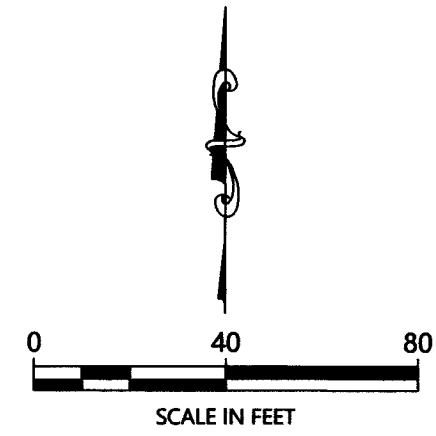


# CERTIFICATE OF SURVEY

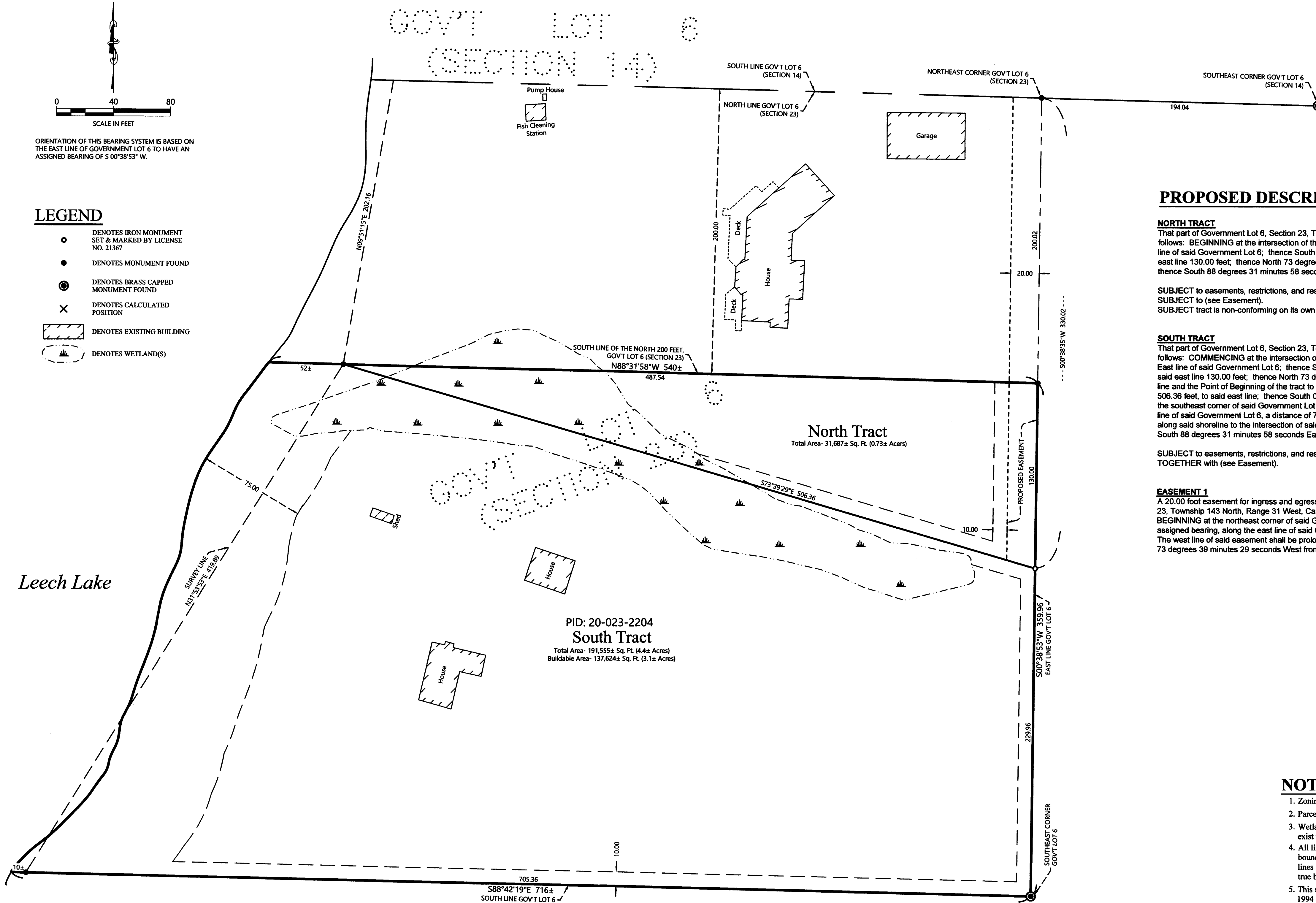
PART OF GOVERNMENT LOT 6,  
SECTION 23, TOWNSHIP 143 NORTH, RANGE 31 WEST,  
CASS COUNTY, MINNESOTA



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE EAST LINE OF GOVERNMENT LOT 6 TO HAVE AN ASSIGNED BEARING OF  $5^{\circ}00'38.53''$  W.

### LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- ⊙ DENOTES BRASS CAPPED MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- DENOTES EXISTING BUILDING
- DENOTES WETLAND(S)



### PROPOSED DESCRIPTION:

#### NORTH TRACT

That part of Government Lot 6, Section 23, Township 143 North, Range 31 West, Cass County, Minnesota, described as follows: BEGINNING at the intersection of the south line of the North 200.00 feet of said Government Lot 6 and the East line of said Government Lot 6; thence South  $00^{\circ}00'38.53''$  West, assigned bearing, along said east line 130.00 feet; thence North  $73^{\circ}39'29.29''$  West  $506.36$  feet to a point on said south line; thence South  $88^{\circ}31'58.58''$  East, along said south line, 487.54 feet to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

SUBJECT to (see Easement).

SUBJECT tract is non-conforming on its own and must be attached to an adjoining tract.

#### SOUTH TRACT

That part of Government Lot 6, Section 23, Township 143 North, Range 31 West, Cass County, Minnesota, described as follows: COMMENCING at the intersection of the south line of the North 200.00 feet of said Government Lot 6 and the East line of said Government Lot 6; thence South  $00^{\circ}00'38.53''$  West, assigned bearing, along said east line 130.00 feet; thence North  $73^{\circ}39'29.29''$  West  $506.36$  feet to a point on said south line and the Point of Beginning of the tract to be herein described; thence North  $73^{\circ}39'29.29''$  East  $506.36$  feet, to said east line; thence South  $00^{\circ}00'38.53''$  West, along said east line  $229.96$  feet, to the southeast corner of said Government Lot 6; thence North  $88^{\circ}42'19.19''$  West, along the south line of said Government Lot 6, a distance of 716 feet, more or less, to the shoreline of Leech Lake; thence northeasterly along said shoreline to the intersection of said south line of the North 200.00 feet of said Government Lot 6; thence South  $88^{\circ}31'58.58''$  East, along last said south line, 52 feet, more or less, to the point of beginning.

SUBJECT to easements, restrictions, and reservations of record.

TOGETHER with (see Easement).

#### EASEMENT 1

A 20.00 foot easement for ingress and egress purposes over, under and across, that part of Government Lot 6, Section 23, Township 143 North, Range 31 West, Cass County, Minnesota, the east line of which is described as follows: BEGINNING at the northeast corner of said Government Lot 6; thence South  $00^{\circ}00'38.53''$  West, assigned bearing, along the east line of said Government Lot 6 a distance of 330.02 feet, and said line there terminating. The west line of said easement shall be prolonged or shortened to terminate on said north line and a line that bears North  $73^{\circ}39'29.29''$  West from the point of termination.

### NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 20-023-2204.
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 Ordinary High Water Elevation (OHWE) as shown on 1994 survey and verified.
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.
7. Improvements on the North 200.00 feet of Government Lot 6 taken from 2011 survey. Improvements on South Tract taken from 1994 survey.

REVISIONS:	NO.	DATE	DESCRIPTION

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  
 LIC. NO. 21367  
 12/7/2020



CERTIFICATE OF SURVEY

Eric Myhra  
 26734 State Hwy 210  
 Aitkin, MN 56431

JOB NO. 20-339  
DATE: 12-07-2020

SHEET NO.  
1 OF 1