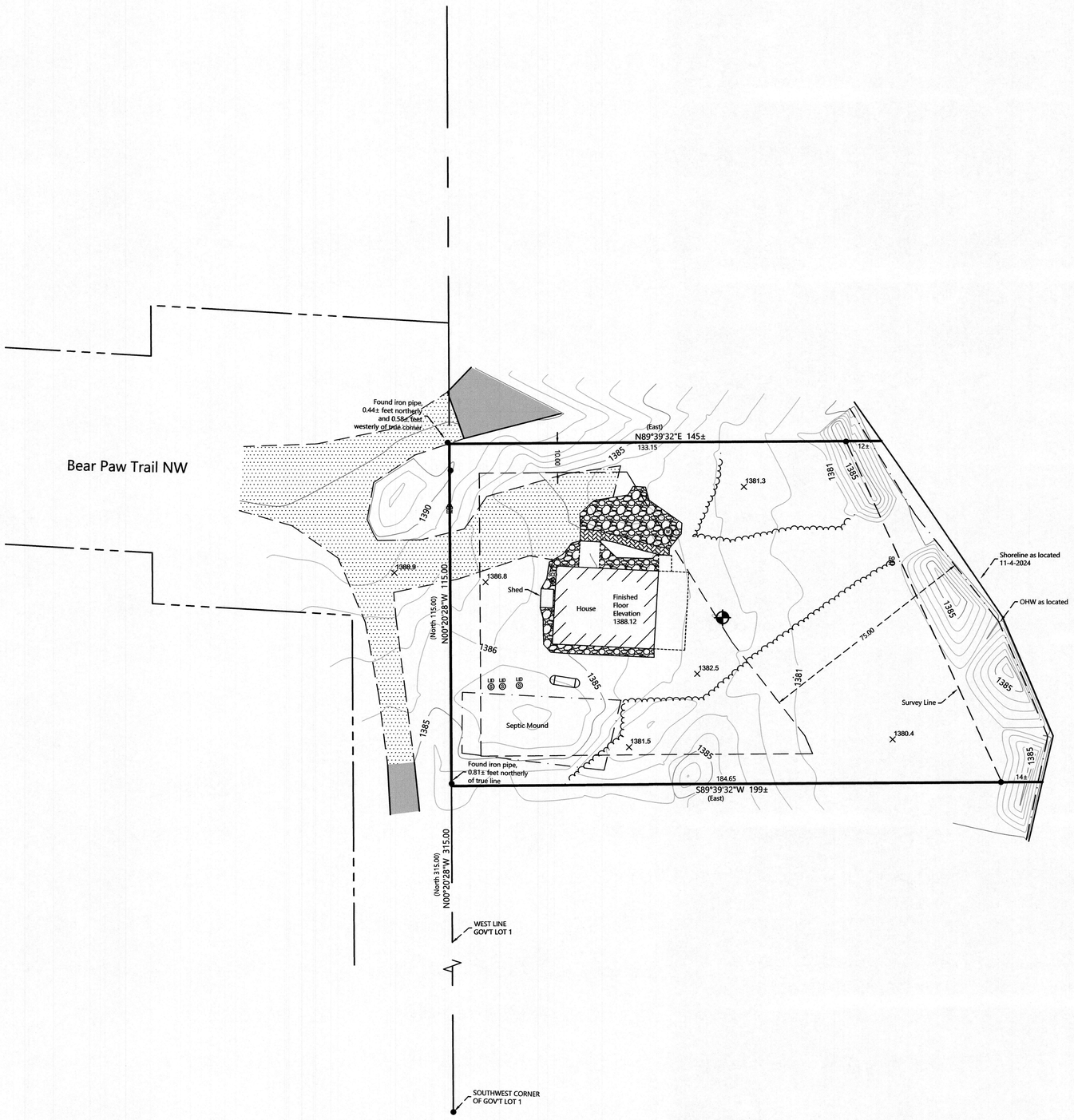
CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 1,
SECTION 09, TOWNSHIP 140 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA



Ten Mile Lake
General Development

LAKE ELEVATION = 1379.3 11/4/2024

ORDINARY HIGH WATER ELEVATION = 1379.9

BASED ON 1929 NGVD

EXISTING DESCRIPTION:

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16-009-3302

No delinquent taxes and transfer entered; Certificate of Real Estate Value sto
( ) Filed (X) not required
APRIL 02 2024
Cass County MN Auditor-Treasurer
By EBT , Deputy litor
Septic Disclosure
(x) Not Required ( ) Received ( ) Not Received
ty

A000701689
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR RECORDED ON
4/2/2024 12:03:01 PM
REC FEES: 46.00
AS DOC #: A000701689
PAGES: 2
BY SW DEP TX#: 193695
RECORDED ELECTRONICALLY

QUIT CLAIM DEED

STATE DEED TAX DUE HEREON: $1.65
(Consideration is LESS than $3000)

CASS COUNTY MN # ED2024293
Deed tax $ 1.65
Date 4/2/2024 By CW

Date: 03 / 22 / 2024 (Reserved for recording date)

FOR VALUABLE CONSIDERATION, Douglass L. Carson and Katrina M. Carson, married persons married to each other, (Grantors), hereby convey and quitclaim to Douglass L. Carson and Katrina M. Carson, trustees of the DK Revocable Trust dated the 5th day of March, 2024, (Grantees), real property in Cass County, Minnesota, described as follows:

Tract B—That part of Government Lot 1, Section 9, Township 140 N., Range 31 W., described as follows: Commencing at the southwest corner of said Lot 1; thence North 315.00 feet along the west line of said Lot 1 to the point of beginning of the tract to be described; thence North 115.00 feet along the west line of said Lot 1; thence East 148 feet, more or less to the shore of Ten Mile Lake; thence southeasterly and southerly along said shore to the point on said shore which is due east from the point of beginning; thence West 206 feet, more or less, to the point of beginning. For the purposes of this description the west line of said Lot 1 is considered a due north-south line.

Check box if applicable:

☐ The seller certifies that the seller does not know of any wells on the described real property.
☐ A Well Disclosure Certificate accompanies this document.
X I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

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.).

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- DENOTES CALCULATED POSITION
- DENOTES EXISTING ELECTRIC OUTLET
- DENOTES EXISTING ELECTRIC METER
- DENOTES EXISTING SEPTIC CLEANOUT, & SEPTIC TANK LID
- DENOTES EXISTING LP TANK
- DENOTES EXISTING WELL
- DENOTES EDGE OF TREELINE/EDGE OF LAWN
- DENOTES EDGE OF EXISTING ROCKBED
- DENOTES EDGE OF EXISTING GRAVEL
- DENOTES EDGE OF EXISTING BITUMINOUS
- DENOTES EDGE DECORATIVE STEPS
- DENOTES EXISTING BUILDING
- 1208 DENOTES EXISTING INTERMEDIATE CONTOURS
- 1210 DENOTES EXISTING INDEX CONTOURS
- 1234.5 DENOTES SPOT ELEVATION (EXISTING GRADE)
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- **BENCHMARK:** NAIL IN 19" DECIDUOUS TREE
  ELEV. = 1383.18

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 16-009-3302.
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.

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.

11/6/24
TERRY L. FREEMAN LIC. NO. 21367

NORTHERN ENGINEERING & CONSULTING, INC.
P.O. Box 292, Walker, MN 56484
Phone: 218-547-1266
web: www.necsa.com

CERTIFICATE OF SURVEY
Douglass and Katrina Carson
2361 Prestwick Bnd
Miamisburg, OH 45342

JOB NO. 24-225
DATE: 11-6-2024

SHEET NO.
1 OF 1