

CERTIFICATE OF SURVEY

E 1/4 CORNER
SECTION 18
T133, R30

EXISTING DESCRIPTION - (Parcel No.: 41-218-4401 - As Per Doc. No. - A000614353)

That North 1/2 of the North 1/2 of the Southeast Quarter of the Southeast Quarter, Section 18, Township 133, Range 30, Cass County, Minnesota.

EXISTING DESCRIPTION - (Parcel No.: 41-218-4402 - As Per Doc. No. - A000636414)

The East Half of the North Half of the North Half the Southeast Quarter of the Southeast Quarter (E1/2 N1/2 N1/2 SE1/4 SE1/4) of Section 18, Township 133, Range 30, Cass County, Minnesota.

PROPOSED DESCRIPTION PARCEL "A" - (Parcel No.: 41-218-4401)

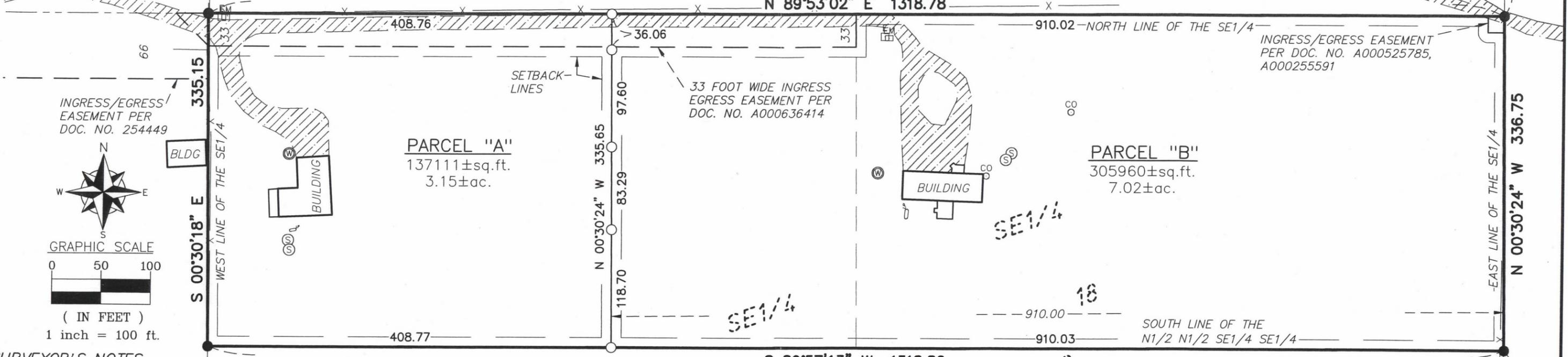
The North Half of the North Half of the Southeast Quarter of the Southeast Quarter (N1/2, N1/2, SE1/4, SE1/4), Section 18, Township 133, Range 30, Cass County, Minnesota. Less and Except: The East 910.00 feet thereof.

PROPOSED DESCRIPTION PARCEL "B" - (Parcel No.: 41-218-4402)

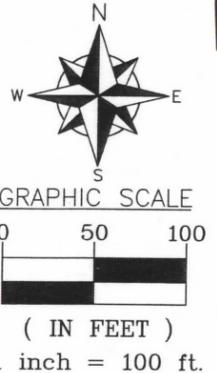
The East 910.00 feet of the North Half of the North Half of the Southeast Quarter of the Southeast Quarter (N1/2, N1/2, SE1/4, SE1/4), Section 18, Township 133, Range 30, Cass County, Minnesota.

Said parcel contains 7.0 acres of land, more or less, and is subject to existing easements of record.

42ND AVE SW



INGRESS/EGRESS EASEMENT PER DOC. NO. 254449



PARCEL "A"
137111±sq.ft.
3.15±ac.

PARCEL "B"
305960±sq.ft.
7.02±ac.

SURVEYOR'S NOTES:

1. Bearing Orientation: The East line of the Southeast Quarter of Section 18, Township 133, Range 30 is assumed to have a bearing of North 00 degrees 30 minutes 24 seconds West.
2. The field survey was completed on March 09, 2020. There was approximately 12 inches of snow cover across the property being surveyed.
3. Arro Land Surveying of Brainerd, INC. has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
4. Wetlands may exist on subject property but were not identified in the preparation of this survey.
5. The utilities as shown on this survey were developed from the visible utilities across your property and is not implied nor intended to be the complete inventory of utilities in this area. It is the client's responsibility to verify the location of all utilities prior to construction or improving your property.
6. Property Zoning: Shoreland Residential
7. Setbacks: Road Easement = 10 feet Property Line = 10 feet

- LEGEND**
- DENOTES 1/2 INCH IRON PIPE SET AND MARKED WITH RLS 46165 CAP.
 - DENOTES FOUND SURVEY MONUMENT
 - DENOTES FOUND SQUARE MONUMENT
 - _{TB} DENOTES TELEPHONE PEDESTAL
 - _E DENOTES ELECTRIC BOX
 - EM DENOTES ELECTRIC METER
 - ⊙ DENOTES WELL
 - ⊙ DENOTES SEPTIC MANHOLE
 - ⊙ DENOTES SEPTIC CLEANOUT
 - LP DENOTES L.P. TANK
 - X DENOTES BARBED WIRE FENCE
 - ▨ DENOTES GRAVEL SURFACE

DRAWN BY: JAS CHECKED BY: MTD
APPROVED BY: MTD JOB NUMBER: 20-016B

NO.	DATE	BY	REVISION DESCRIPTION

CLIENT:
TOMMY ETZLER
13082 42nd Ave. SW
Pillager, MN 56473

**BOUNDARY LINE
ADJUSTMENT SURVEY**
The N1/2 N1/2 SE1/4 SE1/4
Sec.18, T133, R30
Cass County, MN



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.

Dated this 11th day of March, 2020
By: *Mark T. Downing*
Mark T. Downing, Minnesota License No. 46165