

CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 8,
SECTION 27, TOWNSHIP 142 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA

EXISTING DESCRIPTION:

A PORTION OF DOC. NO. A000638806 OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

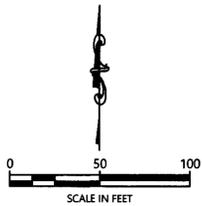
All that portion of Government Lot Eight (8), Section Twenty-seven (27), Township One Hundred Forty-two (142), Range Thirty-one (31) West, lying westerly of State Highway Number 34, LESS

Those parts thereof conveyed of record to G.E. Hall and Dorothy Hall, and that part conveyed to Glenn A. Bacon and Helen M. Bacon, more particularly described as follows, to-wit: That part of Lot 8, Section 27-142-31, described as follows: Commencing at the Government monument at the intersection of the Southerly line of said Lot 8 with the shore of Lake May, thence North 39 degrees 39 minutes East 212 feet to an iron pipe monument on the shore of Lake May, the point of beginning of the tract to be described; thence East 29.92 feet to the centerline of the existing public road; thence North 40 degrees 36 minutes East 413.83 feet along said centerline; thence North 71 degrees 02 minutes West 227.2 feet, more or less, to the shore of Lake May, thence Southerly and Southwesterly along said shore to the point of beginning, AND LESS.

That part of Lot 8, Section 27-142-31, Cass County, Minnesota, described as follows: Beginning at the intersection of the Southerly line of said Government Lot 8 and the Westerly right of way line of Trunk Highway Number 34, said point bears South 71 degrees 13 minutes 11 seconds West assumed bearing a distance of 1037.33 feet from the Southeast corner of said Government Lot 8; thence continue South 71 degrees 13 minutes 11 seconds West along the South line thereof 102.33 feet; thence North 88 degrees 21 minutes 46 seconds West 276.86 feet to the centerline of Shingobee Township Road Number 15; thence North 42 degrees 14 minutes 14 seconds East along the centerline of said Shingobee Township Road Number 15 (also referred to as a city of Walker Street), 413.83 feet; thence North 29 degrees 56 minutes 53 seconds East continuing along said Township road centerline 38.38 feet to its intersection with the centerline of a public road connecting said township road and said Trunk Highway Number 34; thence North 49 degrees 40 minutes 30 seconds East along said public road centerline 104.61 feet; thence North 44 degrees 41 minutes 52 seconds East along said public road centerline 123.76 feet; thence North 36 degrees 04 minutes 08 seconds East along said public road centerline 17.00 feet to said Westerly right of way of Trunk Highway Number 34; thence Southerly along said Westerly right of way line 131.59 feet along a non-tangential curve, concave to the West having a radius of 2,764.658 feet, a central angle of 2 degrees 43 minutes 38 seconds and the chord bears South 10 degrees 44 minutes 02 seconds West 131.58 feet; thence South 12 degrees 05 minutes 51 seconds West, tangent to said curve, along said Westerly right of way line 362.83 feet to the point of beginning.

Lake May

Total Area= 318,934± Sq. Ft.
Area Less MNDOT ROW= 108,949± Sq. Ft.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE MINNESOTA COUNTY COORDINATE SYSTEM, CASS COUNTY NORTH ZONE (2011 ADJ.).

LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- ⊙ DENOTES BRASS CAPPED MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- ▭ DENOTES EXISTING LP TANK
- (123.45) DENOTES DEEDED VALUE

NOTES:

1. Zoning for subject tract = Low Density Residential.
2. Parcel ID for subject tract = 96-027-1208.
3. Wetlands and improvements, other than those shown on this certificate, may exist that were not located during this survey.
4. 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.
5. This survey reflects the located shoreline at the time of this survey, not the Ordinary High Water Elevation (OHWE).
6. Northern Engineering and Consulting, Inc. was not given nor has conducted a current title search for the subject property. Therefore the information contained in a title search may or may not be accurately shown on this certificate.

GOVERNMENT MONUMENT ON SOUTH LINE OF GOV'T LOT 8 AND THE SHORE OF LAKE MAY

SOUTHEAST CORNER OF GOV'T LOT 8

JOB NO. 19-337
DATE: 4-02-2020
SHEET NO. 1 OF 1

CERTIFICATE OF SURVEY
Mary Andrus
P.O. Box 328
Walker, MN 56484

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

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.
Terry L. Freeman 4/2/2020
TERRY L. FREEMAN LIC. NO. 21367

REVISIONS:			
NO.	DATE	DESCRIPTION	BY