



- LEGEND**
- DENOTES FOUND MONUMENT
  - DENOTES SET 1/2"x1/4" IRON PIPE WITH CAP # 50319
  - ⊙ DENOTES SANITARY MANHOLE
  - ⊕ DENOTES SEPTIC INSPECTION PIPE
  - POH- DENOTES POWER OVERHEAD
  - DENOTES POWER POLE



**GENERAL NOTES**

1. No search for easements or restrictions, recorded or unrecorded, was made by the Surveyor.
2. Bearings shown are based upon the Cass County Coordinate System.
3. The underground utilities shown have been located from field survey information. The surveyor makes no guarantee that the utilities shown comprise all such utilities in the area, either in service or abandoned.
4. The Wetlands were delineated by Brinks Wetland Service on 5/3/23.
5. The septic compliance and suitability were completed by Ray Shrupp in May of 2023.

**PROPOSED PARCEL A LEGAL DESCRIPTION**

That part of Government Lot 3, Section 25, Township 139, Range 31, Cass County Minnesota, described as follows: Commencing at the Northwest corner of Government Lot 3; thence South 87 degrees 27 minutes 56 seconds East, assumed bearing along the North line of said Government Lot 3, a distance of 696.04 feet; thence South 17 degrees 59 minutes 34 seconds West, a distance of 116.52 feet to the point of beginning; thence return North 17 degrees 59 minutes 34 seconds East, a distance of 116.52 feet; thence return North 87 degrees 27 minutes 56 minutes West, a distance of 696.04 feet to said Northwest corner of Government Lot 3; thence South 01 degree 22 minutes 54 seconds West along the West line of said Government Lot 3, a distance of 293.59 feet; thence South 87 degrees 27 minutes 56 seconds East, a distance of 608.96 feet; thence North 17 degrees 59 minutes 34 seconds East, a distance of 88.03 feet; thence South 72 degrees 18 minutes 11 seconds East, a distance of 357 feet more or less to the shore of Pine Mountain Lake; thence Northeastly along the shore of Pine Mountain Lake to the intersection with a line that bears South 72 degrees 18 minutes 11 seconds East from the point of beginning; thence North 72 degrees 18 minutes 11 seconds West, a distance of 385 feet more or less to the point of beginning.

**PROPOSED PARCEL B LEGAL DESCRIPTION**

That part of Government Lot 3, Section 25, Township 139, Range 31, Cass County Minnesota, described as follows: Commencing at the Northwest corner of Government Lot 3; thence South 01 degree 22 minutes 54 seconds West along the West line of said Government Lot 3, a distance of 293.59 feet; thence South 87 degrees 27 minutes 56 seconds East, a distance of 608.96 feet; thence North 17 degrees 59 minutes 34 seconds East, a distance of 88.03 feet to the point of beginning; thence return South 17 degrees 59 minutes 34 seconds West, a distance of 88.03 feet; thence return North 87 degrees 27 minutes 56 seconds West, a distance of 608.96 feet to the West line of Government Lot 3; thence South 01 degree 22 minutes 54 seconds West along the West line of said Government Lot 3, a distance of 92.02 feet; thence South 87 degrees 27 minutes 56 seconds East, a distance of 581.67 feet; thence South 75 degrees 14 minutes 23 seconds East, a distance of 361 feet more or less to the shore of Pine Mountain Lake; thence Northeastly along the shore of Pine Mountain Lake to the intersection with a line that bears South 72 degrees 18 minutes 11 seconds East from the point of beginning; thence North 72 degrees 18 minutes 11 seconds West, a distance of 357 feet more or less to the point of beginning.

**Revisions:**


Crew:	EAN
Checked:	PDH
Drawn:	TTS
Record Drawing by/date:	

**Prepared for:**

**Charlie Krcma**  
 544 Pine Mountain Lake Rd.  
 Backus, MN 56435

**Part of Gov't Lot 3  
 Sec. 25, Twp. 139,  
 Rge. 31**  
 Cass County, Minnesota

Date: 9/25/24

24-260 ref 23-060 CTF01.dwg

CERTIFICATE OF SURVEY