

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 1,
SECTION 34, TOWNSHIP 142 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA

EXISTING LEGAL DESCRIPTION

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

38-134-2201 & 38-134-2202
No delinquent taxes and transfer entered;
Certified as to Estate Value
() Elected Not required
December 12, 2007
Alison K. Peterson
County Recorder
by: *[Signature]* Deputy

OFFICE OF COUNTY RECORDERS
CASS COUNTY MINNESOTA
CERTIFIED, FILED, AND/OR
12/12/2007 01:49:26PM
AS REC # 480022092
REC FEES: 946.00

KATHERINE R. ROSEY
COUNTY RECORDER
by: *[Signature]* Deputy

LIMITED WARRANTY DEED

Individuals to Trustees

STATE DEED TAX DUE HERON \$1.65
Date: Dec 11 2007

FOR VALUABLE CONSIDERATION, CHARLES J. BECKMAN and LAVONNE M. BECKMAN, husband and wife, Grantors, hereby convey and quit claim to CHARLES J. BECKMAN and LAVONNE M. BECKMAN, TRUSTEES OF THE BECKMAN FAMILY 2007 REVOCABLE TRUST AGREEMENT, Grantees, real property in Cass County, Minnesota, described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO;
together with all hereditaments and appurtenances belonging thereto. Grantors covenant and represent that:

- This deed conveys after-acquired title; and
- Grantors have not made, done, executed, or suffered any act or thing whereby the above described property or any part thereof, now or at any time hereafter, shall or may be impeded, charged, or encumbered in any manner, and Grantors will warrant title to the above-described property against all persons claiming the same from or through Grantors as a result of any such act or thing, EXCEPT: NONE.

CASS COUNTY, MN # 2007
Deed tax \$ 1.65
Date 12/11/2007 by *[Signature]*
Charles J. Beckman
Lavonne M. Beckman

RECEIVED
#4279
OCT 26 2009
CASS COUNTY SURVEYOR

PAGE 1 OF 3 PAGES

STATE OF MINNESOTA)
COUNTY OF STAMPA)

The foregoing instrument was acknowledged before me this 11th day of Dec 2007, by CHARLES J. BECKMAN and LAVONNE M. BECKMAN, husband and wife, Grantors.

NOTARIAL STATEMENT OF ACADEMIC CREDIT
I, *[Signature]*, Notary Public, Minnesota,
do hereby certify that the above instrument was duly acknowledged before me on the day and date above stated.

THIS INSTRUMENT WAS DRAFTED BY:
GRAY, PLANT, MOODY,
MOODY & BENNETT, P.A.
Lee W. Hanson
1010 West St. Germain
Suite 600
St. Cloud, Minnesota 56301
(320) 252-4414

Tax statements for real property described in this instrument should be sent to:
CHARLES J. BECKMAN AND
LAVONNE M. BECKMAN, TRUSTEES
PO BOX 23
WALKER, MN 56484

THE TOTAL CONSIDERATION FOR THIS TRANSFER OF PROPERTY IS \$900 OR LESS

PAGE 2 OF 3 PAGES
LEGAL DESCRIPTION ATTACHMENT
BECKMAN - CASS COUNTY

The South 100 feet of the North 300 feet of Government Lot One (1), Section Thirty-four (34), Township One Hundred Forty-two (142), Range Thirty-one (31), Cass County, Minnesota, consisting of 1.91 acres.

AND ALSO:
The North 300 feet of Government Lot One (1), LESS the South 100 feet, Section Thirty-four (34), Township One Hundred Forty-two (142), Range Thirty-one (31), Cass County, Minnesota, consisting of 3.86 acres.

PAGE 3 OF 3 PAGES

PROPOSED DESCRIPTION

EAST TRACT
That part of the North 300.00 feet of Government Lot 1, Section 34, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows:
BEGINNING at the northeast corner of said Government Lot 1; thence North 89 degrees 38 minutes 00 seconds West, assigned bearing, along the north line of said Government Lot 1, a distance of 234.30 feet; thence South 35 degrees 14 minutes 03 seconds West 23.61 feet; thence South 33 degrees 54 minutes 42 seconds West 46.73 feet; thence South 33 degrees 14 minutes 41 seconds West 47.63 feet; thence South 30 degrees 45 minutes 44 seconds West 47.04 feet; thence South 29 degrees 56 minutes 29 seconds West 47.17 feet; thence South 27 degrees 42 minutes 32 seconds West 48.28 feet; thence South 25 degrees 38 minutes 42 seconds West 47.64 feet; thence South 22 degrees 46 minutes 53 seconds West 36.90 feet to the south line of North 300.00 feet of said Government Lot 1; thence North 89 degrees 38 minutes 00 seconds East, along said south line, 390.57 feet to the east line of said Government Lot 1; thence North 02 degrees 46 minutes 00 seconds East, along said east line, 300.26 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Long Lake Road NW right of way.

WEST TRACT
That part of the North 300.00 feet of Government Lot 1, Section 34, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows:
COMMENCING at the northeast corner of said Government Lot 1; thence North 89 degrees 38 minutes 00 seconds West, assigned bearing, along the north line of said Government Lot 1, a distance of 234.30 feet to the point of beginning of the tract to be herein described; thence South 35 degrees 14 minutes 03 seconds West 23.61 feet; thence South 33 degrees 54 minutes 42 seconds West 46.73 feet; thence South 33 degrees 14 minutes 41 seconds West 47.63 feet; thence South 30 degrees 45 minutes 44 seconds West 47.04 feet; thence South 29 degrees 56 minutes 29 seconds West 47.17 feet; thence South 27 degrees 42 minutes 32 seconds West 48.28 feet; thence South 25 degrees 38 minutes 42 seconds West 47.64 feet; thence South 22 degrees 46 minutes 53 seconds West 36.90 feet to the south line of North 300.00 feet of said Government Lot 1; thence North 89 degrees 38 minutes 00 seconds West, along said south line, 453 feet, more or less, to the shoreline of Long Lake; thence northerly, along said shoreline, to said north line; thence South 89 degrees 38 minutes 00 seconds East, along said north line, 627 feet, more or less, to the point of beginning.

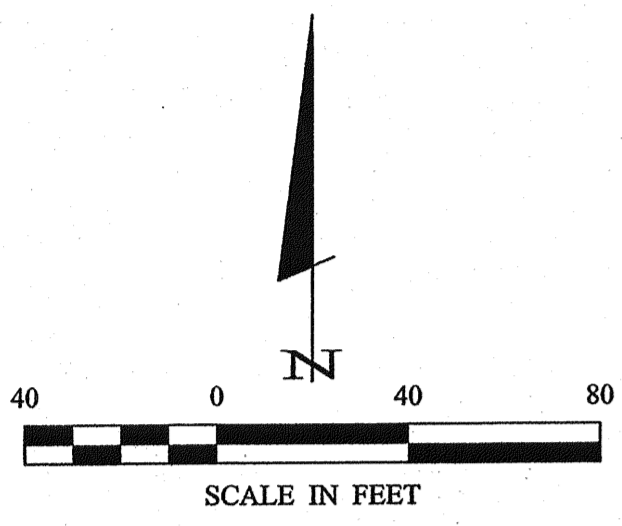
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Long Lake Road NW right of way.

NOTES:

- Zoning for subject tract = "Shoreland Residential".
- A wetland investigation was completed on 08-04-2009, by Ben Meister, Landecker & Associates, Inc. and no wetlands were found on the site.
- Parcel ID of subject parcel: 38-134-2201 & 38-134-2202.
- The survey boundary shown is based on the tax descriptions as obtained from the Cass County Records Office. If descriptions of record or as noted in the abstract vary from those shown, a further review by the surveyor should be retained.
- 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.
- The shoreline labeled on this drawing does not represent the official MNDNR Ordinary High Water Mark (O.H.W.) elevation. If the OHW elevation is needed then additional field work would be required.
- No improvements or topography have been surveyed or shown on the West Tract of this certificate.

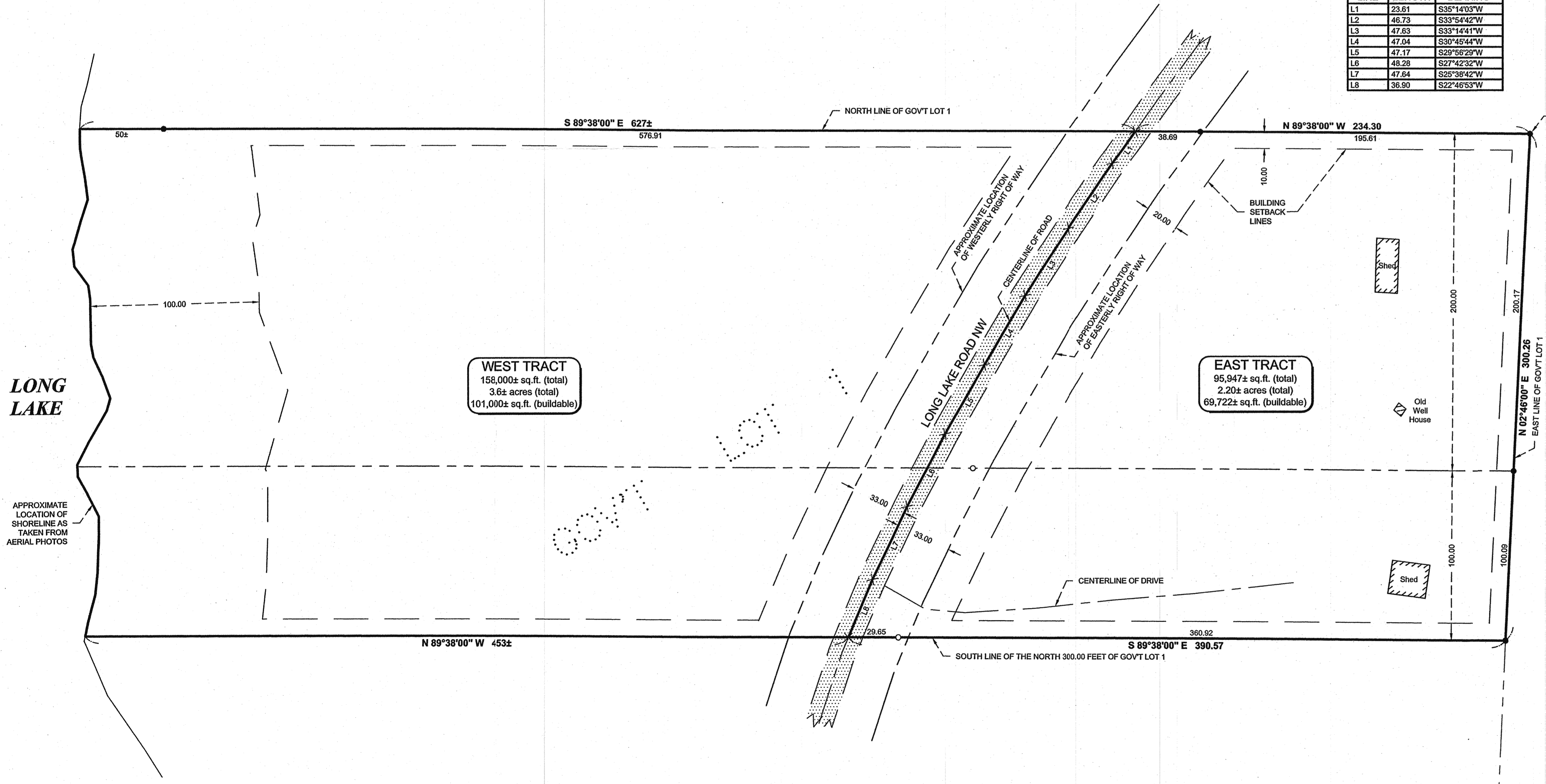
LEGEND

- DENOTES EDGE OF EXISTING GRAVEL
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 21367
- DENOTES CALCULATED POSITION



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE NORTH LINE OF GOVERNMENT LOT 1 TO HAVE AN ASSIGNED BEARING OF S 89°38'00" E.

LINE	LENGTH	BEARING
L1	23.61	S35°14'03"W
L2	46.73	S33°54'42"W
L3	47.63	S33°14'41"W
L4	47.04	S30°45'44"W
L5	47.17	S29°56'29"W
L6	48.28	S27°42'32"W
L7	47.64	S25°38'42"W
L8	36.90	S22°46'53"W



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

HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Terry L. Freeman, PLS #21367
DATE: 8/16/09

REVISIONS	DATE	DESCRIPTION

PROJECT No.: 092069
FILE NAME: C092069.dwg
FIELD BOOK: BOOK 302 PG. 62

CHECKED BY: TLF
DRAWN BY: WAG

CERTIFICATE OF SURVEY

Charles Beckman
P.O. Box 25
Walker, MN 56484

SHEET 1 OF 1