

CERTIFICATE OF SURVEY

FOR BERGERON

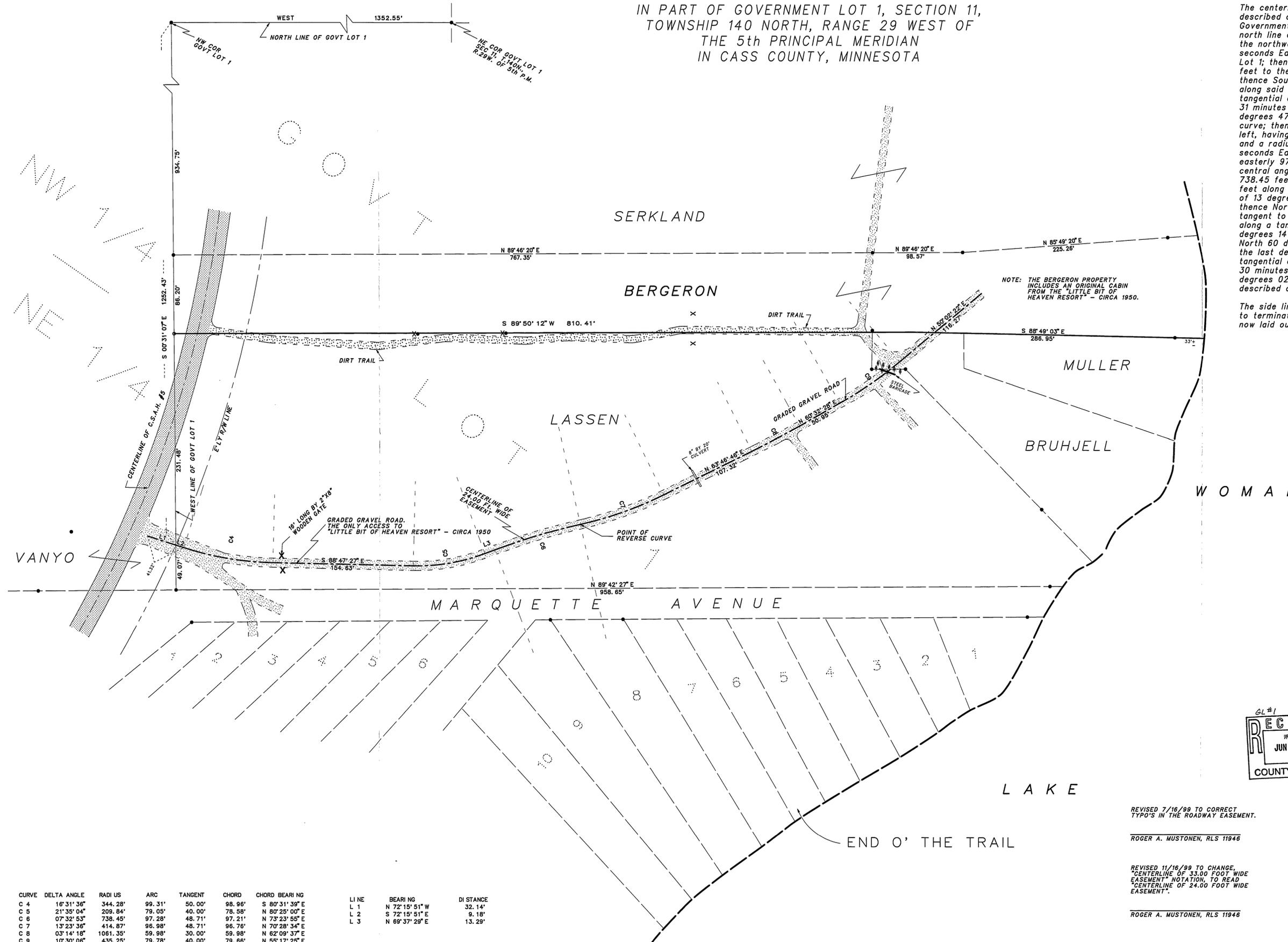
IN PART OF GOVERNMENT LOT 1, SECTION 11,
TOWNSHIP 140 NORTH, RANGE 29 WEST OF
THE 5th PRINCIPAL MERIDIAN
IN CASS COUNTY, MINNESOTA

ROADWAY EASEMENT

A 24.00 foot wide Roadway Easement for ingress, egress and regress, over, under and across part of Government Lot 1, Section 11, Township 140 North, Range 29 West of the 5th Principal Meridian:

The centerline of said 24.00 foot wide Roadway Easement is described as follows: Commencing at the northeast corner of said Government Lot 1; thence West, initial bearing assigned, along the north line of said Government Lot 1, a distance of 1352.55 feet to the northwest corner thereof; thence South 0 degrees 31 minutes 07 seconds East 1252.43 feet, along the west line of said Government Lot 1; thence North 72 degrees 15 minutes 51 seconds West 32.14 feet to the point of beginning of the centerline to be described; thence South 72 degrees 15 minutes 51 seconds East 41.32 feet, along said centerline; thence easterly 99.31 feet along a tangential curve to the left, having a central angle of 16 degrees 31 minutes 36 seconds and a radius of 344.28 feet; thence South 88 degrees 47 minutes 27 seconds East 154.63 feet tangent to said curve; thence easterly 79.05 feet along a tangential curve to the left, having a central angle of 21 degrees 35 minutes 04 seconds and a radius of 209.84 feet; thence North 69 degrees 37 minutes 29 seconds East 13.29 feet tangent to the last described curve; thence easterly 97.28 feet along a tangential curve to the right, having a central angle of 7 degrees 32 minutes 53 seconds and a radius of 738.45 feet to the point of reverse curve; thence easterly 96.98 feet along said reverse curve to the left having a central angle of 13 degrees 23 minutes 36 seconds and a radius of 414.87 feet; thence North 63 degrees 46 minutes 46 seconds East 107.32 feet, tangent to said reverse curve; thence northeasterly 59.98 feet along a tangential curve to the left, having a central angle of 3 degrees 14 minutes 18 seconds and a radius of 1061.35 feet; thence North 60 degrees 32 minutes 28 seconds East 50.95 feet tangent to the last described curve; thence northeasterly 79.78 feet along a tangential curve to the left, having a central angle of 10 degrees 30 minutes 06 seconds and a radius of 435.25 feet; thence North 50 degrees 02 minutes 22 seconds East 116.27 feet tangent to the last described curve, and said centerline there terminating.

The side lines of said Roadway Easement are prolonged or shortened to terminate on the easterly Right of Way Line of C.S.A.H. # 5 as now laid out and constructed.



NOTE: THE BERGERON PROPERTY INCLUDES AN ORIGINAL CABIN FROM THE "LITTLE BIT OF HEAVEN RESORT" - CIRCA 1950.

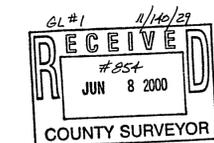
GRADED GRAVEL ROAD. THE ONLY ACCESS TO "LITTLE BIT OF HEAVEN RESORT" - CIRCA 1950



0 25 50 100
SCALE IN FEET
ONE METER = 3.2808333 U.S. SURVEY FEET
1 FOOT = 0.3048006 METERS

AMI SURVEYORS & MAPPERS
1073 COUNTY 5 NW, HACKENSACK, MINNESOTA 56452
PHONE: OFFICE (218) 682 2411 • FAX 682 2988

- INITIAL BEARING ASSIGNED
- DENOTES IRON MONUMENT FOUND
 - DENOTES IRON MONUMENT SET (stamped 11946)
 - DENOTES LOW LAND
 - ‡ DENOTES PINE TREE
 - × DENOTES STEEL POST
- THERE ARE NO WET LANDS AS DEFINED IN MINNESOTA STATUTE 505.02, SUBD. 1.



REVISED 7/16/99 TO CORRECT TYPED IN THE ROADWAY EASEMENT.

ROGER A. MUSTONEN, RLS 11946

REVISED 11/16/99 TO CHANGE "CENTERLINE OF 33.00 FOOT WIDE EASEMENT" NOTATION, TO READ "CENTERLINE OF 24.00 FOOT WIDE EASEMENT".

ROGER A. MUSTONEN, RLS 11946

THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE PROVISIONS OF MINNESOTA STATUTE 326.02 Subd. 4, IN CONFORMANCE WITH APPLICABLE SURVEYING STANDARDS SET FORTH IN THE "RECOMMENDED PROCEDURES FOR THE PRACTICE OF LAND SURVEYING", APPROVED AND ADOPTED BY THE MINNESOTA SOCIETY OF PROFESSIONAL SURVEYORS.

NOTE: NO ATTEMPT WAS MADE TO SURVEY AND SHOW THE EXISTENCE AND LOCATION OF WELLS, IMPROVEMENTS, UTILITIES OR VISIBLE FEATURES, EASEMENTS, ABOVEGROUND OR SUBSURFACE, TOPOGRAPHY, TERRAIN, LOW LAND LIMITS, ETC., EXCEPT AS SHOWN HEREON.

CERTIFICATE OF SURVEY

I, ROGER A. MUSTONEN, HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

ROGER A. MUSTONEN, LAND SURVEYOR
MINNESOTA LICENSE 11946

CURVE	DELTA ANGLE	RADI US	ARC	TANGENT	CHORD	CHORD BEARI NG	LI NE	BEARI NG	DI STANCE
C 4	16° 31' 36"	344.28'	99.31'	50.00'	98.96'	S 80° 31' 39" E	L 1	N 72° 15' 51" W	32.14'
C 5	21° 35' 04"	209.84'	79.05'	40.00'	78.58'	N 80° 25' 00" E	L 2	S 72° 15' 51" E	9.18'
C 6	07° 32' 53"	738.45'	87.28'	48.71'	97.21'	N 73° 23' 55" E	L 3	N 69° 37' 29" E	13.29'
C 7	13° 23' 36"	414.87'	96.98'	48.71'	96.76'	N 70° 28' 34" E			
C 8	03° 14' 18"	1061.35'	59.98'	30.00'	59.98'	N 62° 09' 37" E			
C 9	10° 30' 06"	435.25'	79.78'	40.00'	79.66'	N 55° 17' 25" E			