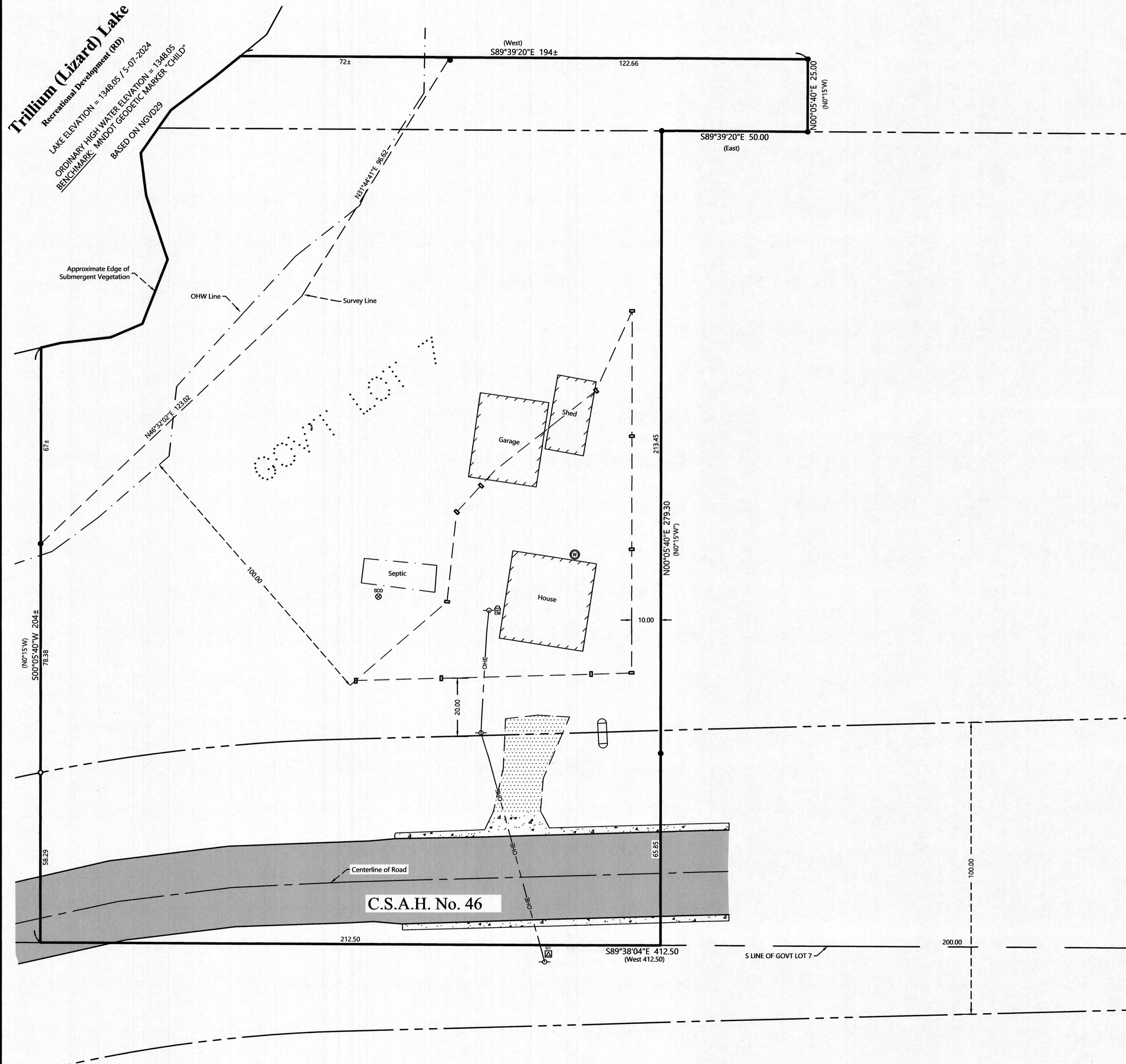


CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 7,
SECTION 19, TOWNSHIP 140 NORTH, RANGE 29 WEST,
CASS COUNTY, MINNESOTA



EXISTING DESCRIPTION:

Page 1 of 3 A000700268

51-019-3411
No delinquent taxes and transfer entered; Certificate of Real Estate Value
(x) filed () not required
JANUARY 23, 2024
Loren Pellett
Cass County MN Auditor-Treasurer
By _____, Deputy
Septic Disclosure
() Not Required (x) Received () Not Received

A000700268
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR
RECORDED ON
1/23/2024 2:16:54 PM
REC FEES: 96.00
AS DOC #: A000700268
PAGES: 3
BY SF _____ DEP TX#: 194499
RECORDED ELECTRONICALLY
s-Well Cert. verified on 1-23-2024, By SE _____

(Top 3 inches reserved for recording data)

WARRANTY DEED Minnesota Uniform Conveyance Blanks Form 10.1.1 (2016)
Individual(s) to individual(s)

eCRV number: 167652
DEED TAX DUE: \$ 330.00 DATE: January 19, 2024
(month/day/year)

FOR VALUABLE CONSIDERATION, Bernadette Boxel, a single person
(insert name and marital status of each Grantor) ("Grantor"),
hereby conveys and warrants to Loren Pellett and Sroy Pellett
(insert name of each Grantee) ("Grantee"), as

(Check only one box.) tenants in common, (If more than one Grantee is named above and either no box is checked or both boxes are checked, this conveyance is made to the named Grantees as tenants in common.)
 joint tenants.

real property in Cass County, Minnesota, legally described as follows:

SEE ATTACHED EXHIBIT "A"

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Page 3 of 3 Minnesota Uniform Conveyance Blanks Form 10.1.1

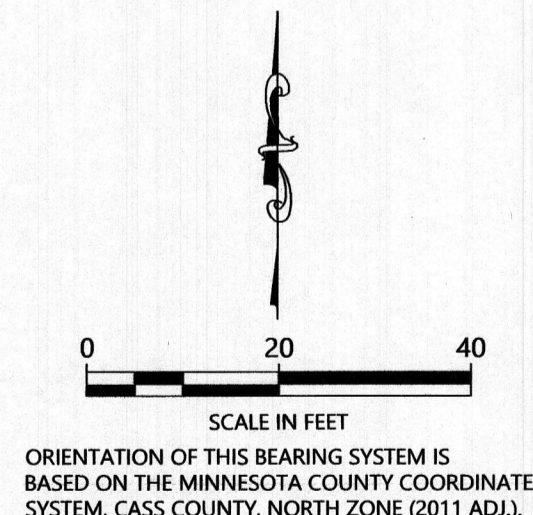
EXHIBIT "A"

All that part of Government Lot Seven (7), Section Nineteen (19), Township one Hundred Forty (140), Range Twenty-nine (29), described as follows: Commencing at the Southeast corner of Government Lot 7; thence West along the South boundary of Government Lot 7 for 412.5 feet to a point, the point of beginning of the tract to be described herein; thence east along above said south boundary of Government Lot 7 for 212.5 feet; thence North 0°15' West parallel with the East boundary of Government Lot 7 for 279.3 feet; thence easterly parallel with said South boundary of Government Lot 7 for 50.0 feet; thence North 0°15' West for 25.0 feet; thence westerly parallel with said South boundary of Government Lot 7 to the point of intersection with the shore line of Trilium Lake, formerly Lizard Lake, at low water mark; thence southerly along said shore line at low water mark to a point that is North 0°15' West from the point of beginning; thence South 0°15' East to the point of beginning.

CASS COUNTY, MINNESOTA
ABSTRACT PROPERTY

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- DENOTES SET LATH
- (N01°23'45"E) DENOTES DEED BEARINGS
- ⊙ DENOTES EXISTING WELL
- ⊔ DENOTES EXISTING LP TANK
- ⊕ DENOTES EXISTING SEPTIC CLEANOUT
- ⊖ DENOTES EXISTING ELECTRIC METER
- ⊗ DENOTES EXISTING GROUND TRANSFORMER
- ⊘ DENOTES EXISTING UTILITY POLE
- ▬ DENOTES EDGE OF EXISTING BITUMINOUS
- ▨ DENOTES EDGE OF EXISTING CONCRETE
- ▩ DENOTES EDGE OF EXISTING GRAVEL
- ▭ DENOTES EXISTING BUILDING



NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 51-019-3411.
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.

NO.	DESCRIPTION	DATE

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.
Loren Pellett
 TERRY L. FREEMAN
 LIC. NO. 21367



CERTIFICATE OF SURVEY
 Loren Pellett
 2930 Highland Court
 Mound, MN 55364

JOB NO. 24-056
DATE: 05-16-2024

SHEET NO.
1 OF 1