

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 5 AND PART OF THE
SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER,
SECTION 7, TOWNSHIP 134 NORTH, RANGE 29 WEST,
CASS COUNTY, MINNESOTA

EXISTING LEGAL DESCRIPTION (According to Document No. 349321):

Tract 1A

That part of Government Lot 5, Section 7, Township 134 North, Range 29 West, described as follows: That part lying North and West of the following described line: Commencing at the SW corner of Government Lot 5; thence North 0 degree 03 minutes West for 110.1 feet along the west line of Government Lot 5 to a point, said point being the point of beginning of the line to be described herein; thence North 54 degrees 24 minutes East for 100.3 feet; thence North 32 degrees 00 minutes East for 194.8 feet; thence North 48 degrees 10 minutes East for 288.2 feet; thence North 69 degrees 37 minutes East for 146.7 feet; thence North 60 degrees 37 minutes East for 185.3 feet; thence North 14 degrees 27 minutes East for a distance of 666.4 feet to a point on the north line of Government Lot 5 and the termination point for above described line. EXCEPT That part of Government Lot 5, Section 7, Township 134 North, Range 29 West, lying westerly and northerly of the following described line: Commencing at the Southwest corner of said Government Lot 5; thence North 89 degrees 58 minutes 39 seconds East, assumed bearing along the South line of said Government Lot 5 a distance of 384.18 feet to an iron monument; thence North 51 degrees 19 minutes 34 seconds East 252.15 feet; thence North 81 degrees 16 minutes 08 seconds East 50.00 feet to an iron monument on the Southwesterly line of the Wolf Habei Mercantile Company tract as described in Document No. 187340 recorded in the Office of the Cass County Recorder, thence North 27 degrees 00 minutes 25 seconds West along said Southwesterly line 419.78 feet, to a point hereinafter referred to as point "B"; thence continue North 27 degrees 00 minutes 25 seconds West to the North line of said Government Lot 5 to the point of beginning of the line to be herein described; thence South 27 degrees 00 minutes 25 seconds East to said Point "B"; thence South 69 degrees 45 minutes 39 seconds West 41.66 feet; thence South 48 degrees 18 minutes 39 seconds West 288.20 feet; thence South 32 degrees 08 minutes 39 seconds West 194.80 feet; thence South 54 degrees 32 minutes 39 seconds West 100.30 feet to the West line of said Government Lot 5; and said line there terminating. Subject to easement, restrictions and reservations of record.

Tract 1B

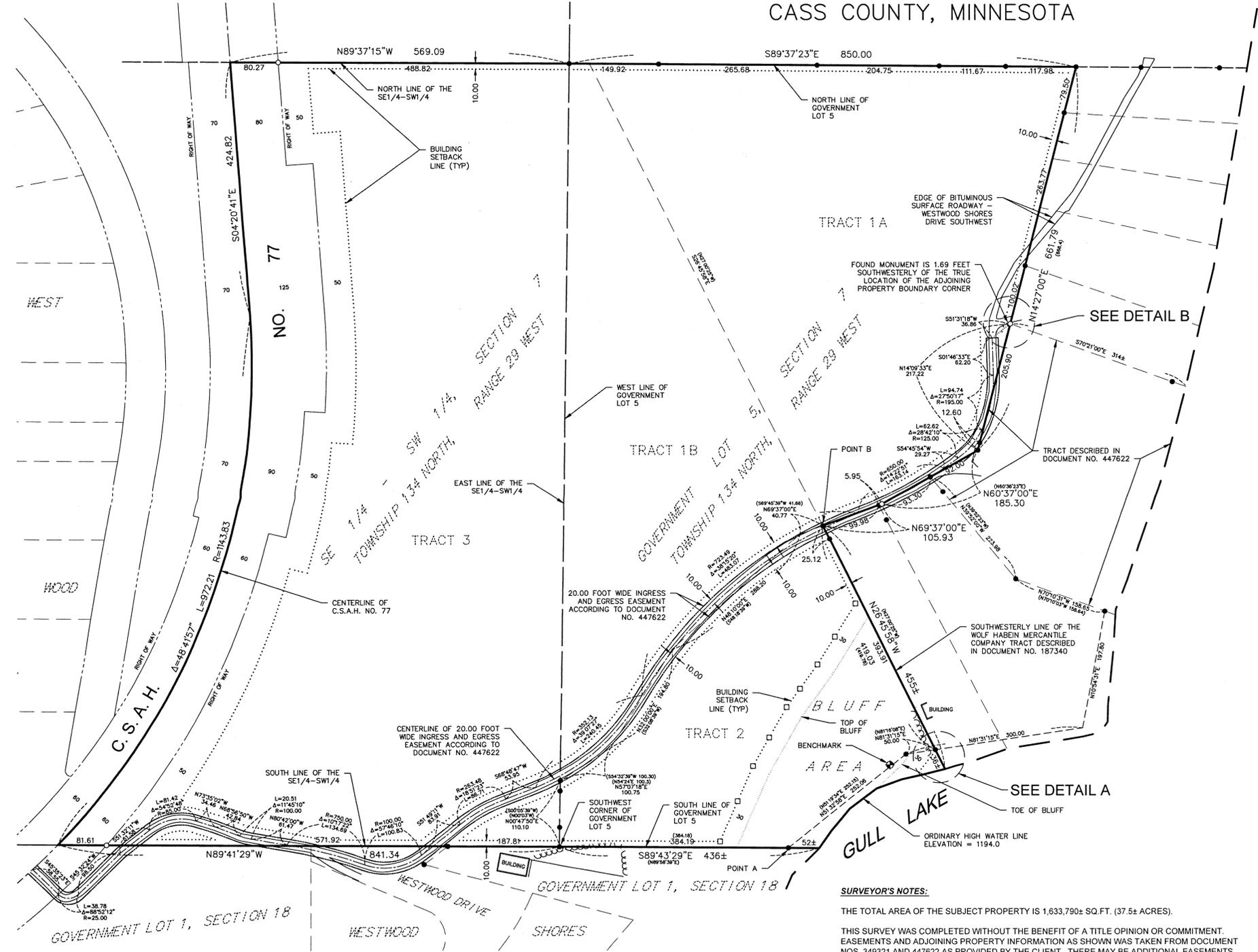
That part of Government Lot 5, Section 7, Township 134 North, Range 29 West, Cass County, Minnesota lying Westerly and Northerly of the following described line: Commencing at the Southwest corner of said Government Lot 5; thence North 89 degrees 58 minutes 39 seconds East, assumed bearing along the South line of said Government Lot 5 a distance of 384.18 feet to an iron monument; thence North 51 degrees 19 minutes 34 seconds East 252.15 feet; thence North 81 degrees 16 minutes 08 seconds East 50.00 feet to an iron monument on the Southwesterly line of the Wolf Habei Mercantile Company tract as described in Document No. 187340 recorded in the Office of the Cass County Recorder, thence North 27 degrees 00 minutes 25 seconds West along said Southwesterly line 419.78 feet, to a point hereinafter referred to as point "B"; thence continue North 27 degrees 00 minutes 25 seconds West to the North line of said Government Lot 5 to the point of beginning of the line to be herein described; thence South 27 degrees 00 minutes 25 seconds East to said Point "B"; thence South 69 degrees 45 minutes 39 seconds West 41.66 feet; thence South 48 degrees 18 minutes 39 seconds West 288.20 feet; thence South 32 degrees 08 minutes 39 seconds West 194.80 feet; thence South 54 degrees 32 minutes 39 seconds West 100.30 feet to the West line of said Government Lot 5; and said line there terminating. Subject to easement, restrictions and reservations of record.

Tract 2

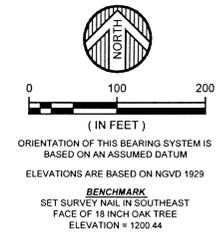
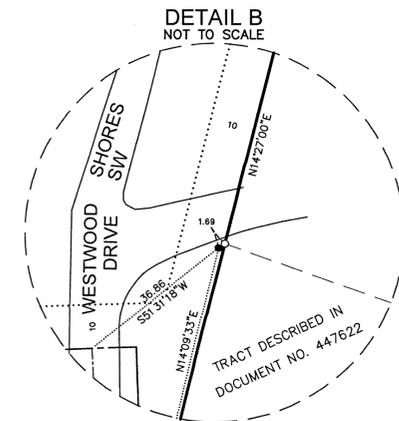
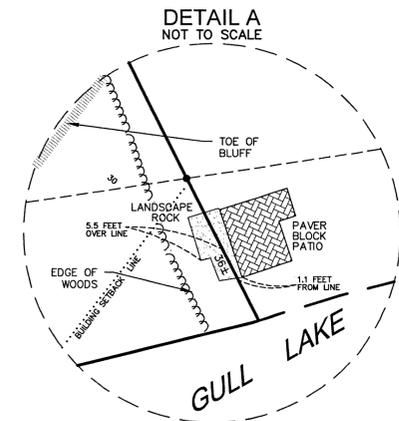
That part of Government Lot 5, Section 7, Township 134 North, Range 29 West, Cass County, Minnesota, described as follows: Commencing at the Southwest corner of said Government Lot 5; thence North 89 degrees 58 minutes 39 seconds East, assumed bearing along the South line of said Government Lot 5 a distance of 384.18 feet to an iron monument; hereinafter referred to as Point "A"; thence North 51 degrees 19 minutes 34 seconds East 252.15 feet; thence North 81 degrees 16 minutes 08 seconds East 50.00 feet to an iron monument on the Southerly line of Wolf Habei Mercantile Company tract as described in Document No. 187340 recorded in the Office of the Cass County Recorder, the point of beginning of the tract to be herein described; thence North 27 degrees 00 minutes 25 seconds West along said Southwesterly line 419.78 feet; thence South 69 degrees 45 minutes 39 seconds West 41.66 feet; thence South 48 degrees 18 minutes 39 seconds West 288.20 feet; thence South 32 degrees 08 minutes 39 seconds West 194.80 feet; thence South 54 degrees 32 minutes 39 seconds West 100.30 feet to the West line of said Government Lot 5; thence South 0 degrees 05 minutes 39 seconds West along said West line 110.10 feet to the Southwest corner of said Government Lot 5; thence North 89 degrees 58 minutes 39 seconds East along the South line of Government Lot 5 passing through said Point "A" a distance of 437 feet more or less to the shoreline of Gull Lake; thence Northeasterly along said shoreline to the intersection with the Southwesterly line of said Wolf Habei Mercantile Company tract; thence North 27 degrees 00 minutes 25 seconds West along said Southwesterly line 28 feet more or less to the point of beginning. Subject to easements, restrictions and reservations of record.

Tract 3

All that part of the SE 1/4 of the SW 1/4 of Section 7, Township 134 North, Range 29 West, Cass County, Minnesota, lying Easterly of the centerline of County State Aid Highway Number 77. Subject to a right-of-way easement for said highway.



SURVEYOR'S NOTES:
THE TOTAL AREA OF THE SUBJECT PROPERTY IS 1,633,790± SQ. FT. (37.5± ACRES).
THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE OPINION OR COMMITMENT. EASEMENTS AND ADJOINING PROPERTY INFORMATION AS SHOWN WAS TAKEN FROM DOCUMENT NOS. 349321 AND 447622 AS PROVIDED BY THE CLIENT. THERE MAY BE ADDITIONAL EASEMENTS OR OTHER LIMITING FACTORS AFFECTING THE SUBJECT PROPERTY NOT SHOWN ON THIS SURVEY WHICH MAY BECOME EVIDENT THROUGH TITLE REVIEW.
FOR THE PURPOSES OF THIS SURVEY, WESTWOOD SHORES DRIVE SOUTHWEST WAS ASSUMED TO BE A PRIVATE ROAD. THE SETBACKS SHOWN ARE BASED ON THE CASS COUNTY ZONING REQUIREMENTS FOR A SETBACK DISTANCE FROM A PRIVATE ROAD OR UTILITY EASEMENT.



- = DENOTES FOUND IRON MONUMENT
- = DENOTES 1/2 INCH IRON PIPE MONUMENT SET AND MARKED RLS # 41643
- = DENOTES WOODEN LATH SET FOR SETBACK
- (554°32'30"W 100.30) = DENOTES DEED COURSES FROM LEGAL DESCRIPTIONS OF RECORD

RECEIVED
2152
NOV 19 2013
GLS, SE 34
75, 34-29
COUNTY SURVEYOR

DATE: JULY 27, 2012	DATE:	AMENDMENTS:	BY:
SCALE: AS SHOWN			
DRAWN BY: RAQ			
CHECKED BY: CMC			
FILE NUMBER: 293B1523			
PREPARED FOR: KENNETH POWELL		DATE: 07-12-2012 LIC. NO. 41643	
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.			
CHAD M. CONNER		WIDSETH SMITH NOLTING	
ARCHITECTS ENGINEERS		ALEXANDRIA, MN BAKTER, MN BEMIDJI, MN CROOKSTON, MN GRAND FORKS, ND RED WING, MN ROCHESTER, MN	
ENVIRONMENTAL SERVICES		LAND SURVEYS WATER RESOURCES	

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