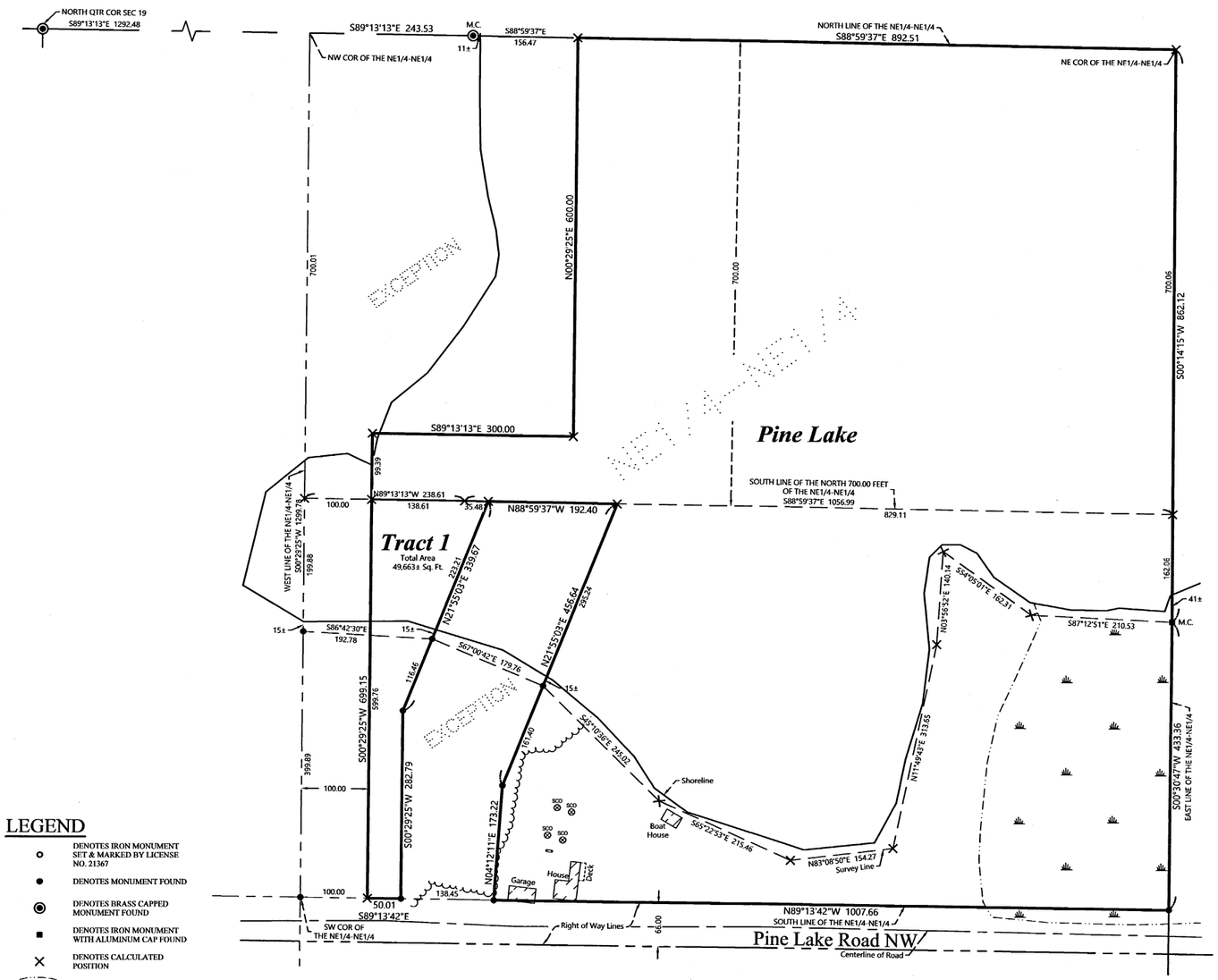
CERTIFICATE OF SURVEY

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER, SECTION 19, TOWNSHIP 141 NORTH, RANGE 29 WEST, CASS COUNTY, MINNESOTA



LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- DENOTES BRASS CAPPED MONUMENT FOUND
- DENOTES IRON MONUMENT WITH ALUMINUM CAP FOUND
- DENOTES CALCULATED POSITION
- DENOTES WETLAND(S)
- DENOTES EXISTING BUILDING
- DENOTES EXISTING LP TANK
- SEPTIC CLEANOUT / SEPTIC TANK LID — DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID

EXISTING DESCRIPTION:

A000672201
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR RECORDED ON
5/10/2021 11:30:05 AM
AS DOC #: A000672201
PAGES: 3
REC FEES: 46.00
KATHRYN M. NORBY
CASS COUNTY RECORDER
BY NG Dep TX#: 171588

A000672201 Page 1 of 3

30-019-1100
No delinquent taxes and transfer entered;
Certificate of Real Estate Value
( )filed (X)not required
Date: May 10, 2021
SANDRA NORIKANE
Cass County MN Auditor-Treasurer
By
Septic Disclosure
(X) Not Required ( ) Received ( ) Not Received

Top 3 inches reserved for recording data)

QUIT CLAIM DEED
Individual(s) to Individual(s)

eCRV number: _____

DEED TAX DUE: $1.65 DATE: April 29, 2021

FOR VALUABLE CONSIDERATION Janyce Klemmensen and Douglas P. Klemmensen, Trustees of the Janyce Klemmensen Revocable Living Trust dated April 4, 2008 , ("Grantor"), hereby conveys and quitclaims to Douglas P. Klemmensen and Janyce Klemmensen ("Grantees"), as joint tenants, real property in Cass County, Minnesota, legally described as follows:

See Attached Exhibit A for Legal Descriptions

Page 3 of 3 A000672201 QUIT CLAIM DEED

Page 3 of 3

EXHIBIT A

The Northeast Quarter of the Northeast Quarter (NE¼ NE¼), Section Nineteen (19), Township One Hundred Forty-one (141), Range Twenty-nine (29), Cass County, Minnesota;

LESS:
That part of the Northeast Quarter of the Northeast Quarter (NE¼NE¼), Section Nineteen (19), Township One Hundred Forty-one (141), Range Twenty-nine (29), described as follows: Beginning at the Northwest corner of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼); thence East on the North line of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼) a distance of 400 feet; thence South parallel with the West line of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼) a distance of 600 feet; thence West parallel with the North line of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼) a distance of 300 feet; thence South parallel with said West line to the South line of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼); thence West along said South line 100 feet to the Southwest corner of said Northeast Quarter of the Northeast Quarter (NE ¼NE¼); thence North along the said West line to the point of beginning.

ALSO LESS:

That part of the Northeast Quarter of the Northeast Quarter (NE¼ NE ¼), Section Nineteen (19), Township One Hundred Forty-one (141) North, Range Twenty-nine (29) West, Cass County Minnesota, described as follows:

Commencing at the Southwest corner of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼), thence-South 89 degrees 13 minutes 42 seconds East, assumed bearing along the South line thereof 150.0 l feet; thence North 0 degrees 29 minutes 25 seconds East 282.79 feet to the point of beginning of the tract to be herein described; thence South 0 degrees 29 minutes 25 seconds West 282.79 feet to said South line; thence South 89 degrees 13 minutes 42 seconds East along said South line 138.45 feet; thence North 4 degrees 12 minutes 11 seconds East 173.22 feet; thence North 21 degrees 55 minutes 03 seconds East 456.64 feet to the South line of the North 700.00 feet of said Northeast Quarter of the Northeast Quarter (NE¼ NE¼), thence North 88 degrees 59 minutes 37 seconds West along last said South line 192.40 feet to the intersection with a line which bears North 21 degrees 55 minutes 03 seconds East from the point of beginning; thence South 21 degrees 55 minutes 03 seconds West 339.67 feet to the point of beginning.

PROPOSED DESCRIPTION:

Tract 1
That part of the Northeast Quarter of the Northeast Quarter, Section 19, Township 141 North, Range 29 West, Cass County, Minnesota, described as follows: COMMENCING at the southwest corner of said Northeast Quarter of the Northeast Quarter; thence South 89 degrees 13 minutes 42 seconds East, assigned bearing, along the south line thereof, 100.00 feet to the Point of Beginning of the tract to be herein described; thence continue South 89 degrees 13 minutes 42 seconds East, along said south line, 50.01 feet; thence North 00 degrees 29 minutes 25 seconds East 282.79 feet; thence North 21 degrees 55 minutes 03 seconds East 339.67 feet, to the south line of the North 700.00 feet of said Northeast Quarter of the Northeast Quarter; thence North 88 degrees 59 minutes 37 seconds West, along last said south line, 35.48 feet; thence North 89 degrees 13 minutes 13 seconds West, along last said south line, 138.61 feet to the intersection with a line that bears North 00 degrees 29 minutes 25 seconds East from the point of beginning; thence South 00 degrees 29 minutes 25 seconds West 599.76 feet to the point of beginning.

SUBJECT tract is non-conforming on it's own and must be attached to an adjoining tract.
SUBJECT to Pine Lake.

0 100 200
SCALE IN FEET

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER TO HAVE AN ASSIGNED BEARING OF S 89°13'42" E.

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 30-019-1100.
3. Wetlands and improvements, other than those shown on this certificate, may exist that were not located during this survey.
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. This survey reflects the located shoreline at the time of this survey, not the Ordinary High Water Elevation (OHW).
6. 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.

NO.	DATE	DESCRIPTION	BY

REVISIONS:

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.

11/17/21
TERRY L FREEMAN LIC. NO. 21367

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

CERTIFICATE OF SURVEY
Doug Klemmensen
14270 SW 52nd Ave.
Ellendale, MN 56026

JOB NO. 20-017
DATE: 11-17-2021

SHEET NO.
1 OF 1

#9592 MJL 12-21-2021