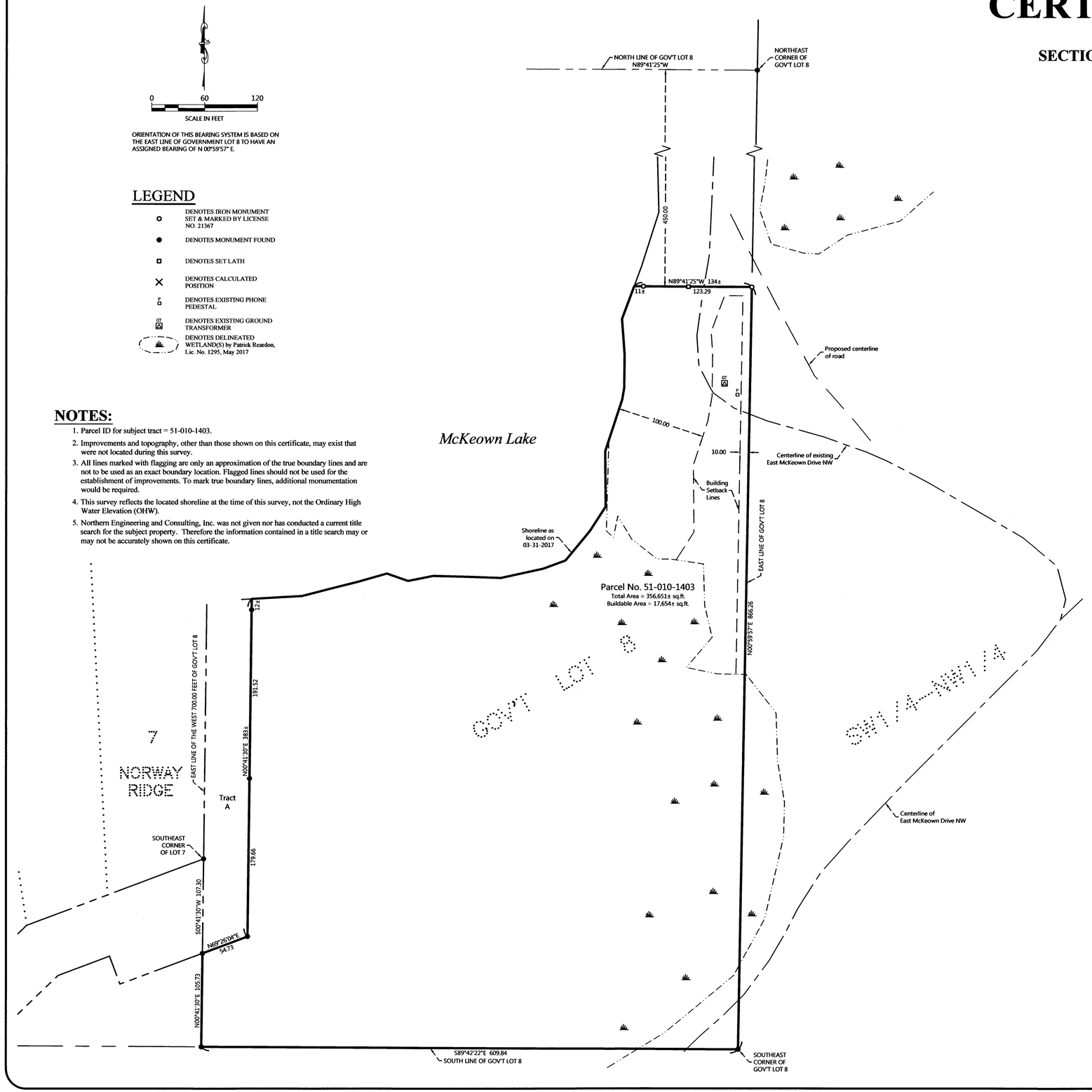
CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 8, SECTION 10, TOWNSHIP 140NORTH, RANGE 29 WEST, CASS COUNTY, MINNESOTA



EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

51-010-1403
No delinquent taxes and transfer entered; Certificate of Real Estate Value
( )filed ( )not required
January 23, 2017
Shaben K. Andersen
Cass County MN Auditor-Treasurer
By _____, Deputy
Septic Disclosure
( )Received ( ) Not Received

A000628175
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR RECORDED ON
1/23/2017 3:02:16 PM
AS DOC #: A000628175
PAGES: 3
REC FEES: 46.00
KATHRYN M. NORBY
CASS COUNTY RECORDER
BY SR Dep TX#: 136215

(Top 3 inches reserved for recording data)

Warranty Deed **Individual to Individual**	**Minnesota Uniform Conveyancing Blanks** **After Form 10.1.1 (2013)**
eCRV Number: 608614	
DEED TAX DUE: $165.00	DATE: 12-29-2016

For valuable consideration, Gary L. VanAuken, single

("Grantor"), hereby conveys and warrants to
Troy A Selvog - single

("Grantee"), real property in Cass County, Minnesota, legally described as:

SEE ATTACHED EXHIBIT "A"

Check here if all or part of the property is registered (Torrens) ☐
together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

CASS COUNTY, MN # 144
Deed tax $ 165.00 ✓
Date 1/23/2017 By CW

Check applicable box:
- ☑ The seller certifies that the seller does not know of any wells on the described real property.
- ☐ A well disclosure certificate accompanies this document or has been electronically filed.
  WDC #:
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last filed well disclosure certificate.

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Exhibit A

All of of Government Lot (8), except North 450 feet and except West 700 feet, Section Ten (10), Township One hundred forty (140), Range (29), and except Tract A described as: BEGINNING at the Southeast Corner of Lot 7 NORWAY RIDGE; according to the record plat thereof; thence South 00 degrees 41 minutes 30 seconds West, assign bearing along the east line of West 700 feet of Government Lot 8 for a distance of 107.30 feet; thence North 69 degrees 26 minutes 04 seconds East 54.73 feet; thence North 00 degrees 41 minutes 30 seconds East 383 feet, more or less to the shoreline of McKeown Lake; thence Westerly along said shoreline to the intersection with the said east line; thence South 00 degrees 41 minutes 30 seconds West, along said East line 304 feet, more or less to the point of beginning.
Subject to easements, restrictions, and reservations of record.
Tract A is a nonconforming tract on its own and must be attached to an adjacent lot.

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.
6/21/17
LIC. NO. 21367
TERRY L. FREEMAN

NORTHERN ENGINEERING & CONSULTING, INC.
P.O. Box 292, Walker, MN, 56484
Phone: 218-547-1296 Fax: 218-547-2272
web: www.necusa.com

CERTIFICATE OF SURVEY
Troy Selvog
6562 372nd Street
North Branch, MN 55056

JOB NO. 17-055
DATE: 06-20-2017
SHEET NO.
1 OF 1

Rec. 6/30/2017, 8405