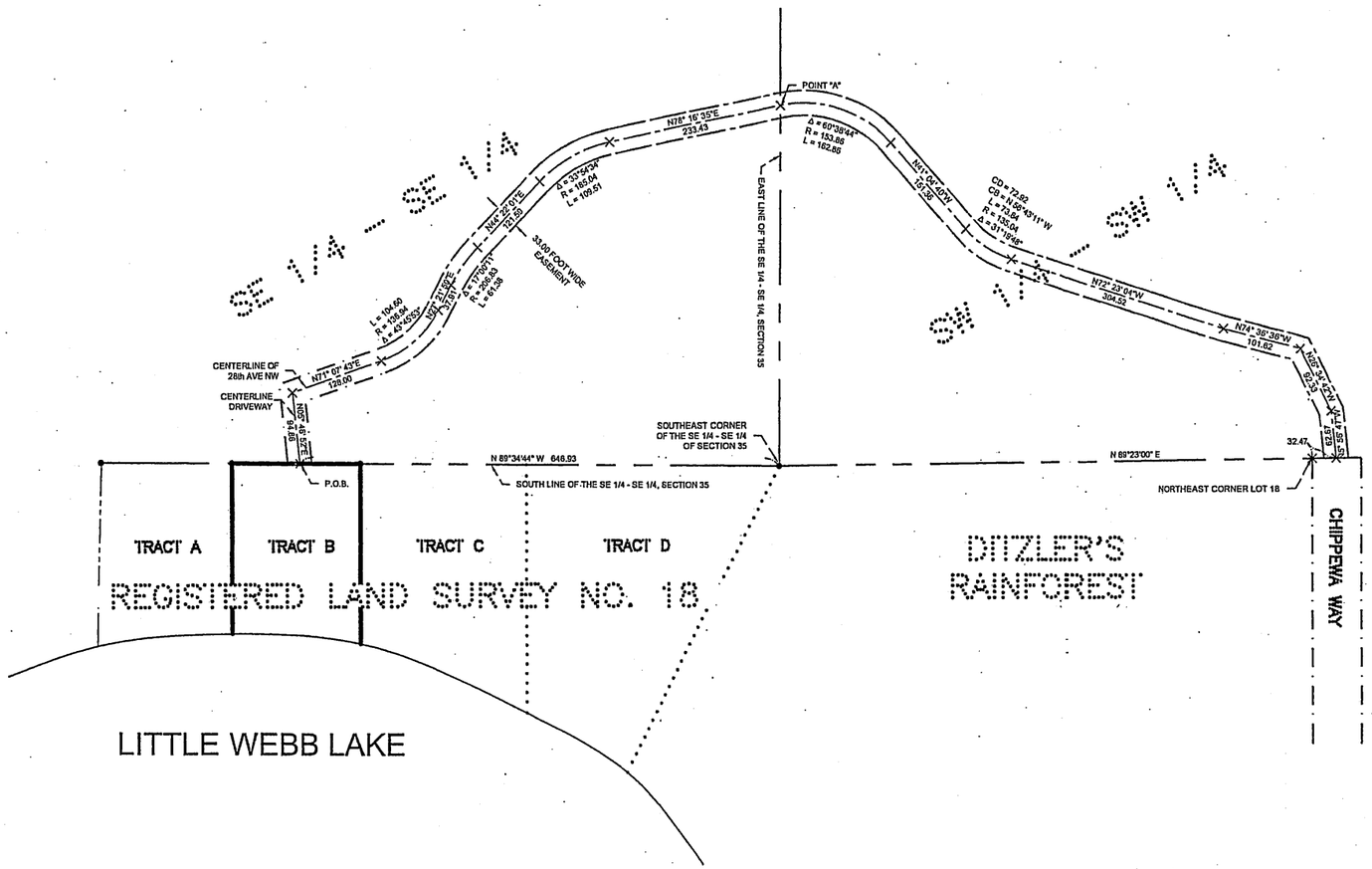
CERTIFICATE OF SURVEY

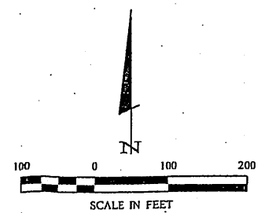
PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER, SECTION 35, TOWNSHIP 141 NORTH, RANGE 30 WEST, CASS COUNTY, MINNESOTA

RECEIVED
FEB 22 2011
4627
SE-SE 35-141-30
SW-SW 36-141-30
COUNTY SURVEYOR



LEGEND

- ● DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE SOUTH LINE OF THE SE 1/4 - SE 1/4, SECTION 35 TO HAVE AN ASSIGNED BEARING OF N 89°34'44" W.

EASEMENT

AN EASEMENT FOR INGRESS, EGRESS, AND UTILITY PURPOSES 33.00 FEET IN WIDTH OVER, UNDER AND ACROSS THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER, SECTION 35, TOWNSHIP 141 NORTH, RANGE 30 WEST, CASS COUNTY, MINNESOTA, THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 18, BLOCK ONE, DITZLER'S RAINFOREST, PLAT OF RECORD, SAID COUNTY, SAID CORNER ALSO BEING THE NORTHWEST CORNER OF CHIPPEWA WAY, AS DEDICATED IN SAID PLAT; THENCE NORTH 89 DEGREES 23 MINUTES 00 SECONDS EAST, ASSUMED BEARING ALONG THE NORTH LINE OF SAID CHIPPEWA WAY 32.47 FEET TO THE CENTERLINE AN EASEMENT OF RECORD, SAID COUNTY; THENCE NORTH 5 DEGREES 56 MINUTES 47 SECONDS WEST 62.67 FEET; THENCE NORTH 26 DEGREES 34 MINUTES 42 SECONDS WEST 92.33 FEET; THENCE NORTH 74 DEGREES 36 MINUTES 36 SECONDS WEST 101.62 FEET; THENCE NORTH 72 DEGREES 23 MINUTES 04 SECONDS WEST 304.52 FEET; THENCE NORTHWESTERLY 73.84 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 135.04 FEET, A CENTRAL ANGLE OF 31 DEGREES 19 MINUTES 48 SECONDS AND THE CHORD BEARS NORTH 56 DEGREES 43 MINUTES 11 SECONDS WEST FOR A CHORD DISTANCE OF 72.92 FEET; THENCE NORTH 41 DEGREES 04 MINUTES 40 SECONDS WEST, NOT TANGENT TO SAID CURVE 151.36 FEET; THENCE WESTERLY 162.86 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 153.86 FEET AND A CENTRAL ANGLE OF 60 DEGREES 38 MINUTES 44 SECONDS, TO A POINT HEREINAFTER REFERRED TO AS POINT "A"; THENCE COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 89 DEGREES 34 MINUTES 44 SECONDS WEST, ASSIGNED BEARING, ALONG THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER, 646.93 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE TO BE HEREIN DESCRIBED; THENCE NORTH 05 DEGREES 46 MINUTES 52 SECONDS WEST 94.86 FEET, TO THE CENTERLINE OF 28TH AVE NW; THENCE NORTH 71 DEGREES 07 MINUTES 43 SECONDS EAST, 128.00 FEET; THENCE NORTHEASTERLY 104.60 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 136.94 FEET AND A CENTRAL ANGLE OF 43 DEGREES 45 MINUTES 53 SECONDS; THENCE NORTH 27 DEGREES 21 MINUTES 50 SECONDS EAST, TANGENT TO LAST SAID CURVE 37.91 FEET; THENCE NORTHEASTERLY 61.38 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 206.83 FEET AND A CENTRAL ANGLE OF 17 DEGREES 00 MINUTES 11 SECONDS; THENCE NORTH 44 DEGREES 22 MINUTES 01 SECONDS EAST, TANGENT TO LAST SAID CURVE 121.59 FEET; THENCE NORTHEASTERLY 109.51 FEET ALONG A TANGENTIAL CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 185.04 FEET AND A CENTRAL ANGLE OF 33 DEGREES 54 MINUTES 34 SECONDS, TO THE INTERSECTION OF A LINE WHICH BEARS SOUTH 78 DEGREES 16 MINUTES 35 SECONDS WEST FORM SAID POINT "A"; THENCE NORTH 78 DEGREES 16 MINUTES 35 SECONDS EAST 233.43 FEET, MORE OR LESS, TO THE EAST LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER AND SAID CENTERLINE THERE TERMINATING.

THE SIDELINES OF SAID 33.00 FEET WIDE EASEMENT SHALL BE PROLONGED OR SHORTENED TO TERMINATE ON SAID SOUTH AND WEST LINES OF SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER.

SAID EASEMENT ENCUMBERS 29,412 SQ. FT. OR 0.67 ACRES

REVISIONS			
NO.	DATE	DESCRIPTION	BY

I HEREBY CERTIFY THAT THIS SURVEY, PLAN OR REPORT 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.

01/24/11

JOSHUA M. DICKERSON
LIC. NO. 47544

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Web: www.nec56.com

CERTIFICATE OF SURVEY
Bremer Bank c/o Dave Ellingson
24090 Smiley Road
Nisswa, MN 56468

JOB NO. 11-02
DATE: 01-24-2011
SHEET NO.
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