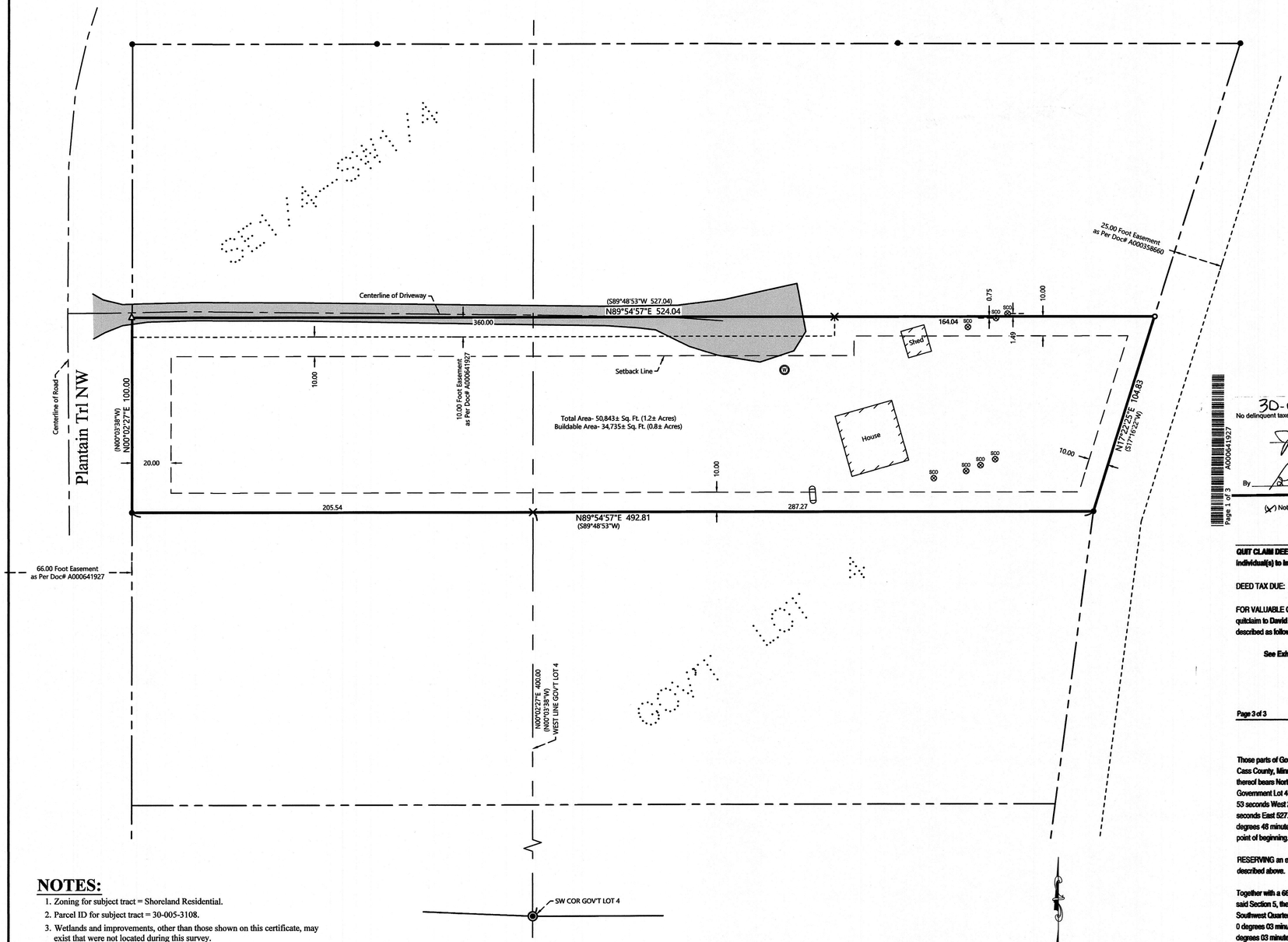
CERTIFICATE OF SURVEY

**PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER,
AND PART OF GOVERNMENT LOT 4
SECTION 5, TOWNSHIP 141 NORTH, RANGE 29 WEST,
CASS COUNTY, MINNESOTA**



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 SET PK NAIL
- DENOTES MONUMENT FOUND
- DENOTES BRASS CAPPED MONUMENT FOUND
- DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- DENOTES EXISTING WELL
- DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
- DENOTES EXISTING LP TANK
- DENOTES EXISTING BUILDING

NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 30-005-3108.
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. 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:

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30-005-3108
No delinquent taxes and transfer entered; Certificate of Real Estate Value
( )filed (X)not required
July 2, 2018
SANDRA NORIKANE
County MN Auditor-Treasurer
By _____ Deputy
Septic Disclosure
(X) Not Required ( ) Received ( ) Not Received

A000641927
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR
RECORDED ON
7/2/2018 2:06:48 PM
AS DOC #: A000641927
PAGES: 3
REC FEES: 46.00
KATHRYN M. NORBY
CASS COUNTY RECORDER
BY NG Dep TX#: 147216

Top 3 inches reserved for recording data)

QUIT CLAIM DEED
Individual(s) to Individual(s)

DEED TAX DUE: $1.65 DATE: 7/2/2018

FOR VALUABLE CONSIDERATION, David Joseph Zimmer and Gayle Marie Kass, husband and wife ("Grantors"), hereby convey and quitclaim to David Joseph Zimmer and Gayle Marie Kass, as joint tenants ("Grantees"), real property in Cass County, Minnesota, legally described as follows:

See Exhibit A attached hereto and incorporated herein by reference;

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EXHIBIT A

Those parts of Government Lot 4 and the Southeast Quarter of the Southwest Quarter, all in Section 5, Township 141 North, Range 29 West, Cass County, Minnesota, described as follows: Commencing at the Southwest corner of said Government Lot 4 and assuming the South line thereof bears North 89 degrees 48 minutes 53 seconds East; thence North 0 degrees 03 minutes 38 seconds West along the west line of said Government Lot 4 a distance of 400.00 feet to the point of beginning of the tract to be herein described; thence South 89 degrees 48 minutes 53 seconds West 205.54 feet; thence North 0 degrees 03 minutes 38 seconds West 100.00 feet; thence North 89 degrees 48 minutes 53 seconds East 527.04 feet; thence South 17 degrees 16 minutes 22 seconds West 104.83 feet to the intersection with a line that bears North 89 degrees 48 minutes 53 seconds East from the point of beginning; thence South 89 degrees 48 minutes 53 seconds West 287.27 feet to the point of beginning.

RESERVING an easement for ingress and egress for driveway purposes in, over, and upon the North 10 feet of the West 360 feet of the tract described above.

Together with a 66.00 foot wide easement for roadway and utility purposes over that part of the Southeast Quarter of the Southwest Quarter, said Section 5, the easterly line of which is described as follows: Commencing at the Southeast corner of said Southeast Quarter of the Southwest Quarter and assuming the south line of said Government Lot 4 to bear North 89 degrees 48 minutes 53 seconds East; thence North 0 degrees 03 minutes 38 seconds West 400.00 feet; thence South 89 degrees 48 minutes 53 seconds West 205.54 feet; thence North 0 degrees 03 minutes 38 seconds West 240 feet to the point of beginning of the line to be herein described; thence South 0 degrees 03 minutes 38 seconds East 631.19 feet, more or less, to the south line of said Southeast Quarter of the Southwest Quarter and said line there terminating. The west line of said 66.00 foot wide easement shall be prolonged or shortened to terminate on said south line of the Southeast Quarter of the Southwest Quarter and a line that bears South 89 degrees 48 minutes 53 seconds West from the point of beginning.

Together with a permanent easement for ingress and egress to keep one of two boats in the Merit Lodge Harbor pursuant to a Warranty Deed of record reserving to the grantors a permanent easement to keep two boats in the Merit Lodge Harbor, dated February 23, 1994 and filed on February 25, 1994 in the Cass County Recorder's office, Micro Doc. Number 355576.

All of the above tracts subject to easements, reservations, and restrictions of record.

REVISIONS:			
NO.	DATE	DESCRIPTION	BY

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 — 7/2/21

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

CERTIFICATE OF SURVEY
David Zimmer
408 Koronis Ave
Painsville, MN 56362

JOB NO. 21-200
DATE: 07-27-2021

SHEET NO.
1 OF 1