

CERTIFICATE OF SURVEY

GROVER

SECTIONS 23 & 26, TOWNSHIP 147 NORTH, RANGE 38 WEST
CLEARWATER COUNTY, MINNESOTA

DESCRIPTION PER RECORD DOCUMENT 181139:

The Southwest Quarter of the Southeast Quarter (SW1/4SE1/4) less the North 200 feet of the East 440 feet thereof, of Section Twenty-three (23); and all that part of the Northwest Quarter of the Northeast Quarter (NW1/4NE1/4) of Section Twenty-six (26), lying North of U.S. Highway No.2, all in Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth P.M., LESS AND EXCEPT The Southeast Quarter of the Southwest Quarter of the Southwest Quarter of the Southeast Quarter (SE1/4SW1/4SW1/4SE1/4) of Section Twenty-three (23), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian, together with a perpetual easement for ingress and egress across the existing driveway leading to the premises described herein, AND LESS The North 430 feet of the Southwest Quarter of the Southeast Quarter (SW1/4SE1/4), less the North 200 feet of the East 440 feet, Section Twenty-three (23), Township One Hundred Forty-seven (147), Range Thirty-eight (38).

NEW PARCEL A DESCRIPTION:

The East Half of the Northwest Quarter of the Southwest Quarter of the Southeast Quarter (E1/2NW1/4SW1/4SE1/4) LESS the North 430 feet thereof; the Northeast Quarter of the Southwest Quarter of the Southeast Quarter (NE1/4SW1/4SE1/4) LESS the North 430 feet thereof; the Northeast Quarter of the Southwest Quarter of the Southwest Quarter of the Southeast Quarter (NE1/4SW1/4SW1/4SE1/4); and the North Half of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter (N1/2SE1/4SW1/4SE1/4), all in Section Twenty-three (23), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian.
Said parcel contains 12.68 acres.

NEW PARCEL B DESCRIPTION:

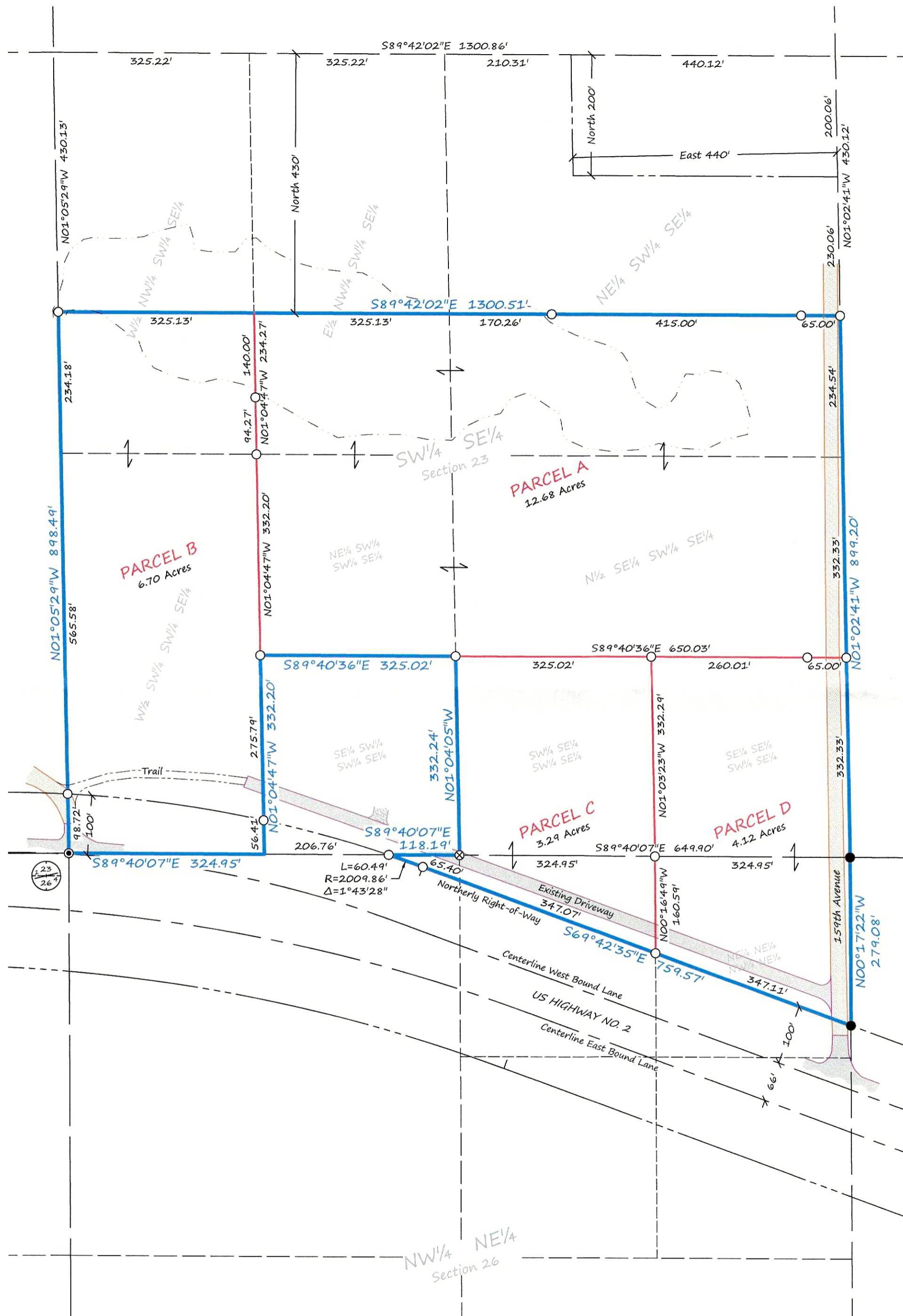
The West Half of the Northwest Quarter of the Southwest Quarter of the Southeast Quarter (W1/2NW1/4SW1/4SE1/4) LESS the North 430 feet thereof; and the West Half of the Southwest Quarter of the Southwest Quarter of the Southeast Quarter (W1/2SW1/4SW1/4SE1/4), all in Section Twenty-three (23), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian.
Said parcel contains 6.70 acres.

NEW PARCEL C DESCRIPTION:

The Southwest Quarter of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter (SW1/4SE1/4SW1/4SE1/4), Section Twenty-three (23), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian. AND That part of the Northwest Quarter of the Northeast Quarter (NW1/4NE1/4), Section Twenty-six (26), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian, lying North of U.S. Highway No.2, LESS the Northeast Quarter of the Northeast Quarter of the Northwest Quarter of the Northeast Quarter (NE1/4NE1/4NW1/4NE1/4) thereof. Together with and subject to a perpetual easement for ingress and egress across the existing driveway leading to the premises described herein.
Said parcel contains 3.29 acres.

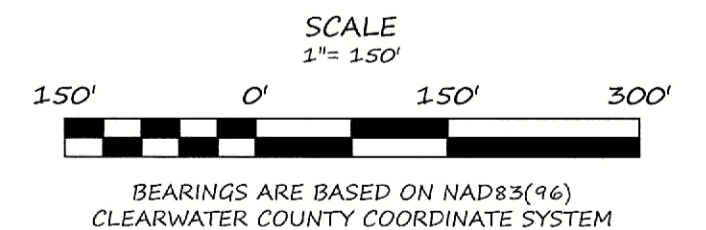
NEW PARCEL D DESCRIPTION:

The Southeast Quarter of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter (SE1/4SE1/4SW1/4SE1/4), Section Twenty-three (23), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian. AND The Northeast Quarter of the Northwest Quarter of the Northeast Quarter of the Northeast Quarter (NE1/4NE1/4NW1/4NE1/4), Section Twenty-six (26), Township One Hundred Forty-seven (147) North, Range Thirty-eight (38) West of the Fifth Principal Meridian, lying North of U.S. Highway No.2, Subject to a perpetual easement for ingress and egress across the existing driveway leading to the premises described herein.
Said parcel contains 4.12 acres.



LEGEND

- FOUND IRON MONUMENT
- ⊙ CERTIFIED GOVERNMENT CORNER
- SET IRON MONUMENT WITH CAP NO. 47934
- ⊗ "MAG" NAIL SET
- PROPERTY BOUNDARY
- NEW PARCEL LINES
- RECORD DOCUMENT LINES
- CENTERLINE
- RIGHT-OF-WAY
- FRACTIONAL LINE
- THIRTY-SECOND LINE
- SIXTEENTH-LINE
- QUARTER-LINE
- SECTION-LINE
- APPROX. WETLAND EDGE



BRUSTAD LAND SURVEYING, PA
Bagley, Mn 56621 (218) 694-5280

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.

Amanda J. Brustad 8/13/23
AMANDA J. BRUSTAD (LIC. NO. 47934) DATE:

SURVEYOR'S NOTES:

- Section Subdivision per Coordinates on Government Corner Certificates on file at the County Recorder's Office. Brustad Land Surveying verified Section Corners in the field.
- Brustad Land Surveying has not made a thorough search for any easements or any other information that a current title search may disclose.