

CERTIFICATE OF SURVEY

PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER,
SECTION 11, TOWNSHIP 140 NORTH, RANGE 29 WEST,
CASS COUNTY, MINNESOTA

PROPOSED DESCRIPTION:

NORTH TRACT

This part of the Northwest Quarter of the Northeast Quarter, Section 11, Township 140 North, Range 29 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Northwest Quarter of the Northeast Quarter; thence North 88 degrees 16 minutes 46 seconds West, assigned bearing, along the north line thereof, 342.51 feet; thence South 01 degrees 42 minutes 48 seconds West 286.87 feet; thence South 00 degrees 31 minutes 16 seconds West 339.75 feet; thence North 88 degrees 02 minutes 04 seconds East 124.87 feet; thence South 30 degrees 59 minutes 39 seconds East 56.92 feet; thence North 85 degrees 02 minutes 04 seconds East 179.15 feet to the east line of said Northwest Quarter of the Northeast Quarter; thence North 01 degrees 12 minutes 52 seconds East, along said east line, 353.33 feet to the intersection with a line bearing South 88 degrees 17 minutes 09 seconds East from the point of beginning; thence North 88 degrees 17 minutes 09 seconds West 344.41 feet to the point of beginning.

SUBJECT TO and TOGETHER with easements, restrictions, and reservations of record.

SUBJECT TO C.S.A.H. No. 5 right of way.

SOUTH TRACT

This part of the Northwest Quarter of the Northeast Quarter, Section 11, Township 140 North, Range 29 West, Cass County, Minnesota, described as follows: COMMENCING at the northeast corner of said Northwest Quarter of the Northeast Quarter; thence North 88 degrees 16 minutes 46 seconds West, assigned bearing, along the north line thereof, 342.51 feet; thence South 01 degrees 42 minutes 48 seconds West 286.87 feet; thence South 00 degrees 31 minutes 16 seconds West 339.75 feet; thence North 88 degrees 02 minutes 04 seconds East 124.87 feet; thence South 30 degrees 59 minutes 39 seconds East 56.92 feet; thence North 85 degrees 02 minutes 04 seconds East 179.15 feet to the east line of said Northwest Quarter of the Northeast Quarter; thence North 01 degrees 12 minutes 52 seconds East, along said east line, 353.33 feet to the intersection with a line bearing North 85 degrees 02 minutes 04 seconds East from the point of beginning; thence South 85 degrees 02 minutes 04 seconds West 179.15 feet to the point of beginning.

SUBJECT TO and TOGETHER with easements, restrictions, and reservations of record.

SUBJECT TO C.S.A.H. No. 5 right of way.

EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE. (Doc. No. 424679)

This part of the Northwest Quarter of the Northeast Quarter (SW 1/4- NW 1/4) of Section 11, Township 140 North, Range 29 West of the 5th Principal Meridian, described as follows:

Commencing at the northeast corner of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4); thence North 88 degrees 16 minutes 46 seconds West, assigned bearing, along the north line of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4) for a distance of 342.51 feet; thence South 01 degrees 42 minutes 48 seconds West 286.87 feet; thence South 00 degrees 31 minutes 16 seconds West 339.75 feet; thence North 88 degrees 02 minutes 04 seconds East 124.87 feet; thence South 30 degrees 59 minutes 39 seconds East 56.92 feet; thence North 85 degrees 02 minutes 04 seconds East 179.15 feet to the east line of said Northwest Quarter of the Northeast Quarter; thence North 01 degrees 12 minutes 52 seconds East, along said east line, 353.33 feet to the intersection with a line bearing South 88 degrees 17 minutes 09 seconds East from the point of beginning; thence North 88 degrees 17 minutes 09 seconds West 344.41 feet to the point of beginning. Containing 0.77 acres, more or less.

AND

This part of the Northwest Quarter of the Northeast Quarter (SW 1/4- NW 1/4) of Section 11, Township 140 North, Range 29 West of the 5th Principal Meridian, described as follows:

Commencing at the northeast corner of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4); thence North 88 degrees 16 minutes 46 seconds West, assigned bearing, along the north line of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4) for a distance of 342.51 feet; thence South 01 degrees 42 minutes 48 seconds West 286.87 feet; thence South 00 degrees 31 minutes 16 seconds West 339.75 feet; thence North 88 degrees 02 minutes 04 seconds East 124.87 feet; thence South 30 degrees 59 minutes 39 seconds East 56.92 feet; thence North 85 degrees 02 minutes 04 seconds East 179.15 feet to the east line of said Northwest Quarter of the Northeast Quarter; thence North 01 degrees 12 minutes 52 seconds East, along said east line, 353.33 feet to the intersection with a line bearing North 85 degrees 02 minutes 04 seconds East from the point of beginning; thence South 85 degrees 02 minutes 04 seconds West 179.15 feet to the point of beginning. Containing 0.77 acres, more or less.

Together with a Road Easement over the South 85.00 feet of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4), 17.00 feet wide westerly of the westerly BOUNDARY LINE of C.S.A.H. No. 5 as now laid out and constructed.

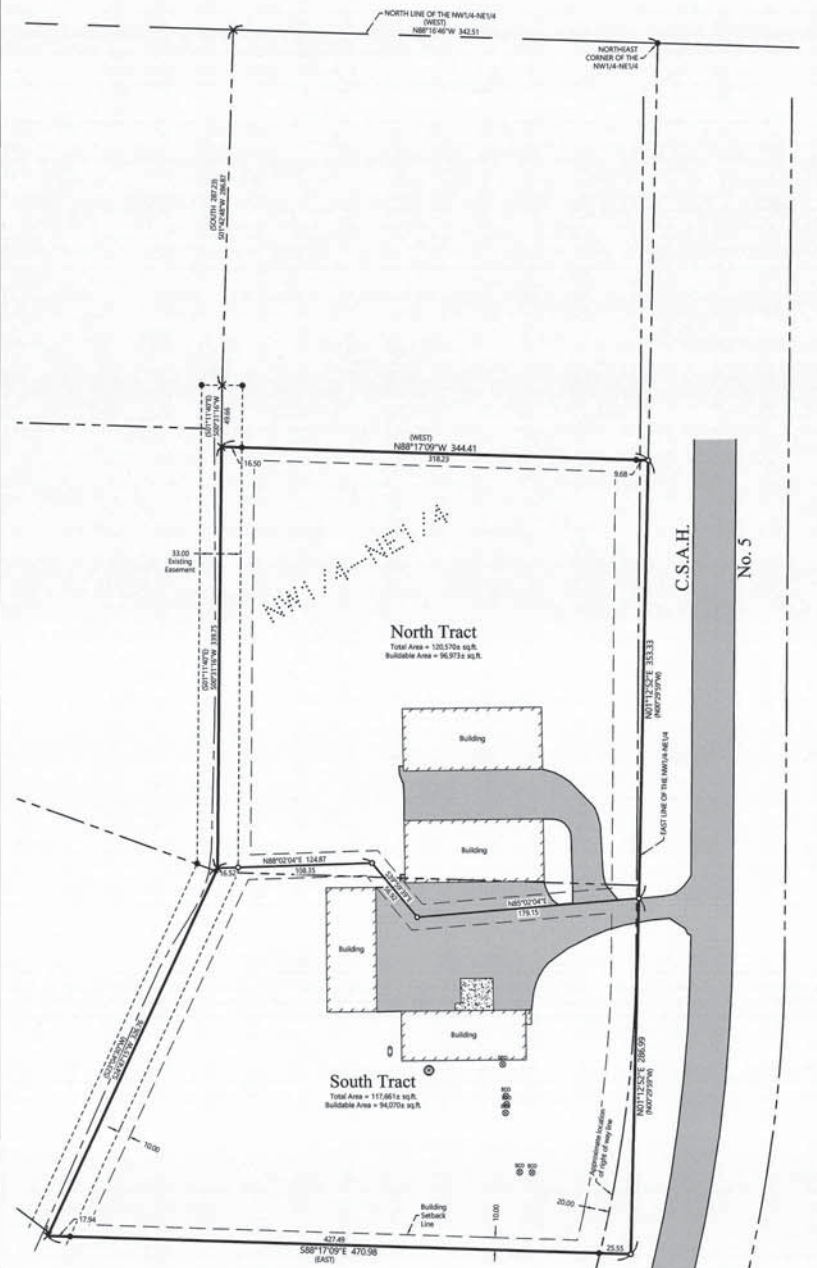
ALSO Together with and subject to a 35.00 foot wide Utility and Easement Easement for (gas, sewer, and power, over, under and across part of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4).

The centerline of said 35.00 foot wide Utility and Easement Easement is described as follows: Commencing at the northeast corner of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4); thence North 88 degrees 16 minutes 46 seconds West, assigned bearing, along the north line of said Northwest Quarter of the Northeast Quarter (SW 1/4-NE 1/4) for a distance of 342.51 feet; thence South 01 degrees 42 minutes 48 seconds West 286.87 feet; thence South 00 degrees 31 minutes 16 seconds West 339.75 feet; thence North 88 degrees 02 minutes 04 seconds East 124.87 feet; thence South 30 degrees 59 minutes 39 seconds East 56.92 feet; thence North 85 degrees 02 minutes 04 seconds East 179.15 feet to the east line of said Northwest Quarter of the Northeast Quarter; thence North 01 degrees 12 minutes 52 seconds East, along said east line, 353.33 feet to the intersection with a line bearing South 88 degrees 17 minutes 09 seconds East from the point of beginning; thence North 88 degrees 17 minutes 09 seconds West 344.41 feet to the point of beginning. Containing 0.77 acres, more or less.

The side-lines of said Utility and Easement Easement are to be prolonged or shortened to terminate on said north line of the South 85.00 feet and on a line that bears North 88 degrees 16 minutes 46 seconds East, or South 88 degrees 16 minutes 46 seconds West from said "Point A".

ALSO Subject to other easements, or reservations, conditions and restrictions, if any.

OK TO TRANSFER
CASS COUNTY REC'D
DATE: 5/13/2020
DESK: [Signature]



LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR BEARING MEASUREMENT
- ⊖ DENOTES EXISTING SEPTIC CLEANOUT
- ⊙ DENOTES EXISTING WELL
- ⊔ DENOTES EXISTING LP TANK

- ### NOTES:
1. Zoning for subject tract = Shoreland Residential.
 2. Parcel ID for subject tract = 51-011-1202.
 3. Improvements other than those shown on this certificate, may exist that were not located during this survey. A "No Wetlands Letter" was prepared by Patrick Reardon, Wetland Certification No. 1295, dated May 6, 2020.
 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. 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.

JOB NO. 202003
 DATE: 05/13/2020
 SHEET NO. 1 OF 1

CERTIFICATE OF SURVEY
 Bob Kubista
 522 County 5 NW
 Hackensack, MN 56452



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.
[Signature] 5/13/2020
 TERRY L. FRIGMAN LIC. NO. 21367

REVISIONS:			
NO.	DATE	DESCRIPTION	BY