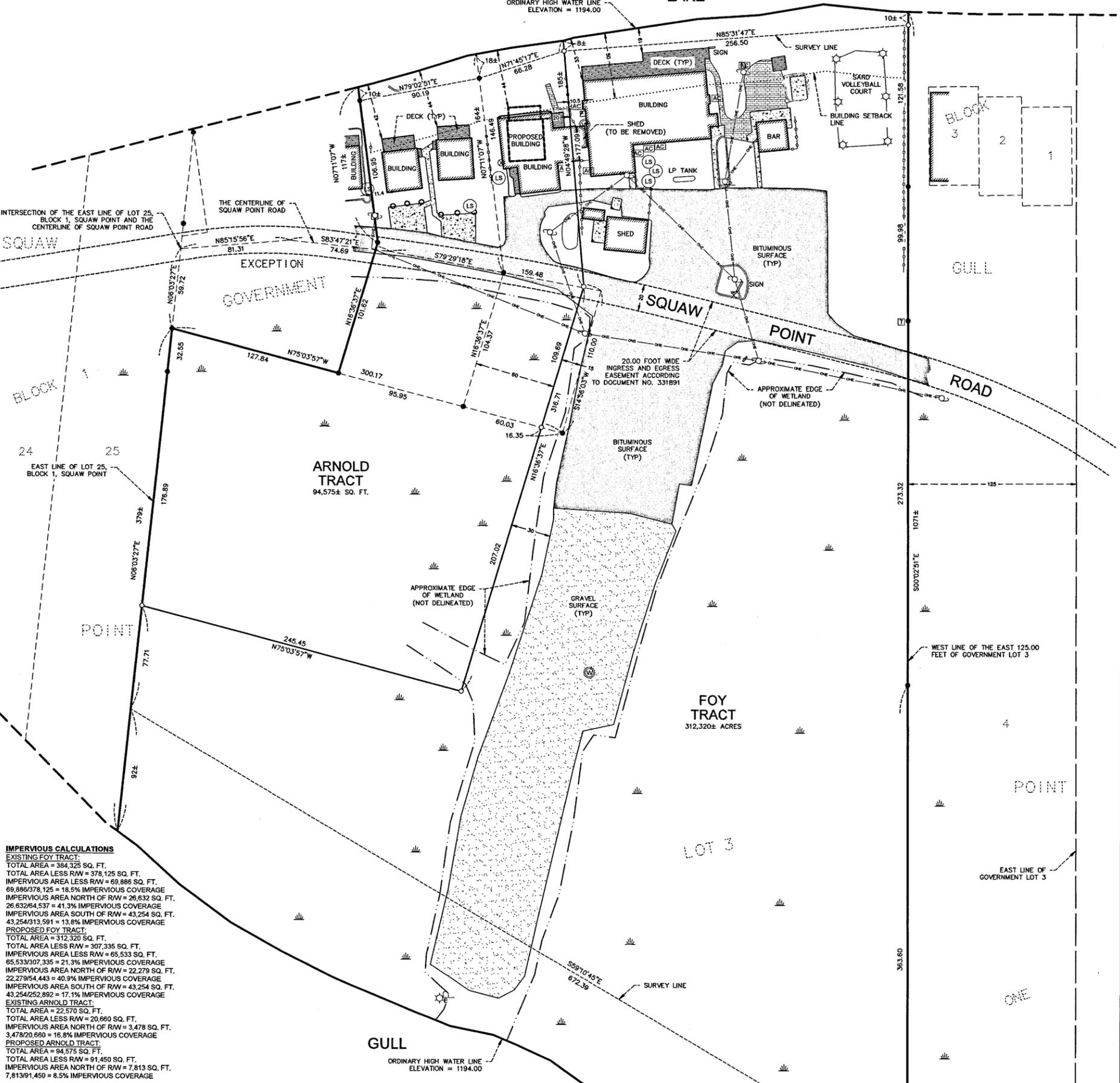


CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 3, SECTION 17, TOWNSHIP 134, RANGE 29, CASS COUNTY, MINNESOTA

GULL LAKE



IMPERVIOUS CALCULATIONS
EXISTING FOY TRACT:
 TOTAL AREA = 384,325 SQ. FT.
 IMPERVIOUS AREA LESS RW = 378,125 SQ. FT.
 IMPERVIOUS AREA LESS RW = 89,886 SQ. FT.
 69,886/378,125 = 18.5% IMPERVIOUS COVERAGE
 IMPERVIOUS AREA NORTH OF RW = 26,632 SQ. FT.
 26,632/64,537 = 41.3% IMPERVIOUS COVERAGE
 IMPERVIOUS AREA SOUTH OF RW = 43,254 SQ. FT.
 43,254/313,591 = 13.8% IMPERVIOUS COVERAGE
PROPOSED FOY TRACT:
 TOTAL AREA = 312,320 SQ. FT.
 TOTAL AREA LESS RW = 307,335 SQ. FT.
 IMPERVIOUS AREA LESS RW = 65,533 SQ. FT.
 65,533/307,335 = 21.3% IMPERVIOUS COVERAGE
 IMPERVIOUS AREA NORTH OF RW = 22,279 SQ. FT.
 22,279/54,443 = 40.9% IMPERVIOUS COVERAGE
 IMPERVIOUS AREA SOUTH OF RW = 43,254 SQ. FT.
 43,254/252,892 = 17.1% IMPERVIOUS COVERAGE
EXISTING ARNOLD TRACT:
 TOTAL AREA = 22,570 SQ. FT.
 TOTAL AREA LESS RW = 20,660 SQ. FT.
 IMPERVIOUS AREA NORTH OF RW = 3,478 SQ. FT.
 3,478/20,660 = 16.8% IMPERVIOUS COVERAGE
PROPOSED ARNOLD TRACT:
 TOTAL AREA = 94,575 SQ. FT.
 TOTAL AREA LESS RW = 91,450 SQ. FT.
 IMPERVIOUS AREA NORTH OF RW = 7,813 SQ. FT.
 7,813/91,450 = 8.5% IMPERVIOUS COVERAGE

FOY'S EXISTING LEGAL DESCRIPTION ACCORDING TO DOCUMENT NO. A000636880 (PARCEL NO. 87-017-2405):
 All that part of the unsplit portion of Government Lot 3, Section 17, Township 134, Range 29, Cass County, Minnesota, Minnesota, EXCEPT
 That part of said Government Lot 3 described as follows: Commencing at the point of intersection of the East line of Lot 25, Block 1, Squaw Point and the centerline of Squaw Point Road in accordance with a survey by Thomas R. Magran, RLS #15234, dated July 30, 1985, and in accordance with a survey by Thomas P. Thieszen, RLS #16097, dated May 31, 1991; thence North 85 degrees 15 minutes 56 seconds East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 AND ALSO EXCEPT
 That part of Government Lot 3 described as follows: Commencing at the point of intersection of the East line of Lot 25, Block 1, Squaw Point and the centerline of Squaw Point Road in accordance with a survey by Thomas R. Magran, RLS #15234, dated July 30, 1985, and in accordance with a survey by Thomas P. Thieszen, RLS #16097, dated May 31, 1991; thence North 85 degrees 15 minutes 56 seconds East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 The East 125 feet of said Government Lot 3, Section 17, Township 134, Range 29, Cass County, Minnesota, now platted as Foy Tract.

ARNOLD'S EXISTING LEGAL DESCRIPTION ACCORDING TO DOCUMENT NO. A000623506 (PARCEL NO. 87-017-2407):
 That part of the unsplit portion of Government Lot 3, Section 17, Township 134, Range 29, Cass County, Minnesota, Minnesota, described as follows: Commencing at the point of intersection of the East line of Lot 25, Block 1, Squaw Point, according to the plat thereof on file in the office of the Cass County Recorder and the centerline of Squaw Point Road in accordance with a survey by Thomas R. Magran, RLS #15234, dated July 30, 1985, and in accordance with a survey by Thomas P. Thieszen, RLS #16097, dated May 31, 1991; thence North 85 degrees 15 minutes 56 seconds East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 AND ALSO EXCEPT
 That part of Government Lot 3 described as follows: Commencing at the point of intersection of the East line of Lot 25, Block 1, Squaw Point and the centerline of Squaw Point Road in accordance with a survey by Thomas R. Magran, RLS #15234, dated July 30, 1985, and in accordance with a survey by Thomas P. Thieszen, RLS #16097, dated May 31, 1991; thence North 85 degrees 15 minutes 56 seconds East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 Subject to the right of way of Squaw Point Road and also subject to other easements, reservations or restrictions of record if any.

PROPOSED LEGAL DESCRIPTION FOY TO ARNOLD:
 East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 AND
 That part of Government Lot 3 described as follows: Commencing at the point of intersection of the East line of Lot 25, Block 1, Squaw Point, according to the recorded plat thereof, on file in the Cass County, Minnesota, Recorder's Office and the centerline of Squaw Point Road in accordance with a survey by Thomas R. Magran, RLS #15234, dated July 30, 1985, and in accordance with a survey by Thomas P. Thieszen, RLS #16097, dated May 31, 1991; thence North 85 degrees 15 minutes 56 seconds East, assumed bearing, 81.31 feet along said centerline; thence South 79 degrees 29 minutes 18 seconds East, assumed bearing, 159.48 feet along said centerline; thence South 14 degrees 56 minutes 03 seconds West, 110.00 feet; thence North 75 degrees 03 minutes 57 seconds West, 172.33 feet to the point of beginning of the tract to be described; thence North 16 degrees 36 minutes 37 seconds East, 104.37 feet; thence North 07 degrees 11 minutes 07 seconds West, 120 feet, more or less, to the shoreline of Gull Lake; thence westerly 123 feet, more or less, along said shoreline to its intersection with the East line of said Lot 25, Block 1, Squaw Point; thence South 06 degrees 03 minutes 34 seconds West, 158 feet, more or less, along said East line of Lot 25 to its intersection with a line which bears North 75 degrees 03 minutes 57 seconds West from the point of beginning; thence South 75 degrees 03 minutes 57 seconds East, 127.84 feet to the point of beginning.
 Subject to the right of way of Squaw Point Road and also subject to other easements, reservations or restrictions of record if any.

SURVEYOR'S NOTES:
 THE ADDRESS FOR THE FOY TRACT IS 10414 SQUAW POINT ROAD, EAST GULL LAKE, MINNESOTA.
 THE ADDRESS FOR THE ARNOLD TRACT IS 10420 SQUAW POINT ROAD, EAST GULL LAKE, MINNESOTA.
 THE PID FOR THE FOY TRACT IS 87-017-2407 AND THE ARNOLD TRACT IS 87-017-2405.
 ACCORDING TO THE CITY OF EAST GULL LAKE ON-LINE ZONING MAP, THE SUBJECT PROPERTY LYING NORTH OF SQUAW POINT ROAD IS CURRENTLY LOCATED WITHIN THE CW COMMERCIAL WATERFRONT ZONING DISTRICT AND THE SUBJECT PROPERTY LYING SOUTH OF SQUAW POINT ROAD IS CURRENTLY LOCATED WITHIN THE O OPEN SPACE/WETLANDS ZONING ORDINANCE. THE SETBACKS SHOWN ARE ACCORDING TO THE CITY OF EAST GULL LAKE ZONING ORDINANCE.
 ACCORDING TO THE CITY OF EAST GULL LAKE ON-LINE ZONING ORDINANCE GULL LAKE IS CURRENTLY CLASSIFIED AS A GENERAL DEVELOPMENT LAKE.
 THE UTILITIES SHOWN ON THIS SURVEY ARE ACCORDING TO VISIBLE EVIDENCE ONLY. WIDSETH SMITH NOLTING ASSUMES NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACIES OF THESE LOCATIONS. FURTHER LOCATION AND VERIFICATION ARE RECOMMENDED PRIOR TO ANY CONSTRUCTION OR EXCAVATION.
 THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR OPINION. THERE MAY BE EASEMENTS OR OTHER LIMITING FACTORS WHICH AFFECT THE SUBJECT PROPERTY THAT ARE NOT SHOWN ON THIS SURVEY.
 THE PURPOSE OF THIS SURVEY IS TO ADJUST THE LOT LINE BETWEEN THE FOY TRACT AND THE ARNOLD TRACT. THERE WILL BE NO NEW PARCELS AS A RESULT OF THIS SURVEY.
 PROPOSED BUILDING WILL BE ABLE TO USE EXISTING BITUMINOUS AREA FOR PARKING.

SCALE (IN FEET)

0 40 80

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE CASS COUNTY (SOUTH) COORDINATE DATABASE NAD 83

ELEVATIONS BASE ON NGVD 29 DATUM

- DENOTES FOUND IRON MONUMENT
- DENOTES 1/2 INCH DIAMETER BY 18 INCH LONG IRON PIPE MONUMENT SET AND MARKED RLS # 47591
- ▲ DENOTES WETLAND (NOT DELINEATED)
- ☆ DENOTES LIGHT POLE
- DENOTES UTILITY POLE
- AC DENOTES AIR CONDITIONER
- LS DENOTES LIFT STATION
- DENOTES GARDEN POST
- DENOTES TELEPHONE PEDESTAL
- W DENOTES WELL
- DENOTES HOOD FENCE
- DENOTES OVERHEAD UTILITIES
- DENOTES DECORATIVE PAVERS
- DENOTES CONCRETE SURFACE

RECEIVED

8198

MAR 30 2018

GL3 17-134-29

COUNTY SURVEYOR

DATE: FEBRUARY 22, 2018	DATE:	AMENDMENTS:	BY:
SCALE: AS SHOWN			
DRAWN BY: RDS			
CHECKED BY: CMC			
FILE NUMBER: 0293B2319.000			
PREPARED FOR: FOY AND ARNOLD PROPERTIES			
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.			
RICHARD D. SCHUEMAN		DATE: LIC. NO. 47591	

