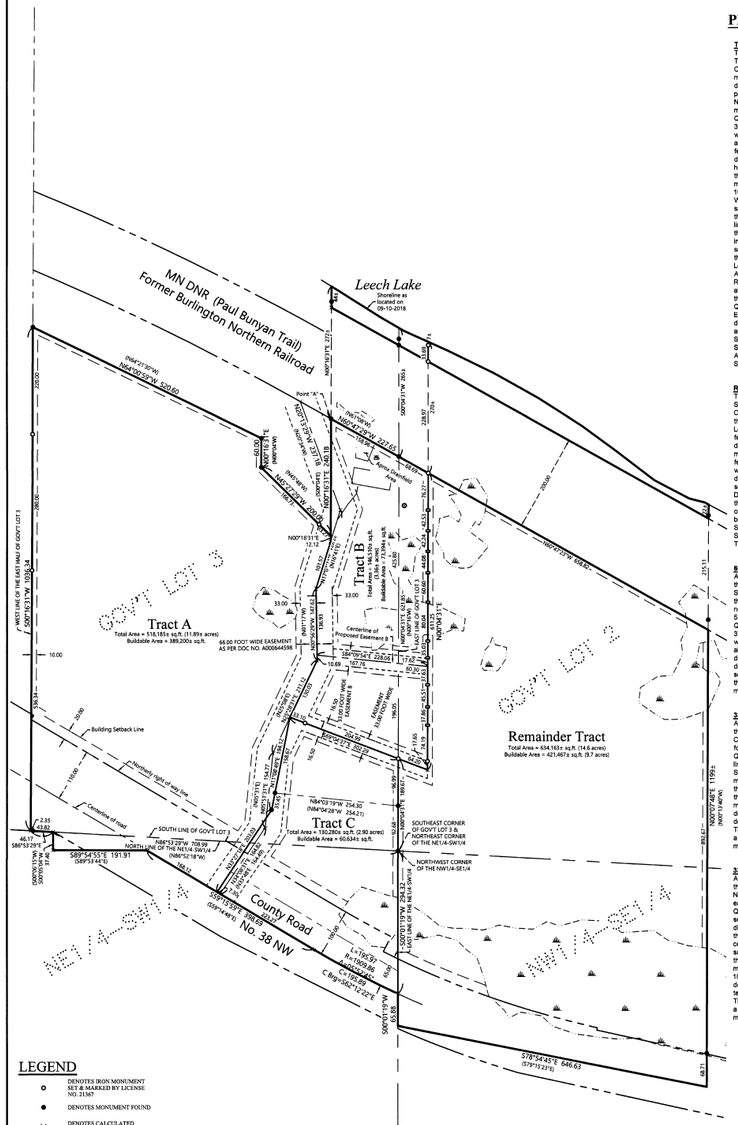
CERTIFICATE OF SURVEY

PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND PART OF GOVERNMENT LOTS 2 AND 3, ALL IN SECTION 07, TOWNSHIP 142 NORTH, RANGE 31 WEST, CASS COUNTY, MINNESOTA



LEGEND

- ○ DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21567
- ● DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- DENOTES DELINEATED WETLAND(S) by Patrick Reardon, Wetland Certification No. 1295

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tracts = 38-107-1300 and 38-107-3002.
3. Improvements other than those shown on this certificate, may exist that were not located during this survey. Wetlands delineated by Patrick Reardon, Wetland Certifications Number 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.

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

PROPOSED DESCRIPTIONS:

TRACT B
That part of the East Half of Government Lot 3 and that part of Government Lot 2, Section 7, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 3; thence North 00 degrees 04 minutes 31 seconds East, assigned bearing, along the east line of said Government Lot 3, a distance of 611.52 feet; thence North 60 degrees 47 minutes 29 seconds West 158.96 feet, to a point hereinafter referred to as Point "A"; thence COMMENCING at the northeast corner of the Northeast Quarter of the Southeast Quarter, said Section 7; thence North 86 degrees 53 minutes 29 seconds West, along the north line of said Northeast Quarter of the Southeast Quarter, a distance of 708.99 feet; thence South 00 degrees 05 minutes 04 seconds West 37.40 feet; thence South 89 degrees 54 minutes 55 seconds East 191.91 feet to the intersection with the centerline of C.S.A.H. No. 38; thence South 59 degrees 15 minutes 59 seconds East, along said centerline,168.12 feet; thence North 33 degrees 27 minutes 18 seconds East 203.03 feet; thence North 11 degrees 08 minutes 49 seconds East 194.12 feet; thence South 89 degrees 04 minutes 37 seconds East 302.29 feet to the Point of Beginning of the tract to be herein described; thence reversing North 89 degrees 04 minutes 37 seconds West 302.29 feet; thence North 25 degrees 28 minutes 31 seconds East 130.03 feet; thence North 00 degrees 56 minutes 29 seconds West 147.62 feet; thence North 17 degrees 01 minute 31 seconds East 101.57 feet to the intersection with a line bearing South 00 degrees 16 minutes 31 seconds West from said Point "A"; thence North 00 degrees 16 minutes 31 seconds East, 252.30 feet to said Point "A"; thence North 00 degrees 16 minutes 31 seconds East, 272 feet, more or less, to the shoreline of Leech Lake; thence southeasterly along said shoreline to the intersection with a line that bears North 00 degrees 04 minutes 31 seconds East from the point of beginning; thence South 00 degrees 04 minutes 31 seconds West 270 feet, more or less, to the intersection with a line bearing South 60 degrees 47 minutes 29 seconds East 227.65 feet from said Point "A"; thence continue South 00 degrees 04 minutes 31 seconds West 611.25 feet to the point of beginning.
Less former Burlington Northern Railroad (MN DNR Paul Bunyan Trail).
AND that part of said Government Lot 2, lying northerly of the former Burlington Northern Railroad(MN DNR Paul Bunyan Trail) and westerly of the following described line: Commencing at the northwest corner of the Northwest Quarter of the Southeast Quarter, said Section 7; thence South 00 degrees 01 minutes 19 seconds West, along the west line of said Northwest Quarter of the Southeast Quarter 360.20 feet; thence South 78 degrees 54 minutes 39 seconds East 646.63 feet to the Point of Beginning of the line to be herein described; thence North 00 degrees 06 minutes 49 seconds East, 1197 feet, more or less, to the shoreline of Leech Lake and said described line there terminating.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to and TOGETHER with an existing 66.00 foot wide easement.(Doc. No. A000644598)
SUBJECT to and TOGETHER with 33.00 foot wide easements A & B.

REMAINDER TRACT
That part of Government Lot 2 and that part of the Northwest Quarter of the Southeast Quarter, Section 7, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: Commencing at the northwest corner of said Northwest Quarter of the Southeast Quarter; thence North 00 degrees 04 minutes 31 seconds East along the west line of said Government Lot 2, a distance of 189.67 feet; thence South 69 degrees 04 minutes 37 seconds East 64.20 feet to the Point of Beginning of the tract to be herein described; thence reversing North 69 degrees 04 minutes 37 seconds West 64.20 feet to said west line; thence South 00 degrees 04 minutes 31 seconds West along said west line of said Government Lot 2, a distance of 189.67 feet to said northwest corner; thence South 00 degrees 01 minutes 19 seconds West, along the west line of said Northwest Quarter of the Southeast Quarter 360.20 feet; thence South 78 degrees 54 minutes 39 seconds East 646.63 feet; thence North 00 degrees 06 minutes 49 seconds East, 941.08 feet to the southerly line of the former Burlington Northern Railroad (MN DNR Paul Bunyan Trail); thence North 60 degrees 47 minutes 23 seconds West 658.82 feet, to the intersection with a line bearing North 00 degrees 04 minutes 31 seconds East from the point of beginning; thence South 00 degrees 04 minutes 31 seconds West 611.25 feet, to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to CSAH No. 38 right of way.
TOGETHER with 33.00 foot wide Easements A & B.

66.00 FOOT WIDE EASEMENT
A 66.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of the East Half of Government Lot 3 and that part of the Northeast Quarter of the Southwest Quarter, Section 7, Township 142 North, Range 31 West, Cass County, Minnesota, the centerline of said 66.00 foot wide easement is described as follow: COMMENCING at the northeast corner of said Northeast Quarter of the Southwest Quarter; thence North 86 degrees 53 minutes 29 seconds West, along the north line of said Northeast Quarter of the Southwest Quarter, a distance of 708.99 feet; thence South 00 degrees 05 minutes 04 seconds West 37.40 feet; thence South 89 degrees 54 minutes 55 seconds East 191.91 feet to the intersection with the centerline of C.S.A.H. No. 38; thence South 59 degrees 15 minutes 59 seconds East, along said centerline,175.42 feet to the Point of Beginning of the centerline to be herein described; thence North 34 degrees 08 minutes 31 seconds East 164.82 feet; thence North 5 degrees 51 minutes 31 seconds East 154.77 feet; thence North 25 degrees 28 minutes 31 seconds East 211.12 feet; thence North 00 degrees 56 minutes 29 seconds West 147.62 feet; thence North 17 degrees 01 minutes 31 seconds East 169.65 feet; thence North 20 degrees 13 minutes 29 seconds West 237.18 feet and said described centerline there terminating.

33.00 FOOT WIDE EASEMENT A
A 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of the East Half of Government Lot 3, Section 7, Township 142 North, Range 31 West, Cass County, Minnesota, the centerline of said 33.00 foot wide easement is described as follows: COMMENCING at the northeast corner of the Northeast Quarter of the Southwest Quarter, said Section 7; thence North 86 degrees 53 minutes 29 seconds West, along the north line of said Northeast Quarter of the Southwest Quarter, a distance of 708.99 feet; thence South 00 degrees 05 minutes 04 seconds West 37.40 feet; thence South 89 degrees 54 minutes 55 seconds East 191.91 feet to the intersection with the centerline of C.S.A.H. No. 38; thence South 59 degrees 15 minutes 59 seconds East, along said centerline, 168.12 feet; thence North 33 degrees 27 minutes 18 seconds East 203.03 feet; thence North 11 degrees 08 minutes 49 seconds East 194.12 feet to the Point of Beginning of the centerline to be herein described; thence South 69 degrees 04 minutes 37 seconds East 302.29 feet and said described centerline there terminating.
The sidelines of said 33.00 foot wide easement shall be prolonged or shortened to terminate on a line that bears North 00 degrees 04 minutes 31 seconds East and South 00 degrees 04 minutes 31 seconds West from the point of termination.

33.00 FOOT WIDE EASEMENT B
A 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of the East Half of Government Lot 3 and Government Lot 2, Section 7, Township 142 North, Range 31 West, Cass County, Minnesota, the centerline of said 33.00 foot wide easement is described as follows: COMMENCING at the northeast corner of the Northeast Quarter of the Southwest Quarter, said Section 7; thence North 86 degrees 53 minutes 29 seconds West, along the north line of said Northeast Quarter of the Southwest Quarter, a distance of 708.99 feet; thence South 00 degrees 05 minutes 04 seconds West 37.40 feet; thence South 89 degrees 54 minutes 55 seconds East 191.91 feet to the intersection with the centerline of C.S.A.H. No. 38; thence South 59 degrees 15 minutes 59 seconds East, along said centerline, 168.12 feet; thence North 33 degrees 27 minutes 18 seconds East 203.03 feet; thence North 11 degrees 08 minutes 49 seconds East 194.12 feet; thence North 25 degrees 28 minutes 31 seconds East 130.03 feet; thence North 00 degrees 56 minutes 29 seconds West 147.62 feet; thence North 17 degrees 01 minutes 31 seconds East 169.65 feet; thence North 20 degrees 13 minutes 29 seconds West 237.18 feet and said described centerline there terminating.
The sidelines of said 33.00 foot wide easement shall be prolonged or shortened to terminate on a line that bears North 00 degrees 04 minutes 31 seconds East and South 00 degrees 04 minutes 31 seconds West from the point of termination.

SHEET NO. 1 OF 1 SHEETS
JOB NO. 17-235
DATE: 09-11-2018

CERTIFICATE OF SURVEY
Myra Schmidtke Trust
8990 70th Ave NW
Walker, MN 56484

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

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.
TERRY L. FREEMAN
8/12/22
LIC. NO. 21567

REVISIONS:

NO	DATE	DESCRIPTION	BY
1	09-27-2018	Spelling of clients name	WAG
2	05-13-2022	Add to Tract B and revise the description	GAY
3	06-12-2022	Add Remainder Tract	GAY

#9714 MJL 08-26-2022