

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 7,
SECTION 25, TOWNSHIP 142 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA

PROPOSED DESCRIPTIONS:

TRACT A

That part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 223.08 feet to the point of beginning of the tract to be herein described; thence continue South 82 degrees 36 minutes 43 seconds West, along said north line, 105.30 feet; thence South 10 degrees 52 minutes 00 seconds West 821 feet, more or less, to the shoreline of Leech Lake; thence southeasterly along said shoreline to the intersection with a line bearing South 10 degrees 52 minutes 00 seconds West from the point of beginning; thence North 10 degrees 52 minutes 00 seconds East 853 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions and reservations of record. SUBJECT to a well easement. TOGETHER with a 12.00 foot wide roadway easement.

TRACT B

That part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 171.98 feet; thence South 03 degrees 21 minutes 06 seconds West 482.89 feet to the point of beginning of the tract to be herein described; thence North 03 degrees 21 minutes 06 seconds East 482.89 feet to said north line; thence South 82 degrees 36 minutes 43 seconds West, along said north line, 51.10 feet; thence South 10 degrees 52 minutes 00 seconds West 853 feet, more or less, to the shoreline of Leech Lake; thence southeasterly along said shoreline to the intersection with a line bearing South 07 degrees 37 minutes 06 seconds West from the point of beginning; thence North 07 degrees 37 minutes 06 seconds East 390 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions and reservations of record. TOGETHER with a well easement. SUBJECT to a 12.00 foot wide roadway easement.

TRACT C

That part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 100.81 feet; thence South 00 degrees 08 minutes 18 seconds East 497.76 feet to the point of beginning of the tract to be herein described; thence North 00 degrees 08 minutes 18 seconds West 497.76 feet to said north line; thence South 82 degrees 36 minutes 43 seconds West, along said north line, 71.17 feet; thence South 03 degrees 21 minutes 06 seconds West 482.89 feet; thence South 07 degrees 37 minutes 06 seconds West 390 feet, more or less, to the shoreline of Leech Lake; thence southeasterly along said shoreline to the intersection with a line bearing South 07 degrees 37 minutes 06 seconds East 403 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record.

TRACT D

That part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, lying easterly of the following described line: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 100.81 feet to the point of beginning of the line to be herein described; thence South 00 degrees 08 minutes 18 seconds East 497.76 feet; thence South 07 degrees 37 minutes 06 seconds West 403 feet to the shoreline of Leech Lake and said described line there terminating. SUBJECT to easements, restrictions, and reservations of record.

WELL EASEMENT

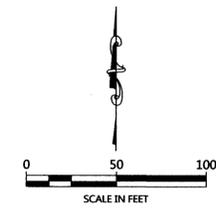
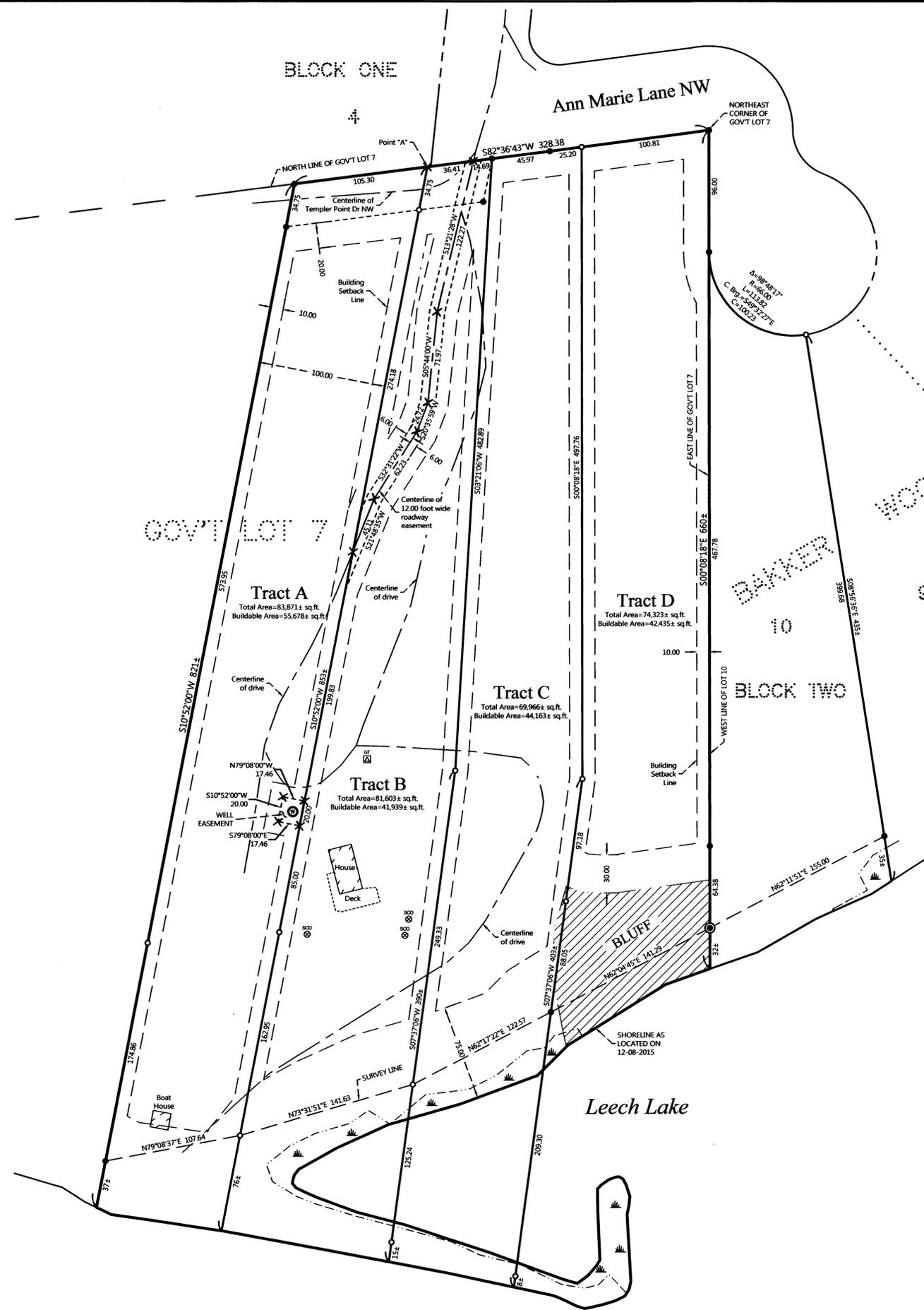
An easement for use and maintenance of a well over, under, and across that part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 223.08 feet; thence South 10 degrees 52 minutes 00 seconds West 508.76 feet to the point of beginning of the easement to be herein described; thence North 79 degrees 08 minutes 00 seconds West 17.46 feet; thence South 10 degrees 52 minutes 00 seconds West 20.00 feet; thence South 79 degrees 08 minutes 00 seconds East 17.46 feet to the intersection with a line bearing South 10 degrees 52 minutes 00 seconds West from the point of beginning; thence North 10 degrees 52 minutes 00 seconds East 20.00 feet to the point of beginning.

12.00 FOOT WIDE ROADWAY EASEMENT

A 12.00 foot wide easement for ingress, egress, and utility purposes over, under, and across that part of Government Lot 7, Section 25, Township 142 North, Range 31 West, Cass County, Minnesota, the centerline of said 12.00 foot wide easement is described as follows: COMMENCING at the northeast corner of said Government Lot 7; thence South 82 degrees 36 minutes 43 seconds West, assigned bearing, along the north line thereof, 223.08 feet to a point hereinafter referred to as Point "A"; thence North 82 degrees 36 minutes 43 seconds East, along said north line, 36.41 feet to the point of beginning of the centerline to be herein described; thence South 13 degrees 21 minutes 28 seconds West 122.27 feet; thence South 05 degrees 44 minutes 00 seconds West 71.97 feet; thence South 20 degrees 35 minutes 59 seconds West 24.72 feet; thence South 32 degrees 31 minutes 22 seconds West 62.23 feet; thence South 21 degrees 48 minutes 35 seconds West 45.11 feet to the intersection with a line bearing South 10 degrees 52 minutes 00 seconds West from said Point "A" and said described centerline there terminating. The sidelines of said 12.00 foot wide easement shall be prolonged or shortened to terminate on said north line of Government Lot 7 and on a bearing of South 10 degrees 52 minutes 00 seconds West from said Point "A".

NOTES:

- Zoning for subject tract = Shoreland Residential.
- Parcel ID for subject tract = 38-125-2201 and 38-545-0250.
- Wetland delineation done by Ben Meister in April of 2016.
- 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.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE NORTH LINE OF GOVERNMENT LOT 7 TO HAVE AN ASSIGNED BEARING OF S82°36'43"W.

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- ⊙ DENOTES G.L.O. MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- ⊗ DENOTES EXISTING SEPTIC CLEANOUT
- ⊕ DENOTES EXISTING GROUND TRANSFORMER
- ⊙ DENOTES EXISTING WELL
- ▨ DENOTES BLUFF AREA
- ▨ DENOTES EASEMENT AREA
- ▨ DENOTES DELINEATED WETLAND(S)

| NO. | DATE | DESCRIPTION |
|-----|------------|--------------------|
| 1 | 06-03-2016 | Revised Lot Layout |

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.

6/3/16
TERRY L. FREEMAN
LIC. NO. 21367



CERTIFICATE OF SURVEY
Reed Olson
9062 190th Avenue NW
Elk River, MN 55330

JOB NO. 15-251
DATE: 01-19-2016

SHEET NO.
1 OF 1