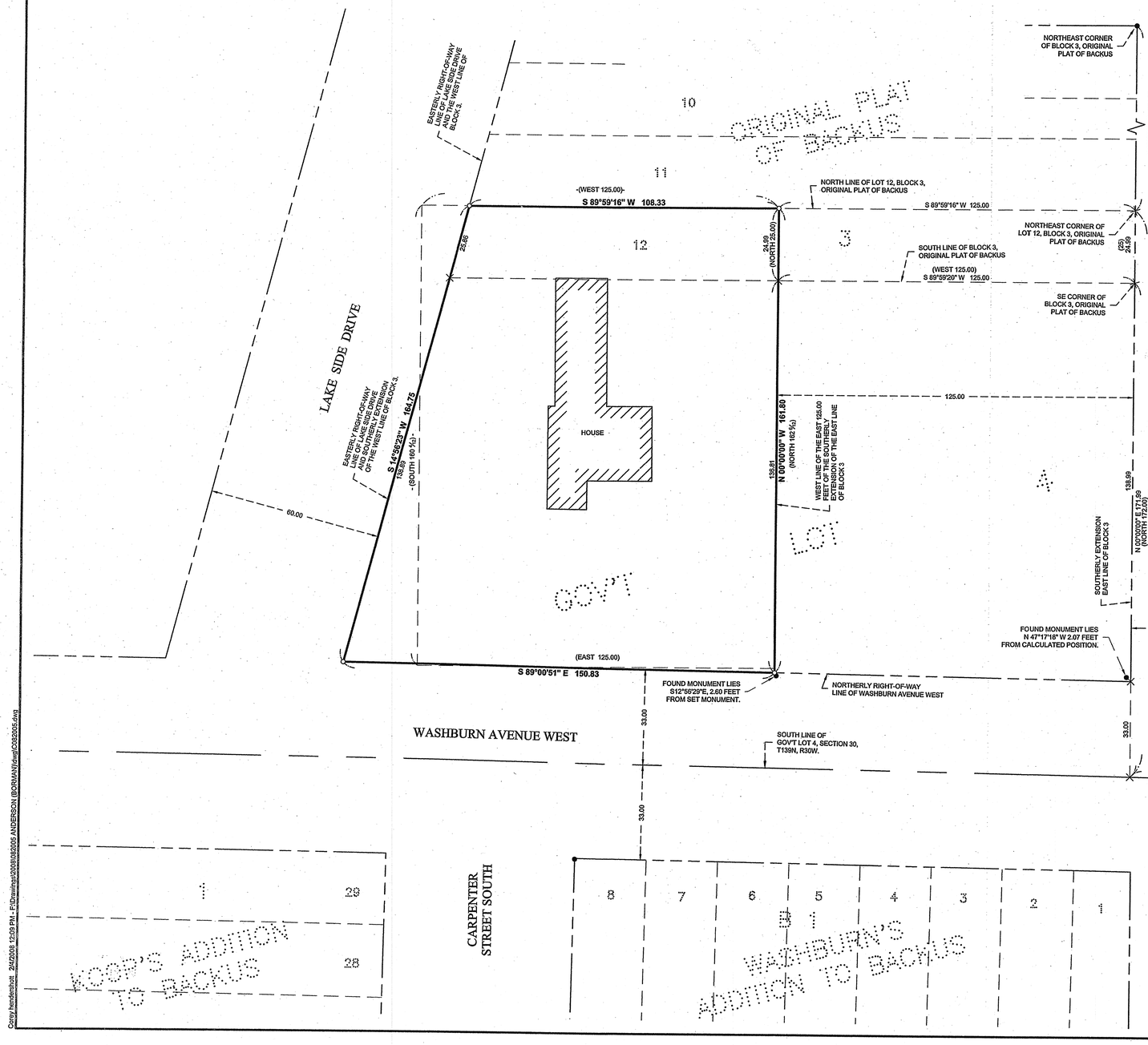
CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 4, AND PART OF LOT 12, BLOCK 3, ORIGINAL PLAT OF BACKUS, SECTION 30, TOWNSHIP 139 NORTH, RANGE 30 WEST, CASS COUNTY, MINNESOTA.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE SOUTH LINE OF GOVERNMENT LOT 4 TO HAVE AN ASSIGNED BEARING OF N 89°00'51" W.

LEGEND

- ● DENOTES MONUMENT FOUND
- ○ DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 45353
- ■ DENOTES FOUND PK NAIL
- × DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE

LEGAL DESCRIPTION PROVIDED BY CLIENT
Per Warranty Deed from Book: W of Deeds page 387

That part of the SE ¼ of SE ¼ (or Lot 4), Sec 30-139-30 more particularly described as follows: Commencing at a point on the section line between sections 30 and 31 1903 feet west of the SE corner of Sec 30-139-30; thence North 172 feet to the SE corner of Block 3 of the Original Townsite of Backus, thence west 125 feet; thence north 25 feet to NE corner of the tract to be herein conveyed; thence west 125 feet; thence south 160 4/12 thence east 125 feet; thence north 162 6/12 feet to the NE corner of the tract herein conveyed, all other tracts lying between this said tract and the boulevard.

PROPOSED LEGAL DESCRIPTION

That part of Government Lot 4, Section 30, Township 139 North, Range 30 West, Cass County, Minnesota and that part of Lot 12, Block 3, ORIGINAL PLAT OF BACKUS, according to the recorded plat thereof, said County, described as follows:

COMMENCING at the southeast corner of said Section 30; thence North 89 degrees 00 minutes 51 seconds West, assigned bearing, along the south line of said Government Lot 4, a distance of 1108.49 feet to the southerly extension of the east line of said Block 3; thence North 00 degrees 00 minutes 00 seconds East, along the east line of said southerly extension, a distance of 196.98 feet to the northeast corner of said Lot 12; thence South 89 degrees 59 minutes 16 seconds West, along the north line of said Lot 12, a distance of 125.00 feet to the west line of the east 125.00 feet of said Block 3, and the point of beginning of the tract to be herein described; thence South 89 degrees 59 minutes 16 seconds West, along said north line, a distance of 108.33 feet to the westerly line of said Block 3; thence South 14 degrees 56 minutes 23 seconds West, along said westerly line 25.86 feet to the southwest corner of said Block 3; thence continue South 14 degrees 56 minutes 23 seconds West, along the southerly extension of the westerly line of said Block 3, a distance of 138.89 feet to the northerly right-of-way line of Washburn Avenue West; thence South 89 degrees 00 minutes 51 seconds East, along said northerly right-of-way line, a distance of 150.83 feet to intersect with a line bearing South 00 degrees 00 minutes 00 seconds West from the point of beginning; thence North 00 degrees 00 minutes 00 seconds East 161.80 feet, more or less, to the point of beginning.

SUBJECT to easements, restrictions, reservations of record.

SURVEYOR'S NOTE:

Due to multiple ambiguous calls within the underlying legal description. Legal advice should sought to satisfy this situation.

RECEIVED
#3826
MAY 7 2008
Gly 30-139-30
COUNTY SURVEYOR

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

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.

COREY J. HENDERSHOTT
DATE 05/01/08 LIC. NO. 43253

REVISIONS		
DESCRIPTION	BY	DATE

PROJECT MANAGER:	CJH
CHECKED BY:	WAG
DRAWN BY:	CJH
PROJECT No.:	082005
FILE NAME:	C082005.dwg
FIELD BOOK:	BOOK 291 PG. 1
DATE:	02-04-08
SCALE: HORZ.	1" = 20'
VERT.	NONE

CERTIFICATE OF SURVEY

SUSAN ANDERSON
106 WOOD STREET S.
BACKUS, MN 56435

SHEET 1 OF 1

Corey hendershott 2/4/2008 12:59 PM - F:\Drawings\2008\08005 ANDERSON (BORMAN)\dwg\C082005.dwg