Doug Gardner 8/21/2007 10:26 AM - C:\drawings\072138 PINE POINT\dwg\C072138.dwg

CERTIFICATE OF SURVEY

COMMON AREAS 1 & 2, OUTLOTS A & B AND PART OF GOVERNMENT LOT 1, SECTION 31, TOWNSHIP 143 NORTH, RANGE 30 WEST, CASS COUNTY, MINNESOTA

N

60 0 60 120

SCALE IN FEET

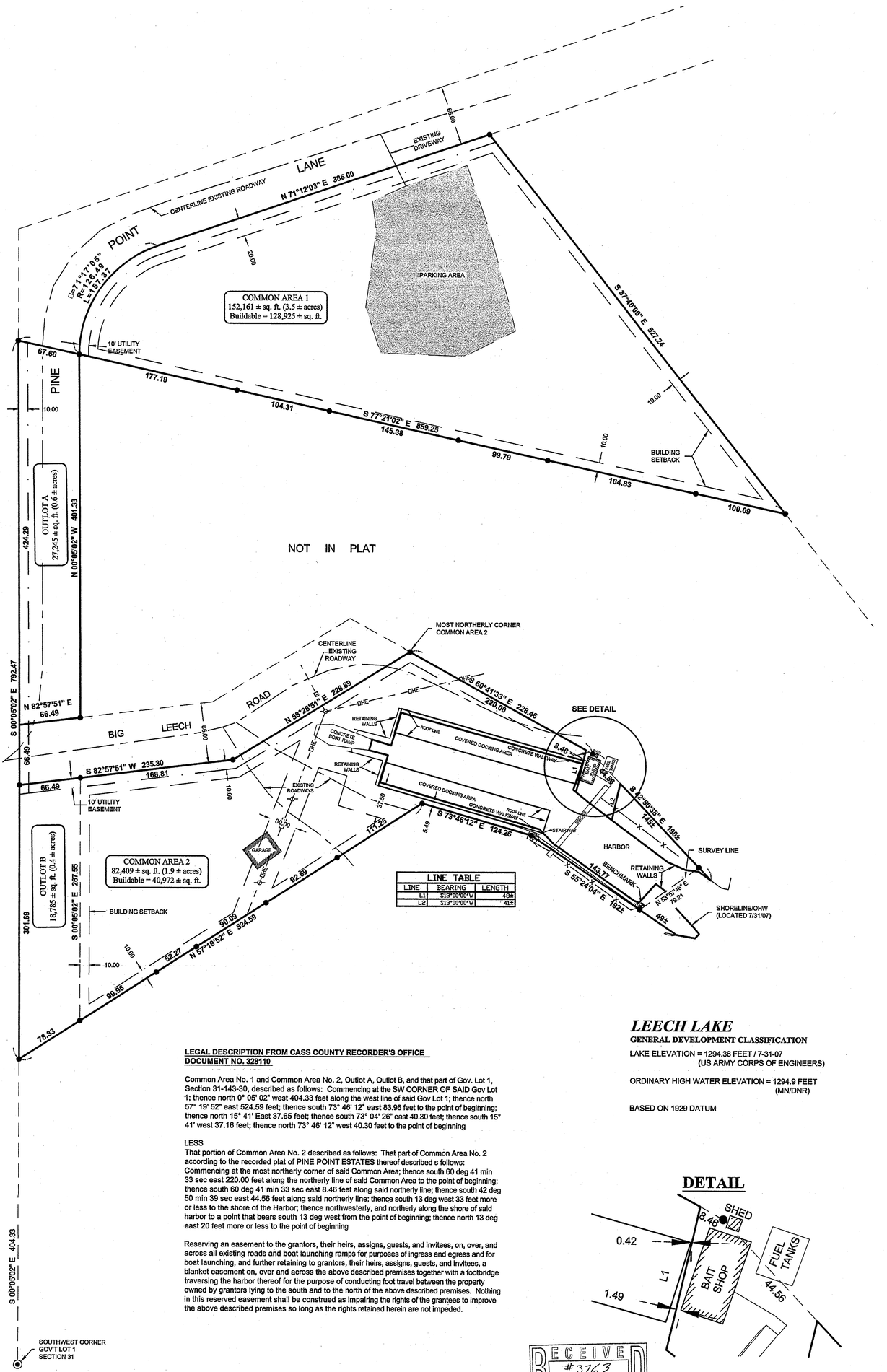
ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE WEST LINE OF GOV'T LOT 1 TO HAVE AN ASSUMED BEARING OF N 0° 05' 02" W.

LEGEND

- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 21367
- DENOTES GLO BRASS CAP MONUMENT
- DENOTES EXISTING UTILITY POLE
- DENOTES EXISTING MOUNTED LIGHT
- DENOTES EXISTING FENCE LINE

BENCHMARK:
60d SPIKE IN EASTERLY SIDE OF POWERPOLE

ELEV. = 1298.87 FEET



LINE TABLE		
LINE	BEARING	LENGTH
L1	S15°00'00"W	48±
L2	S13°00'00"W	41±

LEGAL DESCRIPTION FROM CASS COUNTY RECORDER'S OFFICE DOCUMENT NO. 328110

Common Area No. 1 and Common Area No. 2, Outlot A, Outlot B, and that part of Gov. Lot 1, Section 31-143-30, described as follows: Commencing at the SW CORNER OF SAID Gov Lot 1; thence north 0° 05' 02" west 404.33 feet along the west line of said Gov Lot 1; thence north 57° 19' 52" east 524.59 feet; thence south 73° 46' 12" east 83.96 feet to the point of beginning; thence north 15° 41' East 37.65 feet; thence south 73° 04' 26" east 40.30 feet; thence south 15° 41' west 37.16 feet; thence north 73° 46' 12" west 40.30 feet to the point of beginning

LESS

That portion of Common Area No. 2 described as follows: That part of Common Area No. 2 according to the recorded plat of PINE POINT ESTATES thereof described s follows: Commencing at the most northerly corner of said Common Area; thence south 60 deg 41 min 33 sec east 220.00 feet along the northerly line of said Common Area to the point of beginning; thence south 60 deg 41 min 33 sec east 8.46 feet along said northerly line; thence south 42 deg 50 min 39 sec east 44.56 feet along said northerly line; thence south 13 deg west 33 feet more or less to the shore of the Harbor; thence northwesterly, and northerly along the shore of said harbor to a point that bears south 13 deg west from the point of beginning; thence north 13 deg east 20 feet more or less to the point of beginning

Reserving an easement to the grantors, their heirs, assigns, guests, and invitees, on, over, and across all existing roads and boat launching ramps for purposes of ingress and egress and for boat launching, and further retaining to grantors, their heirs, assigns, guests, and invitees, a blanket easement on, over and across the above described premises together with a footbridge traversing the harbor thereof for the purpose of conducting foot travel between the property owned by grantors lying to the south and to the north of the above described premises. Nothing in this reserved easement shall be construed as impairing the rights of the grantees to improve the above described premises so long as the rights retained herein are not impeded.

LEECH LAKE

GENERAL DEVELOPMENT CLASSIFICATION

LAKE ELEVATION = 1294.36 FEET / 7-31-07
(US ARMY CORPS OF ENGINEERS)

ORDINARY HIGH WATER ELEVATION = 1294.9 FEET
(MN/DNR)

BASED ON 1929 DATUM

DETAIL

RECEIVED
#3763
OCT - 4 2007
CASS COUNTY SURVEYOR

© 2007 Landecker & Associates, Inc.

SHEET	CERTIFICATE OF SURVEY	PROJECT MANAGER: TLF	PROJECT No.: 072138	DATE: 8/21/07
1 OF 1	PINE POINT HARBOR ASSOC. INC. 4403 PINE POINT DRIVE NW WALKER, MN 56484	CHECKED BY: TLF	FILE NAME: C072138.dwg	SCALE: HORZ. 1"=60'
		DRAWN BY: DRG	FIELD BOOK: BOOK 284 PG. 28	VERT. NONE

REVISIONS		
DATE	DESCRIPTION	BY

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.

TERRY L. FREEMAN PLS #21367
DATE 8/21/07 LIC. NO. 21367

Landecker & Associates, Inc.
Engineering · Surveying · Planning
Walker, MN 56484
Phone: 218-547-1296 Fax: 218-547-2272