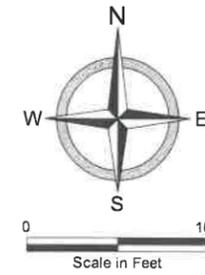


FILE LOCATION: R:\Projects\23000\23360\SURVEY\DRAWING\SI23360 Cert.dwg

# CERTIFICATE OF SURVEY

PART OF THE NW 1/4 - NE 1/4  
SECTION 28-134-32  
CASS COUNTY, MINNESOTA



BASIS OF BEARINGS:  
MINNESOTA COUNTY COORDINATE  
SYSTEM-CASS COUNTY SOUTH  
NAD83(2011)

### LEGEND

- IRON MONUMENT SET AND MARKED WITH LAND SURVEYOR NO. 43807
- IRON MONUMENT FOUND
- ⊙ SEPTIC TANK
- ⊕ SANITARY SEWER CLEANOUT
- ⊗ WELL
- ▨ BUILDING
- ▭ CONCRETE SURFACE
- ▭ GRAVEL SURFACE
- BUILDING SETBACK LINE

Note: According to the Cass County GIS Mapping, the subject property is zoned Agricultural/Forestry.

### PROPOSED DESCRIPTION

That part of the Northwest Quarter of the Northeast Quarter in Section 28, Township 134 North, Range 32 West of the Fifth Principal Meridian in Cass County, Minnesota, described as follows:

Commencing at a found iron monument which designates the north quarter corner of said Section 28; thence South 00 degrees 47 minutes 09 seconds West, on an assigned bearing along the north-south quarter line of said Section 28 for a distance of 441.00 feet to an iron monument, said point is the point of beginning; thence continuing South 00 degrees 47 minutes 09 seconds West along said north-south quarter line for a distance of 414.00 feet; thence South 89 degrees 12 minutes 51 seconds East for a distance of 421.00 feet to an iron monument; thence North 00 degrees 47 minutes 09 seconds East, parallel with said north-south quarter line for a distance of 414.00 feet to an iron monument; thence North 89 degrees 12 minutes 51 seconds West for a distance of 421.00 feet to the point of beginning. The above described tract contains 4.00 acres.

SUBJECT TO the rights of the public in County Road No. 32.

AND FURTHER SUBJECT TO a 33.00 foot wide easement for ingress-egress purposes over, under and across part of the above described tract. The southerly sideline of said 33.00 foot wide ingress-egress easement is described as follows:

Commencing at a found iron monument which designates the north quarter corner of said Section 28; thence South 00 degrees 47 minutes 09 seconds West, along the north-south quarter line of said Section 28 for a distance of 855.00 feet to the point of beginning of said southerly sideline; thence South 89 degrees 12 minutes 51 seconds East for a distance of 83.00 feet and said southerly sideline there terminates. The sidelines of said ingress-egress easement shall be shortened to terminate on the easterly right of way line of County Road No.32.

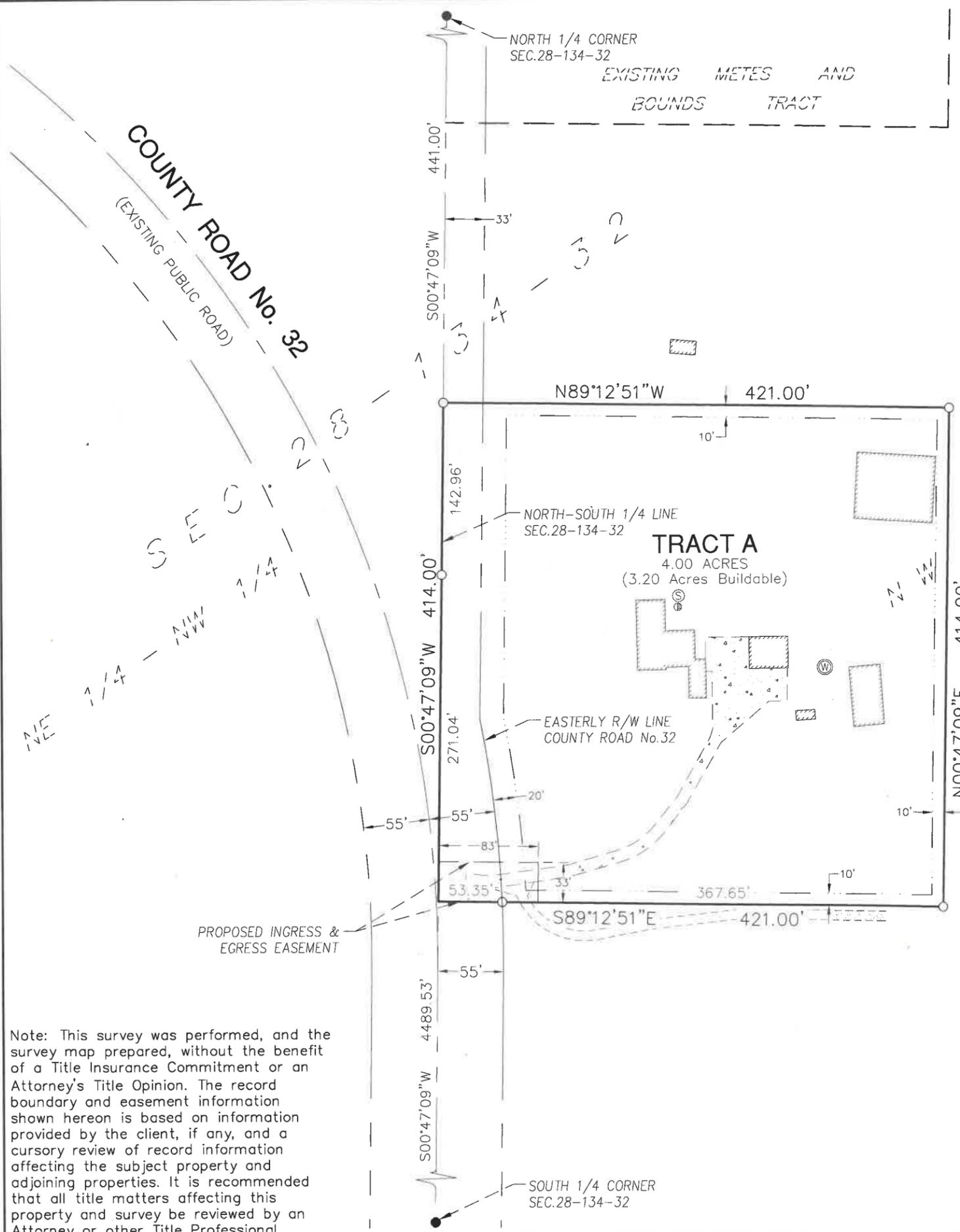
AND FURTHER SUBJECT TO easements, restrictions and reservations of record, if any.

### CERTIFICATION

I hereby certify that this survey, specification, 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.

*Christopher D. Heyer*  
Christopher D. Heyer, Minnesota License No. 43807

Date signed: July 19, 2023



Note: This survey was performed, and the survey map prepared, without the benefit of a Title Insurance Commitment or an Attorney's Title Opinion. The record boundary and easement information shown hereon is based on information provided by the client, if any, and a cursory review of record information affecting the subject property and adjoining properties. It is recommended that all title matters affecting this property and survey be reviewed by an Attorney or other Title Professional.

JEFF WING 11254 COUNTY 32 SW MOTLEY, MN 56466		<table border="1"> <tr><td>PROJECT No.</td><td>23360</td></tr> <tr><td>DATE:</td><td>06.27.23</td></tr> <tr><td>REVISED:</td><td>-</td></tr> <tr><td>DRAFTER:</td><td>LFB</td></tr> <tr><td>REVIEWER:</td><td>CDH</td></tr> </table>	PROJECT No.	23360	DATE:	06.27.23	REVISED:	-	DRAFTER:	LFB	REVIEWER:	CDH	
PROJECT No.	23360												
DATE:	06.27.23												
REVISED:	-												
DRAFTER:	LFB												
REVIEWER:	CDH												