

Certificate of Survey

Part of the Northwest Quarter of
Section 28, Township 133 North, Range 29 West,
Cass County, Minnesota.

Surveyors Notes

The property address for the subject property is:

13698 13th Avenue Southwest
Pillager, MN 56473

The Parcel Number for the subject property is 41-128-2005.

The current zoning classification for the subject property is Rural Residential 2.5.

This survey was completed without the benefit of a title commitment or title opinion, there may be easements or other limiting factors that affect the subject property that are not shown on this survey.

There are no wetlands located within the boundary of this parcel survey.

Existing Legal Description

That part of the West 660.00 feet of the Northwest Quarter of Section 28, Township 133 North, Range 29 West, Cass County, Minnesota, lying southerly of the south line of the North 1100.00 feet of said Northwest Quarter, and lying northerly of the north line of the South 1250.00 feet of said Northwest Quarter.

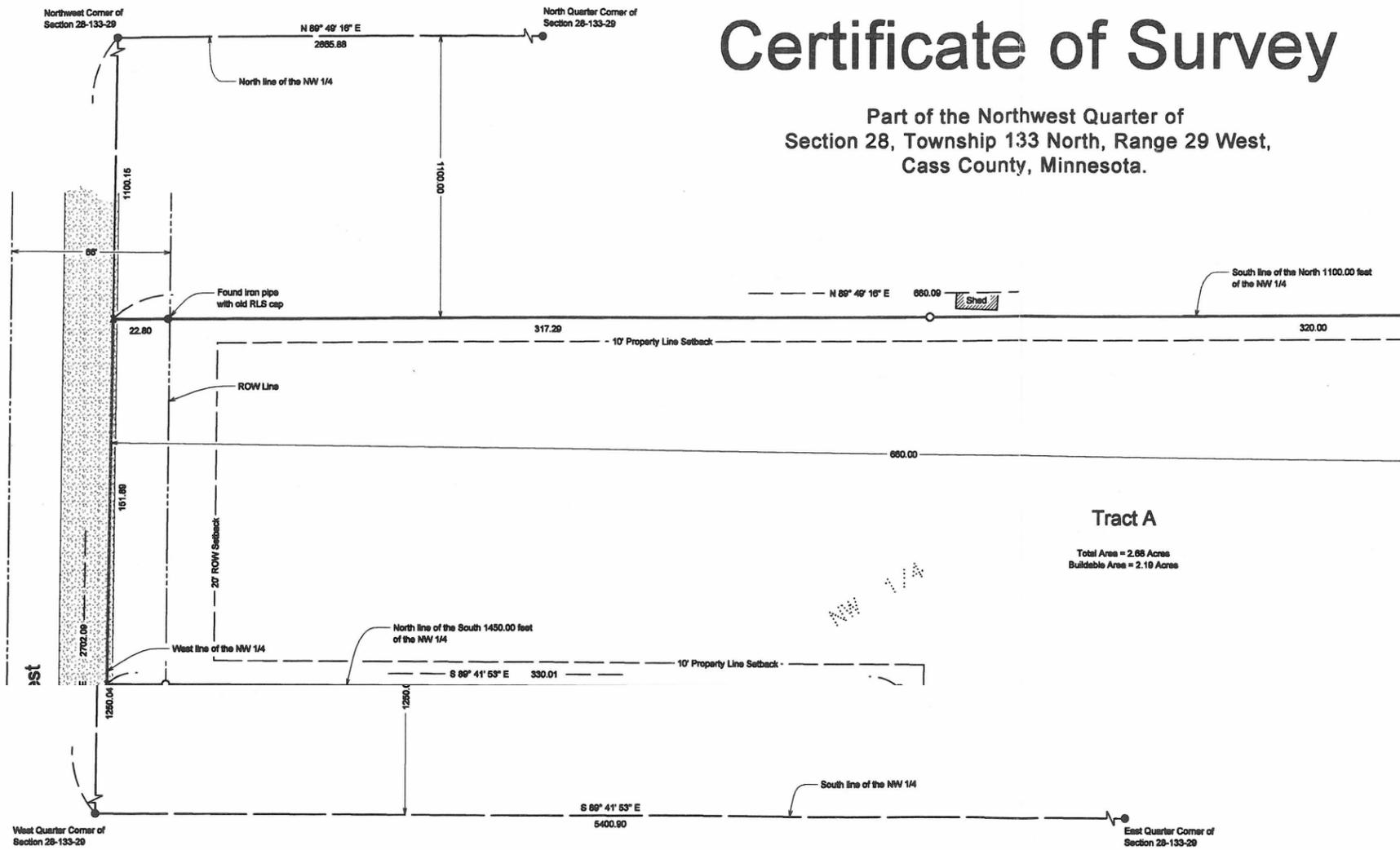
Proposed Legal Description - Tract A:

That part of the West 660.00 feet of the Northwest Quarter of Section 28, Township 133 North, Range 29 West, Cass County, Minnesota, lying southerly of the south line of the North 1,100.00 feet of said Northwest Quarter and lying northerly of the following described line:

Commencing at the northwest corner of said Northwest Quarter; thence South 00 degrees 46 minutes 10 seconds West, bearings are being based on the Cass County coordinate system, along the west line of said Northwest Quarter, a distance of 1252.04 feet to the intersection with the north line of the South 1450.00 feet of said Northwest Quarter, the point of beginning of the line to be described; thence South 89 degrees 41 minutes 53 seconds East, along said north line, a distance of 330.01 feet to the intersection with the east line of the West 330.00 feet of said Northwest Quarter; thence South 00 degrees 46 minutes 10 seconds West, along said east line, a distance of 45.37 feet to the intersection with the south line of the North 1300.00 feet of said Northwest Quarter; thence North 89 degrees 49 minutes 16 seconds East, along said south line, a distance of 330.05 feet to the intersection with the east line of the West 660.00 feet of said Northwest Quarter and said line there terminating.

Said tract contains 2.7 acres, more or less, and is subject to any easements, restrictions, or reservations of record, if any.

Proposed Legal Description - Tract B:



Tract A
Total Area = 2.68 Acres
Buildable Area = 2.18 Acres

Client Name: Kris Foy

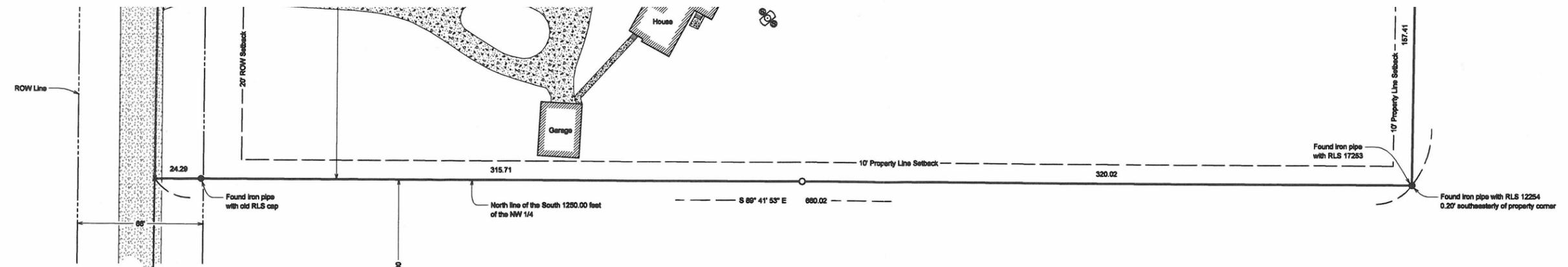
| No. | Date | REVISIONS |
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I HEREBY CERTIFY THAT THIS PLAN, SURVEY, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.
SIGNATURE: *James Kramer* DATE: 5-22-2019
Checked By: JK JAMES KRAMER, MN LICENSE NUMBER 23868



PROJECT NO. FOYKR1901

#8894 MJL 08-05-2019



| LEGEND | |
|--|---|
| WELL | ⊗ |
| SSTS TANK | ⊙ |
| SEWER CLEANOUT | ⊕ |
| UTILITY PEDESTAL | ⊠ |
| Denotes iron monument found | X |
| Denotes iron monument found | ● |
| Denotes 1/2" iron pipe set and marked by License No. 23868 | ○ |

Orientation of this bearing system is the Cass County coordinate system.