

SURVEY FOR:

and



Site A10228
Hackensack, Minnesota
"Ten Mile Lake /
Cass County Solid Waste Transfer Station"

SITE LOCATION: 44th Street, east of State Highway No. 371

PARENT PROPERTY LEGAL DESCRIPTION: (As per quit claim deed - Document No. 349992)
The Southeast Quarter of Section 6, Township 140, Range 30, Cass County, Minnesota.

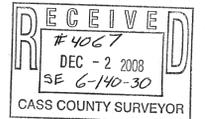
ENTIRE PROPERTY NOT SURVEYED

CERTIFICATION:
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.

I further certify that the proposed tower as shown has a latitude of 46°57'58.3" North and has a longitude of 94°31'11.3" West and is accurate to within ± 20 feet horizontally; and that said tower will have a proposed ground elevation of 1519 feet AMSL and is accurate to within ± 3 feet. The proposed height of the structure is 300 feet AGL, giving an overall elevation of 1819 feet AMSL. The horizontal datum (coordinates) are in terms of the North American Datum of 1983 (NAD 83) and are expressed as degrees, minutes and seconds. The vertical datum (heights determined to the nearest foot) are in terms of the National Geodetic Vertical Datum of 1929 (NGVD 29). In accordance to FAA accuracy code: "1-A".

In addition, the above proposed tower has a latitude of 46°57'58.4" North and has a longitude of 94°31'10.3" West, accurate to within ± 20 feet horizontally, in terms of the North American Datum of 1927 (NAD 27) and are expressed as degrees, minutes and seconds.
Dated this 20th day of March, 2002

Egan, Field & Nowak, Inc.
and Surveyors
Lee J. Nord
Lee J. Nord
Minnesota License No. 22033



NOTES:

- The orientation of this bearing system is based on the Minnesota State Plane Coordinate Grid, Central Zone (NAD 27).
 - According to the Cass County Environmental Services Department, the property described hereon is zoned Commercial Transition (CT). Cass County no longer participates in the FEMA flood insurance program, so no flood zone data is available.
 - Existing utilities and services shown hereon, were located either physically, from existing records made available to us or by resident testimony. Other utilities and services may be present. Verification and location of all utilities and services should be obtained from the owners of the respective utilities prior to any design, planning or excavation.
 - No title work was provided for the preparation of this survey to verify the legal description or the existence of any easements or encumbrances.
 - According to the Land Use Ordinance for Non-Shoreland Areas of Cass County, Minnesota, general building setback requirements are as follows:
Front = 20 feet
Rear = 10 feet
Side = 35 feet
- In addition, towers must be set back from the property lines an amount equal to the height of the tower.
- BENCHMARK: MnDot Vertical Control Monument "F-348" (Elevation = 1422.63 feet NAVD 88).
 - Access to the proposed VoiceStream lease tract is from 44th Street, maintained by Birch Lake Township.
 - No fire hydrants are located near the proposed tower location.
 - Distance from tower center to nearest lakes, as scaled off USGS Quad Map "HACKENSACK":
• Stony Lake: 3000 feet
• Ten Mile Lake: 3750 feet

PROPOSED LEASE TRACT DESCRIPTION

That part of the Southeast Quarter of Section 6, Township 140, Range 30, Cass County, Minnesota, described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence on an assumed bearing of South 89 degrees 13 minutes 08 seconds East, along the south line of said Southeast Quarter, a distance of 782.44 feet; thence North 08 degrees 16 minutes 10 seconds West a distance of 337.70 feet to the point of beginning of the parcel to be described; thence continuing North 08 degrees 16 minutes 10 seconds West a distance of 75.00 feet; thence North 81 degrees 43 minutes 50 seconds East a distance of 75.00 feet; thence South 08 degrees 16 minutes 10 seconds East a distance of 75.00 feet; thence South 81 degrees 43 minutes 50 seconds West a distance of 75.00 feet to the point of beginning.

The area of the proposed lease tract is 5,625 square feet.

PROPOSED ACCESS EASEMENT DESCRIPTION

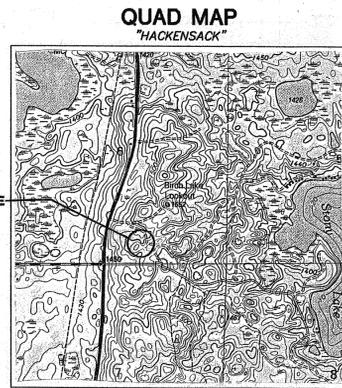
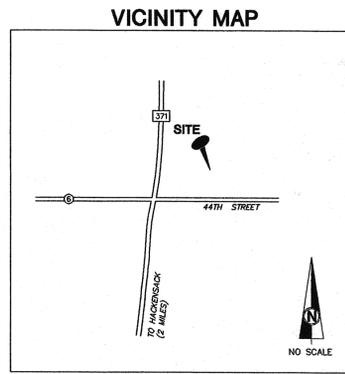
A 20 foot wide easement for ingress and egress purposes over and across part of the Southeast Quarter of Section 6, Township 140, Range 30, Cass County, Minnesota, the center line of said easement being described as follows:

Commencing at the southwest corner of said Southeast Quarter; thence on an assumed bearing of South 89 degrees 13 minutes 08 seconds East, along the south line of said Southeast Quarter, a distance of 782.44 feet; thence North 08 degrees 16 minutes 10 seconds West a distance of 422.70 feet to the point of beginning of said center line; thence North 81 degrees 43 minutes 50 seconds East a distance of 75.74 feet; thence South 86 degrees 50 minutes 32 seconds East a distance of 18.60 feet to a point hereinafter known as "Point A"; thence continuing South 86 degrees 50 minutes 32 seconds East a distance of 83.54 feet; thence South 68 degrees 41 minutes 52 seconds East a distance of 33.71 feet; thence South 14 degrees 21 minutes 57 seconds East a distance of 77.80 feet; thence South 33 degrees 43 minutes 28 seconds East a distance of 69.21 feet; thence South 30 degrees 59 minutes 52 seconds East a distance of 141.71 feet; thence South 20 degrees 24 minutes 15 seconds East a distance of 44.09 feet; thence South 03 degrees 11 minutes 07 seconds East a distance of 108.28 feet to the north line of 44th Street, and said center line there terminating.

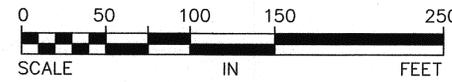
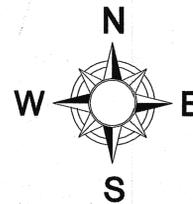
Together with a 40 foot wide easement for ingress and egress purposes over and across the first above described property, the center line of said easement being described as follows:

Beginning at said Point "A"; thence South 08 degrees 16 minutes 10 seconds East a distance of 44.29 feet, and said center line there terminating.

The area of the proposed access easement is 14,440 square feet.



- LEGEND
- TELEPHONE BOX
 - ELECTRIC BOX
 - ELECTRIC METER
 - FENCE



○ DENOTES SET 5/8" REBAR WITH CAP MARKED 22033

