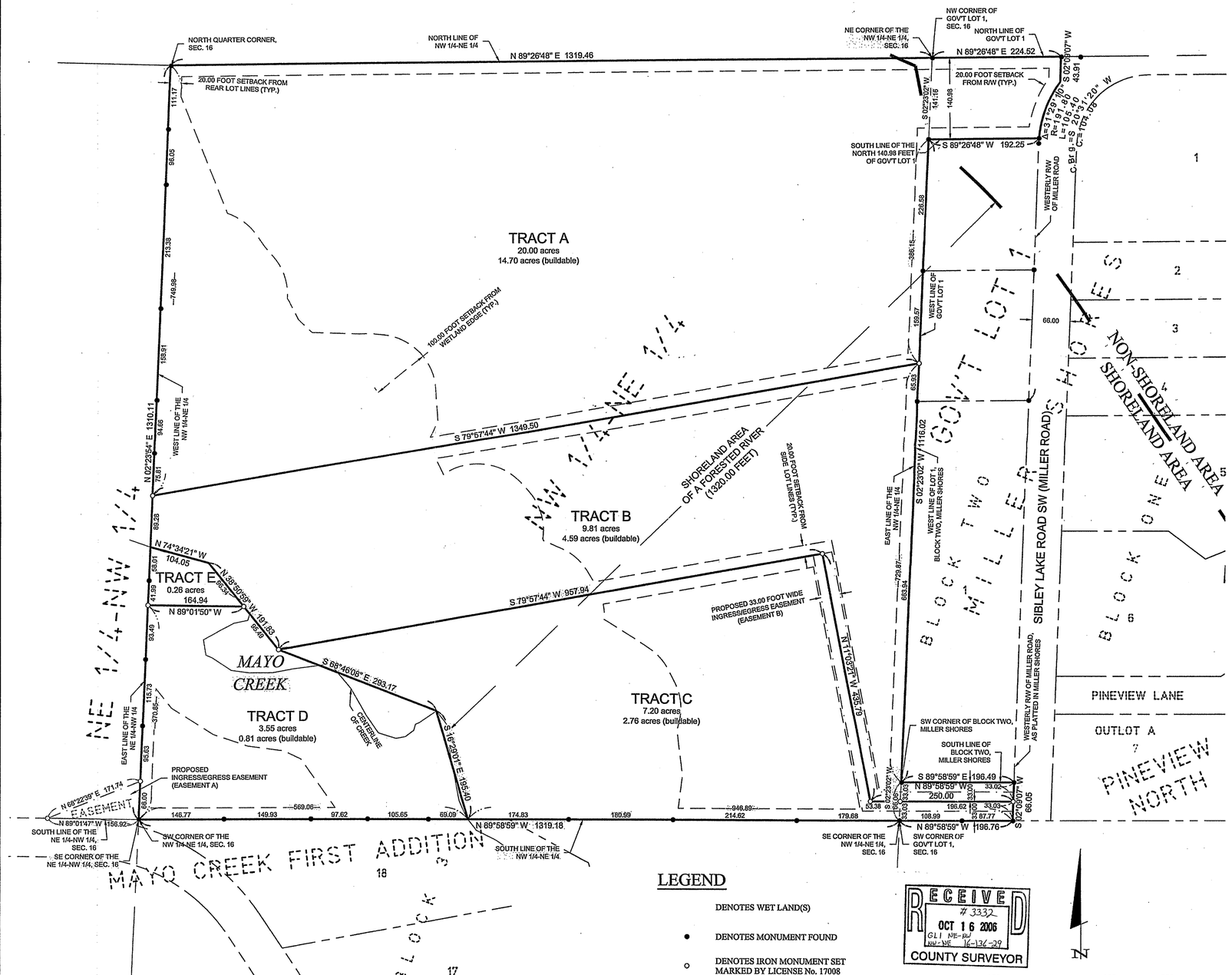
CERTIFICATE OF SURVEY

PART OF GOV'T LOT 1 & THE NE 1/4-NW 1/4 & THE NW 1/4-NE 1/4
ALL IN SECTION 16, TOWNSHIP 136 NORTH, RANGE 29 WEST
CASS COUNTY, MINNESOTA

LEGAL DESCRIPTION PROVIDED BY CLIENT

The Northwest Quarter of the Northeast Quarter and that part of the North 140.98 feet of Government Lot 1, all in Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, lying Westerly of the right-of-way of Miller Road, as dedicated in the plat of MILLER SHORES, according to the recorded plat thereof, said County.
AND
The South 66.00 feet of said Government Lot 1 lying Westerly of said right-of-way of Miller Road.

Subject to easements, restrictions, and reservations of record.



LEGEND

- DENOTES WET LAND(S)
- ● DENOTES MONUMENT FOUND
- ○ DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 17008

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF THE NW 1/4-NE 1/4 TO HAVE AN ASSUMED BEARING OF S 02°23'02" W.

RECEIVED
3332
OCT 16 2006
GLI NE-NW NW-NE 16-136-29
COUNTY SURVEYOR

N

100 0 100 200
SCALE IN FEET

PROPOSED BOUNDARY DESCRIPTIONS

TRACT A

That part of the North 140.98 feet of Government Lot 1, Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, lying Westerly of the right-of-way of Miller Road, as dedicated in the plat of MILLER SHORES, according to the recorded plat thereof, said county.
AND
That part of the Northwest Quarter of the Northeast Quarter, Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, lying Northerly of the following described line:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 527.31 feet to the point of beginning of the line to be herein described; thence South 79 degrees 57 minutes 44 seconds West 1349.50 feet, more or less, to the West line of said Northwest Quarter of the Northeast Quarter and said described line there terminating.

Subject to easements, restrictions, and reservations of record.

TRACT B

That part of the Northwest Quarter of the Northeast Quarter and that part of Government Lot 1, all in Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, described as follows:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 527.31 feet to the point of beginning of the tract to be herein described; thence continuing South 02 degrees 23 minutes 02 seconds West along said East line 729.87 feet to the Southwest corner of Block 2, MILLER SHORES, according to the recorded plat thereof, said county; thence South 89 degrees 58 minutes 59 seconds East along the South line of said Block 2 for a distance of 196.49 feet, more or less, to the Westerly right-of-way line of Miller Road, as dedicated in said plat; thence South 02 degrees 09 minutes 07 seconds West along said Westerly right-of-way line 33.02 feet; thence North 89 degrees 58 minutes 59 seconds West 250.00 feet; thence North 11 degrees 03 minutes 21 seconds West 435.79 feet; thence South 79 degrees 57 minutes 44 seconds West 957.94 feet; thence North 38 degrees 50 minutes 59 seconds West 191.83 feet; thence North 74 degrees 34 minutes 21 seconds West 104.05 feet, more or less, to the West line of said Northwest Quarter of the Northeast Quarter; thence North 02 degrees 23 minutes 54 seconds East along said West line 89.28 feet, more or less, to the intersection with a line bearing South 79 degrees 57 minutes 44 seconds West from the point of beginning; thence North 79 degrees 57 minutes 44 seconds East 1349.50 feet, more or less, to the point of beginning.

Subject and together with Easement B, as described below.
Subject to easements, restrictions, and reservations of record.

TRACT C

That part of the Northwest Quarter of the Northeast Quarter and that part of Government Lot 1, all in Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, described as follows:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 1257.18 feet to the Southwest corner of Block 2, MILLER SHORES, according to the recorded plat thereof, said county; thence South 89 degrees 58 minutes 59 seconds East along the South line of said Block 2 for a distance of 196.49 feet, more or less, to the Westerly right-of-way line of Miller Road, as dedicated in said plat; thence South 02 degrees 09 minutes 07 seconds West along said Westerly right-of-way line 33.02 feet to the point of beginning of the tract to be herein described; thence North 89 degrees 58 minutes 59 seconds West 250.00 feet; thence North 11 degrees 03 minutes 21 seconds West 435.79 feet; thence South 79 degrees 57 minutes 44 seconds West 957.94 feet; thence South 16 degrees 29 minutes 01 second East 195.40 feet, more or less, to the South line of said Northwest Quarter of the Northeast Quarter; thence South 89 degrees 58 minutes 59 seconds East 750.12 feet to the Southeast corner of said Northwest Quarter of the Northeast Quarter, said point also being the Southwest corner of said Government Lot 1; thence South 89 degrees 58 minutes 59 seconds East 196.76 feet, more or less, to said Westerly right-of-way line; thence North 02 degrees 09 minutes 07 seconds East along said Westerly right-of-way line 33.03 feet to the point of beginning.

Subject to and together with Easement B, as described below.
Subject to easements, restrictions, and reservations of record.

TRACT D

That part of the Northwest Quarter of the Northeast Quarter, Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, described as follows:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 1257.18 feet to the Southwest corner of Block 2, MILLER SHORES, according to the recorded plat thereof, said county; thence South 89 degrees 58 minutes 59 seconds East along the South line of said Block 2 for a distance of 196.49 feet, more or less, to the Westerly right-of-way line of Miller Road, as dedicated in said plat; thence South 02 degrees 09 minutes 07 seconds West along said Westerly right-of-way line 33.02 feet; thence North 89 degrees 58 minutes 59 seconds West 250.00 feet; thence North 11 degrees 03 minutes 21 seconds West 435.79 feet; thence South 79 degrees 57 minutes 44 seconds West 957.94 feet to the point of beginning of the tract to be herein described; thence South 68 degrees 46 minutes 08 seconds East 293.17 feet; thence South 16 degrees 29 minutes 01 second East 195.40 feet, more or less, to the South line of said Northwest Quarter of the Northeast Quarter; thence North 89 degrees 58 minutes 59 seconds West along said South line 569.06 feet to the Southwest corner of said Northwest Quarter of the Northeast Quarter; thence North 02 degrees 23 minutes 54 seconds East along the West line of said Northwest Quarter of the Northeast Quarter 370.85 feet; thence South 89 degrees 01 minute 50 seconds East 164.94 feet to the intersection with a line bearing North 38 degrees 50 minutes 59 seconds West from the point of beginning; thence South 38 degrees 50 minutes 59 seconds East 95.49 feet, more or less, to the point of beginning.

Together with Easement A, as described below.
Subject to easements, restrictions, and reservations of record.

TRACT E

That part of the Northwest Quarter of the Northeast Quarter, Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, described as follows:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 1257.18 feet to the Southwest corner of Block 2, MILLER SHORES, according to the recorded plat thereof, said county; thence South 89 degrees 58 minutes 59 seconds East along the South line of said Block 2 for a distance of 196.49 feet, more or less, to the Westerly right-of-way line of Miller Road, as dedicated in said plat; thence South 02 degrees 09 minutes 07 seconds West along said Westerly right-of-way line 33.02 feet; thence North 89 degrees 58 minutes 59 seconds West 250.00 feet; thence North 11 degrees 03 minutes 21 seconds West 435.79 feet; thence South 79 degrees 57 minutes 44 seconds West 957.94 feet; thence North 38 degrees 50 minutes 59 seconds West 95.49 feet to the point of beginning of the tract to be herein described; thence continuing North 38 degrees 50 minutes 59 seconds West 96.34 feet; thence North 74 degrees 34 minutes 21 seconds West 104.05 feet, more or less, to the West line of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 54 seconds West along said West line 100.00 feet to the intersection with a line bearing North 89 degrees 01 minute 50 seconds West from the point of beginning; thence South 89 degrees 01 minute 50 seconds East 164.94 feet, more or less, to the point of beginning.

Subject to easements, restrictions, and reservations of record.

PROPOSED EASEMENT DESCRIPTIONS

EASEMENT A

An easement for ingress, egress, and utility purposes over, under, and across that part of the Northeast Quarter of the Northwest Quarter, Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, described as follows:
Beginning at the Southeast corner of said Northeast Quarter of the Northwest Quarter; thence North 89 degrees 01 minute 47 seconds West, assumed bearing, along the South line of said Northeast Quarter of the Northwest Quarter 156.92 feet; thence North 68 degrees 22 minutes 39 seconds East 171.74 feet, more or less, to the East line of said Northeast Quarter of the Northwest Quarter; thence South 02 degrees 23 minutes 54 seconds West along said East line 66.00 feet, more or less, to the point of beginning.

EASEMENT B

A 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of the Northwest Quarter of the Northeast Quarter and that part of Government Lot 1, all in Section 16, Township 136 North, Range 29 West, Cass County, Minnesota, the centerline of said easement is described as follows:
Commencing at the Northeast corner of said Northwest Quarter of the Northeast Quarter; thence South 02 degrees 23 minutes 02 seconds West, assumed bearing, along the East line of said Northwest Quarter of the Northeast Quarter 1257.18 feet to the Southwest corner of Block 2, MILLER SHORES, according to the recorded plat thereof, said county; thence South 89 degrees 58 minutes 59 seconds East along the South line of said Block 2 for a distance of 196.49 feet, more or less, to the Westerly right-of-way line of Miller Road, as dedicated in said plat; thence South 02 degrees 09 minutes 07 seconds West along said Westerly right-of-way line 33.02 feet, said point being the centerline of the easement to be herein described; thence North 89 degrees 58 minutes 59 seconds West 250.00 feet; thence North 11 degrees 03 minutes 21 seconds West 435.79 feet and said described centerline there terminating.
The sidelines of said easement shall be prolonged or shortened to terminate at said Westerly right-of-way line, and a line bearing South 02 degrees 09 minutes 07 seconds West from the point of beginning, and a line bearing North 79 degrees 57 minutes 44 seconds East from the point of beginning.

NOTES:

1. Wetland delineation was completed on 06/27/06, by Landecker & Associates, Inc.
2. TRACT E is a non-buildable lot and will be deeded to the adjacent landowner of in the NE 1/4-NW 1/4.
3. Improvements have not been surveyed or shown on subject tract(s).

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Landecker & Associates, Inc.
Engineering - Surveying - Planning
Pequot Lakes, MN 56472
Phone: 1-888-866-4940 Fax: 218-568-4404

I 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.
CYNTHIA M. HIDDE, PLS #44981
DATE 8/4/06 LIC. NO. 44981

REVISIONS		
DESCRIPTION	BY	DATE

CERTIFICATE OF SURVEY
Mike Glover
5721 Sibley Lake Road
Pequot Lakes, MN 56472

PROJ. MGR.: CMH
CHECKED BY: CMH
DRAWN BY: JWR
COMPUTER: C061180.dwg
FIELD BOOK: BOOK PG.
FILE NO.: 061180
DATE: 08/04/06
SCALE: HORZ. 1" = 100' VERT. NONE

SHEET 1 OF 1

cindy hidde Aug 04, 2006 - 03:14pm - F:\Drawings\2006\061180 Glover\dwg\C061180.dwg