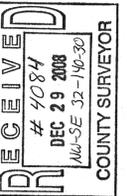
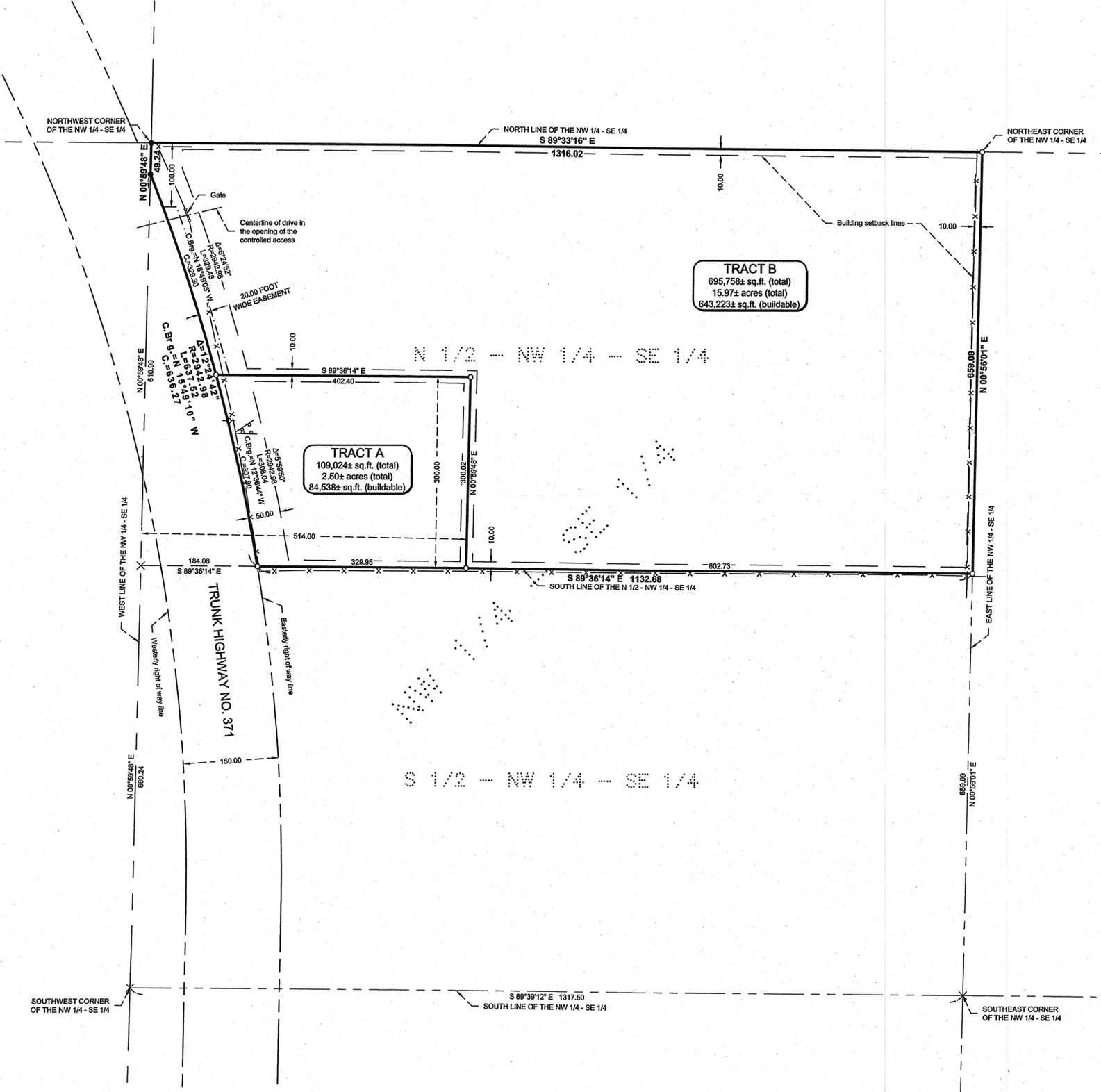


# CERTIFICATE OF SURVEY

PART OF THE NORTH ONE HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER,  
SECTION 32, TOWNSHIP 140 NORTH, RANGE 30 WEST,  
CASS COUNTY, MINNESOTA



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



### EXISTING LEGAL DESCRIPTION

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

Transfer Entered: April 4, 2002  
 Abstract Document: #448471  
 Office of County Recorder  
 State of Minnesota, County of Cass  
 I hereby certify that the within instrument was filed in this office for record on the 4th day of April, A.D. 2002 at 12:03 O'clock P.M. and was duly recorded as Micro Doc. No. 448471.  
 By: *Barbara M. Nealey* Deputy  
 County Auditor  
 County Recorder

### EXISTING LEGAL DESCRIPTION

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

Abstract Document: #488139  
 Office of County Recorder  
 State of Minnesota, County of Cass  
 I hereby certify that the within instrument was filed in this office for record on the 27th day of December, A.D. 2003 at 11:52 O'clock P.M. and was duly recorded as Micro Doc. No. 488139.  
 by: *Barbara M. Nealey* Deputy  
 County Auditor  
 County Recorder

### AFFIDAVIT OF IDENTITY AND SURVIVORSHIP

FOR DEATH OCCURRING AFTER DEC. 31, 1979

STATE OF MINNESOTA )  
 COUNTY OF CASS ) ss. Jean Elaine Hurd a/k/a Jean E. Hurd,  
 Deceased.

I, Ernest Hurd, being first duly sworn, on oath, state from personal knowledge:  
 That the above named decedent is the person named in the certified copy of Certificate of Death attached hereto and made a part hereof.  
 That the name of the survivor is: Ernest Hurd.  
 That the decedent on date of death was an owner as a joint tenant of the land legally described as follows:  
 The Northwest Quarter of the Southeast Quarter (NW1/4SE1/4) of Section Thirty-two (32), Township One Hundred Forty (140), Range Thirty (30), less that part thereof lying West of State Highway No. 371, and less that portion thereof taken for State Highway 371 and other roadways, and subject to mineral reservations, utility line easements, and County Ordinance regulations of record. 05-032-4201  
 as shown by Warranty Deed recorded in Document Number 244844, in the office of the County Recorder of Cass County, Minnesota.  
 AND ALSO:  
 The Southwest Quarter of the Northeast Quarter (SW1/4NE1/4) of Section Thirty-two (32), Township One Hundred Forty (140), Range Thirty (30), less any part or portion thereof taken for highway or roadway purposes, and subject to mineral reservations, utility line easements, and County Ordinance regulations of record. 05-032-1800

Grantor, hereby conveys and warrants to John C. Freeman and Marcia L. Freeman, husband and wife,  
 Grantees, as joint tenants, real property in CASS County, Minnesota, described as follows:  
 The South Half of the Northwest Quarter of the Southeast Quarter (S1/2 NW1/4 SE1/4) of Section Thirty-two (32), Township One Hundred Forty (140), Range Thirty (30), lying Easterly of State Highway 371.  
 Subject to and together with easements, restrictions and reservations of record, if any.

MEETS CASS ESD SEPTIC DISCLOSURE REQUIREMENTS  
 Well Certificate No. 627-03

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions: NONE

Check box if applicable:  
 The Seller certifies that the seller does not know of any wells on the described real property.  
 A well disclosure certificate accompanies this document.  
 I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

CASS COUNTY, MN # 1768  
 Deed tax \$ 412.20  
 Date 6/27/03 By EW

STATE OF MINNESOTA  
 COUNTY OF CASS  
 This instrument was acknowledged before me on June 26, 2003  
 by Ernest Hurd, single person, Grantor

### LEGEND

- DENOTES EXISTING SIGN(S)
- x-x- DENOTES EXISTING FENCE LINE
- o- DENOTES EXISTING UTILITY POLE
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 21367
- × DENOTES CALCULATED POSITION

### PROPOSED DESCRIPTIONS

- TRACT A**  
 That part of the South 300.00 feet of the West 514.00 feet of the North one half of the Northwest Quarter of the Southeast Quarter, Section 32, Township 140 North, Range 30 West, Cass County, Minnesota, lying easterly of the easterly right of way of Trunk Highway Number 371.  
 TOGETHER with a 20.00 foot wide easement.
- TRACT B**  
 That part of the North one half of the Northwest Quarter of the Southeast Quarter, Section 32, Township 140 North, Range 30 West, Cass County, Minnesota, lying easterly of the easterly right of way of Trunk Highway Number 371; EXCEPT the South 300.00 feet of the West 514.00 feet of said North one half of the Northwest Quarter of the Southeast Quarter.
- 20.00 FOOT WIDE EASEMENT**  
 A 20.00 foot wide easement for ingress and egress purposes over and across the North one half of the Northwest Quarter of the Southeast Quarter, Section 32, Township 140 North, Range 30 West, Cass County, Minnesota, lying northerly of the South 300.00 feet and southerly of the North 100.00 feet of said North one half of the Northwest Quarter of the Southeast Quarter. Said 20.00 foot wide easement lies easterly and adjacent to the easterly right of way of Trunk Highway Number 371.

### NOTES:

- Zoning for subject tract = "Rural Residential 2.5 (RR 2.5)". Tract A will be requesting a re-zone to Commercial.
- There was a snow depth of 12 inches when survey crew collected topographic data. Therefore, some physical features covered by snow may not have been identified. Only visible topographic features, improvements, and utilities were located. Site verification in spring when the snow cover is gone is recommended.
- The survey boundary shown is based on the tax descriptions as obtained from the Cass County Recorders Office. If descriptions of record or as noted in the abstract vary from those shown, a further review by the surveyor should be retained.
- A wetland investigation and probable "no wetland" letter as well as ISTS compliance will be completed in the spring of 2009.
- Parcel ID of subject parcel: 05-032-4201.
- All lines marked with flagging are only an approximation of the true boundary lines and are not to be used as an exact boundary location. Flagged lines should not be used for the establishment of improvements. To mark true boundary lines, additional monumentation would be required.

DATE	12-29-2008
SCALE	1" = 100'
HORIZ.	NONE
VERT.	NONE
PROJECT NO.	082165
FILE NAME	C082165.dwg
FIELD BOOK	BOOK 301
PG.	33
CERTIFICATE OF SURVEY	
SHEET	1 OF 1

Wayne Gregory 12/29/2008 10:25 AM - F:\Drawings\2008\082165 HAMMARBACK.dwg\082165.dwg