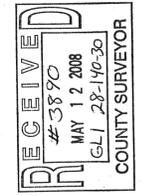


CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 1,
SECTION 28, TOWNSHIP 140 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA



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Landecker & Associates, Inc.
Engineering - Surveying - Planning
Wadena, MN 56484
Phone: 218-547-1296 Fax: 218-547-2772

LIBERELY 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.

DATE: 5/12/08

REVISIONS	DESCRIPTION	DATE
1	adjusted parcels A and B	05-22-2008

PROJECT No.:	05-028-2101
FILE NAME:	C082037.dwg
FIELD BOOK:	BOOK 292
PG.	68

DATE:	04-30-2008	SCALE:	1" = 50'
HORIZ.:		VERT.:	NONE

CERTIFICATE OF SURVEY

William Johnson
P.O. Box 248
Hackensack, MN 56452

SHEET 1 of 1

PLEASANT LAKE

General Development Classification
LAKE ELEVATION = 1359.87 (04-01-2008)
ORDINARY HIGH WATER ELEVATION = 1362.6
BASED ON NGVD 29.
INFORMATION TAKEN FROM THE MN/DNR.

LEGAL DESCRIPTIONS

EXISTING LEGAL DESCRIPTION OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE
(Doc. No. 464669)

Lot One (1), Section Twenty-eight (28), Township One Hundred Forty (140), Range Thirty (30), less: That part of Government Lot 1, Sec 28-140-30 described as follows: Beginning at the Northwest corner of said Lot 1, thence South 0°09' East 474.00 feet along the West line of said Lot 1, thence East 65.00 feet, thence North 64°32'26" East 690 feet, more or less, to the shore of Pleasant Lake, thence Northwesterly 222 feet more or less along said shore to the North line of said Lot 1, thence North 69°20' West 578 feet, more or less, along the North line of said Lot 1 to the point of beginning.
AND EXCEPT, the South 527.66 feet of Lot 1, Section 28, Township 140, Range 30.

INCLUDING all easements, rights of way, appurtenances and improvements that benefit the property referred to above and any development rights and entitlements that are appurtenant to the property referred to above.

PROPOSED LEGAL DESCRIPTIONS

PARCEL A

That part of Government Lot 1, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota described as follows:

COMMENCING at the northwest corner of said Government Lot 1; thence South 00 degrees 09 minutes 00 seconds East, assigned bearing, along the west line of said Government Lot 1, a distance of 474.00 feet; thence on a bearing of East 65.00 feet to the point of beginning of the tract to be herein described; thence on a bearing of West 65.00 feet to said west line; thence South 00 degrees 09 minutes 00 seconds East, along said west line, 115.34 feet; thence North 80 degrees 06 minutes 41 seconds East 423.11 feet; thence North 37 degrees 23 minutes 49 seconds East 416.26 feet to the intersection with a line bearing North 64 degrees 32 minutes 26 seconds East from the point of beginning; thence South 64 degrees 32 minutes 26 seconds West 670 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

PARCEL B

That part of Government Lot 1, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota described as follows:

COMMENCING at the northwest corner of said Government Lot 1; thence South 00 degrees 09 minutes 00 seconds East, assigned bearing, along the west line of said Government Lot 1, a distance of 474.00 feet; thence on a bearing of East 65.00 feet to a point hereinafter referred to as Point "A", thence on a bearing of West 65.00 feet to said west line; thence South 00 degrees 09 minutes 00 seconds East, along said west line, 115.34 feet; thence North 80 degrees 06 minutes 41 seconds East 423.11 feet to the point of beginning of the tract to be herein described; thence South 80 degrees 06 minutes 41 seconds West 423.11 feet to said west line; thence South 00 degrees 09 minutes 00 seconds East, along said west line, 100.00 feet; thence South 89 degrees 29 minutes 00 seconds East 685.208 feet; thence North 52 degrees 31 minutes 58 seconds East 130.00 feet; thence South 89 degrees 29 minutes 00 seconds East 208 feet, more or less, to the shoreline of Pleasant Lake; thence northwesterly along said shoreline to the intersection with a line bearing North 64 degrees 32 minutes 26 seconds East from said Point "A"; thence South 64 degrees 32 minutes 26 seconds West 20 feet, more or less, to the intersection with a line bearing North 37 degrees 23 minutes 49 seconds East from the point of beginning; thence South 37 degrees 23 minutes 49 seconds West 416.26 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

PARCEL C

That part of Government Lot 1, Section 28, Township 140 North, Range 30 West, Cass County, Minnesota lying northerly of the South 527.66 feet thereof and lying southerly of the following described line:

COMMENCING at the northwest corner of said Government Lot 1; thence South 00 degrees 09 minutes 00 seconds East, assigned bearing, along the west line of said Government Lot 1, a distance of 689.34 feet to the point of beginning of the line to be herein described; thence South 89 degrees 29 minutes 00 seconds East 685.00 feet; thence North 52 degrees 31 minutes 58 seconds East 130.00 feet, thence South 89 degrees 29 minutes 00 seconds East 208 feet, more or less, to the shoreline of Pleasant Lake and said line there terminating.

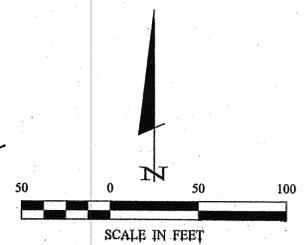
SUBJECT to easements, restrictions, and reservations of record.

NOTES:

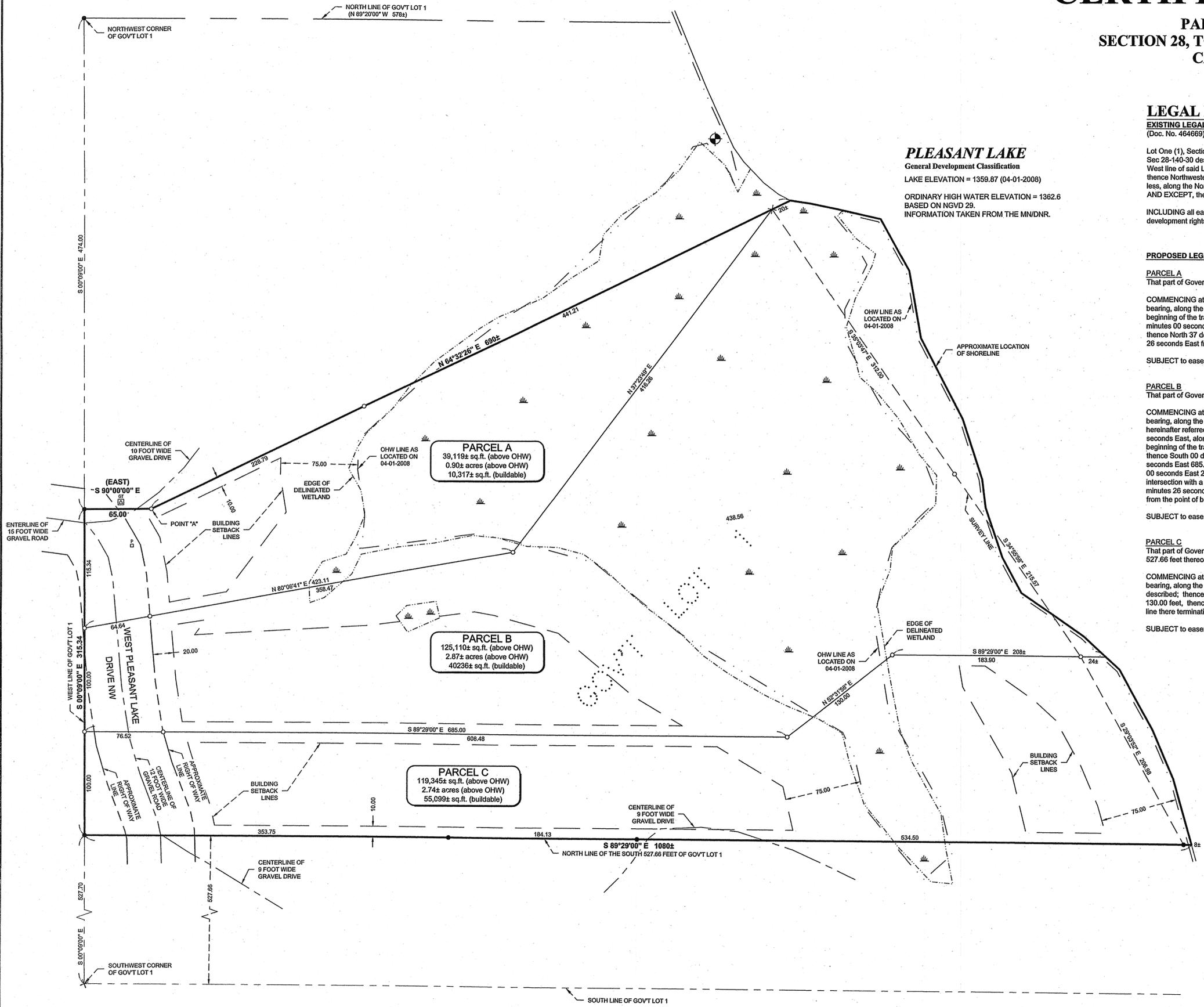
- Parcel ID of subject parcel: 05-028-2101.
- Zoning for subject tract = "Shoreland Residential".
- Parcel A is a non-conforming lot and is intended to be an enhancement to an existing parcel.
- Wetland delineation was completed on 04-17-2008, by Ben Meister, Landecker & Associates, Inc.

LEGEND

- DENOTES DELINEATED WETLAND(S)
- DENOTES EXISTING GROUND TRANSFORMER
- DENOTES EXISTING PHONE PEDESTAL
- DENOTES PLAT AND/OR DEEDED MEASURE
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 21367
- DENOTES CALCULATED POSITION
- BENCHMARK:**
60d SPIKE IN SOUTHERLY SIDE OF A 1" WHITE PINE.
ELEV. = 1365.64
NGVD 29



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE WEST LINE OF GOVERNMENT LOT 1 TO HAVE AN ASSIGNED BEARING OF S 00°09'00" E.



Wayne Gregory 5/2/2008 10:46 AM - F:\Drawings\2008\052008\052008_052008.dwg