance of 53.74 feet; thence South 88 degrees 34 minutes 48 seconds West 305.05 feet; thence South 14 degrees 05 minutes 41 seconds East 145.75 feet; thence South 89 degrees 26 minutes 14 seconds West 281.56 feet; thence North 0 degree 33 minutes 46 seconds West 40.00 feet; thence South 89 degrees 26 minutes 14 seconds West 236.93 feet to the intersection with a line bearing South 0 degree 33 minutes 46 seconds East from the point of beginning; thence North 0 degree 33 minutes 46 seconds West 160.00 feet to the point of beginning.

Together with an easement for ingress, egress and utilities 66.00 feet in width over, under and across that part of Government Lot 10, Section 3, Township 139 North, Range 30 West, Cass County, Minnesota the easterly line of which is described as follows: Commencing at the northeast corner of said Government Lot 10 and assuming the North line thereof bears South 89 degrees 26 minutes 14 seconds West; thence South 1 degree 31 minutes 29 seconds East along the East line of said Government Lot 10, a distance of 53.74 feet; thence South 88 degrees 34 minutes 48 seconds West 305.05 feet; thence South 14 degrees 05 minutes 41 seconds East 145.75 feet to the point of beginning of the easterly line to be herein described; thence continue South 14 degrees 05 minutes 41 seconds East 188.35 feet; thence South 19 degrees 50 minutes 01 seconds East 228.85 feet; thence South 29 degrees 02 minutes 11 seconds East 260.34 feet; thence South 9 degrees 30 minutes 10 seconds East 210.23 feet; thence South 3 degrees 36 minutes 36 seconds West 146.92 feet; thence South 1 degree 36 minutes 36 seconds West 137.91 feet to the South line of said Government Lot 10 and said easterly line there terminating. The westerly line of said 66.00 foot wide easement shall be prolonged or shortened to terminate on a line that bears South 89 degrees 26 minutes 14 seconds West from the point of beginning and said South line.

Together with an easement for ingress, egress and utilities over, under and across that part of Government Lot 9, Section 3, Township 139 North, Range 30 West, Cass County, Minnesota which lies easterly of the following described line: Commencing at the northeast corner of said Government Lot 9; thence South 89 degrees 00 minutes 18 seconds West, assumed bearing along the North line thereof 104.78 feet to the point of beginning of the line to be herein described; thence South 7 degrees 57 minutes 18 seconds East 387.13 feet to the centerline of the township road and said line there terminating.

Together with and subject to an easement for ingress and egress over and across part of Lot 1, Block 1, GROUSE RIDGE, plat of record, Cass County, Minnesota which lies westerly and northerly of the following described line: Commencing at the Northeast corner of said Lot 1; thence South 89 degrees 26 minutes 14 seconds West, assumed bearing along the North line thereof 213.68 feet; thence North 0 degrees 33 minutes 46 seconds West 40.00 feet; thence South 89 degrees 26 minutes 14 seconds West, continuing along said North line 216.93 feet to the point of beginning of the line to be herein described; thence South 0 degrees 33 minutes 46 seconds East 20.00 feet; thence South 89 degrees 26 minutes 14 seconds West 132 feet, more or less, to the shoreline of Pickeral Lake and said line there terminating.

Subject to easements, covenants, restrictions and reservations of record, if any. [Signature]

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Parcel ID 34-003-1200

Parcel ID 34-003-1301

Parcel ID 34-003-1302

Tract 1
Parcel ID 34-003-1301

New Tract
Total Area = 10,120± sq.ft.

Pickeral Lake

Shoreline as located on 11-10-2014

Remainder of Parcel ID 34-003-1302

Block 1
GROUSE RIDGE

East Pickeral Drive NW

Scale in Feet: 0, 50, 100

Orientation of this bearing system is based on the North line of Government Lot 10 to have an assigned bearing of S 89°26'14" W.

NOTES:
1. Parcel ID for subject tract is 34-0031301 and 1302.
2. Zoning for subject tract = Shoreland Residential.
3. No improvements, topography, or wet land information has been surveyed or shown on this certificate.
4. All lines marked with flagging are only an approximation of the true boundary lines and are not to be used as an exact boundary location. Flagged lines should not be used for the establishment of improvements. To mark true boundary lines, additional monumentation would be required.

LEGEND
○ DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
● DENOTES MONUMENT FOUND
× DENOTES CALCULATED POSITION

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 LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

[Signature]
TERRY L. FREEMAN
LIC. NO. 21367

MINNESOTA SURVEYING & CONSULTING, INC.
P.O. Box 292, Walker, MN, 55484
Phone: 218-547-1996, Fax: 218-547-2272
Web: www.mnrcs.com

CERTIFICATE OF SURVEY
Timothy DePrey
4528 31st Ave S
Minneapolis, MN 55406

JOB NO. 14-194
DATE: 12-04-2014
SHEET NO.
1 OF 1