

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 5,
SECTION 25, TOWNSHIP 142 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA

PROPOSED DESCRIPTIONS

PARCEL A

That part of Lot 4, Block 1, GISVOLD SUNNY BEACH ADDITION, according to the recorded plat thereof, Cass County, Minnesota, described as follows:
BEGINNING at the most northerly corner of said Lot 4; thence South 45 degrees 00 minutes 46 seconds West, assigned bearing, along the northwesterly line of said Lot 4, a distance of 226.07 feet; thence South 52 degrees 52 minutes 46 seconds East 16.23 feet; thence North 37 degrees 24 minutes 36 seconds East 87.62 feet; thence North 51 degrees 19 minutes 34 seconds East 140.01 feet to the easterly line of said Lot 4, also being the right of way line of Town Road, as dedicated in said plat; thence North 51 degrees 11 minutes 38 seconds West, along said easterly line, 20.00 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Breezy Point Road.

PARCEL B

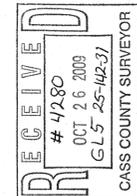
That part of vacated Town Road, GISVOLD SUNNY BEACH ADDITION, according to the recorded plat thereof, Cass County, Minnesota and that part of Government Lot 5, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows:
COMMENCING at the most northerly corner of Lot 4, Block 1, GISVOLD SUNNY BEACH ADDITION; thence South 51 degrees 11 minutes 38 seconds East, assigned bearing, along the easterly line of said Lot 4, also being the right of way line of said vacated Town Road, a distance of 157.05 feet to an angle point in said easterly line and the point of beginning of the tract to be herein described; thence South 18 degrees 49 minutes 28 seconds East, along said easterly line 96.04 feet to an angle point in said easterly line; thence South 09 degrees 20 minutes 30 seconds West, along said easterly line, 94.78 feet to the south line of said Government Lot 5; thence South 88 degrees 20 minutes 33 seconds East, along said south line, 291.02 feet to the centerline of Breezy Point Road; thence northwesterly, along said centerline 363 feet, more or less, to the intersection with a line bearing North 33 degrees 48 minutes 47 seconds East from the point of beginning; thence South 33 degrees 48 minutes 47 seconds West 26.14 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to Breezy Point Road.

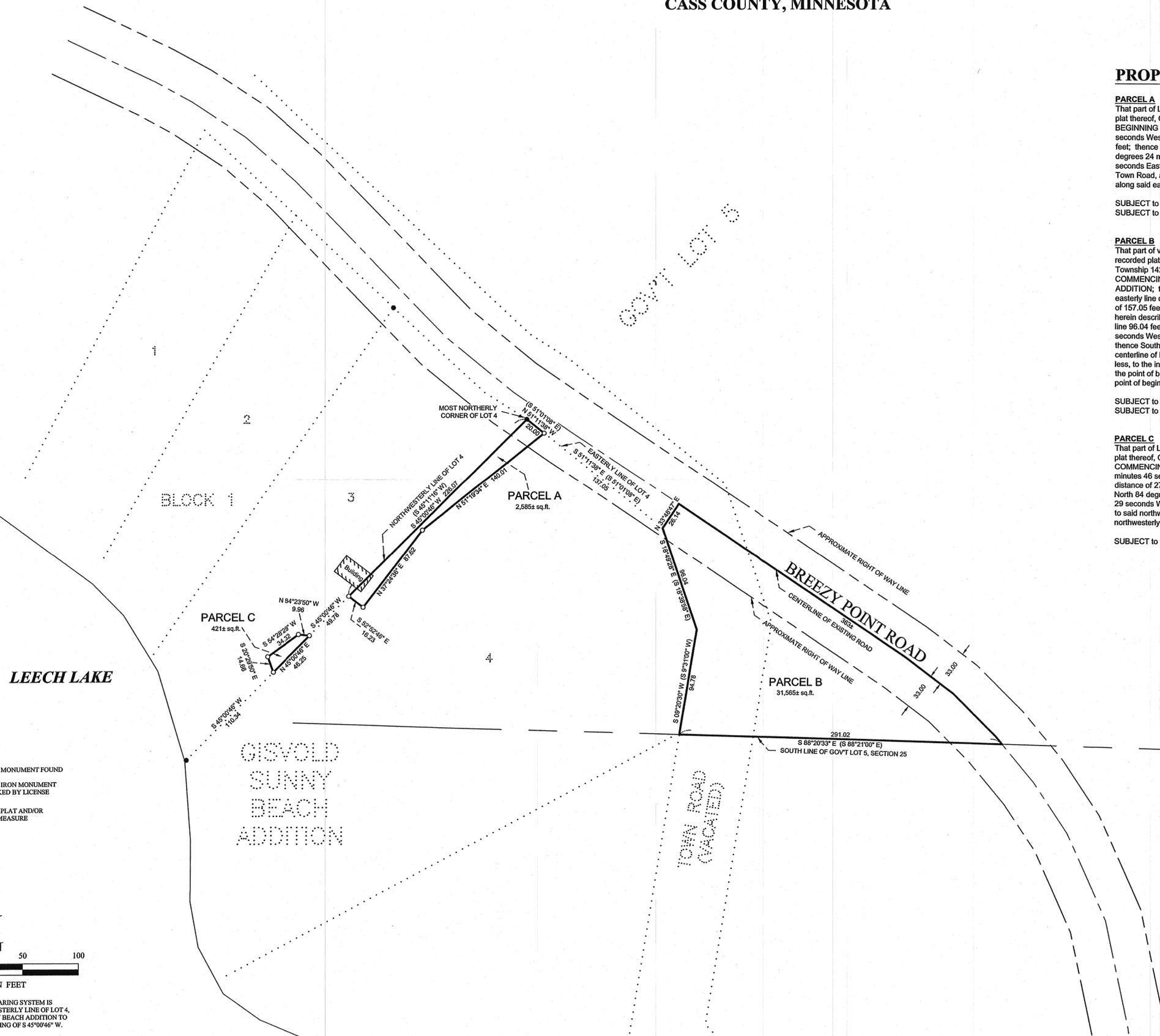
PARCEL C

That part of Lot 3, Block 1, GISVOLD SUNNY BEACH ADDITION, according to the recorded plat thereof, Cass County, Minnesota, described as follows:
COMMENCING at the most northerly corner of Lot 4, said Block 1; thence South 45 degrees 00 minutes 46 seconds West, assigned bearing, along the northwesterly line of said Lot 4, a distance of 275.85 feet to the point of beginning of the tract to be herein described; thence North 84 degrees 23 minutes 50 seconds West 9.96 feet; thence South 54 degrees 28 minutes 29 seconds West 34.32 feet; thence South 20 degrees 29 minutes 50 seconds East 14.66 feet to said northwesterly line; thence North 45 degrees 00 minutes 46 seconds East, along said northwesterly line, 46.25 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

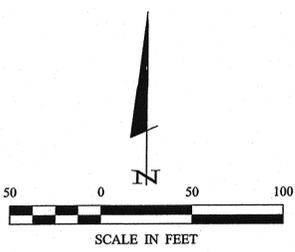


© 2008 Landecker & Associates, Inc.		Landecker & Associates, Inc. Engineering - Surveying - Planning Walker, MN 56484 Phone: 218-547-1296 Fax: 218-547-2372	
I HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.		Terry L. Freeman, PLS #21367 8/10/08 LIC. NO. 21367	
PROJECT NO.:	0822065	DATE:	08-14-2008
FILE NAME:	0822077.dwg	SCALE:	HORZ. 1" = 50'
CHECKED BY:	TLF	VERT.:	NONE
DRAWN BY:	WAG	FIELD BOOK:	BOOK 207
PROJECT MANAGER:	TLF	PG.:	43
CASS COUNTY SURVEYOR			
CERTIFICATE OF SURVEY			
Robert Gisvold P.O. Box 1423 Walker, MN 56484			
SHEET 1 OF 1			



LEGEND

- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 21367
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE NORTHWESTERLY LINE OF LOT 4, BLOCK 1, GISVOLD SUNNY BEACH ADDITION TO HAVE AN ASSIGNED BEARING OF S 45°00'46" W.

- NOTES:**
- No improvements, topography, or wetland information has been surveyed or shown on this certificate.
 - 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.
 - Parcels A, B, and C are non conforming lots and are intended to be enhancements to existing tracts.

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