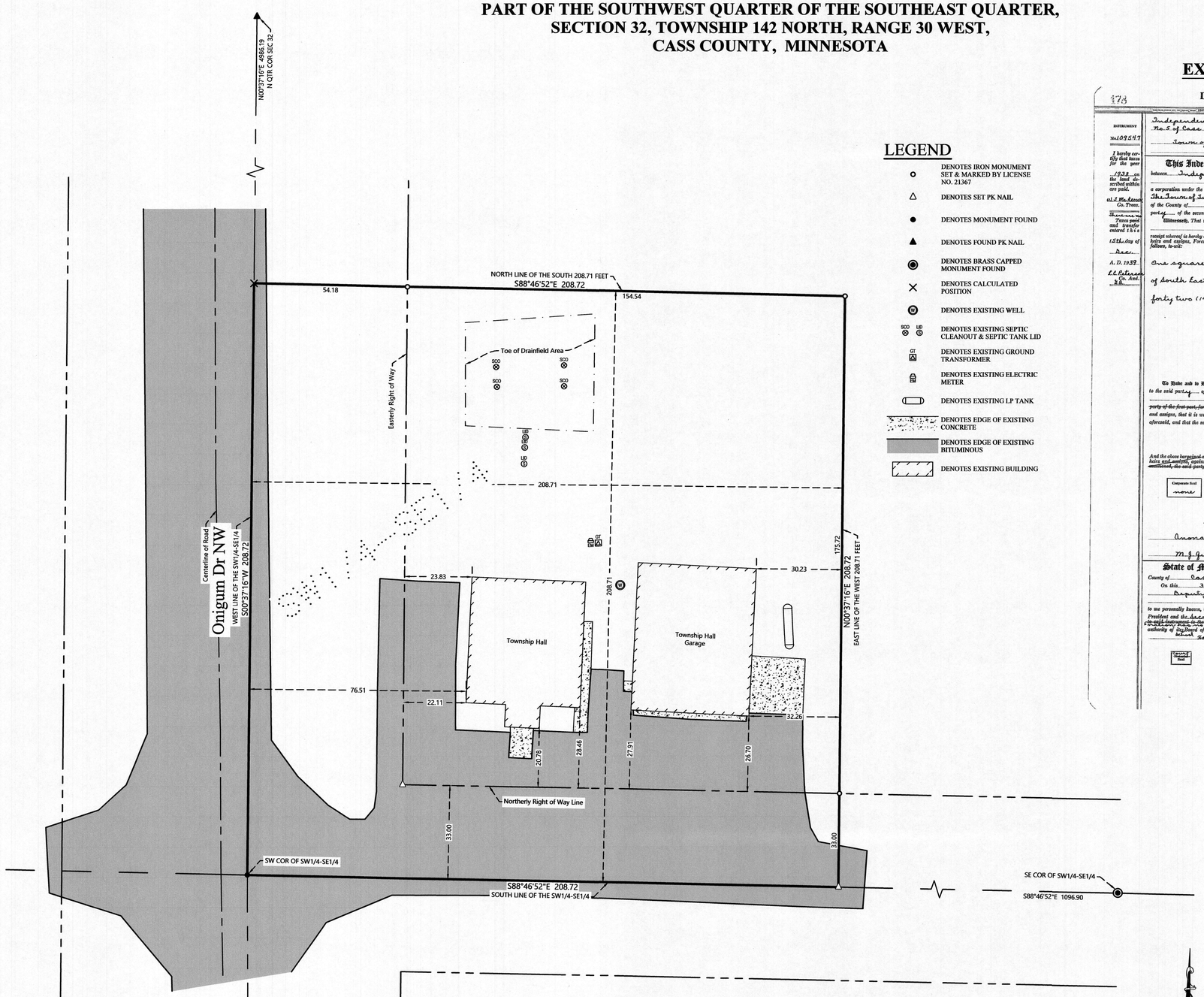
CERTIFICATE OF SURVEY

PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 32, TOWNSHIP 142 NORTH, RANGE 30 WEST, CASS COUNTY, MINNESOTA



LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES SET PK NAIL
- DENOTES MONUMENT FOUND
- DENOTES FOUND PK NAIL
- DENOTES BRASS CAPPED MONUMENT FOUND
- DENOTES CALCULATED POSITION
- DENOTES EXISTING WELL
- DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
- DENOTES EXISTING GROUND TRANSFORMER
- DENOTES EXISTING ELECTRIC METER
- DENOTES EXISTING LP TANK
- DENOTES EDGE OF EXISTING CONCRETE
- DENOTES EDGE OF EXISTING BITUMINOUS
- DENOTES EXISTING BUILDING

EXISTING DESCRIPTION:

178

DEED RECORD No. 71, CASS COUNTY, MINN.

WARRANTY DEED- CORPORATION TO INDIVIDUAL.

INSTRUMENT No. 109547

I hereby certify that taxes for the year 1939 on the land described within are paid.
at Walker Co. Treas.
Shannon
Taxes paid and transfer entered this 15th day of Dec. A. D. 1939
E.C. Peterson Co. Aud.
By

Independent School District No. 5 of Cass County
To
Town of Turtle Lake

Filed for record the 15 day of Dec. A. D. 1939, at 9 o'clock A. M.
E.C. Peterson
Register of Deeds.
By ..... Deputy.

This Indenture, Made this 6th day of October 1939 between Independent School District No. 5 of Cass County, Minnesota, a corporation under the laws of the State of Minnesota party of the first part, and The Town of Turtle Lake, a municipal corporation under the laws of the State of Minnesota of the County of Cass and State of Minnesota party of the second part,

Witnesseth, That the said party of the first part, in consideration of the sum of One DOLLARS, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, Sell, and Convey unto the said party of the second part, Land its heirs and assigns, Forever, all the tract or parcel of land lying and being in the County of Cass and State of Minnesota, described as follows, to-wit:

One square acre in the south west corner of the South West quarter of South East quarter of section Thirty two (32), in Township One hundred forty two (142) North, of Range Thirty (30) West.

To Have and to Hold the Same. Together with all the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, to the said party of the second part, its successors heirs and assigns, Forever. ~~And the said party of the first part, for itself and its successors, does covenant with the said party of the second part, heirs and assigns, that it is well seized in fee of the lands and premises aforesaid, and has good right to sell and convey the same in manner and form aforesaid, and that the same are free from all incumbrances.~~

~~And the above bargained and granted lands and premises, in the quiet and peaceable possession of the said party of the second part, heirs and assigns, against all persons lawfully claiming or to claim the whole or any part thereof, subject to incumbrances, if any, hereinbefore mentioned, the said party of the first part will WARRANT and Defend.~~

In Testimony Whereof, The said ~~first party~~ has caused these presents to be executed in its corporate name by its President and its Secretary ~~and its corporate seal to be hereunto affixed~~ the day and year first above written.

Corporate Seal none

Independent School District No. 5, of Cass County, Minnesota

In Presence of
Anona Riviere
M. J. Guam

By O. J. Ringle, Its President
Harry Paddock, Its Secretary of its Board of Education

State of Minnesota, } ss.
County of Cass

On this 30th day of October, 1939, before me, a Deputy Clerk of Court within and for said County, personally appeared O. J. Ringle and Harry Paddock to me personally known, who, being each by me duly sworn, each did say that they are respectively the President and the Secretary of the Board of Education of the corporation named in the foregoing instrument, and that ~~the seal affixed to said instrument is the corporate seal of said corporation~~ and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of and said O. J. Ringle and Harry Paddock acknowledged said instrument to be the free act and deed of said corporation.

Seal

Anona Riviere
Deputy Clerk of District Court
~~Notary Public~~ Cass County, Minn.
My Commission expires 19

NOTES:

1. Zoning for subject tract = Public.
2. Parcel ID for subject tract = 45-132-4302.
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. Northern Engineering and Consulting, Inc. was not given nor has conducted an investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search and opinion may disclose.

0 20 40
SCALE IN FEET

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

REVISIONS:			
NO.	DATE	DESCRIPTION	BY

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.

12/8/23

TERRY L. FREEMAN — LIC. NO. 21367

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

CERTIFICATE OF SURVEY
Turtle Lake Township
3527 64th St NW
Walker, MN 56484

JOB NO. 23-258
DATE: 12-08-2023

SHEET NO.
1 OF 1