CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 6,
SECTION 28, TOWNSHIP 140 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

EXISTING DESCRIPTION:

05-028-3401

No delinquent taxes and transfer entered;
Certificate of Real Estate Value
( ) filed (X) not required
March 12, 2004
Sharon K. Anderson
County Auditor
by: RA, Deputy

A00048105?
OFFICE OF COUNTY RECORDER
CASS COUNTY MINNESOTA
CERTIFIED, FILED, AND/OR RECORDED ON
03/12/2004 02:20:39PM
AS DOC #: A00048105?
PAGES: 1
REC FEES: $20.00
KATHRYN M. MORBY
COUNTY RECORDER
BY th DEPUTY

Quit Claim Deed
(Individual(s) to Joint Tenants)

STATE DEED TAX DUE HEREON: $ 1.65

Date: March 16, 2004

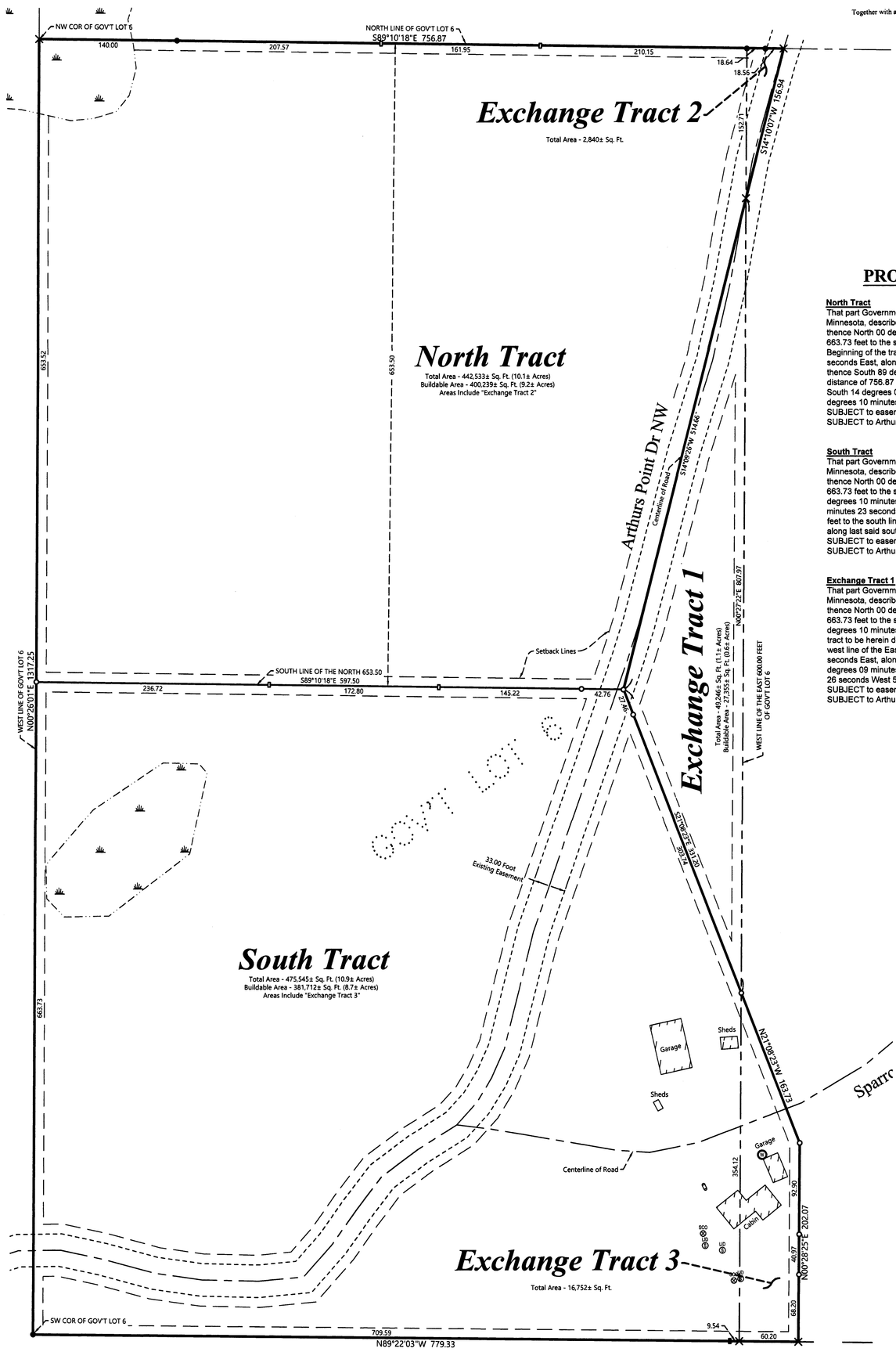
FOR VALUABLE CONSIDERATION: Lewis R. Rausch and Jean Rausch, husband and wife; and David A. Rausch and Dorothy E. Rausch, husband and wife, Grantors, hereby convey and quitclaim to David A. Rausch and Dorothy E. Rausch, husband and wife, Grantees, as joint tenants, real property in Cass County, Minnesota, described as follows:

Government Lot 6, Section 28, Township 140 North, Range 30 West, except the East 600.00 feet thereof.
Title extends to the water's edge of Pleasant Lake.

Together with all hereditaments and appurtenances belonging thereto. This deed conveys after-acquired title.

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES SET LATH
- DENOTES MONUMENT FOUND
- DENOTES FOUND POST
- DENOTES CALCULATED POSITION
- DENOTES EXISTING WELL
- DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
- DENOTES EXISTING LP TANK
- DENOTES EXISTING BUILDING
- DENOTES WETLAND(S)



PROPOSED DESCRIPTIONS:

North Tract
That part Government Lot 6, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the Southwest corner of said Government Lot 6; thence North 00 degrees 26 minutes 01 seconds East, assigned bearing, along the west line thereof, 663.73 feet to the south line of the North 653.50 feet of said Government Lot 6 and also the Point of Beginning of the tract to be herein described; thence continue North 00 degrees 26 minutes 01 seconds East, along said west line, 653.52 feet to the northwest corner of said Government Lot 6; thence South 89 degrees 10 minutes 18 seconds East, along the north line of said Government Lot 6, a distance of 756.87 feet; thence South 14 degrees 10 minutes 07 seconds West 156.94 feet; thence South 14 degrees 09 minutes 26 seconds West 514.66 feet to said south line; thence North 89 degrees 10 minutes 18 seconds West, along said south line, 597.50 feet to the Point of Beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Arthurs Point Dr NW.

South Tract
That part Government Lot 6, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota, described as follows: BEGINNING at the Southwest corner of said Government Lot 6; thence North 00 degrees 26 minutes 01 seconds East, assigned bearing, along the west line thereof, 663.73 feet to the south line of the North 653.50 feet of said Government Lot 6; thence South 89 degrees 10 minutes 18 seconds East, along said south line, 597.50 feet; thence South 21 degrees 08 minutes 23 seconds East 494.93 feet; thence South 00 degrees 28 minutes 25 seconds West 202.07 feet to the south line of said Government Lot 6; thence North 89 degrees 22 minutes 03 seconds West, along last said south line, 779.33 feet to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Arthurs Point Dr NW.

Exchange Tract 1
That part Government Lot 6, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the Southwest corner of said Government Lot 6; thence North 00 degrees 26 minutes 01 seconds East, assigned bearing, along the west line thereof, 663.73 feet to the south line of the North 653.50 feet of said Government Lot 6; thence South 89 degrees 10 minutes 18 seconds East, along said south line, 597.50 feet to the Point of Beginning of the tract to be herein described; thence South 21 degrees 08 minutes 23 seconds East 331.20 feet to the west line of the East 600.00 feet of said Government Lot 6; thence North 00 degrees 27 minutes 22 seconds East, along said west line, 807.97 feet to the intersection with a line that bears North 14 degrees 09 minutes 26 seconds East from the point of beginning; thence South 14 degrees 09 minutes 26 seconds West 514.66 feet to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Arthurs Point Dr NW.

0 60 120
SCALE IN FEET

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

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 05-028-3401.
3. Improvements other than those shown on this certificate, may exist that were not located during this survey.
4. Wetlands as shown drawn from County National Wetland Inventory Maps.
5. 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.
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.

SHEET NO. 1 OF 1
JOB NO. 23-152
DATE 8-17-2023

CERTIFICATE OF SURVEY
Dan Rausch
13155 Drumcliffe Way
Rosemont, MN 55068

NORTHERN ENGINEERING & CONSULTING, INC.
P.O. Box 292, Walker, MN, 56484
Phone: 218-547-1296
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 LIC. NO. 21367 9/26/23

REVISIONS:			
NO.	DATE	DESCRIPTION	BY