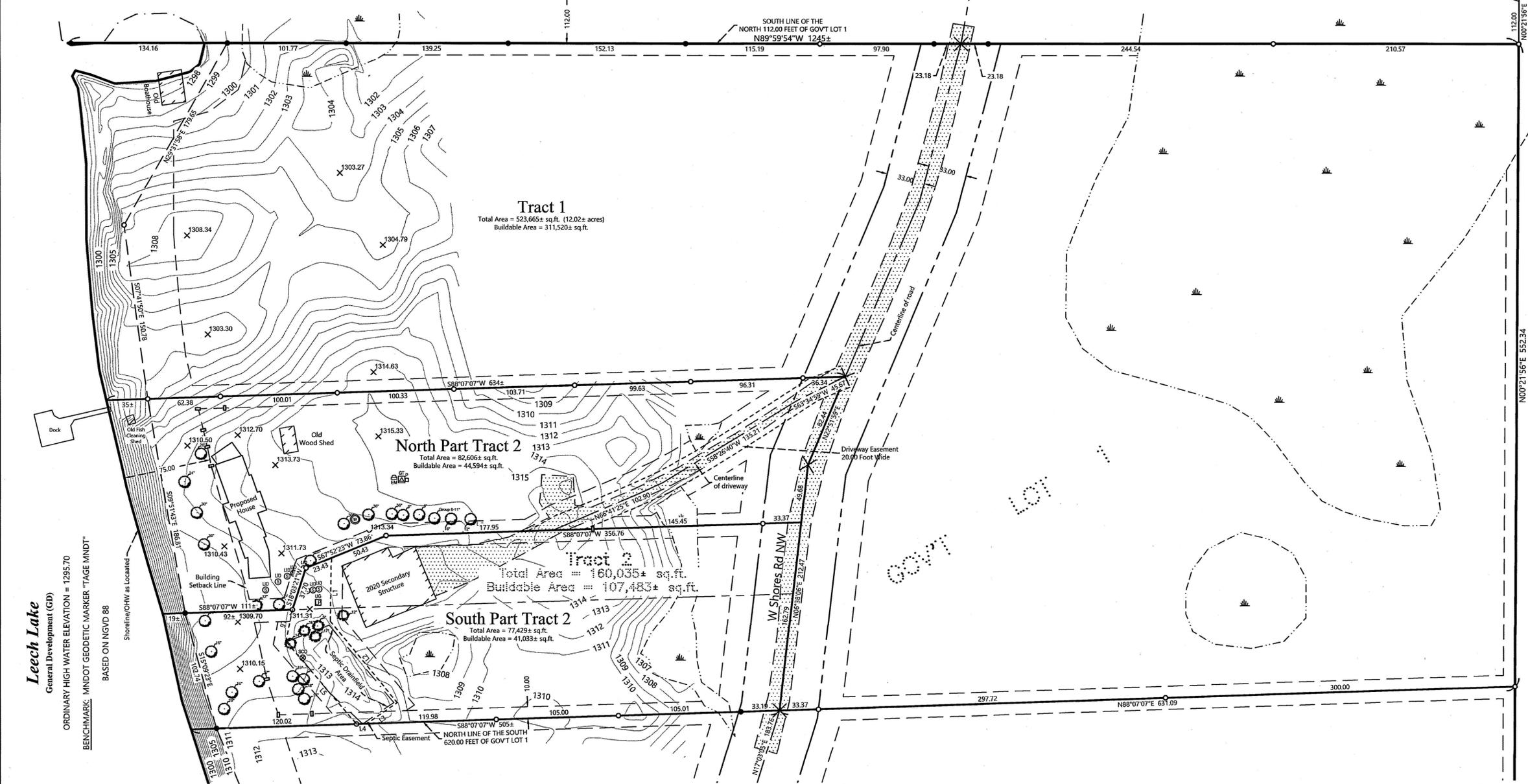


CERTIFICATE OF SURVEY

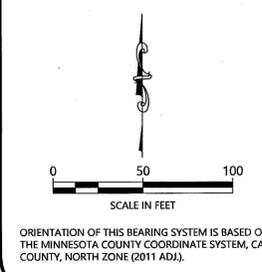
PART OF GOVERNMENT LOT 1,
SECTION 1, TOWNSHIP 143 NORTH, RANGE 30 WEST,
CASS COUNTY, MINNESOTA

NORTHEAST
CORNER OF
GOV'T LOT 1



LINE TABLE

Line Segment	Bearing	Distance
L1	S00°55'50"W	54.66
L2	N39°22'26"W	90.47
L3	N55°18'35"E	31.68
L4	N88°07'07"E	8.97
L5	N40°26'51"W	93.24
L6	N11°36'37"E	27.86



- LEGEND**
- DENOTES IRON MONUMENT SET & MARKED BY LICENSE NO. 21367
 - DENOTES SET LATH
 - DENOTES MONUMENT FOUND
 - × DENOTES CALCULATED POSITION
 - 234.5 DENOTES SPOT ELEVATION (EXISTING GRADE)
 - ED DENOTES EXISTING ELECTRIC METER
 - ED DENOTES EXISTING GROUND TRANSFORMER
 - DENOTES EXISTING PHONE PEDESTAL
 - DENOTES EXISTING SEPTIC CLEANOUT & SEPTIC TANK LID
 - DENOTES EXISTING UNDERGROUND LP TANK
 - DENOTES EXISTING LP TANK
 - DENOTES EXISTING WELL
 - DENOTES EXISTING CONIFEROUS TREE SIZE
 - DENOTES EXISTING DECIDUOUS TREE SIZE
 - DENOTES EXISTING INTERMEDIATE CONTOURS
 - DENOTES EXISTING INDEX CONTOURS
 - DENOTES WETLAND(S)
 - DENOTES EXISTING BUILDING (located at cave corners)
 - DENOTES EDGE OF EXISTING GRAVEL

EXISTING DESCRIPTION:

TRACT 2
That part of Government Lot 1, Section 1, Township 143 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 1; thence South 88 degrees 07 minutes 07 seconds West, assigned bearing, along the south line thereof, 755.31 feet; thence North 09 degrees 56 minutes 16 seconds East 205.73 feet; thence North 07 degrees 56 minutes 16 seconds East 164.23 feet; thence North 12 degrees 06 minutes 20 seconds East 85.21 feet; thence North 17 degrees 03 minutes 05 seconds East 183.76 feet to the intersection with the north line of the South 620.00 feet of said Government Lot 1, also being the point of beginning of the tract to be herein described; thence North 06 degrees 38 minutes 06 seconds East 212.47 feet; thence North 22 degrees 51 minutes 59 seconds East 82.44 feet; thence South 88 degrees 07 minutes 07 seconds West 73.86 feet; thence South 88 degrees 07 minutes 07 seconds West 356.76 feet; thence South 67 degrees 52 minutes 23 seconds West 111 feet, more or less, to the shoreline of Leech Lake; thence southerly along said shoreline to the intersection with said north line; thence North 88 degrees 07 minutes 07 seconds East, along said north line, 505 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record. SUBJECT to and TOGETHER with West Shores Road NW right of way.

PROPOSED DESCRIPTIONS:

NORTH PART TRACT 2
That part of Government Lot 1, Section 1, Township 143 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 1; thence South 88 degrees 07 minutes 07 seconds West, assigned bearing, along the south line thereof, 755.31 feet; thence North 09 degrees 56 minutes 16 seconds East 205.73 feet; thence North 07 degrees 56 minutes 16 seconds East 164.23 feet; thence North 12 degrees 06 minutes 20 seconds East 85.21 feet; thence North 17 degrees 03 minutes 05 seconds East 183.76 feet to the intersection with the north line of the South 620.00 feet of said Government Lot 1; thence North 06 degrees 38 minutes 06 seconds East 212.47 feet; thence North 22 degrees 51 minutes 59 seconds East 82.44 feet to the point of beginning of the tract to be herein described; thence reverse South 22 degrees 51 minutes 59 seconds East 82.44 feet; thence South 06 degrees 38 minutes 06 seconds West 49.88 feet; thence South 88 degrees 07 minutes 07 seconds West 356.76 feet; thence South 67 degrees 52 minutes 23 seconds West 111 feet, more or less, to the shoreline of Leech Lake; thence southerly along said shoreline to the intersection with said north line; thence North 88 degrees 07 minutes 07 seconds East, along said north line, 505 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record. SUBJECT to and TOGETHER with West Shores Road NW right of way.

SOUTH PART TRACT 2
That part of Government Lot 1, Section 1, Township 143 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 1; thence South 88 degrees 07 minutes 07 seconds West, assigned bearing, along the south line thereof, 755.31 feet; thence North 09 degrees 56 minutes 16 seconds East 205.73 feet; thence North 07 degrees 56 minutes 16 seconds East 164.23 feet; thence North 12 degrees 06 minutes 20 seconds East 85.21 feet; thence North 17 degrees 03 minutes 05 seconds East 183.76 feet to the intersection with the north line of the South 620.00 feet of said Government Lot 1; thence North 06 degrees 38 minutes 06 seconds East 212.47 feet; thence North 22 degrees 51 minutes 59 seconds East 82.44 feet to the point of beginning of the tract to be herein described; thence reverse South 22 degrees 51 minutes 59 seconds East 82.44 feet; thence South 06 degrees 38 minutes 06 seconds West 49.88 feet; thence South 88 degrees 07 minutes 07 seconds West 356.76 feet; thence South 67 degrees 52 minutes 23 seconds West 111 feet, more or less, to the shoreline of Leech Lake; thence southerly along said shoreline to the intersection with said north line; thence North 88 degrees 07 minutes 07 seconds East, along said north line, 505 feet, more or less, to the point of beginning. SUBJECT to easements, restrictions, and reservations of record. SUBJECT to and TOGETHER with West Shores Road NW right of way. SUBJECT to and TOGETHER with (see Driveway Easement). TOGETHER with (see Septic Easement).

Driveway Easement
An easement for ingress and egress 20.00 feet in width over and across that part of Government Lot 1, Section 1, Township 143 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 1; thence South 88 degrees 07 minutes 07 seconds West, assigned bearing, along the south line thereof, 755.31 feet; thence North 09 degrees 56 minutes 16 seconds East 205.73 feet; thence North 07 degrees 56 minutes 16 seconds East 164.23 feet; thence North 12 degrees 06 minutes 20 seconds East 85.21 feet; thence North 17 degrees 03 minutes 05 seconds East 183.76 feet to the intersection with the north line of the South 620.00 feet of said Government Lot 1; thence North 06 degrees 38 minutes 06 seconds East 212.47 feet; thence North 22 degrees 51 minutes 59 seconds East 82.44 feet to the point of beginning of the tract to be herein described; thence South 63 degrees 34 minutes 59 seconds West 45.67 feet; thence South 58 degrees 26 minutes 40 seconds West 135.21 feet; thence South 66 degrees 41 minutes 25 seconds West 102.90 feet and said centerline there terminating. The sidelines of said 20.00 foot wide easement shall be prolonged or shortened to terminate on lines that bear South 88 degrees 07 minutes 07 seconds West and North 88 degrees 07 minutes 07 seconds East from the point of termination.

Septic Easement
An easement for septic purposes over, under and across that part of Government Lot 1, Section 1, Township 143 North, Range 30 West, Cass County, Minnesota, described as follows: COMMENCING at the southeast corner of said Government Lot 1; thence South 88 degrees 07 minutes 07 seconds West, assigned bearing, along the south line thereof, 755.31 feet; thence North 09 degrees 56 minutes 16 seconds East 205.73 feet; thence North 07 degrees 56 minutes 16 seconds East 164.23 feet; thence North 12 degrees 06 minutes 20 seconds East 85.21 feet; thence North 17 degrees 03 minutes 05 seconds East 183.76 feet to the intersection with the north line of the South 620.00 feet of said Government Lot 1; thence North 06 degrees 38 minutes 06 seconds East 212.47 feet; thence North 22 degrees 51 minutes 59 seconds East 82.44 feet to the point of beginning of the tract to be herein described; thence South 63 degrees 34 minutes 59 seconds West 45.67 feet; thence South 58 degrees 26 minutes 40 seconds West 135.21 feet; thence South 66 degrees 41 minutes 25 seconds West 102.90 feet and said centerline there terminating. The sidelines of said 20.00 foot wide easement shall be prolonged or shortened to terminate on lines that bear South 88 degrees 07 minutes 07 seconds West and North 88 degrees 07 minutes 07 seconds East from the point of termination.

REVISIONS:

NO.	DATE	DESCRIPTION
1.	3-21-2023	SPLIT OF TRACT 2

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

TERRY L. FREGMAN
LIC. NO. 21367
3/21/25



TOPOGRAPHIC SURVEY
Greg Grazzini
1251 Hesse Farm Circle
Chanhassen, MN 55318