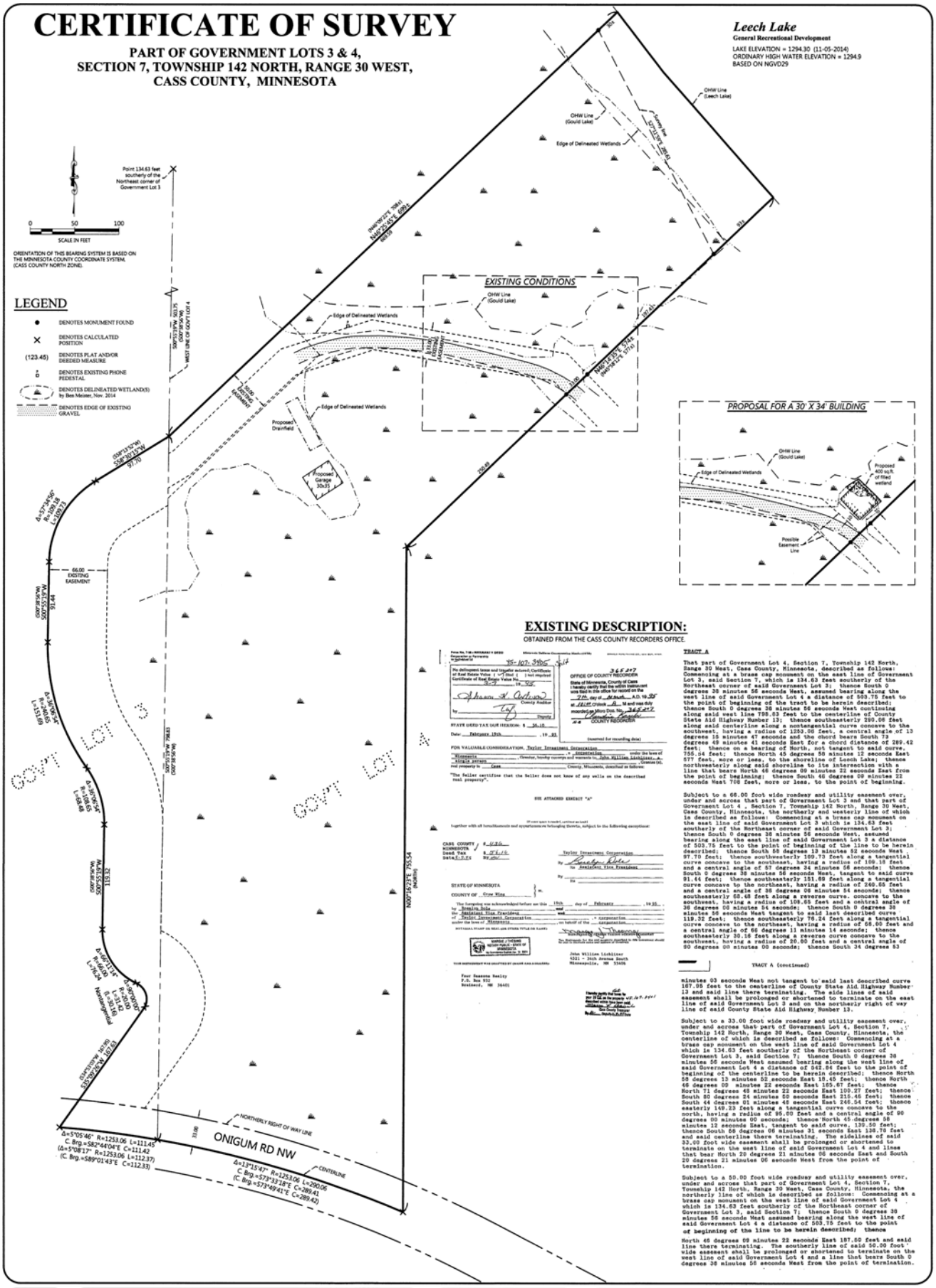
# CERTIFICATE OF SURVEY

**PART OF GOVERNMENT LOTS 3 & 4,**
**SECTION 7, TOWNSHIP 142 NORTH, RANGE 30 WEST,**
**CASS COUNTY, MINNESOTA**




## EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.



TRACT A

That part of Government Lot 4, Section 7, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: Commencing at a brass cap monument on the east line of Government Lot 3, said Section 7, which is 134.63 feet southerly of the Northeast corner of said Government Lot 3; thence South 0 degrees 38 minutes 56 seconds West, assumed bearing along the west line of said Government Lot 4 a distance of 503.75 feet to the point of beginning of the tract to be herein described; thence South 0 degrees 38 minutes 56 seconds West continuing along said west line 788.83 feet to the centerline of County State Aid Highway Number 13; thence southeasterly 280.06 feet along said centerline along a nontangential curve concave to the southeast, having a radius of 1253.06 feet, a central angle of 13 degrees 15 minutes 47 seconds and the chord bears South 73 degrees 49 minutes 41 seconds East for a chord distance of 279.42 feet; thence on a bearing of North, not tangent to said curve, 755.54 feet; thence North 45 degrees 58 minutes 12 seconds East 577 feet, more or less, to the shoreline of Leech Lake; thence northwesterly along said shoreline to its intersection with a line that bears North 46 degrees 09 minutes 22 seconds East from the point of beginning; thence South 46 degrees 09 minutes 22 seconds West 708 feet, more or less, to the point of beginning.

Subject to a 66.00 foot wide roadway and utility easement over, under and across that part of Government Lot 3 and that part of Government Lot 4 , Section 7, Township 142 North, Range 30 West, Cass County, Minnesota, the northerly and westerly line of which is described as follows: Commencing at a brass cap monument on the east line of said Government Lot 3 which is 134.63 feet southerly of the Northeast corner of said Government Lot 3; thence South 0 degrees 38 minutes 56 seconds West, assumed bearing along the east line of said Government Lot 3 a distance of 503.75 feet to the point of beginning of the line to be herein described; thence South 58 degrees 13 minutes 52 seconds West 97.70 feet; thence southwesterly 109.73 feet along a tangential curve concave to the southeast, having a radius of 109.18 feet and a central angle of 57 degrees 34 minutes 56 seconds; thence South 0 degrees 38 minutes 56 seconds West, tangent to said curve 91.44 feet; thence southeasterly 151.08 feet along a tangential curve concave to the northeast, having a radius of 240.65 feet and a central angle of 36 degrees 00 minutes 54 seconds; thence southeasterly 68.48 feet along a reverse curve concave to the southwest, having a radius of 109.85 feet and a central angle of 36 degrees 06 minutes 54 seconds; thence South 0 degrees 38 minutes 56 seconds West tangent to said last described curve 119.32 feet; thence southeasterly 76.24 feet along a tangential curve concave to the northeast, having a radius of 68.00 feet and a central angle of 60 degrees 11 minutes 14 seconds; thence southeasterly 30.16 feet along a reverse curve concave to the southwest, having a radius of 20.00 feet and a central angle of 90 degrees 00 minutes 00 seconds; thence South 34 degrees 63 minutes 03 seconds West not tangent to said last described curve 167.95 feet to the centerline of County State Aid Highway Number 13 and said line there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the east line of said Government Lot 3 and on the northerly right of way line of said County State Aid Highway Number 13.

Subject to a 33.00 foot wide roadway and utility easement over, under and across that part of Government Lot 4, Section 7, Township 142 North, Range 30 West, Cass County, Minnesota, the centerline of which is described as follows: Commencing at a brass cap monument on the west line of said Government Lot 4 which is 134.63 feet southerly of the Northeast corner of Government Lot 3, said Section 7; thence South 0 degrees 38 minutes 56 seconds West assumed bearing along the west line of said Government Lot 4 a distance of 542.84 feet to the point of beginning of the centerline to be herein described; thence North 58 degrees 13 minutes 52 seconds East 15.45 feet; thence North 46 degrees 09 minutes 22 seconds East 185.67 feet; thence North 71 degrees 48 minutes 22 seconds East 100.27 feet; thence South 80 degrees 24 minutes 50 seconds East 215.46 feet; thence South 44 degrees 01 minutes 48 seconds East 246.54 feet; thence easterly 149.23 feet along a tangential curve concave to the north, having a radius of 86.00 feet and a central angle of 90 degrees 00 minutes 00 seconds; thence North 45 degrees 58 minutes 12 seconds East, tangent to said curve, 139.50 feet; thence South 58 degrees 06 minutes 31 seconds East 130.70 feet and said centerline there terminating. The sidelines of said 33.00 foot wide easement shall be prolonged or shortened to terminate on the west line of said Government Lot 4 and lines that bear North 20 degrees 21 minutes 06 seconds East and South 20 degrees 21 minutes 06 seconds West from the point of termination.

Subject to a 50.00 foot wide roadway and utility easement over, under and across that part of Government Lot 4, Section 7, Township 142 North, Range 30 West, Cass County, Minnesota, the northerly line of which is described as follows: Commencing at a brass cap monument on the west line of said Government Lot 4 which is 134.63 feet southerly of the Northeast corner of Government Lot 3, said Section 7; thence South 0 degrees 38 minutes 56 seconds West assumed bearing along the west line of said Government Lot 4 a distance of 503.75 feet to the point of beginning of the line to be herein described; thence North 46 degrees 09 minutes 22 seconds East 187.50 feet and said line there terminating. The southerly line of said 50.00 foot wide easement shall be prolonged or shortened to terminate on the west line of said Government Lot 4 and a line that bears South 0 degrees 38 minutes 56 seconds West from the point of termination.

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CERTIFICATE OF SURVEY
Raboin, LLC
20446 Donaldson Road
Brainerd, MN 56401


NORTHERN ENGINEERING & CONSULTING, INC.
P.O. Box 292, Walker, MN, 56484
Phone: 218-547-1296, Fax: 218-547-2272
web: www.neclusa.com


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 — 3/17/15

| REVISIONS: | | | |
|---|---|---|---|
| NO. | DATE | DESCRIPTION | BY |
| 1 | 12-11-2014 | Added Proposed Improvements | WAG |
| 2 | 03-17-2015 | Added Proposed Garage / Drainfield | WAG |

JOB NO. 14-189
DATE 11-26-2014
SHEET NO. 1 OF 1