

CERTIFICATE OF SURVEY

LOT 4 AND PART OF LOT 3, SNODGRASS'S SECOND ADDITION TO EAST SHORE,
SECTION 10, TOWNSHIP 139 NORTH, RANGE 29 WEST,
CASS COUNTY, MINNESOTA
TOTAL AREA= 62,003 SQ.FT.±/1.4 ACRES±
TOTAL BUILDABLE= 7,148 SQ.FT.

PONTO LAKE

RECREATIONAL DEVELOPMENT CLASSIFICATION
LAKE ELEVATION = 1334.53 ON 6-25-2021

ORDINARY HIGH WATER ELEVATION = 1335.30

BENCHMARK: AT THE P/A ON SE SIDE OF LAKE, A HORZ.
3/8" x 8" SPK IN THE EAST SIDE OF 1/6" RED PINE(SAME
TREE AS BM "A"), 12' SOUTH OF E-W FENCELINE, .5' ABOVE
GRD. AND 97' NE OF CENTERLINE OF CONC. BOAT RAMP.

BASED ON NGVD 29 DATUM

NOTES:

1. Zoning for subject tract = Shoreland Residential
2. Parcel ID of subject parcel: 32-385-0040
3. The E911 address of subject parcel: 1903 E Ponto Lake Road NW
4. The Remnant Tract as shown will be combined with Parcel 32-385-0010 and is not to be considered an independent tract

LEGEND

- DENOTES EDGE OF EXISTING GRAVEL
- × DENOTES CALCULATED POSITION
- (123.45) DENOTES PLAT AND/OR DEEDED MEASURE
- DENOTES MONUMENT FOUND
- DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 44881

ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE NORTH LINE OF THE LOT 4 TO HAVE AN ASSUMED BEARING OF N 36°19'00" W.

OWNER: GEOFFREY L & CAROLYN R GLUECKSTEIN
PID: 32-385-0040
DOC# A000637941

COMBINED TRACT

TOTAL AREA= 62,003 SQ.FT.±/1.4 ACRES±
TOTAL BUILDABLE= 7,148 SQ.FT.±

SALE TRACT

TOTAL AREA= 11,647 SQ.FT.±/0.27 ACRES±

REMNANT TRACT

TOTAL AREA= 24,707 SQ.FT.±/0.57 ACRES±
(SEE NOTE #4)

PROPOSED BOUNDARY DESCRIPTIONS:

SALE TRACT

Lot 3, SNODGRASS'S SECOND ADDITION TO EAST SHORE, according to the recorded plat thereof, Cass County, Minnesota, EXCEPT that part of said Lot 3, lying southerly of the following described line. Beginning at the northeast corner of said Lot 3, and assuming the Northerly line of said Lot 3 bears North 78 degrees 02 minutes 22 seconds West; thence South 67 degrees 45 minutes 20 seconds West 207.12 feet to the east line of said Lot 4, and said described line there terminating.

The above described property is not considered to be a buildable lot on its own and is to be attached to and indivisible from that parcel described in Document Number A000637941 filed in the office of the Cass County Recorder, Walker, Minnesota.

COMBINED TRACT

Lot 4 and Lot 3, SNODGRASS'S SECOND ADDITION TO EAST SHORE, according to the recorded plat thereof, Cass County, Minnesota, and EXCEPT that part of said Lot 3, lying southerly of the following described line. Beginning at the northeast corner of said Lot 3, and assuming the Northerly line of said Lot 3 bears North 78 degrees 02 minutes 22 seconds West; thence South 67 degrees 45 minutes 20 seconds West 207.12 feet to the east line of said Lot 4, and said described line there terminating.

REMNANT TRACT

That part of Lot 3 said plat lying southerly of the following described line. Beginning at the northeast corner of said Lot 3, and assuming the Northerly line of said Lot 3 bears North 78 degrees 02 minutes 22 seconds West; thence South 67 degrees 45 minutes 20 seconds West 207.12 feet to the east line of said Lot 4, and said described line there terminating. And That part of Lot 2, Snodgrass Second Addition to East Shore, lying Northerly and Westerly of the following described line: Beginning at the Southeast corner of said Lot 2; thence North 35 degrees 00 minutes 00 seconds West assumed bearing along the East line thereof 110.08 feet to the point of beginning of the line to be described; thence South 33 degrees 35 minutes 21 seconds West 170.15 feet, more or less, to the shore of Ponto Lake and there ending.

The above described property is not considered to be a buildable lot on its own and is to be attached to and indivisible from that parcel described in Document Number 335555 filed in the office of the Cass County Recorder, Walker, Minnesota.

30206 Reamussen Road
Suite 1
P. O. Box 874
Pequot Lakes, MN 56472
218-568-4940
www.stonemansurvey.com



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.
Cynthia M. Hyde
CYNTHIA M. HYDE PL564881
DATE: 7/12/2021 LIC. NO. 44881

REVISIONS	DATE	DESCRIPTION

PROJECT No.:	DATE:	FILE NAME:	SCALE:	HORZ.:	VERT.:	PG.
21108	7-12-2021	C21108.dwg	1"=20'	HORZ.	NONE	

CHECKED BY:	DRAWN BY:
CMH	SCB

Cad: 7/12/2021 11:53 AM - F:\Drawings\2021\21108_Glueckstein\C21108.dwg