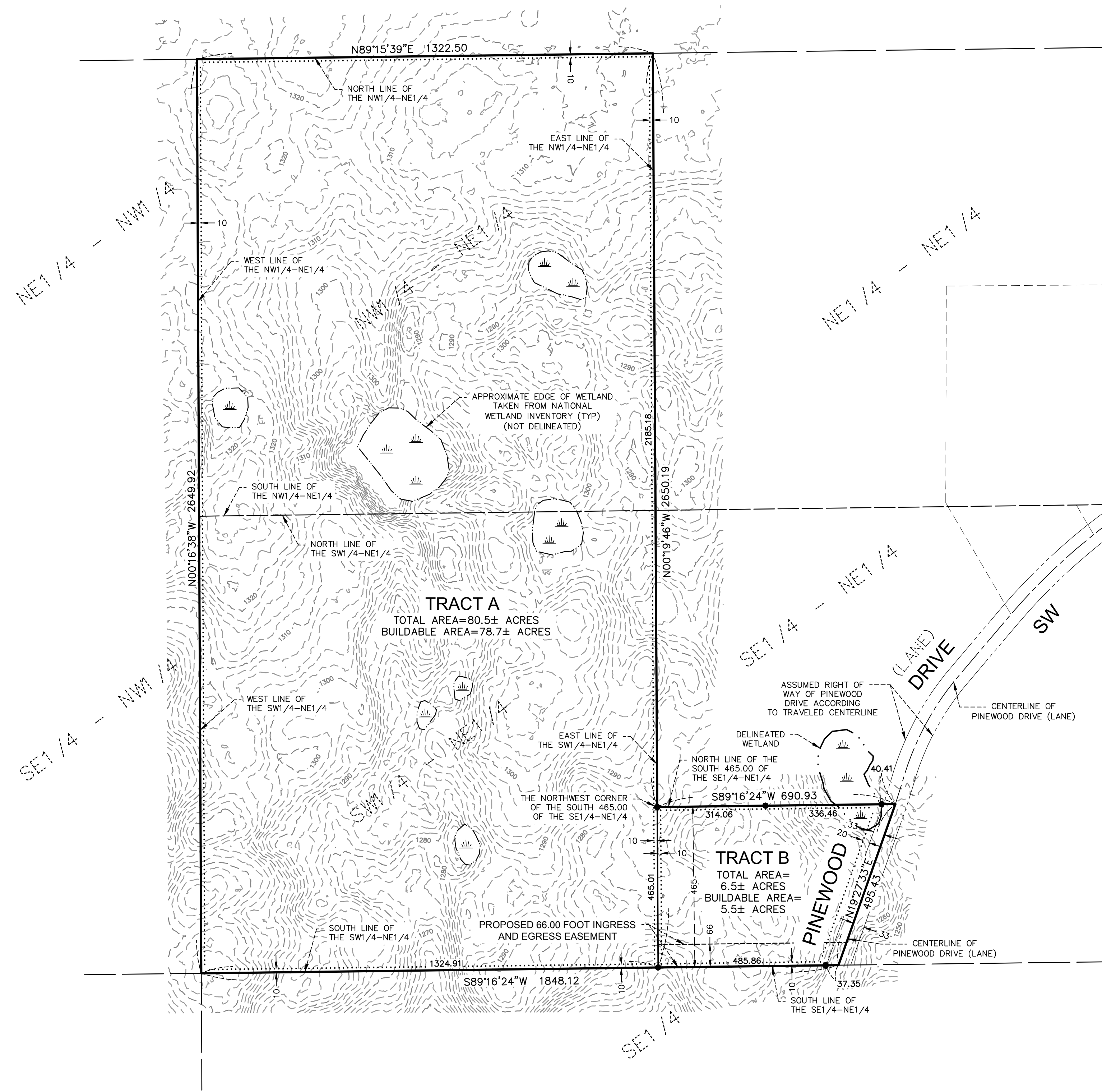


CERTIFICATE OF SURVEY

PART OF THE NORTHEAST QUARTER, SECTION 14, TOWNSHIP 134, RANGE 30, CASS COUNTY, MINNESOTA



EXISTING LEGAL DESCRIPTION (According to Doc. No. A000658555):

The Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter, Section 14, Township 134 North, Range 30 West, Cass County, Minnesota.
AND
That part of the South 465.00 feet of the Southeast Quarter of the Northeast Quarter, Section 14, Township 134 North, Range 30 West, Cass County, Minnesota, which lies Westerly of the centerline of Pinewood Drive Southwest.

PROPOSED LEGAL DESCRIPTION TRACT A:

The Northwest Quarter of the Northeast Quarter (NW1/4-NE1/4), Section 14, Township 134, Range 30, Cass County, Minnesota.
AND
The Southwest Quarter of the Northeast Quarter (SW1/4-NE1/4), said Section 14. Together with an easement for ingress and egress purposes over and across that part of the South 66.00 feet of the Southeast Quarter of the Northeast Quarter (SE1/4-NE1/4), said Section 14, which lies westerly of the centerline of Pinewood Drive Southwest. Subject to other easements, reservations or restrictions of record, if any.

PROPOSED LEGAL DESCRIPTION FOR TRACT B:

That part of the South 465.00 feet of the Southeast Quarter of the Northeast Quarter (SE1/4-NE1/4), Section 14, Township 134, Range 30, Cass County, Minnesota, which lies westerly of the centerline of Pinewood Drive Southwest. Subject to an easement for ingress and egress purposes over and across that part of the South 66.00 feet of said SE1/4-NE1/4, which lies westerly of the centerline of Pinewood Drive Southwest. Subject to the right of way for Pinewood Drive Southwest. Subject to other easements, reservations or restrictions of record, if any.

SURVEYOR'S NOTES:

THE PID FOR THE SUBJECT PROPERTY IS 14-114-1002

THE WETLANDS SHOWN ON TRACT A WERE TAKEN FROM THE NATIONAL WETLAND INVENTORY MAPPING.

THE WETLANDS SHOWN ON TRACT B WERE DELINEATED BY MIKE PEDERSON CERTIFIED WETLAND DELINEATOR NO. 1265 ON MAY 20, 2020.

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR OPINION. THERE MAY BE EASEMENTS OR OTHER LIMITING FACTORS NOT SHOWN ON THIS SURVEY WHICH AFFECT THE SUBJECT PROPERTY.

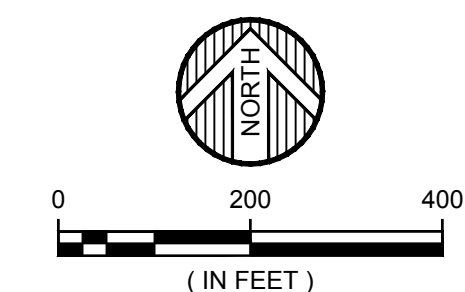
ACCORDING TO THE CASS COUNTY LAND USE ORDINANCE, THE SUBJECT PROPERTY IS LOCATED WITHIN THE SHORELAND ZONING DISTRICT AND THE RURAL RESIDENTIAL 2.5 ZONING DISTRICT.

EXISTING ELEVATIONS AS SHOWN ARE FROM MINNESOTA STATE LIDAR BARE EARTH POINTS, NAVD 88 DATUM.

SETBACKS SHOWN ARE FROM THE CASS COUNTY LAND USE ORDINANCE.

BOUNDARIES SHOWN ARE TAKEN FROM A 2005 LANDECKER & ASSOC. SURVEY.

SETBACKS SHOWN ARE ACCORDING TO THE CASS COUNTY LAND USE ORDINANCE.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON AN ASSUMED DATUM

ELEVATIONS BASED ON NAVD88

- = DENOTES FOUND IRON MONUMENT
- = DENOTES DELINEATED WETLAND
- - - - = DENOTES WETLAND TAKEN FROM THE NATIONAL WETLAND INVENTORY
- ≡ = DENOTES WETLAND

DATE:	APRIL 7, 2021	DATE:	06-04-2021	AMENDMENTS:		BY:		PREPARED FOR:	DAVE RASINSKI
SCALE:	AS SHOWN				AMENDED SURVEY TO SHOW DELINEATED WETLANDS ON TRACT B			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.	
DRAWN BY:	TJP								
CHECKED BY:	CMC							CHAD M. CONNER	DATE: 06-04-2021 LIC. NO. 41643
FILE NUMBER:	2021-10472								

