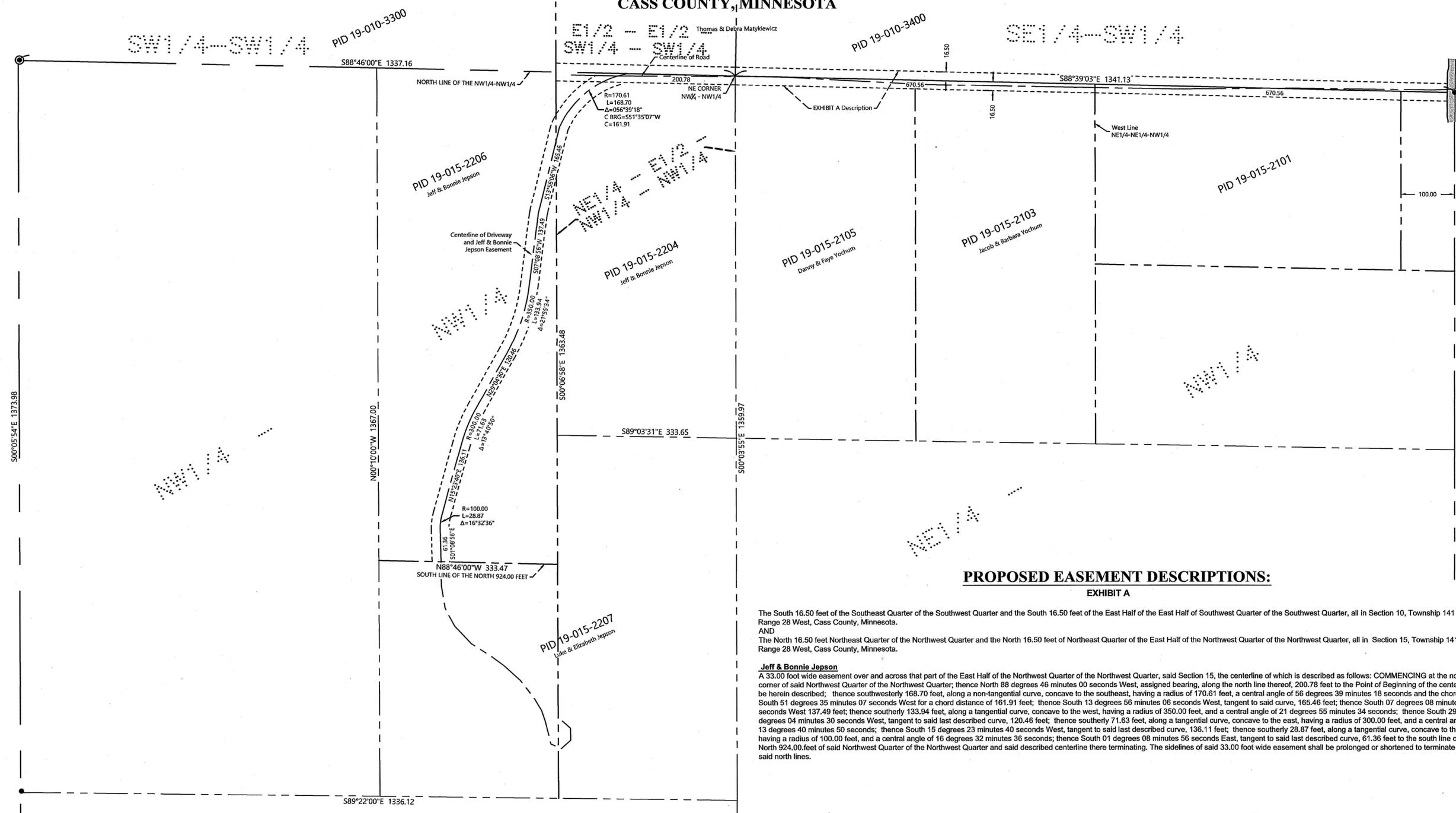


# CERTIFICATE OF SURVEY

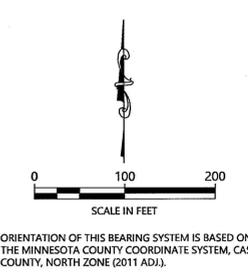
PART OF THE NORTH HALF OF THE NORTHWEST QUARTER, SECTION 15,  
AND PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER, SECTION 10,  
SECTION 15, TOWNSHIP 141 NORTH, RANGE 28 WEST,  
CASS COUNTY, MINNESOTA



### PROPOSED EASEMENT DESCRIPTIONS: EXHIBIT A

The South 16.50 feet of the Southeast Quarter of the Southwest Quarter and the South 16.50 feet of the East Half of the East Half of Southwest Quarter of the Southwest Quarter, all in Section 10, Township 141 North, Range 28 West, Cass County, Minnesota.  
AND  
The North 16.50 feet Northeast Quarter of the Northwest Quarter and the North 16.50 feet of Northeast Quarter of the East Half of the Northwest Quarter of the Northwest Quarter, all in Section 15, Township 141 North, Range 28 West, Cass County, Minnesota.

**Jeff & Bonnie Jepson**  
A 33.00 foot wide easement over and across that part of the East Half of the Northwest Quarter of the Northwest Quarter, said Section 15, the centerline of which is described as follows: COMMENCING at the northeast corner of said Northwest Quarter of the Northwest Quarter; thence North 88 degrees 46 minutes 00 seconds West, assigned bearing, along the north line thereof, 200.78 feet to the Point of Beginning of the centerline to be herein described; thence southwesterly 168.70 feet, along a non-tangential curve, concave to the southeast, having a radius of 170.61 feet, a central angle of 56 degrees 39 minutes 18 seconds and the chord bears South 51 degrees 35 minutes 07 seconds West for a chord distance of 161.91 feet; thence South 13 degrees 50 minutes 06 seconds West, tangent to said curve, 165.46 feet; thence South 07 degrees 08 minutes 56 seconds West 137.49 feet; thence southerly 133.94 feet, along a tangential curve, concave to the west, having a radius of 350.00 feet, and a central angle of 21 degrees 55 minutes 34 seconds, thence South 29 degrees 04 minutes 30 seconds West, tangent to said last described curve, 120.46 feet; thence southerly 71.63 feet, along a tangential curve, concave to the east, having a radius of 300.00 feet, and a central angle of 13 degrees 40 minutes 50 seconds; thence South 15 degrees 23 minutes 40 seconds West, tangent to said last described curve, 136.11 feet; thence southerly 28.87 feet, along a tangential curve, concave to the east, having a radius of 100.00 feet, and a central angle of 16 degrees 32 minutes 36 seconds; thence South 01 degrees 08 minutes 56 seconds East, tangent to said last described curve, 61.36 feet to the south line of the North 924.00 feet of said Northwest Quarter of the Northwest Quarter and said described centerline there terminating. The sidelines of said 33.00 foot wide easement shall be prolonged or shortened to terminate on said north lines.



### LEGEND

- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
- DENOTES MONUMENT FOUND
- × DENOTES CALCULATED POSITION
- ⊙ DENOTES BRASS CAPPED MONUMENT FOUND

### NOTES:

1. Zoning for subject tract = Rural Residential 2.5 (RR-2.5).
2. Parcel ID for subject tract = 19-015-2207.
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 an investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search and opinion may disclose.

NO.	DATE	DESCRIPTION
1.	5/19/2025	REVISE EASEMENTS

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

TERRY L. FREEMAN  
 LIC. NO. 21367

**NORTHERN ENGINEERING & CONSULTING, INC.**  
P.O. Box 282, Walker, MN 56484  
Phone: 218-542-1256  
web: www.necusa.com

CERTIFICATE OF SURVEY

Luke Jepson  
 1281 64th St NE  
 Longville, MN 56655

JOB NO. 25-028  
 DATE: 4-11-2025  
 SHEET NO.  
1 OF 1