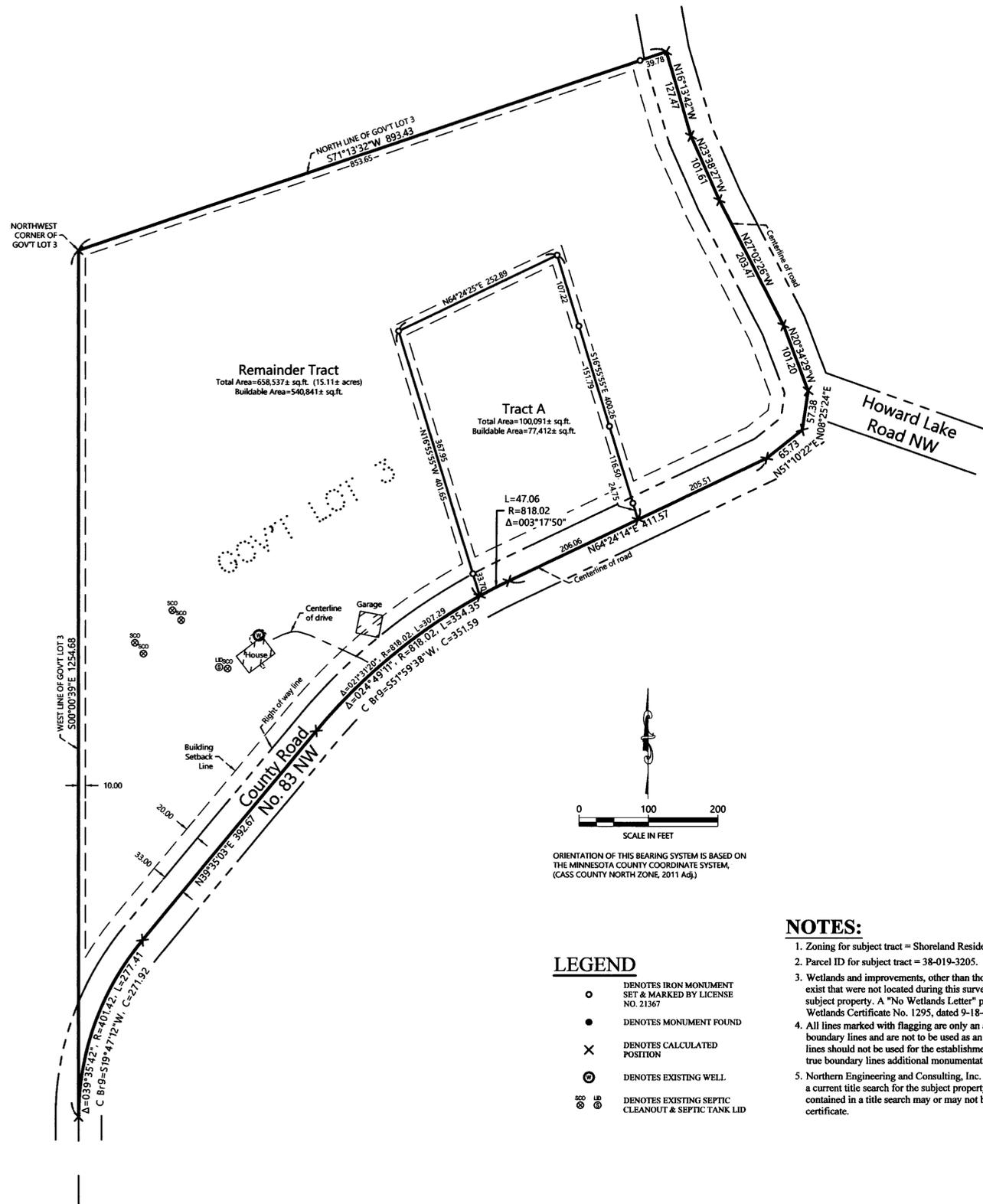


CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 3,
SECTION 19, TOWNSHIP 141 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA



- LEGEND**
- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
 - DENOTES MONUMENT FOUND
 - × DENOTES CALCULATED POSITION
 - ⊙ DENOTES EXISTING WELL
 - ⊕ DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 38-019-3205.
3. Wetlands and improvements, other than those shown on this certificate, may exist that were not located during this survey. There were no wetlands on the subject property. A "No Wetlands Letter" prepared by Patrick Reardon, Wetlands Certificate No. 1295, dated 9-18-2020.
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.

EXISTING DESCRIPTION:

OBTAINED FROM THE CASS COUNTY RECORDERS OFFICE.

38-019-3205
No delinquent taxes and transfer entered.
Certificate of Real Estate Value
() filed () not required
Certificate of Real Estate Value
By *[Signature]* County Auditor
By *[Signature]* Deputy

413119
OFFICE OF COUNTY RECORDER
State of Minnesota, County of Cass
I hereby certify that the within instrument was filed in this office for record on the 24th day of May A.D. 19 2020 at 12:15 O'clock P.M. and was duly recorded as Micro Doc. No. 413119
Wendell Kasper
COUNTY RECORDER

WARRANTY DEED
Individual(s) to Joint Tenants

CASS COUNTY \$ 1242
MINNESOTA
Deed Tax \$ 343.20
Date 5-24-20 By *[Signature]*

FOR VALUABLE CONSIDERATION, Susan D. Fladebo, a single person and Kent Fladebo, a single person, Grantors hereby convey and warrant to Jeffrey L. Krueckeberg and Lydia A. Krueckeberg, husband and wife, Grantees as joint tenants, real property in Cass County, Minnesota, described as follows:

That part of Government Lot 3, Sec. 19-141N-31W, Cass County, Minnesota, described as follows: All that part lying and being north and east of Cass County Highway #37 and the road known as Howard Lake Road, and all that part lying and being west of Cass County Highway #37 and north of the public road running northeasterly from the terminus of Hubbard County Highway #83 at the county line to the point of intersection with said Cass County Highway #37;
LESS
That part of Government Lot 3, Sec. 19-141N-31W, described as follows: All that part of Government Lot 3 east of Hubbard County Road #83 and north of Howard Lake Road, Cass County, MN.
Status of well has not changed since previous well certificate was filed.
Subject to restrictions, reservations and assessments, if any, of record.
together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:

Affix Deed Stamps Here
STATE OF)
COUNTY OF) ss.
The foregoing instrument was acknowledged before me this 24th day of May 2020, by Susan D. Fladebo, a single person and Kent Fladebo, a single person, Grantors.
NOTARIAL STAMP OR SEAL
MARY A. HENRIKSEN
NOTARY PUBLIC-MINNESOTA
My Commission Expires on 01/31/2022
SIGNATURE OF NOTARY PUBLIC OR OTHER OFFICIAL
Tax Statements for the real property described in this instrument should be sent to:
JEFFREY AND LYDIA KRUECKEBERG
P.O. Box 315-A
Akeley, MN 56433

PROPOSED DESCRIPTIONS:

TRACT A
That part of Government Lot 3, Section 19, Township 141 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the northwest corner of said Government Lot 3; thence South 00 degrees 00 minutes 39 seconds East, assigned bearing, along the west line of said Government Lot 3, for a distance of 1254.68 feet to the centerline of County Road No. 83; thence northeasterly 277.41 feet, along said centerline, being a nontangential curve, concave to the southeast, having a radius of 401.42 feet, a central angle of 39 degrees 35 minutes 42 seconds, with a chord bearing of North 19 degrees 47 minutes 12 seconds East, and a chord distance of 271.92 feet; thence North 39 degrees 35 minutes 03 seconds East, tangent to said curve, along said centerline, 392.67 feet; thence northeasterly 307.29 feet, along said centerline, being a tangential curve, concave to the southeast, having a radius of 818.02 feet, and a central angle of 21 degrees 31 minutes 20 seconds to the point of beginning of the tract to be herein described; thence North 16 degrees 55 minutes 55 seconds West, non-tangent to last described curve, 401.65 feet; thence North 64 degrees 24 minutes 25 seconds East 252.89 feet; thence South 16 degrees 55 minutes 55 seconds East 400.26 feet, to said centerline; thence South 64 degrees 24 minutes 14 seconds West along said centerline 206.06 feet; thence southwesterly 47.06 feet, along said centerline, being a tangential curve, concave to the southeast, having a radius of 818.02 feet, and a central angle of 03 degrees 17 minutes 50 seconds to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to County Road No. 83 right of way.

REMAINDER TRACT
That part of Government Lot 3, Section 19, Township 141 North, Range 31 West, Cass County, Minnesota, described as follows: BEGINNING at the northwest corner of said Government Lot 3; thence South 00 degrees 00 minutes 39 seconds East, assigned bearing, along the west line of said Government Lot 3, for a distance of 1254.68 feet to the centerline of County Road No. 83; thence northeasterly 277.41 feet, along said centerline, being a nontangential curve, concave to the southeast, having a radius of 401.42 feet, a central angle of 39 degrees 35 minutes 42 seconds, with a chord bearing of North 19 degrees 47 minutes 12 seconds East, and a chord distance of 271.92 feet; thence North 39 degrees 35 minutes 03 seconds East, tangent to said curve, along said centerline, 392.67 feet; thence northeasterly 307.29 feet, along said centerline, being a tangential curve, concave to the southeast, having a radius of 818.02 feet, and a central angle of 21 degrees 31 minutes 20 seconds; thence North 16 degrees 55 minutes 55 seconds West, non-tangent to last described curve, 401.65 feet; thence North 64 degrees 24 minutes 25 seconds East 252.89 feet; thence South 16 degrees 55 minutes 55 seconds East 400.26 feet, to said centerline; thence North 64 degrees 24 minutes 14 seconds East, along said centerline 205.51 feet; thence North 51 degrees 10 minutes 22 seconds East, along said centerline 65.73 feet; thence North 08 degrees 25 minutes 24 seconds East, along said centerline, 57.38 feet; thence North 20 degrees 34 minutes 29 seconds West, along said centerline, 101.20 feet; thence North 27 degrees 02 minutes 26 seconds West, along said centerline, 203.47 feet; thence North 23 degrees 38 minutes 27 seconds West, along said centerline, 101.61 feet; thence North 16 degrees 13 minutes 42 seconds West, along said centerline 127.47 feet to the north line of said Government Lot 3; thence South 71 degrees 13 minutes 32 seconds West, along said north line, 893.49 feet to the point of beginning.
SUBJECT to easements, restrictions, and reservations of record.
SUBJECT to County Road No. 83 right of way.

REVISIONS:	Revise lot and description	DATE	DESCRIPTION
1.		7-19-2021	

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]
TERRY L. FREEMAN
LIC. NO. 21567



CERTIFICATE OF SURVEY
Jeff Krueckeberg
5727 County 83 NW
Akeley, MN 56433

JOB NO. 20-232
DATE: 9-28-2020
SHEET NO. 1 OF 1