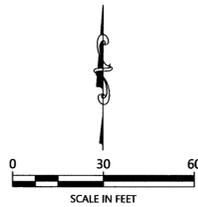


NOTES:

1. Zoning for subject tract = Shoreland Residential.
2. Parcel ID for subject tract = 38-558-0220.
3. Improvements other than those shown on this certificate, may exist that were not located during this survey.
4. Wetlands as shown delineated by Patrick Reardon, Wetland Certification No. 1295, dated May 17, 2023.
5. 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.
6. 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 ADJ.).

CERTIFICATE OF SURVEY

**LOT 2, BLOCK 2, FOUR SEASONS ESTATES,
SECTION 27, TOWNSHIP 142 NORTH, RANGE 31 WEST,
CASS COUNTY, MINNESOTA**

EXISTING DESCRIPTION:

Page 1 of 2 A000691882

4000691882
OFFICE OF THE COUNTY RECORDER
CASS COUNTY, MINNESOTA
CERTIFIED, FILED, AND/OR
RECORDED ON
2/21/2023 9:38:14 AM
REC FEES: 46.00
PAGES: 2
KATHRYN M. NORBY
CASS COUNTY RECORDER
BY CF DEP TX# 187497
RECORDED ELECTRONICALLY

38-558-0220
No delinquent taxes and transfer entered; Certificate of Real Estate Value
(Filed () not required)
FEBRUARY 21, 2023
S. SCHULIK
Cass County MN Auction-Treasurer
By _____ EBT _____ Deputy
Septis Declaration
() Not Required (x) Received () Not Received

WARRANTY DEED Individual(s) to Individual(s) Minnesota Uniform Conveyancing Blanks Form 10.1.1 (2018)

eCRV number: 1512469

DEED TAX DUE: \$ 308.90

DATE: February 15, 2023

FOR VALUABLE CONSIDERATION, Darwin F. Kulzer and Marcia M. Kulzer, spouses who are married to each other (present name and marital status of each Grantor)

hereby conveys and warrants to Jennell K. Shannon ("Grantee"), (present name of each Grantee)

(Check only one box.) tenants in common, (if more than one Grantee is named above and either no box is checked or both boxes are checked, the conveyance is made to the named Grantees as tenants in common.)
 joint tenants,

real property in Cass County, Minnesota, legally described as follows:

Lot Two (2), Block Two (2), Four Seasons Estates, Cass County, Minnesota

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. BRENNAN
LIC. NO. 21397
5/23/23



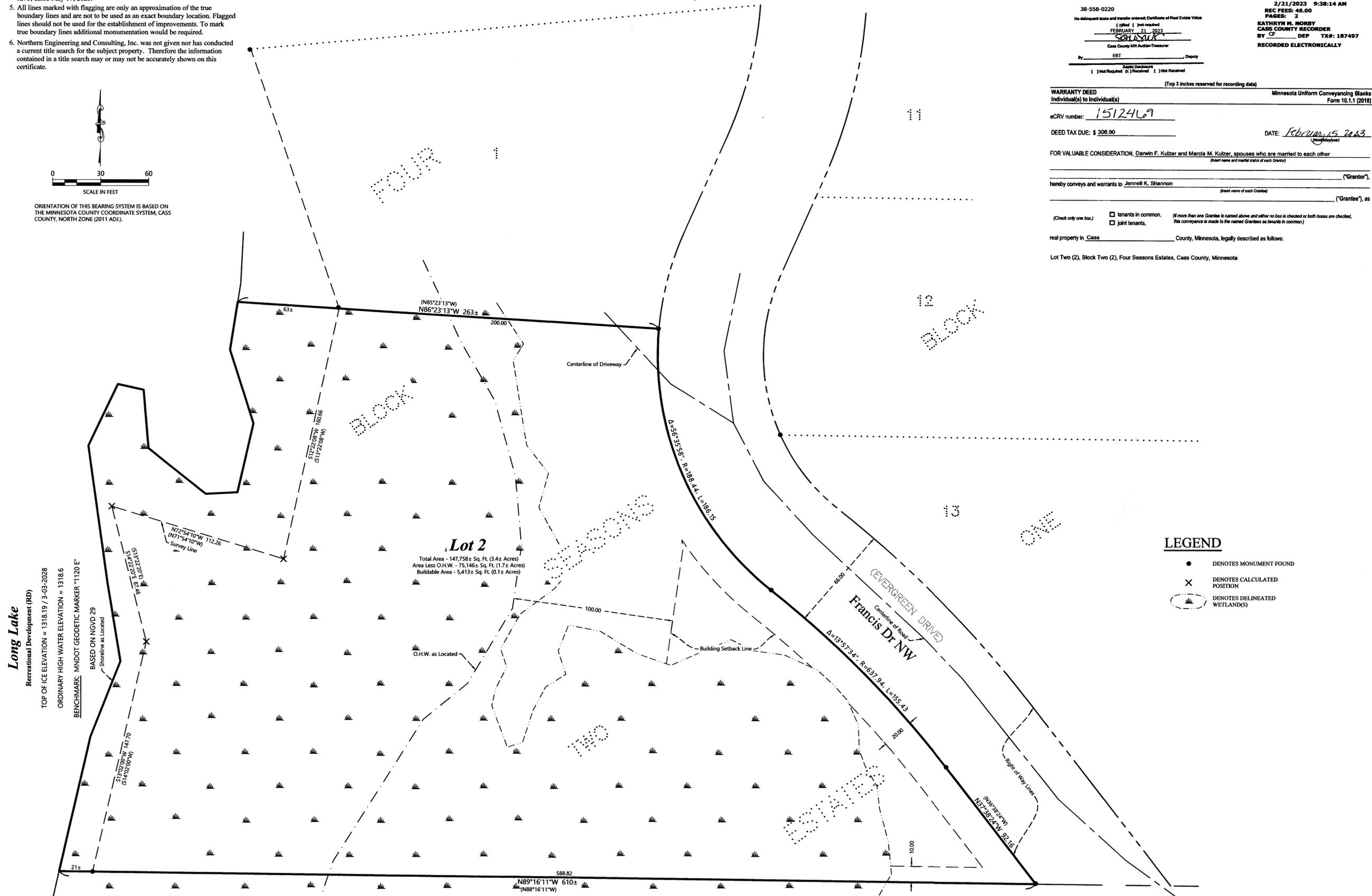
CERTIFICATE OF SURVEY
Ethan Mobley
8415 Carage Hill Rd
Savage, MN 55378

JOB NO. 23-042
DATE: 3-13-2023

SHEET NO. 1 OF 1

LEGEND

- DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- ◌ DENOTES DELINEATED WETLAND(S)



Lot 2
Total Area - 147,758± Sq. Ft. (3.4± Acres)
Area Less O.H.W. - 75,146± Sq. Ft. (1.7± Acres)
Buildable Area - 5,413± Sq. Ft. (0.1± Acres)

Long Lake
Recreational Development (RD)
TOP OF ICE ELEVATION = 1318.19 / 3-03-2028
ORDINARY HIGH WATER ELEVATION = 1318.6
BENCHMARK: MINDOT GEODETIC MARKER "1120" E"
BASED ON NGVD 29
Shoreline as Located

- DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- ◌ DENOTES DELINEATED WETLAND(S)