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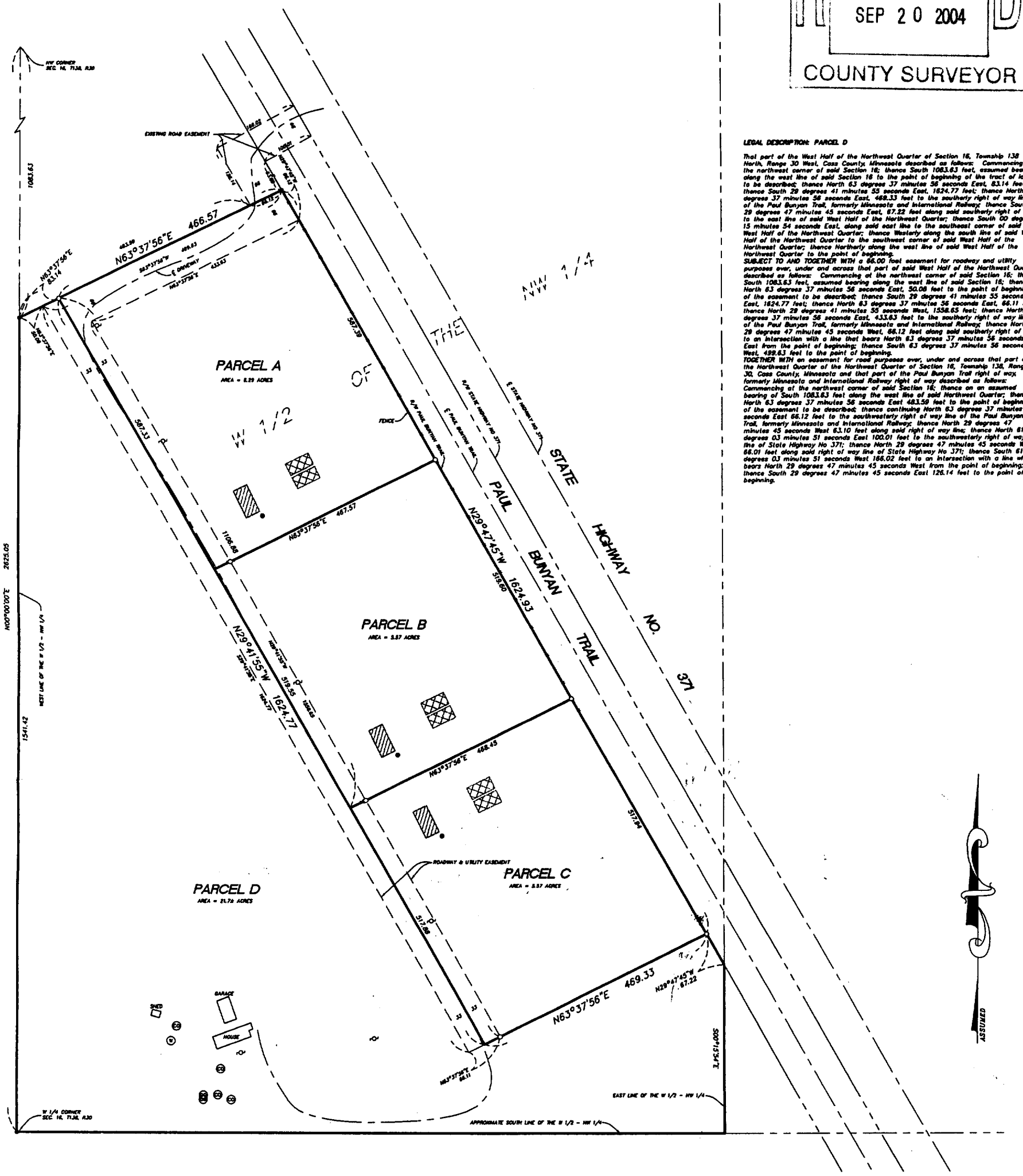
CERTIFICATE OF SURVEY

RECEIVED
SEP 20 2004
COUNTY SURVEYOR



LEGAL DESCRIPTION: PARCEL D

That part of the West Half of the Northwest Quarter of Section 16, Township 138 North, Range 30 West, Cass County, Minnesota described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16 to the point of beginning of the tract of land to be described; thence North 63 degrees 37 minutes 56 seconds East, 83.14 feet; thence South 29 degrees 41 minutes 55 seconds East, 1624.77 feet; thence North 63 degrees 37 minutes 56 seconds East, 469.33 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence South 29 degrees 47 minutes 45 seconds East, 67.22 feet along said southerly right of way to the east line of said West Half of the Northwest Quarter; thence South 00 degrees 15 minutes 54 seconds East, along said east line to the southeast corner of said West Half of the Northwest Quarter; thence Westerly along the south line of said West Half of the Northwest Quarter to the southwest corner of said West Half of the Northwest Quarter; thence Northerly along the west line of said West Half of the Northwest Quarter to the point of beginning.
SUBJECT TO AND TOGETHER WITH a 66.00 foot easement for roadway and utility purposes over, under and across that part of said West Half of the Northwest Quarter described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 50.08 feet to the point of beginning of the easement to be described; thence South 29 degrees 41 minutes 55 seconds East, 1624.77 feet; thence North 63 degrees 37 minutes 56 seconds East, 66.11 feet; thence North 29 degrees 41 minutes 55 seconds West, 1558.65 feet; thence North 63 degrees 37 minutes 56 seconds East, 433.63 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 66.12 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 499.63 feet to the point of beginning.
TOGETHER WITH an easement for road purposes over, under and across that part of the Northwest Quarter of the Northwest Quarter of Section 16, Township 138, Range 30, Cass County, Minnesota and that part of the Paul Bunyan Trail right of way, formerly Minnesota and International Railway right of way described as follows: Commencing at the northwest corner of said Section 16; thence on an assumed bearing of South 1083.63 feet along the west line of said Northwest Quarter; thence North 63 degrees 37 minutes 56 seconds East 483.59 feet to the point of beginning of the easement to be described; thence continuing North 63 degrees 37 minutes 56 seconds East 66.12 feet to the southwesterly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West 63.10 feet along said right of way line; thence North 61 degrees 03 minutes 51 seconds East 100.01 feet to the southwesterly right of way line of State Highway No 371; thence North 29 degrees 47 minutes 45 seconds West 66.01 feet along said right of way line of State Highway No 371; thence South 61 degrees 03 minutes 51 seconds West 166.02 feet to an intersection with a line which bears North 29 degrees 47 minutes 45 seconds West from the point of beginning; thence South 29 degrees 47 minutes 45 seconds East 126.14 feet to the point of beginning.

LEGAL DESCRIPTION: PARCEL A

That part of the West Half of the Northwest Quarter of Section 16, Township 138 North, Range 30 West, Cass County, Minnesota described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 83.14 feet to the point of beginning of the tract of land to be described; thence South 29 degrees 41 minutes 55 seconds East, 587.33 feet; thence North 63 degrees 37 minutes 56 seconds East, 467.57 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 587.33 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 466.57 feet to the point of beginning.
SUBJECT TO AND TOGETHER WITH a 66.00 foot easement for roadway and utility purposes over, under and across that part of said West Half of the Northwest Quarter described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 50.08 feet to the point of beginning of the easement to be described; thence South 29 degrees 41 minutes 55 seconds East, 1624.77 feet; thence North 63 degrees 37 minutes 56 seconds East, 66.11 feet; thence North 29 degrees 41 minutes 55 seconds West, 1558.65 feet; thence North 63 degrees 37 minutes 56 seconds East, 433.63 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 66.12 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 499.63 feet to the point of beginning.
TOGETHER WITH an easement for road purposes over, under and across that part of the Northwest Quarter of the Northwest Quarter of Section 16, Township 138, Range 30, Cass County, Minnesota and that part of the Paul Bunyan Trail right of way, formerly Minnesota and International Railway right of way described as follows: Commencing at the northwest corner of said Section 16; thence on an assumed bearing of South 1083.63 feet along the west line of said Northwest Quarter; thence North 63 degrees 37 minutes 56 seconds East 483.59 feet to the point of beginning of the easement to be described; thence continuing North 63 degrees 37 minutes 56 seconds East 66.12 feet to the southwesterly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West 63.10 feet along said right of way line; thence North 61 degrees 03 minutes 51 seconds East 100.01 feet to the southwesterly right of way line of State Highway No 371; thence North 29 degrees 47 minutes 45 seconds West 66.01 feet along said right of way line of State Highway No 371; thence South 61 degrees 03 minutes 51 seconds West 168.02 feet to an intersection with a line which bears North 29 degrees 47 minutes 45 seconds West from the point of beginning; thence South 29 degrees 47 minutes 45 seconds East 126.14 feet to the point of beginning.

LEGAL DESCRIPTION: PARCEL B

That part of the West Half of the Northwest Quarter of Section 16, Township 138 North, Range 30 West, Cass County, Minnesota described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 83.14 feet; thence South 29 degrees 41 minutes 55 seconds East, 587.33 feet to the point of beginning of the tract of land to be described; thence continue South 29 degrees 41 minutes 55 seconds East, 519.55 feet; thence North 63 degrees 37 minutes 56 seconds East, 468.45 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 518.60 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 467.57 feet to the point of beginning.
SUBJECT TO AND TOGETHER WITH a 66.00 foot easement for roadway and utility purposes over, under and across that part of said West Half of the Northwest Quarter described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 50.08 feet to the point of beginning of the easement to be described; thence South 29 degrees 41 minutes 55 seconds East, 1624.77 feet; thence North 63 degrees 37 minutes 56 seconds East, 66.11 feet; thence North 29 degrees 41 minutes 55 seconds West, 1558.65 feet; thence North 63 degrees 37 minutes 56 seconds East, 433.63 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 66.12 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 499.63 feet to the point of beginning.
TOGETHER WITH an easement for road purposes over, under and across that part of the Northwest Quarter of the Northwest Quarter of Section 16, Township 138, Range 30, Cass County, Minnesota and that part of the Paul Bunyan Trail right of way, formerly Minnesota and International Railway right of way described as follows: Commencing at the northwest corner of said Section 16; thence on an assumed bearing of South 1083.63 feet along the west line of said Northwest Quarter; thence North 63 degrees 37 minutes 56 seconds East 483.59 feet to the point of beginning of the easement to be described; thence continuing North 63 degrees 37 minutes 56 seconds East 66.12 feet to the southwesterly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West 63.10 feet along said right of way line; thence North 61 degrees 03 minutes 51 seconds East 100.01 feet to the southwesterly right of way line of State Highway No 371; thence North 29 degrees 47 minutes 45 seconds West 66.01 feet along said right of way line of State Highway No 371; thence South 61 degrees 03 minutes 51 seconds West 166.02 feet to an intersection with a line which bears North 29 degrees 47 minutes 45 seconds West from the point of beginning; thence South 29 degrees 47 minutes 45 seconds East 126.14 feet to the point of beginning.

LEGAL DESCRIPTION: PARCEL C

That part of the West Half of the Northwest Quarter of Section 16, Township 138 North, Range 30 West, Cass County, Minnesota described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 83.14 feet; thence South 29 degrees 41 minutes 55 seconds East, 1108.88 feet to the point of beginning of the tract of land to be described; thence continue South 29 degrees 41 minutes 55 seconds East, 517.88 feet; thence North 63 degrees 37 minutes 56 seconds East, 468.33 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 517.94 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 468.45 feet to the point of beginning.
SUBJECT TO AND TOGETHER WITH a 66.00 foot easement for roadway and utility purposes over, under and across that part of said West Half of the Northwest Quarter described as follows: Commencing at the northwest corner of said Section 16; thence South 1083.63 feet, assumed bearing along the west line of said Section 16; thence North 63 degrees 37 minutes 56 seconds East, 50.08 feet to the point of beginning of the easement to be described; thence South 29 degrees 41 minutes 55 seconds East, 1624.77 feet; thence North 63 degrees 37 minutes 56 seconds East, 66.11 feet; thence North 29 degrees 41 minutes 55 seconds West, 1558.65 feet; thence North 63 degrees 37 minutes 56 seconds East, 433.63 feet to the southerly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West, 66.12 feet along said southerly right of way to an intersection with a line that bears North 63 degrees 37 minutes 56 seconds East from the point of beginning; thence South 63 degrees 37 minutes 56 seconds West, 499.63 feet to the point of beginning.
TOGETHER WITH an easement for road purposes over, under and across that part of the Northwest Quarter of the Northwest Quarter of Section 16, Township 138, Range 30, Cass County, Minnesota and that part of the Paul Bunyan Trail right of way, formerly Minnesota and International Railway right of way described as follows: Commencing at the northwest corner of said Section 16; thence on an assumed bearing of South 1083.63 feet along the west line of said Northwest Quarter; thence North 63 degrees 37 minutes 56 seconds East 483.59 feet to the point of beginning of the easement to be described; thence continuing North 63 degrees 37 minutes 56 seconds East 66.12 feet to the southwesterly right of way line of the Paul Bunyan Trail, formerly Minnesota and International Railway; thence North 29 degrees 47 minutes 45 seconds West 63.10 feet along said right of way line; thence North 61 degrees 03 minutes 51 seconds East 100.01 feet to the southwesterly right of way line of State Highway No 371; thence North 29 degrees 47 minutes 45 seconds West 66.01 feet along said right of way line of State Highway No 371; thence South 61 degrees 03 minutes 51 seconds West 166.02 feet to an intersection with a line which bears North 29 degrees 47 minutes 45 seconds West from the point of beginning; thence South 29 degrees 47 minutes 45 seconds East 126.14 feet to the point of beginning.

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

- Denotes Set Iron Monument Capped RLS 17253
- Denotes Found Iron Monument
- Denotes Power Pole
- Denotes Sewer Inspection Pipe
- Denotes Well
- Denotes Possible Building Location
- Denotes Possible Primary and Alternate Septic Location
- Denotes Possible Well Location

Prepared By:
Westwood Professional Services, Inc.
411 Laurel Street
Brainerd, MN 56401
Phone: (218) 829-1751 Fax: (218) 829-4733

I hereby certify that this survey 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.

Bruce Girtsa
Date 9/15/04 License No. 17253

Crew:	KW
Checked:	BWG
Drawn:	CDH
Record Drawing (y/n)/date:	

Prepared for:
Brian Bittner
P.O. Box 721
Pequot Lakes, Minnesota 56472

Part of Section 16, T138, R30, Cass County, MN

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