

**EXISTING DESCRIPTION:**

42-010-1310  
 No delinquent taxes and transfer without Certificate of Real Estate Value  
 K (Not required)  
 December 29, 2006  
 Shawn K. Anderson  
 County Auditor  
 By: *[Signature]* Deputy  
 Septic Disclosures  
 ( ) Received (x) Not Received

T 000025303  
 OFFICE OF REGISTRAR OF TITLES  
 CASS COUNTY MINNESOTA  
 CERTIFIED, FILED, AND/OR  
 RECORDED ON  
 12/29/2006 03:00:03PM  
 AS TORRENS DOC #: T000025303  
 PAGES: 2  
 REC. FEES: \$66.00  
 BOOK #: 22  
 PAGE #: 7724  
 FILE #: 499 / 54 / 4  
 CERTIFICATE #: 7724  
 KATHRYN M. NORBY  
 REGISTRAR OF TITLES  
 BY: *[Signature]* DEPUTY

# CERTIFICATE OF SURVEY

PART OF GOVERNMENT LOT 4,  
 SECTION 10, TOWNSHIP 140 NORTH, RANGE 26 WEST,  
 CASS COUNTY, MINNESOTA

**Form No. 5-M - WARRANTY DEED**

Individual(s) to Joint Tenants  
 DEED TAX DUE: \$1,240.80  
 Date: 12/12/06

FOR VALUABLE CONSIDERATION, Jonathan A. McLaughlin and Tammi J. McLaughlin, husband and wife, Grantor, hereby conveys and warrants to Harold James Stroner, Jr. and Lori Ann Stroner, husband and wife, Grantees, as joint tenants, real property in Cass County, Minnesota, described as follows:

**SEE ATTACHED EXHIBIT A**

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions: easements, covenants and restrictions of record.

**EXHIBIT A**

That part of Government Lot Four (4), Section Ten (10), Township One Hundred Forty (140), Range Twenty-six (26), described as follows:

Commencing at the iron monument at the southeast corner of said Government Lot 4; thence North 0 degrees 30 minutes 22 seconds West, assumed bearing, 350.00 feet along the east line of said Government Lot 4 to a Judicial Landmark; thence South 89 degrees 27 minutes 47 seconds West 1507.51 feet along the north line of the South 350.00 feet of said Government Lot 4 to a Judicial Landmark; thence North 0 degrees 32 minutes 13 seconds West 100.00 feet to a Judicial Landmark; thence South 89 degrees 27 minutes 47 seconds West 421.05 feet; thence North 29 degrees 14 minutes West 31.45 feet to the point of beginning; thence North 48 degrees 22 minutes 20 seconds East 72.39 feet to a Judicial Landmark; thence continuing North 48 degrees 22 minutes 20 seconds East 12.00 feet, more or less, to the shore of Big Thunder Lake; thence Northwesterly, Southwesterly, and Southeasterly along said shore to its intersection with a line bearing South 48 degrees 22 minutes 20 seconds West from the point of beginning; thence North 48 degrees 22 minutes 20 seconds East 50.00 feet, more or less, to a Judicial Landmark that is South 48 degrees 22 minutes 20 seconds West 45.69 feet from the point of beginning; thence continuing North 48 degrees 22 minutes 20 seconds East 45.69 feet to the point of beginning. Tract extends to the water's edge of Big Thunder Lake.

AND

That part of said Government Lot 4 described as follows:

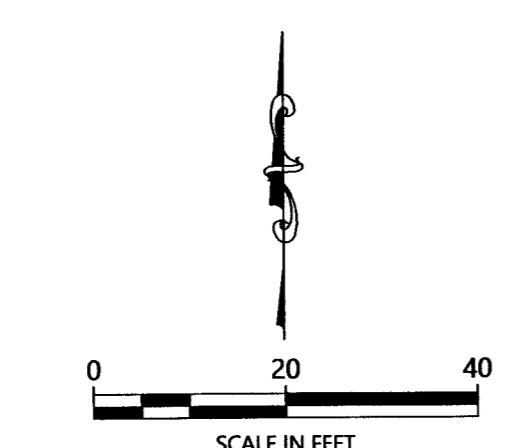
Commencing at the iron monument at the southeast corner of said Government Lot 4; thence North 0 degrees 30 minutes 22 seconds West 350.00 feet along the east line of said Government Lot 4 to a Judicial Landmark; thence South 89 degrees 27 minutes 47 seconds West 1242.51 feet along the north line of the South 350.00 feet of said Government Lot 4 to a Judicial Landmark; thence North 0 degrees 32 minutes 13 seconds West 100.00 feet to a Judicial Landmark; thence North 0 degrees 32 minutes 13 seconds West 100.00 feet to a Judicial Landmark on the north line of the South 550.00 feet of said Government Lot 4; thence North 89 degrees 27 minutes 47 seconds East 170.00 feet along said north line of the South 550.00 feet to a Judicial Landmark; thence South 0 degrees 32 minutes 13 seconds East 100.00 feet to the point of beginning.

**LEGEND**

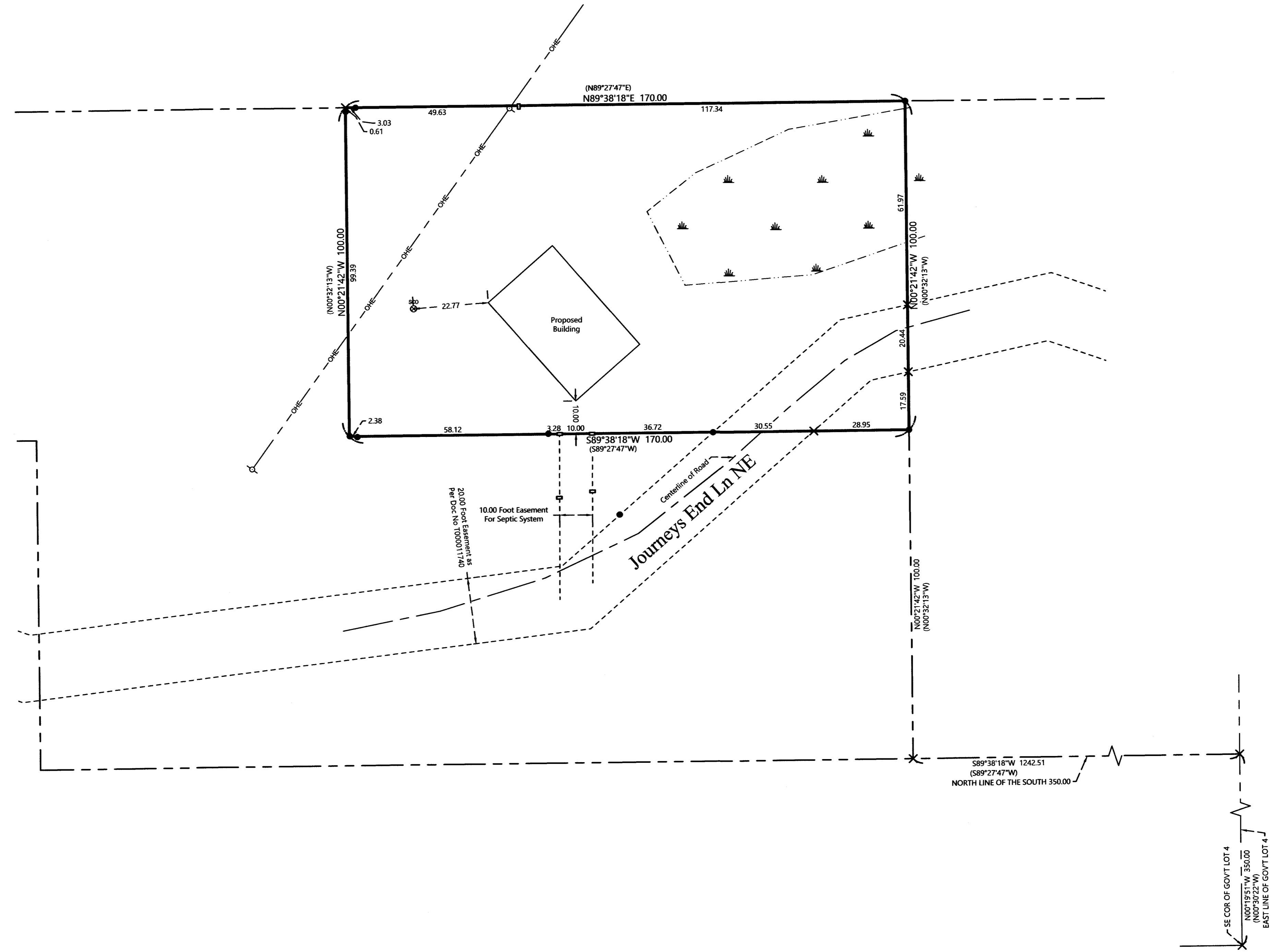
- ▣ DENOTES SET LATH
- DENOTES MONUMENT FOUND
- ✕ DENOTES CALCULATED POSITION
- (N01°23'45"E) DENOTES DEED BEARINGS
- ⊙ DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
- DENOTES EXISTING UTILITY POLE
- DENOTES OVERHEAD ELECTRIC LINE
- ▭ DENOTES WETLAND(S)

**NOTES:**

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 42-010-1310.
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.



ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE MINNESOTA COUNTY COORDINATE SYSTEM, CASS COUNTY, NORTH ZONE (2011 AD.).



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.  
*[Signature]*  
 TERRY L. FREEMAN  
 LIC. NO. 21597  
 1-3-23



**CERTIFICATE OF SURVEY**  
 Jim Stroner  
 3620 Hopkins Crossroad  
 Minnetonka, MN 55305

JOB NO. 22-223  
 DATE: 01-03-2023

SHEET NO.  
 1 OF 1