

CERTIFICATE OF SURVEY

LOT 11, BLOCK 4 & LOTS 19 AND 20, BLOCK 2, SYLVAN SHADY SHORES
SECTION 2, TOWNSHIP 133 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

LEGAL DESCRIPTION PROVIDED BY CLIENT

Lot 11, Block 4, and Lots 19 and 20, Block 2, SYLVAN SHADY SHORES,
Section 2, Township 133 North, Range 30 West

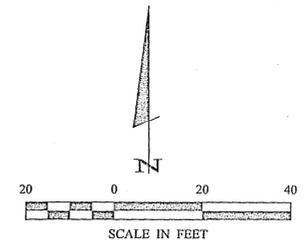


LEGEND

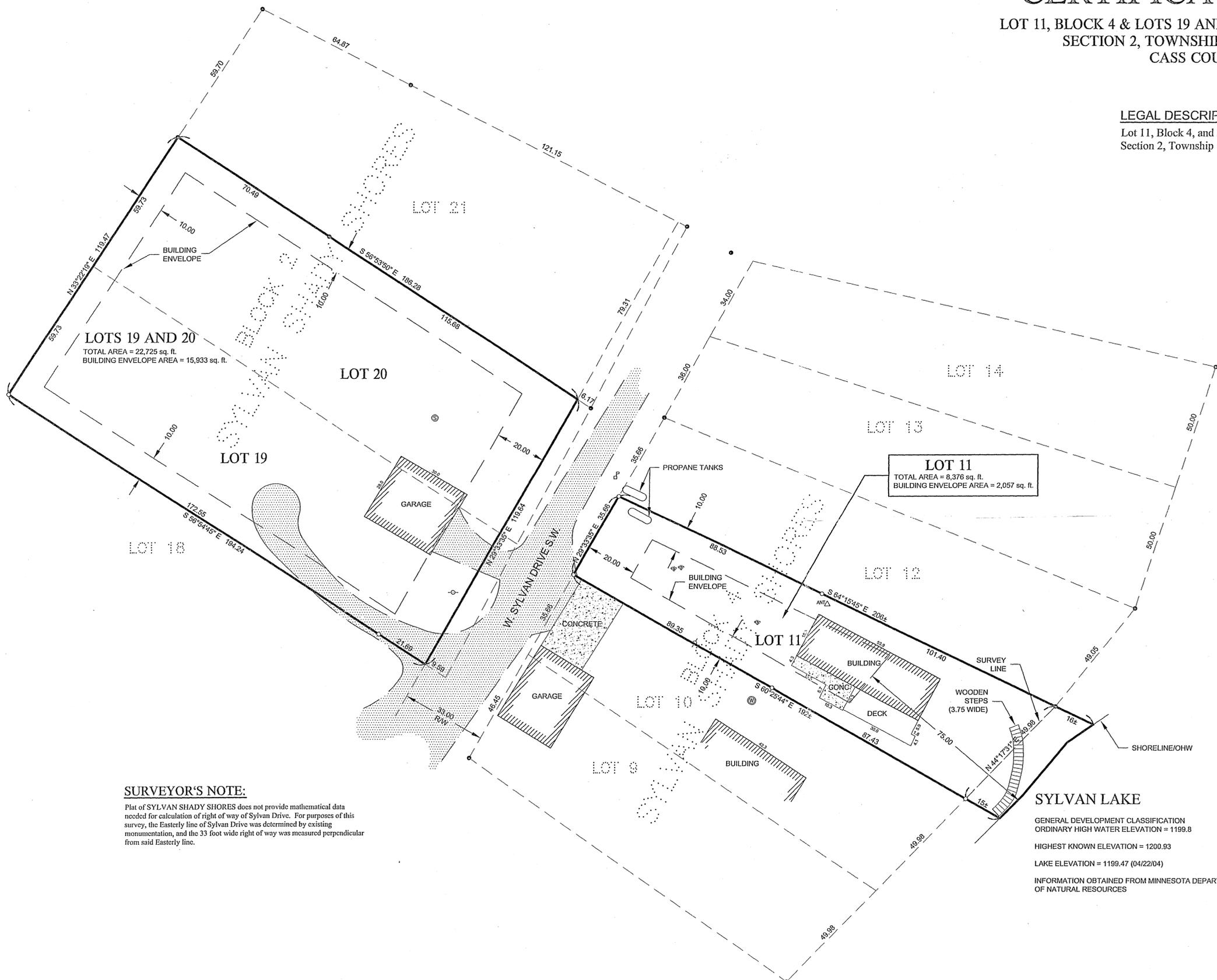
- DENOTES EDGE OF GRAVEL
- DENOTES ANTENNA TOWER
- DENOTES UTILITY POLE
- DENOTES PHONE PEDESTAL & PHONE BOX
- DENOTES WELL
- DENOTES SANITARY SEWER MANHOLE
- DENOTES SEPTIC VENT
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 41002

NOTES:

1. Zoning for subject tract = "Shoreland Residential".
2. No bluffs or wetlands exist on subject property.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE COMMON LINE OF LOTS 20 AND 21, BLOCK 2 TO HAVE AN ASSUMED BEARING OF S 56°53'50" E.



LOTS 19 AND 20
TOTAL AREA = 22,725 sq. ft.
BUILDING ENVELOPE AREA = 15,933 sq. ft.

LOT 11
TOTAL AREA = 8,376 sq. ft.
BUILDING ENVELOPE AREA = 2,057 sq. ft.

SURVEYOR'S NOTE:

Plat of SYLVAN SHADY SHORES does not provide mathematical data needed for calculation of right of way of Sylvan Drive. For purposes of this survey, the Easterly line of Sylvan Drive was determined by existing monumentation, and the 33 foot wide right of way was measured perpendicular from said Easterly line.

Landecker & Associates, Inc.
Engineering - Surveying - Planning
Project: Sylvan, MN 5472
Phone: 1-888-866-9490
Fax: 218-565-5494

HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.
Patricia Trotter
PATRICIA TROTTER, P.L.S. #1002
DATE: *May 25, 2004* L.C. NO. *1100*

REVISIONS	DATE	DESCRIPTION

COMPUTER:	DATE:	SCALE:	VERT.:
C041137.dwg	05/21/04	1"=20'	NONE
FIELD BOOK:	PG. 12	HORZ.:	
BOOK 251			
FILE NO.:	041137		

PROJ. MGR.	KTM	CHECKED BY:	PAT	DRAWN BY:	DMS
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CERTIFICATE OF SURVEY
Scott and Carol Carron
2619 Cottonwood Court
Shoreview, MN 55126

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