

# CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 4,  
SECTION 25, TOWNSHIP 141 NORTH, RANGE 31 WEST,  
CASS COUNTY, MINNESOTA

Revised # 38820



© 2008 Landecker & Associates, Inc.  
**Landecker & Associates, Inc.**  
Engineering • Surveying • Planning  
Walker, MN 56484  
Phone 218-547-1296 Fax 218-547-2272

## PROPOSED DESCRIPTIONS

### OPTION 1

#### ROAD EASEMENT

A 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of Government Lot 4, Section 25, Township 141 North, Range 31 West, Cass County, Minnesota, the centerline of said 33.00 foot wide easement is described as follows:

COMMENCING at the northwest corner of the Northeast Quarter of the Southwest Quarter, said Section 25; thence North 89 degrees 39 minutes 01 seconds East, assigned bearing, along the north line of said Northeast Quarter of the Southwest Quarter, for a distance of 646.09 feet; thence South 04 degrees 03 minutes 34 seconds East 1297.71 feet; thence South 34 degrees 51 minutes 56 seconds West 367.10 feet to the point of beginning of the centerline to be herein described; thence South 56 degrees 40 minutes 22 seconds East 217.73 feet; thence South 56 degrees 00 minutes 44 seconds East 351.58 feet; thence easterly 228.98 feet, along a tangential curve, concave to the north, having a radius of 310.00 feet and a central angle of 42 degrees 19 minutes 17 seconds; thence North 81 degrees 39 minutes 59 seconds East, tangent to said curve, 64.88 feet; thence northeasterly 120.42 feet, along a tangential curve, concave to the northwest, having a radius of 105.00 feet and a central angle of 65 degrees 42 minutes 37 seconds; thence North 15 degrees 57 minutes 22 seconds East, tangent to said last described curve, 32.86 feet to the centerline of C.S.A.H. Number 50 and said described centerline there terminating.

The sidelines of said 33.00 foot wide easement shall be prolonged or shortened to terminate on lines bearing North 34 degrees 51 minutes 56 seconds East and South 34 degrees 51 minutes 56 seconds West from the point of beginning of the above described centerline.

#### HAMMERHEAD TURN-AROUND EASEMENT (from Hollerbach, Patterson, Dywer, and Comstock)

An easement for ingress, egress, and utility purposes over, under, and across that part of Government Lot 4, Section 25, Township 141 North, Range 31 West, Cass County, Minnesota, described as follows:

COMMENCING at the northwest corner of the Northeast Quarter of the Southwest Quarter, said Section 25; thence North 89 degrees 39 minutes 01 seconds East, assigned bearing, along the north line of said Northeast Quarter of the Southwest Quarter, for a distance of 646.09 feet; thence South 04 degrees 03 minutes 34 seconds East 1297.71 feet; thence South 34 degrees 51 minutes 56 seconds West 327.10 feet to the point of beginning of the easement to be herein described; thence North 55 degrees 08 minutes 04 seconds West 25.00 feet; thence South 34 degrees 51 minutes 56 seconds West 24.31 feet; thence North 57 degrees 00 minutes 37 seconds West 25.53 feet; thence South 32 degrees 59 minutes 23 seconds West 33.00 feet; thence South 57 degrees 00 minutes 37 seconds East 49.46 feet to the intersection with a line bearing South 34 degrees 51 minutes 56 seconds West from the point of beginning; thence North 34 degrees 51 minutes 56 seconds East 56.51 feet to the point of beginning.

#### ROAD VACATION

That part Ten Mile Lake Lane NW in Government Lot 4 and the Northeast Quarter of the Southwest Quarter, both in Section 25, Township 141 North, Range 31 West, Cass County, Minnesota, lying westerly of the following described line:

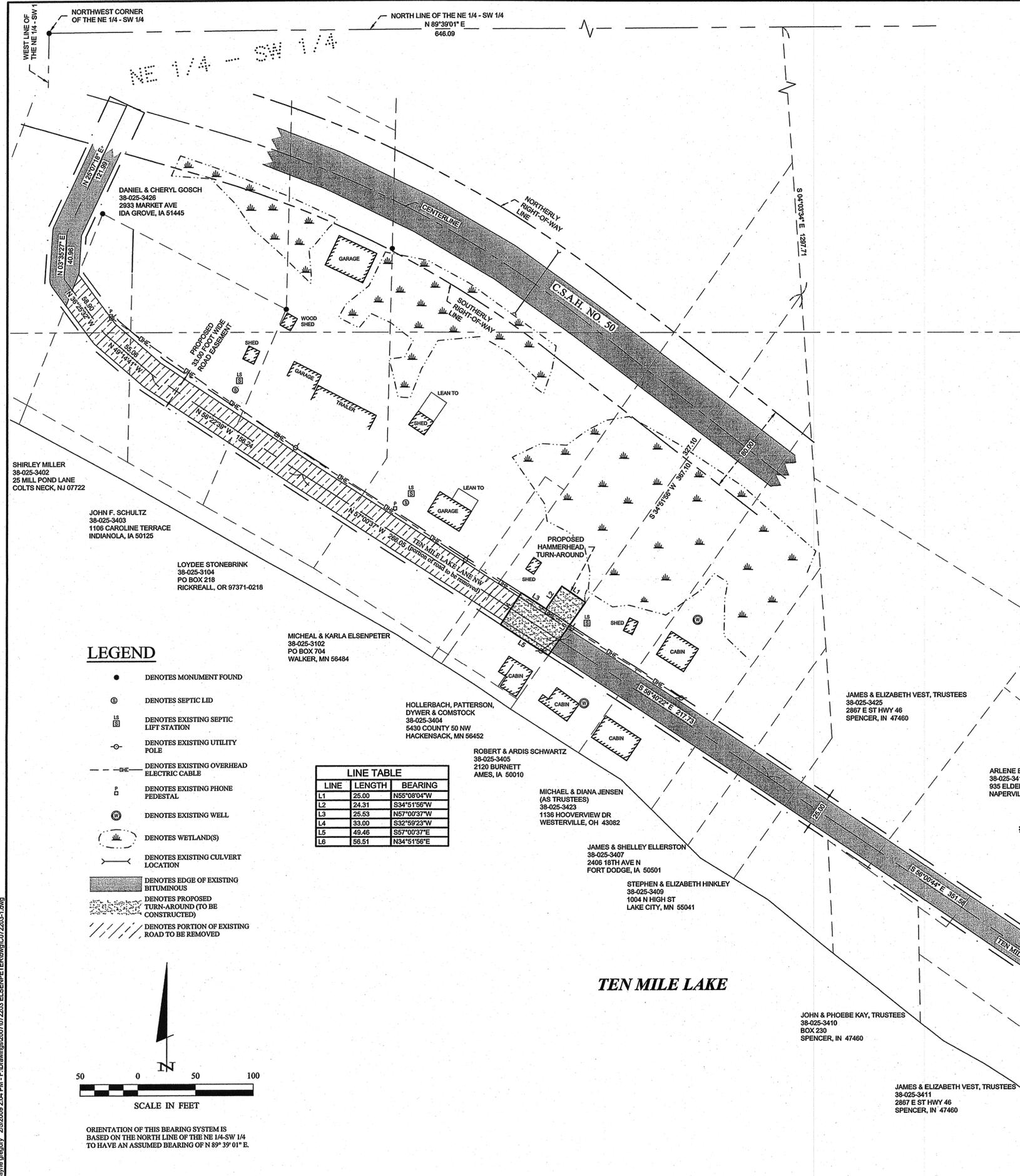
COMMENCING at the northwest corner of the Northeast Quarter of the Southwest Quarter, said Section 25; thence North 89 degrees 39 minutes 01 seconds East, assigned bearing, along the north line of said Northeast Quarter of the Southwest Quarter, for a distance of 646.09 feet; thence South 04 degrees 03 minutes 34 seconds East 1297.71 feet to the point of beginning of the line to be herein described; thence South 34 degrees 51 minutes 56 seconds West 400.00 feet and said line there terminating.

### OPTION 2

#### ROAD EASEMENT

A 33.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of Government Lot 4 and that part of the Northeast Quarter of the Southwest Quarter, both in Section 25, Township 141 North, Range 31 West, Cass County, Minnesota, the centerline of said 33.00 foot wide easement is described as follows:

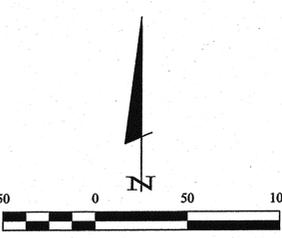
COMMENCING at the northwest corner of said Northeast Quarter of the Southwest Quarter; thence North 89 degrees 39 minutes 01 seconds East, assigned bearing, along the north line of said Northeast Quarter of the Southwest Quarter, for a distance of 646.09 feet; thence South 04 degrees 03 minutes 34 seconds East 1297.71 feet; thence South 34 degrees 51 minutes 56 seconds West 367.10 feet to the point of beginning of the centerline to be herein described; thence South 56 degrees 40 minutes 22 seconds East 217.73 feet; thence South 56 degrees 00 minutes 44 seconds East 351.58 feet; thence easterly 228.98 feet, along a tangential curve, concave to the north, having a radius of 310.00 feet and a central angle of 42 degrees 19 minutes 17 seconds; thence North 81 degrees 39 minutes 59 seconds East, tangent to said curve, 64.88 feet; thence northeasterly 120.42 feet, along a tangential curve, concave to the northwest, having a radius of 105.00 feet and a central angle of 65 degrees 42 minutes 37 seconds; thence North 15 degrees 57 minutes 22 seconds East, tangent to said last described curve, 32.86 feet to the centerline of C.S.A.H. Number 50 and said described centerline there terminating; AND ALSO from said point of beginning; thence North 57 degrees 00 minutes 37 seconds West 266.05 feet; thence North 56 degrees 22 minutes 39 seconds West 156.24 feet; thence North 49 degrees 14 minutes 41 seconds West 55.06 feet; thence North 36 degrees 25 minutes 32 seconds West 58.90 feet; thence North 03 degrees 35 minutes 27 seconds East 40.96 feet; thence North 25 degrees 07 minutes 18 seconds East 121.99 feet to the centerline of C.S.A.H. Number 50 and said described centerline there terminating.



## LEGEND

- DENOTES MONUMENT FOUND
- ⊙ DENOTES SEPTIC LID
- LS DENOTES EXISTING SEPTIC LIFT STATION
- DENOTES EXISTING UTILITY POLE
- O— DENOTES EXISTING OVERHEAD ELECTRIC CABLE
- P DENOTES EXISTING PHONE PEDESTAL
- ⊕ DENOTES EXISTING WELL
- ⊕ DENOTES WETLAND(S)
- O— DENOTES EXISTING CULVERT LOCATION
- O— DENOTES EDGE OF EXISTING BITUMINOUS
- DENOTES PROPOSED TURN-AROUND (TO BE CONSTRUCTED)
- DENOTES PORTION OF EXISTING ROAD TO BE REMOVED

LINE	LENGTH	BEARING
L1	25.00	N55°08'04"W
L2	24.31	S34°51'56"W
L3	25.53	N57°00'37"W
L4	33.00	S32°59'23"W
L5	49.46	S57°00'37"E
L6	56.51	N34°51'56"E



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE NORTH LINE OF THE NE 1/4-SW 1/4 TO HAVE AN ASSUMED BEARING OF N 89° 39' 01" E.

REVISIONS	DATE	DESCRIPTION	BY
01	08-11-2008	changed easement widths	WAG

PROJECT NO.:	072203
FILE NAME:	C072203-1.dwg
SCALE:	1"=50'
HORIZ.:	
VERT.:	NONE

PROJECT MANAGER:	TLF
CHECKED BY:	TLF
DRAWN BY:	DRG
BOOK:	269
FIG.:	78

CERTIFICATE OF SURVEY	1	OF	1
-----------------------	---	----	---