

# CERTIFICATE OF SURVEY

## PART OF THE NORTHEAST QUARTER SECTION 21, TOWNSHIP 139 NORTH, RANGE 29 WEST, CASS COUNTY, MINNESOTA

**SURVEYED PARCEL DESCRIPTION:**

The Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter, except the south 208.00 feet of the west 208.00 feet thereof and the North Half of the Southeast Quarter of the Northeast Quarter and the Northeast Quarter of the Northeast Quarter, except the north 250.00 feet of the west 520.00 feet thereof and also except the north 350.00 feet of the east 300.00 feet thereof, all in Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

**PROPOSED BOUNDARY DESCRIPTIONS:**

**TRACT A**

The North Half of the North half of the Northwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT B**

The South Half of the North half of the Northwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT C**

The North Half of the South half of the Northwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT D**

The South Half of the South half of the Northwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT E**

The North Half of the North half of the Southwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT F**

The South Half of the North half of the Southwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT G**

The North Half of the South half of the Southwest Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT H**

The South Half of the South half of the Southwest Quarter of the Northeast Quarter, except the south 208.00 feet of the west 208.00 feet thereof, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota.

Subject to easements, restrictions and reservations of record.

**TRACT I**

The North Half of the Northeast Quarter of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota, except the north 250.00 feet of the west 520.00 feet thereof and also except the north 350.00 feet of the east 300.00 feet thereof.

Subject to an easement for ingress and egress purposes over and across the east 33.00 feet of the west 553.00 feet of said North half.

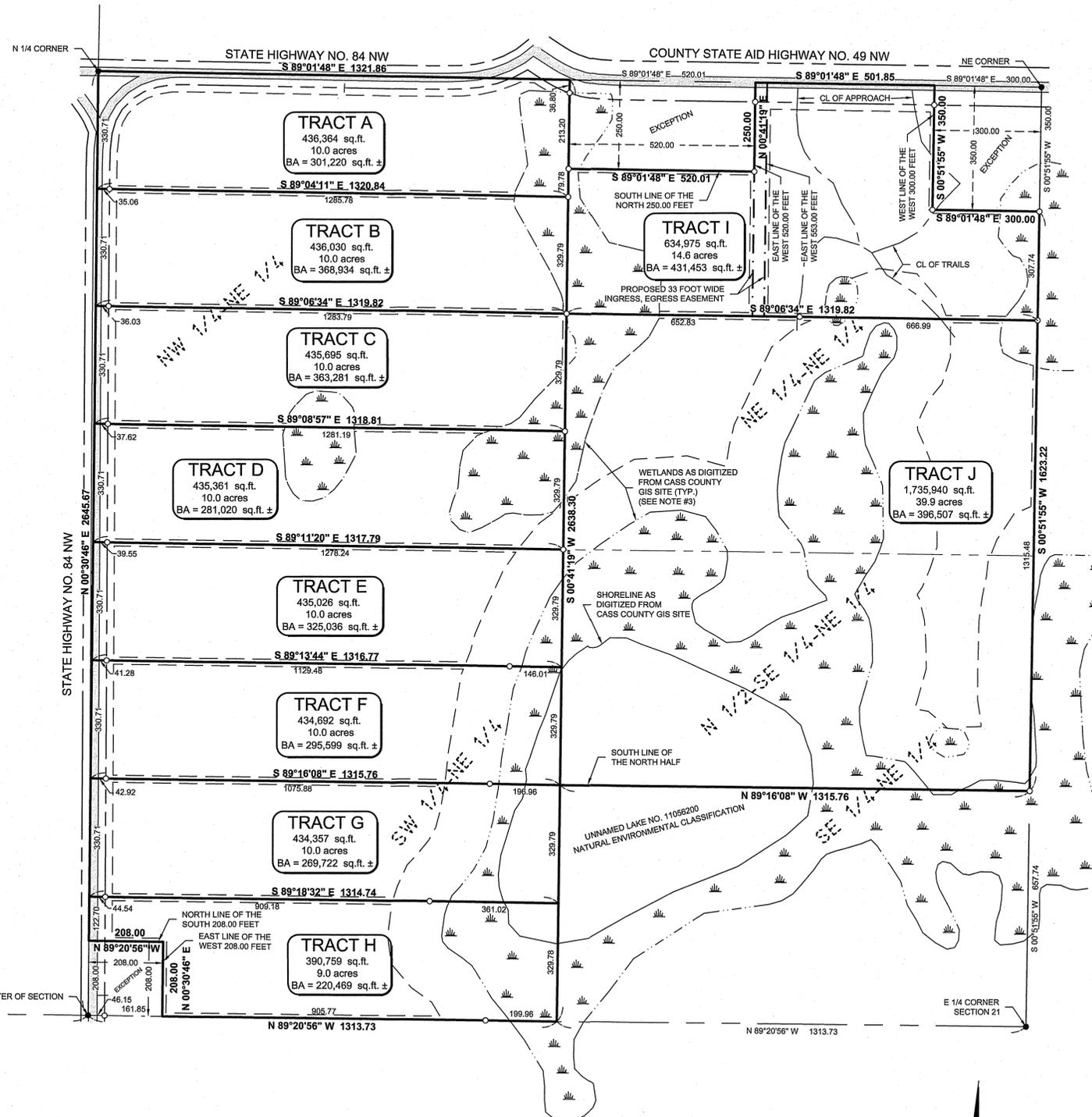
Also subject to easements, restrictions and reservations of record.

**TRACT J**

The South Half of the Northeast of the Northeast Quarter, Section 21, Township 139 North, Range 29 West, Cass County, Minnesota and the North Half of the Southeast Quarter of the Northeast Quarter said section.

Together with an easement for ingress and egress purposes over and across the east 33.00 feet of the west 553.00 feet of the North Half of said Northeast Quarter of the Northeast Quarter.

Also subject to easements, restrictions and reservations of record.



**LEGEND**

- DENOTES EDGE OF EXISTING BITUMINOUS
- DENOTES EDGE OF DIGITIZED WETLANDS
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 44881

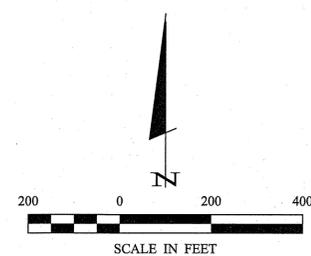
ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE CASS COUNTY COORDINATE SYSTEM.

**STRUCTURE SETBACKS:**

1. State Highway Right-Of-Way = 20 Feet  
Property Line = 10 Feet  
Natural Environment Lake (NE) = 150 Feet  
Easement = 10 Feet  
Wetland = 0 Feet
2. BA = Buildable Area
3. The 150 foot setback used to calculate the buildable area for Tracts D-J was measured from the digitized wetland edge that is adjacent to the unnamed lake. Verification should be made if building in this area.

**NOTES:**

1. Zoning for subject tract = Shoreland Residential & Rural Residential (RR5).
2. Parcel ID of subject parcel: 32-021-1200 & 32-021-1300.
3. Wetland as shown are digitized from Cass County GIS Site. If building in the area of wetland verification of wetlands should be completed prior to building.



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Suite 2  
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Pequot Lakes, MN 56472  
218-568-4940  
www.stonematsurvey.com



HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.  
CYNTHIA M. HYDE PLS#4881  
DATE 2-7-17 LIC. NO. 44881

REVISIONS	DATE	DESCRIPTION
BY		

DATE:	2-7-2017
SCALE:	1"=200'
HORIZ.:	
VERT.:	NONE

PROJECT NO.:	16436
FILE NAME:	C:\16436.dwg
FIELD BOOK:	
BOOK NO.:	
P.S. NO.:	
PROJECT MANAGER:	CMH
CHECKED BY:	CMH
DRAWN BY:	RJF

CERTIFICATE OF SURVEY  
Terri Chambers  
1359 Smith Drive NW  
Pine River, MN 56474  
SHEET 1 of 1