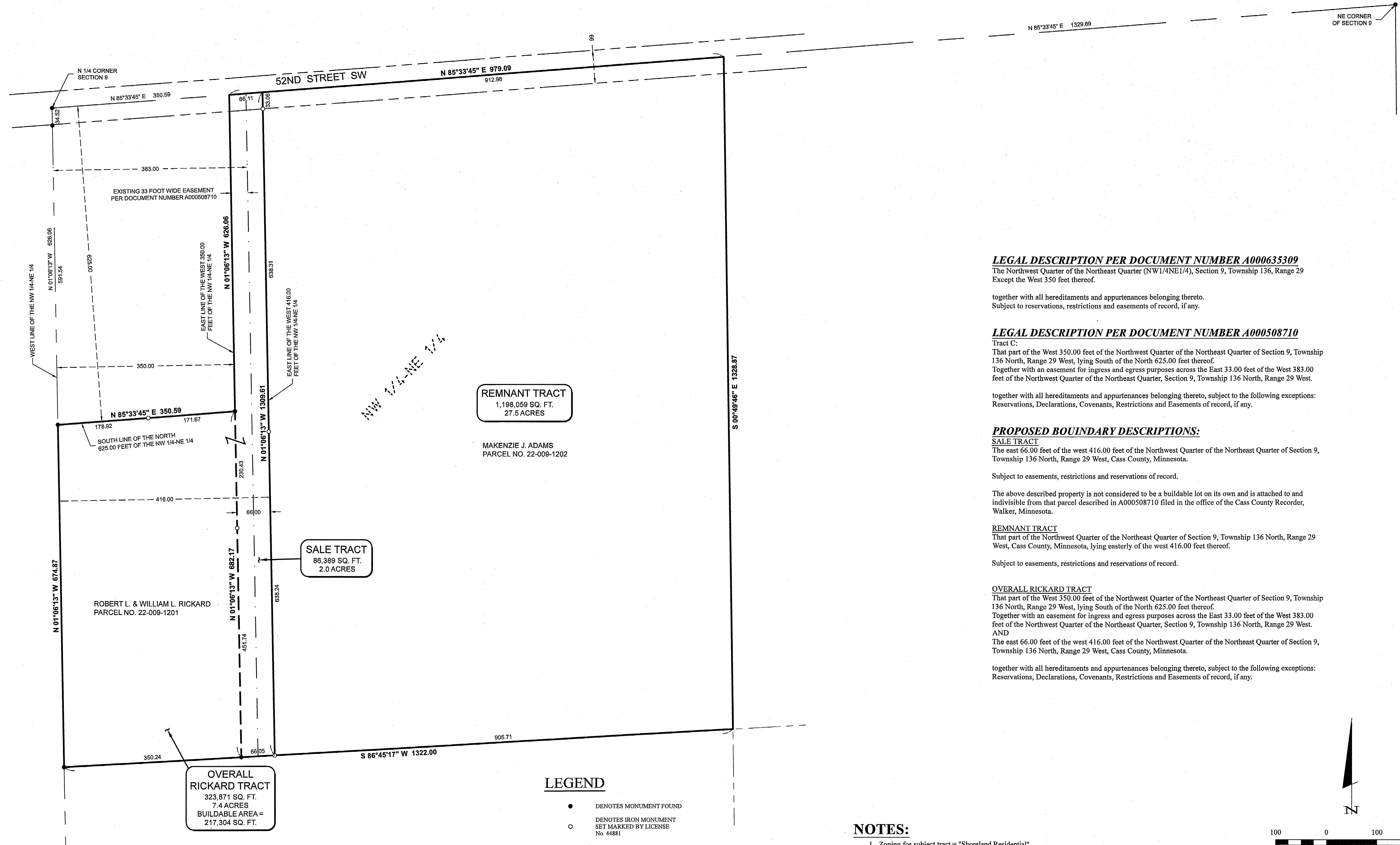


# CERTIFICATE OF SURVEY

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER,  
SECTION 9, TOWNSHIP 136 NORTH, RANGE 29 WEST,  
CASS COUNTY, MINNESOTA



**LEGAL DESCRIPTION PER DOCUMENT NUMBER A000635309**  
The Northwest Quarter of the Northeast Quarter (NW1/4NE1/4), Section 9, Township 136, Range 29  
Except the West 350 feet thereof.

together with all hereditaments and appurtenances belonging thereto.  
Subject to reservations, restrictions and easements of record, if any.

**LEGAL DESCRIPTION PER DOCUMENT NUMBER A000508710**  
Tract C:  
That part of the West 350.00 feet of the Northwest Quarter of the Northeast Quarter of Section 9, Township 136 North, Range 29 West, lying South of the North 625.00 feet thereof.  
Together with an easement for ingress and egress purposes across the East 33.00 feet of the West 383.00 feet of the Northwest Quarter of the Northeast Quarter, Section 9, Township 136 North, Range 29 West.

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:  
Reservations, Declarations, Covenants, Restrictions and Easements of record, if any.

**PROPOSED BOUNDARY DESCRIPTIONS:**  
**SALE TRACT**  
The east 66.00 feet of the west 416.00 feet of the Northwest Quarter of the Northeast Quarter of Section 9, Township 136 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

The above described property is not considered to be a buildable lot on its own and is attached to and indivisible from that parcel described in A000508710 filed in the office of the Cass County Recorder, Walker, Minnesota.

**REMNANT TRACT**  
That part of the Northwest Quarter of the Northeast Quarter of Section 9, Township 136 North, Range 29 West, Cass County, Minnesota, lying easterly of the west 416.00 feet thereof.

Subject to easements, restrictions and reservations of record.

**OVERALL RICKARD TRACT**  
That part of the West 350.00 feet of the Northwest Quarter of the Northeast Quarter of Section 9, Township 136 North, Range 29 West, lying South of the North 625.00 feet thereof.  
Together with an easement for ingress and egress purposes across the East 33.00 feet of the West 383.00 feet of the Northwest Quarter of the Northeast Quarter, Section 9, Township 136 North, Range 29 West.  
AND  
The east 66.00 feet of the west 416.00 feet of the Northwest Quarter of the Northeast Quarter of Section 9, Township 136 North, Range 29 West, Cass County, Minnesota.

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:  
Reservations, Declarations, Covenants, Restrictions and Easements of record, if any.

**REMNANT TRACT**  
1,198,059 SQ. FT.  
27.5 ACRES

MAKENZIE J. ADAMS  
PARCEL NO. 22-009-1202

**SALE TRACT**  
86,389 SQ. FT.  
2.0 ACRES

ROBERT L. & WILLIAM L. RICKARD  
PARCEL NO. 22-009-1201

**OVERALL RICKARD TRACT**  
323,871 SQ. FT.  
7.4 ACRES  
BUILDABLE AREA =  
217,304 SQ. FT.

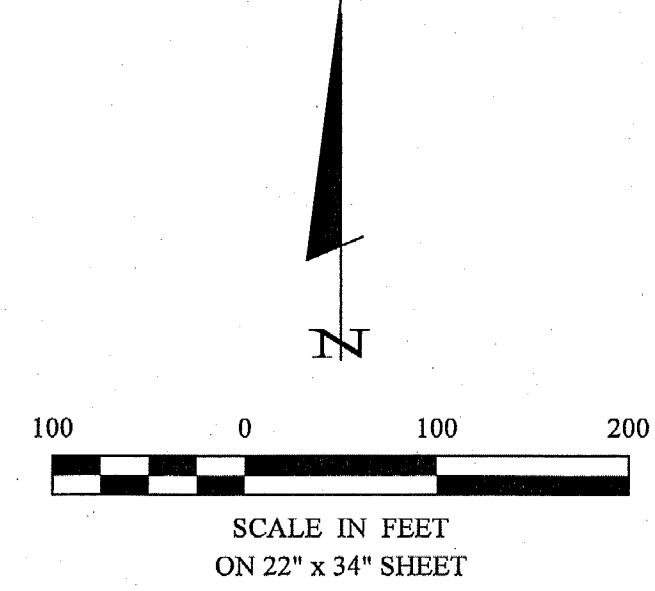
**LEGEND**

- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 44881

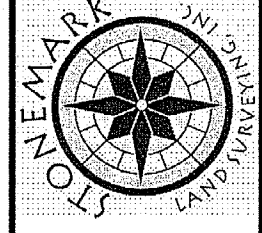
ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE CASS COUNTY COORDINATE SYSTEM.

**NOTES:**

1. Zoning for subject tract = "Shoreland Residential".
2. Parcel IDs of subject parcels: 22-009-1201 & 22-009-1202.
3. The property address of subject parcels: 1079 52nd St SW & 1075 52nd St SW.



30306 Reemussen Road  
Suite 1  
P.O. Box 874  
Pequot Lakes, MN 56472  
218-568-4940  
www.stonerickard.com



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT IS THE WORK OF ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.  
*Cynthia M. Hilde*  
CYNTHIA M. HILDE PL344881  
DATE: 5-5-2020 LIC. NO. 44881

REVISIONS	DATE	DESCRIPTION

PROJECT NO.:	16061-1
FILE NAME:	C:\16061-1.dwg
FIELD BOOK:	
BOOK NO.:	
DATE:	5-5-2020
SCALE:	1"=100'
HORIZ.:	
VERT.:	NONE

PROJECT MANAGER:	CMH
CHECKED BY:	CMH
DRAWN BY:	RJF

CERTIFICATE OF SURVEY  
Robert L. Rickard  
P.O. Box 705  
Pequot Lakes, MN 56472  
SHEET 1 OF 1