



Tract A
Total Area = 17.57 Acres
Approximate Buildable Area = 15.66 Acres

Tract B
Total Area = 2.50 Acres
Approximate Buildable Area = 1.63 Acres

NE 1/4 NW 1/4
SEC. 28, TWP. 136, RNG. 29

Surveyor's Note:
The property address for the subject property is:
Not Declared
The Parcel Number for the subject property is 23-428-2101.
The current zoning classification for the subject property is Rural Residential 2.5.
This survey was completed without the benefit of a title commitment or title opinion, there may be assessments or other limiting factors that affect the subject property that are not shown on this survey.

Legal Description - Document A006603252
The Northeast Quarter of the Northwest Quarter of Section 28, Township 136 North, Range 29 West, Cass County, Minnesota.
Cramer herein retains a 33 foot wide easement for ingress, egress and utility purposes over, under and around the said 33 feet of the above legally described property and said easement shall be appurtenant to and benefit the property owned by Cramer legally described as:
The Southeast Quarter of the Northwest Quarter of Section 28, Township 136 North, Range 29 West, Cass County, Minnesota.

Legal description - Proposed Tract A
The East Half of the Northeast Quarter of the Northwest Quarter of Section 28, Township 136 North, Range 29 West, Cass County, Minnesota.
EXCEPT the North 543.00 feet of the East 200.00 feet thereof.
Said tract contains 17.6 acres, more or less, and is subject to all restrictions, reservations and easements of record, if any.

Legal description - Proposed Tract B
The North 543.00 feet of the East 200.00 feet of the East Half of the Northeast Quarter of the Northwest Quarter of Section 28, Township 136 North, Range 29 West, Cass County, Minnesota.
Said tract contains 2.5 acres, more or less, and is subject to all restrictions, reservations and easements of record, if any.

- PROPERTY BOUNDARY LEGEND**
- SET IRON PIPE WITH CAP STAMPED "NUMBER 2366F"
 - FOUND IRON MONUMENT
 - X COMPUTED POSITION
 - ⊙ GOVERNMENT SECTION CORNER MONUMENT

NO.	REVISIONS SINCE INITIAL DATE OF	DATE

KLD
KRAMER LEAS DELEO
SURVEYING & ENGINEERING - PLLC
REGISTERED PROFESSIONAL SURVEYORS
ST. CLOUD, MN

I HEREBY CERTIFY THAT THIS PLAN, SURVEY, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A QUALY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Signature: *Jason Raasch* Date: 07/22/2021
James Raasch, M License No. 23666

PROJECT NO. RAASJ2101

CERTIFICATE OF SURVEY
Topographic and Property Boundary Survey

Jason Raasch
Section 28, Township 136 North, Range 29 West
Cass County, Minnesota

Sheet No. 1 of 1