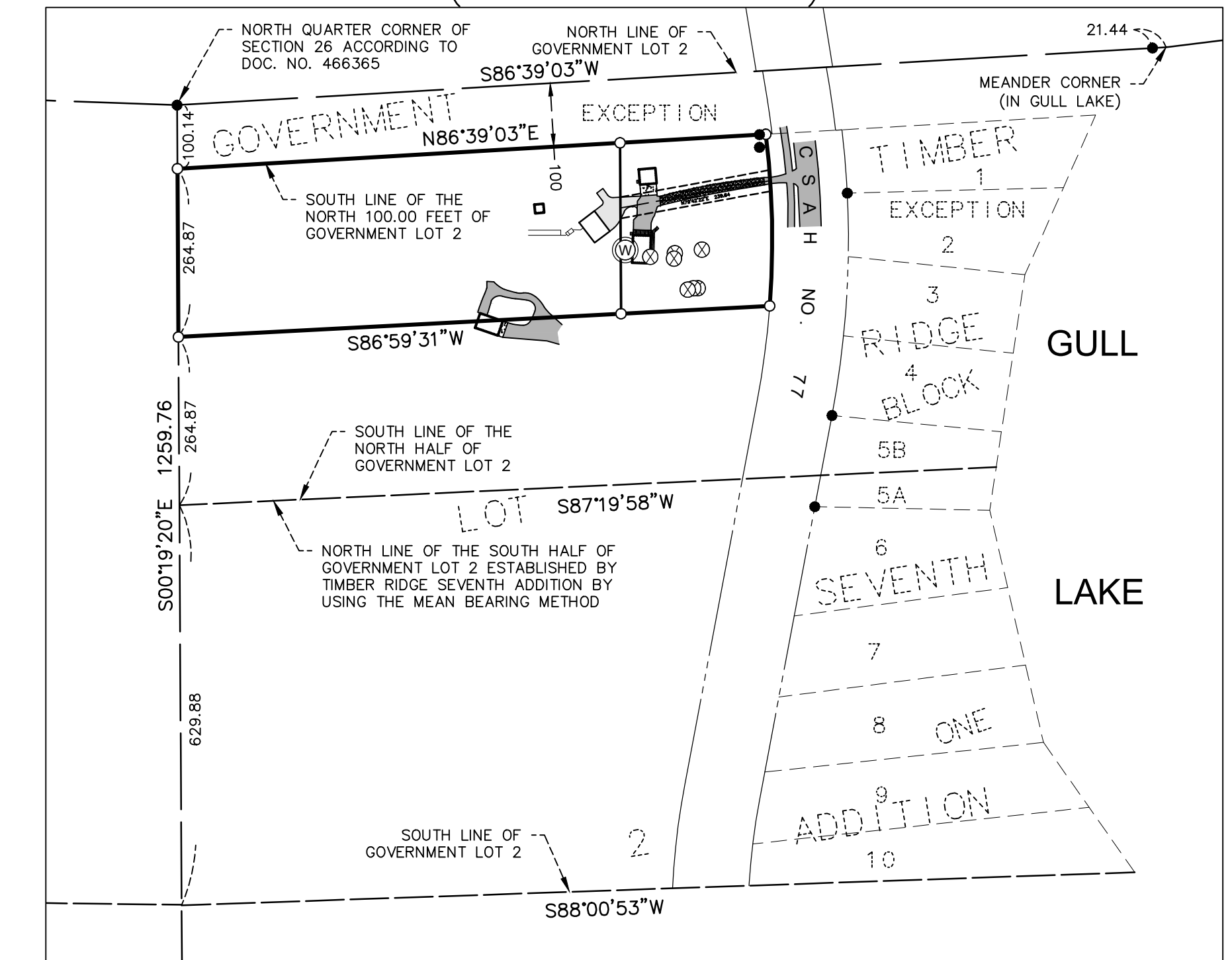
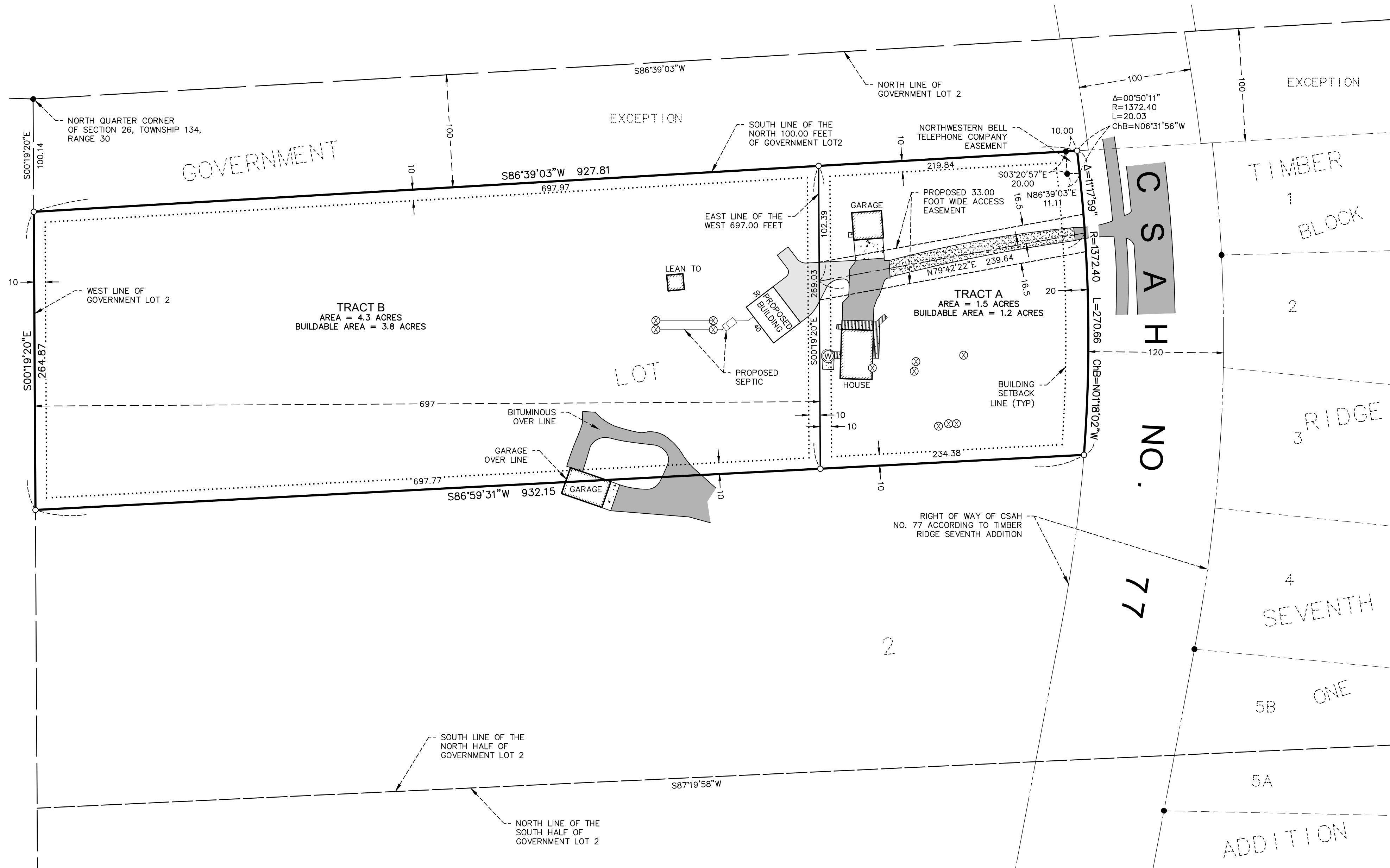


CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 2,
SECTION 26, TOWNSHIP 134, RANGE 30,
CASS COUNTY, MINNESOTA

DETAIL
GOVERNMENT LOT 2, SECTION 26,
TOWNSHIP 134, RANGE 30
(SCALE 1" = 200')



PROPOSED LEGAL DESCRIPTION TRACT A:

The North One-half (N1/2) of that part of Government Lot Two (2), Section Twenty-six (26), Township One Hundred Thirty-four (134), Range Thirty (30), described as follows: N1/2 of Government Lot 2, Section 26, Township 134, Range 30 except the North 100 feet thereof and further except all that part of the N1/2 of Government Lot 2 lying Easterly of County Road #77 as presently laid out and situated.
EXCEPT
The West 697.00 feet thereof.

Subject to a 33.00 foot wide easement for access over and across that part of Government Lot 2, Section 26, Township 134, Range 30, Cass County, Minnesota, the centerline of said easement is described as follows: Commencing at the north quarter corner of said Section 26; thence South 00 degrees 19 minutes 20 seconds East, bearing based on the Cass County Coordinate Database NAD 83, 100.14 feet along the west line of said Government Lot 2 to its intersection with the south line of the North 100.00 feet of said Government lot 2 to its intersection with the east line of the West 697.00 feet of said Government Lot 2; thence South 00 degrees 19 minutes 20 seconds East 102.39 feet along said east line of the West 697.00 feet of Government Lot 2 to the point of beginning of the centerline to be described; thence North 79 degrees 42 minutes 22 seconds East 239.64 feet to the west right of way line of County State Aid Highway Number 77, and said centerline there terminating. The sidelines of said easement are to be prolonged or shortened to terminate at said east line of the West 697.00 feet of Government Lot 2 and at said west right of way line of County State Aid Highway Number 77.

PROPOSED LEGAL DESCRIPTION TRACT B:

The West 697.00 feet of the North One-half (N1/2) of that part of Government Lot Two (2), Section Twenty-six (26), Township One Hundred Thirty-four (134), Range Thirty (30), described as follows: N1/2 of Government Lot 2, Section 26, Township 134, Range 30 except the North 100 feet thereof and further except all that part of the N1/2 of Government Lot 2 lying Easterly of County Road #77 as presently laid out and situated.

Together with a 33.00 foot wide easement for access over and across that part of Government Lot 2, Section 26, Township 134, Range 30, Cass County, Minnesota, the centerline of said easement is described as follows: Commencing at the north quarter corner of said Section 26; thence South 00 degrees 19 minutes 20 seconds East, bearing based on the Cass County Coordinate Database NAD 83, 100.14 feet along the west line of said Government Lot 2 to its intersection with the south line of the North 100.00 feet of said Government Lot 2; thence North 86 degrees 39 minutes 03 seconds East 697.97 feet along said south line of the North 100.00 feet of Government lot 2 to its intersection with the east line of the West 697.00 feet of said Government Lot 2; thence South 00 degrees 19 minutes 20 seconds East 102.39 feet along said east line of the West 697.00 feet of Government Lot 2 to the point of beginning of the centerline to be described; thence North 79 degrees 42 minutes 22 seconds East 239.64 feet to the west right of way line of County State Aid Highway Number 77, and said centerline there terminating. The sidelines of said easement are to be prolonged or shortened to terminate at said east line of the West 697.00 feet of Government Lot 2 and at said west right of way line of County State Aid Highway Number 77.

SURVEYOR'S NOTES:

TOTAL PROPERTY AREA SURVEYED = 5.7 ACRES.

THE PID FOR THE SUBJECT PROPERTY 14-126-1206.

THE E-911 ADDRESS FOR THE SUBJECT PROPERTY IS 11223 COUNTY 77 SW, NISSWA, MN.

THERE ARE NO BLUFFS ON THE SUBJECT PROPERTY.

ACCORDING TO THE SITE VISIT COMPLETED ON AUGUST 06, 2024 BY JOEY GOEDEN, CERTIFIED WETLAND DELINEATOR NO. 1311, THERE ARE NO WETLANDS ON THE SUBJECT PROPERTY.

THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR OPINION. THERE MAY BE EASEMENTS OR OTHER LIMITING FACTORS NOT SHOWN ON THIS SURVEY WHICH AFFECT THE SUBJECT PROPERTY.

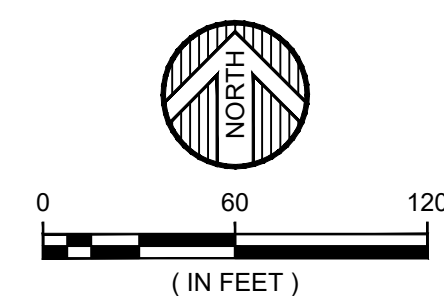
ACCORDING TO THE CASS COUNTY GIS MAPPING APPLICATION, THE SUBJECT PROPERTY IS LOCATED WITHIN THE SHORELAND RESIDENTIAL ZONING DISTRICT.

THE BUILDING SETBACK LINES ARE SHOWN ACCORDING TO THE CASS COUNTY, MINNESOTA LAND USE ORDINANCE #2022-02.

PROPOSED SEPTIC INFORMATION IS TAKEN FROM THE CASS COUNTY SUBSURFACE SEWAGE TREATMENT SYSTEM MANAGEMENT PLAN FORM COMPLETED BY DAVID RASINSKI ON JULY 15, 2024.

EXISTING LEGAL DESCRIPTION (According to Doc. No. 335318):

The North One-half (N1/2) of that part of Government Lot Two (2), Section Twenty-six (26), Township One Hundred Thirty-four (134), Range Thirty (30), described as follows: N1/2 of Government Lot 2, Section 26, Township 134, Range 30 except the North 100 feet thereof and further except all that part of the N1/2 of Government Lot 2 lying Easterly of County Road #77 as presently laid out and situated.



- ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE CASS COUNTY COORDINATE DATABASE NAD 83
- = DENOTES FOUND IRON MONUMENT
- = DENOTES 1/2 INCH IRON PIPE MONUMENT SET AND MARKED RLS # 59005
- ⊙ = DENOTES WELL
- ⊗ = DENOTES SEPTIC SYSTEM CLEANOUT
- ▨ = DENOTES EXISTING BITUMINOUS SURFACE
- ▨ = DENOTES PROPOSED BITUMINOUS SURFACE
- ▨ = DENOTES CONCRETE SURFACE
- ▨ = DENOTES GRAVEL SURFACE
- ▨ = DENOTES DECK

DATE:	AUGUST 08, 2024	DATE:		AMENDMENTS:		BY:		PREPARED FOR:	RASINSKI EXCAVATING / CHASTAIN PROPERTY
SCALE:	AS SHOWN							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	
DRAWN BY:	CPS							<i>Curtis P. Sanow</i>	
CHECKED BY:	CMC							CURTIS P. SANOW	
FILE NUMBER:	2024-11272							DATE: 08-09-2024 LIC. NO. 59005	

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