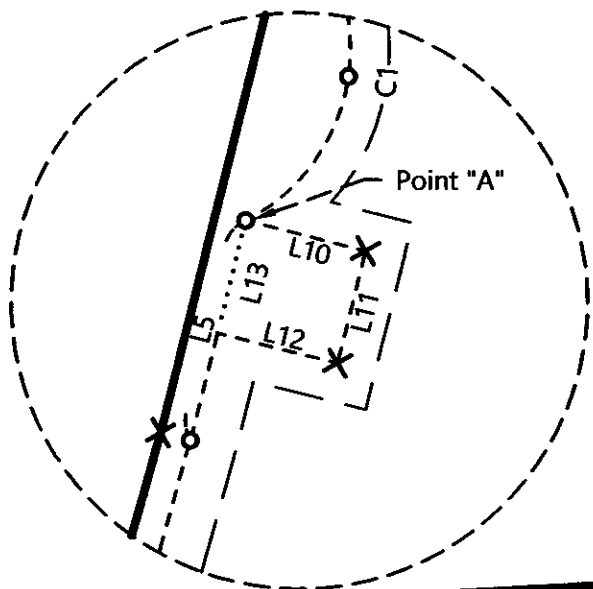


CERTIFICATE OF SURVEY

PART OF THE NW1/4-SE1/4, SW1/4-SE1/4, AND GOV'T LOT 4,
SECTION 19, TOWNSHIP 142 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA



Detail A
NOT TO SCALE

Leech Lake

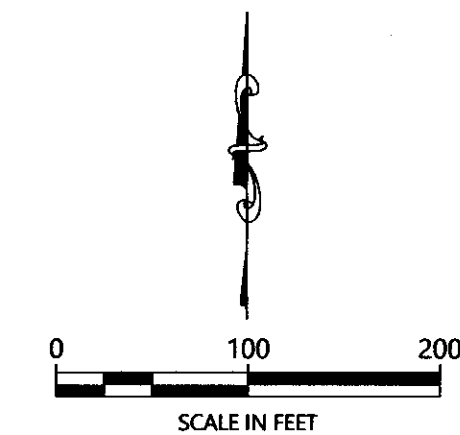
General Development Classification

LAKE ELEVATION = 1294.88 (04-18-2019)
ORDINARY HIGH WATER ELEVATION = 1294.9

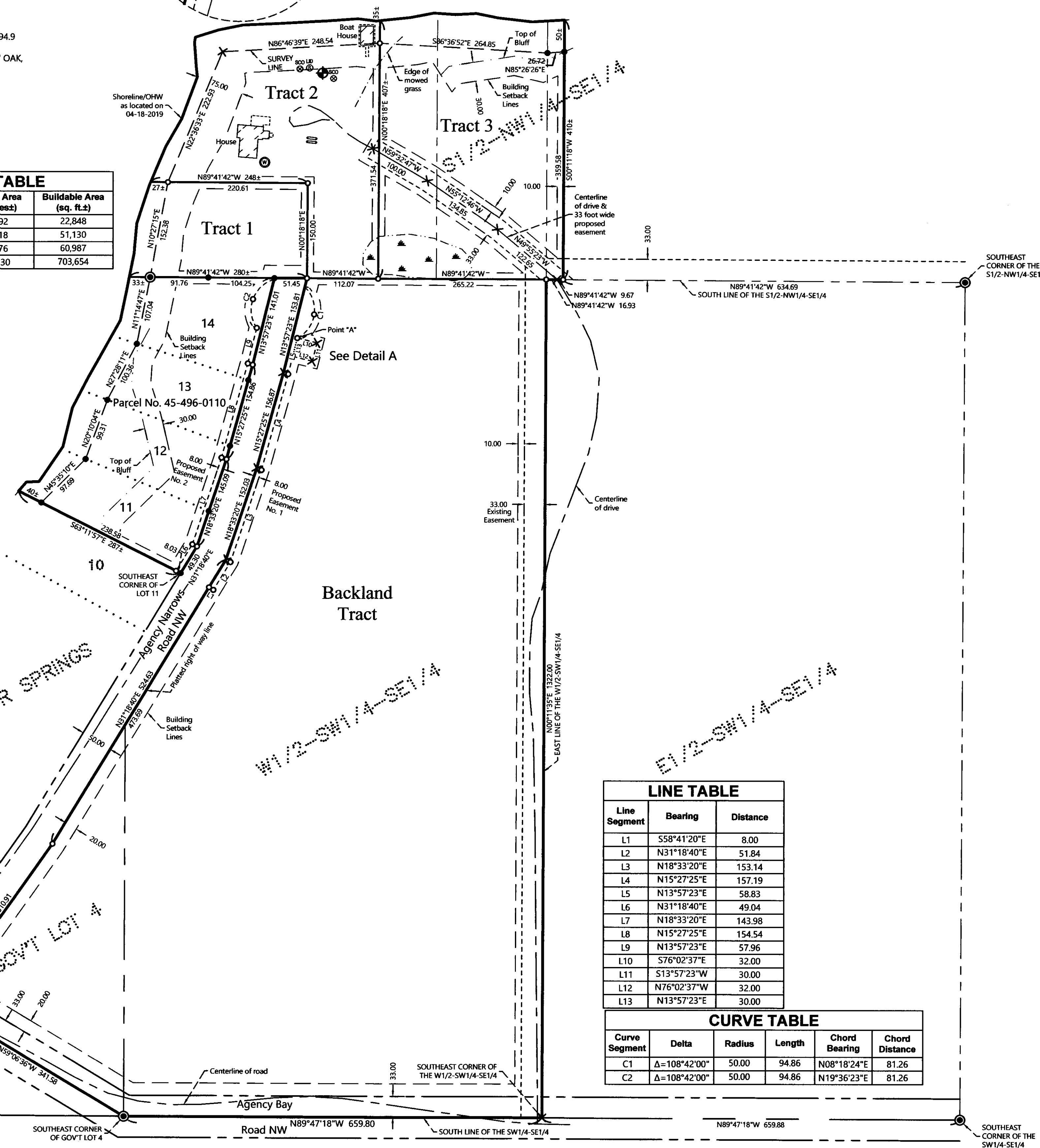
BENCHMARK: Nail in easterly side of a 14" OAK,
Elevation 1306.81

BASED ON NGVD29.

LOT AREA TABLE			
Tract	Total Area (sq. ft.)	Total Area (acres)	Buildable Area (sq. ft.)
1	40,074	0.92	22,848
2	94,991	2.18	51,130
3	120,306	2.76	60,987
Backland	840,834	19.30	703,654



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE MINNESOTA COUNTY COORDINATE SYSTEM, (CASS COUNTY NORTH ZONE).



LINE TABLE		
Line Segment	Bearing	Distance
L1	S58°41'20"E	8.00
L2	N31°18'40"E	51.84
L3	N18°33'20"E	153.14
L4	N15°27'25"E	157.19
L5	N13°57'23"E	58.83
L6	N31°18'40"E	49.04
L7	N18°33'20"E	143.98
L8	N15°27'25"E	154.54
L9	N13°57'23"E	57.96
L10	S76°02'37"E	32.00
L11	S13°57'23"W	30.00
L12	N76°02'37"W	32.00
L13	N13°57'23"E	30.00

CURVE TABLE					
Curve Segment	Delta	Radius	Length	Chord Bearing	Chord Distance
C1	Δ=108°42'00"	50.00	94.86	N08°18'24"E	81.26
C2	Δ=108°42'00"	50.00	94.86	N19°36'23"E	81.26

PROPOSED DESCRIPTIONS:

TRACT 1

That part of the South Half of the Northwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 1038.58 feet to the point of beginning of the tract to be herein described; thence North 00 degrees 18 minutes 18 seconds East 407 feet, more or less, to the shoreline of Leech Lake; thence westerly and southwesterly, along said shoreline to the intersection with a line bearing North 89 degrees 41 minutes 42 seconds West from the point of beginning; thence South 89 degrees 41 minutes 42 seconds West 248 feet, more or less, to the shoreline of Leech Lake; thence southerly along said shoreline to the intersection with said south line; thence South 89 degrees 41 minutes 42 seconds East, along said south line, 280 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record.

TRACT 2 (House)

That part of the South Half of the Northwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 1038.58 feet; thence North 00 degrees 18 minutes 18 seconds East 150.00 feet to the point of beginning of the tract to be herein described; thence South 00 degrees 18 minutes 18 seconds West 150.00 feet to said south line; thence South 89 degrees 41 minutes 42 seconds East 112.07 feet; thence North 00 degrees 18 minutes 18 seconds East 407 feet, more or less, to the shoreline of Leech Lake; thence westerly and southwesterly, along said shoreline to the intersection with a line bearing North 89 degrees 41 minutes 42 seconds West from the point of beginning; thence South 89 degrees 41 minutes 42 seconds East 248 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record.

TOGETHER with an easement for ingress, egress, and utility purposes over, under, and across the East 33.00 feet of the West Half of the Southwest Quarter of the Southeast Quarter, said Section 19. TOGETHER with a 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of said South Half of the Northwest Quarter of the Southeast Quarter, the centerline of said 33.00 foot wide easement is described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 644.36 feet to the point of beginning of the centerline to be herein described; thence North 49 degrees 55 minutes 23 seconds West 122.65 feet; thence North 55 degrees 12 minutes 46 seconds West 134.85 feet; thence North 59 degrees 32 minutes 47 seconds West 100.00 feet and said described centerline there terminating.

TRACT 3

That part of the South Half of the Northwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 634.69 feet to the point of beginning of the tract to be herein described; thence continue North 89 degrees 41 minutes 42 seconds West, along said south line, 291.82 feet; thence North 00 degrees 18 minutes 18 seconds East 407 feet, more or less, to the shoreline of Leech Lake; thence easterly along said shoreline to the intersection with a line bearing North 00 degrees 18 minutes 18 seconds East from the point of beginning; thence South 00 degrees 18 minutes 18 seconds West 410 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record.

TOGETHER with an easement for ingress, egress, and utility purposes over, under, and across the East 33.00 feet of the West Half of the Southwest Quarter of the Southeast Quarter, said Section 19. SUBJECT to a 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of said South Half of the Northwest Quarter of the Southeast Quarter, the centerline of said 33.00 foot wide easement is described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 644.36 feet to the point of beginning of the centerline to be herein described; thence North 49 degrees 55 minutes 23 seconds West 122.65 feet; thence North 55 degrees 12 minutes 46 seconds West 134.85 feet; thence North 59 degrees 32 minutes 47 seconds West 100.00 feet and said described centerline there terminating.

BACKLAND TRACT

That part of Government Lot 4 and the West Half of the Southwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: BEGINNING at the southeast corner of said West Half of the Southwest Quarter of the Southeast Quarter; thence North 89 degrees 47 minutes 18 seconds West, assigned bearing, along the south line of said West Half of the Southwest Quarter of the Southeast Quarter, 659.80 feet to the southeast corner of said Government Lot 4; thence North 59 degrees 06 minutes 36 seconds West 341.58 feet to the intersection with the easterly right of way line of a street, now known as Agency Narrows Road NW, as dedicated in the recorded plat of HARBOR SPRINGS, said County; thence northeasterly along said easterly right of way line to the intersection with the north line of said West Half of the Southwest Quarter of the Southeast Quarter; thence South 89 degrees 41 minutes 42 seconds East, along said north line, 377.28 feet to the intersection with the east line of said West Half of the Southwest Quarter of the Southeast Quarter; thence South 00 degrees 11 minutes 35 seconds West, along said east line, 1322.00 feet to the point of beginning. SUBJECT to easements, restrictions, and reservations of record.

EASEMENT NO. 1

An easement for ingress, egress, and utility purposes over, under, and across, that part of the West Half of the Southwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said West Half of the Southwest Quarter of the Southeast Quarter; thence North 89 degrees 47 minutes 18 seconds West, assigned bearing, along the south line of said West Half of the Southwest Quarter of the Southeast Quarter, 659.80 feet to the southeast corner of said Government Lot 4; thence North 59 degrees 06 minutes 36 seconds West 341.58 feet to the intersection with the easterly right of way line of a street, now known as Agency Narrows Road NW, as dedicated in the recorded plat of HARBOR SPRINGS, said County; thence North 35 degrees 24 minutes 53 seconds East, along said easterly right of way, 310.91 feet; thence North 31 degrees 18 minutes 40 seconds East, along said easterly right of way, 473.69 feet to the point of beginning of the easement to be herein described; thence South 58 degrees 41 minutes 20 seconds East 8.00 feet; thence North 31 degrees 18 minutes 40 seconds East 51.84 feet; thence North 18 degrees 33 minutes 20 seconds East 153.14 feet; thence North 15 degrees 27 minutes 25 seconds East 157.19 feet; thence North 13 degrees 57 minutes 23 seconds East 58.83 feet to a point hereinafter referred to as Point "A"; thence northeasterly, northerly, and northwesterly 94.86 feet, along a nontangential curve, concave to the west, having a radius of 50.00 feet, a central angle of 108 degrees 42 minutes 00 seconds, with a chord bearing of North 08 degrees 18 minutes 24 seconds East, and a chord distance of 81.26 feet to the intersection with said easterly right of way; thence southerly along said easterly right of way to the point of beginning.

And an easement for ingress, egress and utility purposes over, under and across that part of said West Half of the Southwest Quarter of the Southeast Quarter, described as follows: Beginning at said Point "A"; thence South 76 degrees 02 minutes 37 seconds East 32.00 feet; thence South 13 degrees 57 minutes 23 seconds West 30.00 feet; thence North 76 degrees 02 minutes 37 seconds West 32.00 feet; thence North 13 degrees 57 minutes 23 seconds East 30.00 feet to the point of beginning.

EASEMENT NO. 2

An easement for ingress, egress, and utility purposes over, under, and across, that part of Lots 11, 12, 13, and 14, HARBOR SPRINGS, according to the recorded plat thereof, Cass County, Minnesota, described as follows: BEGINNING at the southeast corner of said Lot 11; thence North 63 degrees 11 minutes 57 seconds West, assigned bearing, along the southerly line of said Lot 11, for a distance of 8.03 feet; thence North 31 degrees 18 minutes 40 seconds East 49.04 feet; thence North 18 degrees 33 minutes 20 seconds East 143.98 feet; thence North 15 degrees 27 minutes 25 seconds East 154.54 feet; thence North 13 degrees 57 minutes 23 seconds East 57.96 feet; thence northerly and northeasterly 94.86 feet, along a nontangential curve, concave to the east, having a radius of 50.00 feet, a central angle of 108 degrees 42 minutes 00 seconds, with a chord bearing of North 19 degrees 36 minutes 23 seconds East, and a chord distance of 81.26 feet to the intersection with the westerly right of way of a street, now known as Agency Narrows Road NW, as dedicated in said HARBOR SPRINGS; thence southerly along said easterly right of way to the point of beginning.

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- ⊙ DENOTES G.L.O. MONUMENT FOUND
- ⊗ DENOTES CALCULATED POSITION
- ⊕ DENOTES BENCHMARK: Nail in easterly side of a 14" Oak. ELEV. = 1306.81
- DENOTES EXISTING WELL
- DENOTES EXISTING LP TANK
- ⊕ DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 45-119-4202.
3. Improvements other than those shown on this certificate, may exist that were not located during this survey. The National Wetlands Inventory mappings do not show any wetlands on the Backland Tract. The "No Wetlands Letter" dated June 5, 2019 for Tract 1 and the wetland delineation for Tracts 2 and 3 were done by Patrick Reardon, Wetland Certification No. 1295.
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.
5. Northern Engineering and Consulting, Inc. was not given nor has conducted a current title search for the subject property. Therefore the information contained in a title search may or may not be accurately shown on this certificate.

REVISIONS:		DATE	DESCRIPTION
1	06-12-2019	Addressed comments	WAG
2	08-27-2019	Addressed additional descriptions	WAG

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND IN ACCORDANCE WITH THE SURVEYING LAWS OF THE STATE OF MINNESOTA.

8/27/19
TERRY L. FREEBORN
LIC. NO. 21367



CERTIFICATE OF SURVEY

Dave Timmons
10334 Matador Court
San Diego, CA 92124

JOB NO. 19-053
DATE: 06-05-2019

SHEET NO.
1 OF 1

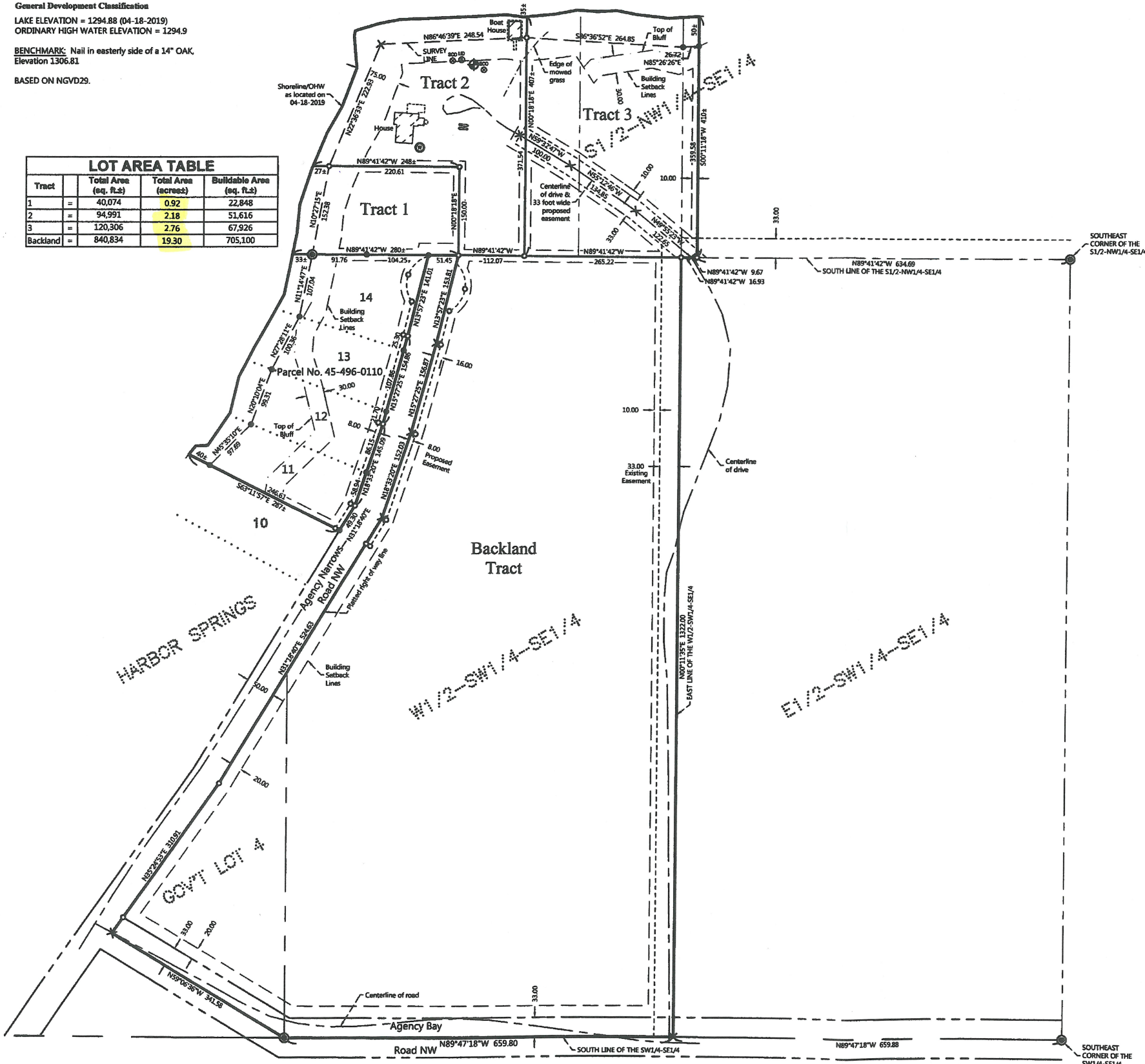
CERTIFICATE OF SURVEY

PART OF THE NW1/4-SE1/4, SW1/4-SE1/4, AND GOV'T LOT 4,
SECTION 19, TOWNSHIP 142 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

Leech Lake

General Development Classification
LAKE ELEVATION = 1294.88 (04-18-2019)
ORDINARY HIGH WATER ELEVATION = 1294.9
BENCHMARK: Nail in easterly side of a 14" OAK.
Elevation 1306.81
BASED ON NGVD29.

LOT AREA TABLE			
Tract	Total Area (sq. ft.)	Total Area (acres)	Buildable Area (sq. ft.)
1	40,074	0.92	22,848
2	94,991	2.18	51,616
3	120,306	2.76	67,926
Backland	840,834	19.30	705,100



PROPOSED DESCRIPTIONS:

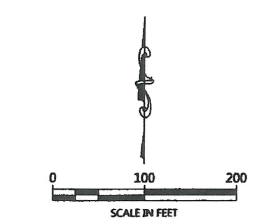
TRACT 1

That part of the South Half of the Northwest Quarter of the Southeast Quarter, Section 19, Township 142 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 1038.58 feet to the point of beginning of the tract to be herein described; thence North 00 degrees 18 minutes 18 seconds East 150.00 feet; thence North 89 degrees 41 minutes 42 seconds West 248 feet, more or less, to the shoreline of Leech Lake; thence southerly along said shoreline to the intersection with said south line; thence South 89 degrees 41 minutes 42 seconds East, along said south line, 280 feet, more or less, to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.

TRACT 2 (House)

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SUBJECT to easements, restrictions, and reservations of record.

TOGETHER with an easement for ingress, egress, and utility purposes over, under, and across the East 33.00 feet of the West Half of the Southwest Quarter of the Southeast Quarter, said Section 19.
TOGETHER with a 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of said South Half of the Northwest Quarter of the Southeast Quarter, the centerline of said 33.00 foot wide easement is described as follows: COMMENCING at the southeast corner of said South Half of the Northwest Quarter of the Southeast Quarter; thence North 89 degrees 41 minutes 42 seconds West, assigned bearing, along the south line thereof, 644.36 feet to the point of beginning of the centerline to be herein described; thence North 49 degrees 55 minutes 23 seconds West 122.65 feet; thence North 55 degrees 12 minutes 46 seconds West 134.85 feet; thence North 59 degrees 32 minutes 47 seconds West 100.00 feet and said described centerline there terminating.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE MINNESOTA COUNTY COORDINATE SYSTEM, (CASS COUNTY NORTH ZONE).

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- ⊙ DENOTES G.L.O. MONUMENT FOUND
- ✕ DENOTES CALCULATED POSITION
- ⊕ DENOTES BENCHMARK: Nail in easterly side of a 14" Oak. F.L.S.V. - 1306.81
- ⊗ DENOTES EXISTING WELL
- ⊔ DENOTES EXISTING LP TANK
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REVISIONS	DATE	DESCRIPTION	BY

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND IN ACCORDANCE WITH THE REQUIREMENTS OF THE LAWS OF THE STATE OF MINNESOTA.

TERRY L. FREEMAN
LIC. NO. 21367



CERTIFICATE OF SURVEY
Dave Timmons
10334 Matador Court
San Diego, CA 92124

JOB NO. 19-053
DATE: 06-05-2019
SHEET NO. 1 OF 1