CERTIFICATE OF SURVEY

LOT 2 & PART OF LOT 3, HARBOR SPRINGS
SECTION 19, TOWNSHIP 142 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

EXISTING DESCRIPTION:

A000672412
Page 1 of 3

45-496-0020
TODD Acknowledgement
Exempt from State Deed Tax:
Date: May 13, 2021
SANDRA NORIKANE
Cass County MN Auditor-Treasurer
by _____ Deputy

A000672412
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR RECORDED ON
5/13/2021 3:03:34 PM
AS DOC #: A000672412
PAGES: 3
REC FEES: 46.00
KATHRYN M. NORBY
CASS COUNTY RECORDER
BY NG Dep TX#: 171744

(Top 3 inches reserved for recording data)

TRANSFER ON DEATH DEED
by Married Grantor Owners Owning
Property As Joint Tenants

NO DEED TAX DUE pursuant to Minn. Stat. 287.22(15) DATE: April 26, 2021

Arlene M. Dahlquist and Ronald J. Dahlquist, married to each other ("**Grantor Owners**"), hereby convey and quitclaim an interest to **Steven W. Dahlquist and Kevin Dahlquist** ("**Grantee Beneficiary**"), as joint tenants, effective on the death of the last of the Grantor Owners to die, real property in Cass County, Minnesota, legally described as follows:

See Attached Exhibit "A"

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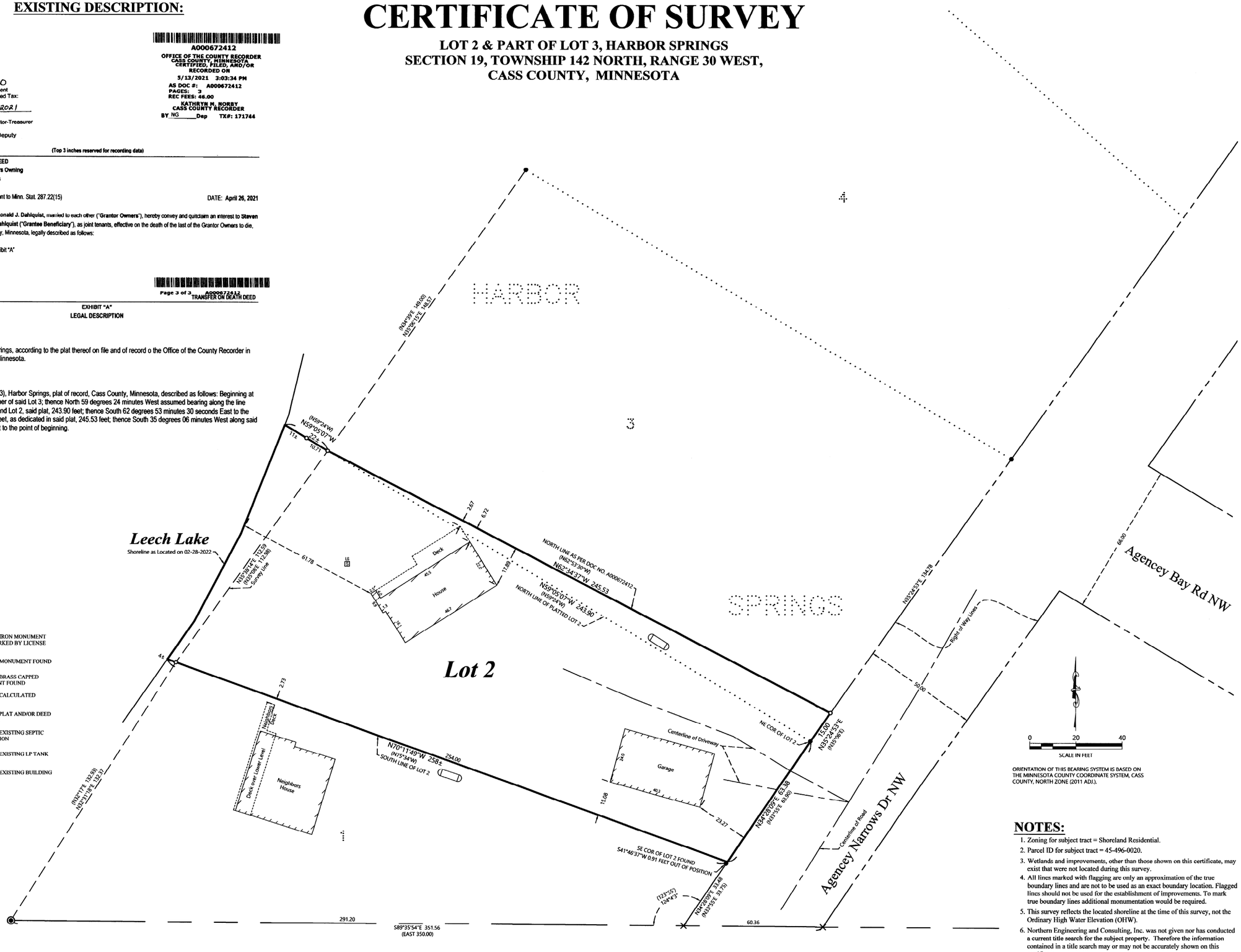
EXHIBIT "A"
LEGAL DESCRIPTION

Lot Two (2), Harbor Springs, according to the plat thereof on file and of record o the Office of the County Recorder in and for Cass County, Minnesota.

AND

That part of Lot Three (3), Harbor Springs, plat of record, Cass County, Minnesota, described as follows: Beginning at the most Southerly corner of said Lot 3; thence North 59 degrees 24 minutes West assumed bearing along the line common to said Lot 3 and Lot 2, said plat, 243.90 feet; thence South 62 degrees 53 minutes 30 seconds East to the Westerly line of the Street, as dedicated in said plat, 245.53 feet; thence South 35 degrees 06 minutes West along said Westerly line 15.00 feet to the point of beginning.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE MINNESOTA COUNTY COORDINATE SYSTEM, CASS COUNTY, NORTH ZONE (2011 ADJ.).

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- DENOTES BRASS CAPPED MONUMENT FOUND
- DENOTES CALCULATED POSITION
- (N01°23'45"E 123.45) DENOTES PLAT AND/OR DEED MEASURE
- LS / SEPTIC — DENOTES EXISTING SEPTIC LIFT STATION
- DENOTES EXISTING LP TANK
- DENOTES EXISTING BUILDING

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 45-496-0020.
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.

REVISIONS			
NO.	DATE	DESCRIPTION	BY
1.	3-17-2022	Added Dimensions	GAY

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

3/17/22

TERRY L. FREEMAN LIC. NO. 21367

NORTHERN ENGINEERING & CONSULTING, INC.
P.O. Box 282, Walker, MN, 56484
Phone: 218-547-1256, Fax: 218-547-2272
web: www.neciusa.com

CERTIFICATE OF SURVEY
Duane Finney
5705 Carrisa Street Unit A
Holmes Beach, FL 34217

JOB NO. 22-028
DATE: 03-10-2022

SHEET NO.
1 OF 1

#9645 REV MJL 03-24-2022