

A parcel of land lying in Government Lot 3, Section 9, Township 49 North, Range 23 West of the Fourth Principal Meridian, according to the United States Government Survey thereof, and being in the County of Aitkin and the State of Minnesota, and more particularly described as follows, to-wit: Assuming the West Boundary Line of said Government Lot 3 (also the West boundary line of said Section 9) to have a bearing of North 00°00'00" East, and starting at a point of said West boundary line a distance of 338.00 feet North of the Southwest corner of said Government Lot 3; thence North 49°15'00" East for a distance of 495.00 feet to a point; thence North 25°15'00" East for a distance of 100.00 feet to a point; thence South 71°47'16" East for a distance of 122.43 feet to a point; thence North 72°20'34" East for a distance of 183.60 feet to a point of beginning; thence North 60°00'38" East for a distance of 152.15 feet-to a point; thence North 64°45'00" West for a distance of 779 feet, more or less, to the shoreline of Big Sandy Lake; thence Southwesterly along said shoreline for a distance of 125 feet, more or less, to a point on a line having a bearing of North 64°45'00" West from the point of beginning; thence South 64°45'00" East for a distance of 680 feet, more or less, to the point of beginning.

subject to any rights-of-way or easements of record.

LEGAL DESCRIPTION PER DOCUMENT NO.431705:

A parcel of land lying In Government Lot 3, Section 9, T49N, R23W of the Fourth Principal Meridian according to the United States Government Survey, thereof, and being in the County of Aitkin and the State of Minnesota, and more particularly described as follows: Assuming the West Boundary Line of Said Government Lot 3 (also the West Boundary Line of said Section 9) to have a bearing of N 00°-00'-00" E, and starting at a point on said West Boundary Line a distance of 338.00 feet North of the Southwest Comer of said Government Lot 3; thence N 49°-15'-00" E for a distance of 495.00 feet to a point; thence N 25°-15'-00" E for a distance of 100.00 feet to a point; thence S 71°-47'-16" E for a distance of 122.43 feet to a point; thence N 72°-20'-34" E for a distance of 183.60 feet to a point; thence N 60°-00'-38" E for a distance of 152.15 feet to a point of beginning; thence N 42°-44'-32" E for a distance of 131.20 feet to a point; thence N 64°-45'-00" W for a distance of 841 feet to the shoreline of Big Sandy Lake; thence Southwesterly along said shoreline for a distance of 125 feet more or less, to a point on a line having a bearing of

N 64°-45'-00" W from the point of beginning; thence S 64°-45'-00" E for a distance of 779 feet, more or less, to the point of beginning;

subject to any rights-of-way or easements of record.

Parcel 1:

A parcel of land lying In Government Lot 3, Section 9, T49N, R23W of the Fourth Principal Meridian according to the United States Government Survey, thereof, and being in the County of Aitkin and the State of Minnesota, and more particularly described as follows: Assuming the West Boundary Line of Said Government Lot 3 (also the West Boundary Line of said Section 9) to have a bearing of N 00°-00'-00" E, and starting at a point on said West Boundary Line a distance of 338.00 feet North of the Southwest Comer of said Government Lot 3; thence N 49°-15'-00" E for a distance of 495.00 feet to a point; thence N 25°-15'-00" E for a distance of 100.00 feet to a point; thence S 71°-47'-16" E for a distance of 122.43 feet to a point; thence N 72°-20'-34" E for a distance of 183.60 feet to a point; thence N 60°-00'-38" E for a distance of 152.15 feet to a point of beginning; thence N 42°-44'-32" E for a distance of 131.20 feet to a point; thence N 64°-45'-00" W for a distance of 841 feet to the shoreline of Big Sandy Lake; thence Southwesterly along said shoreline for a distance of 125 feet more or less, to a point on a line having a bearing of N 64°-45'-00" W from the point of beginning; thence S 64°-45'-00" E for a distance of 779 feet, more or less, to the point of beginning, EXCEPT the Southwesterly 20.00 feet thereof.

subject to any rights-of-way or easements of record.

Parcel 2:

A parcel of land lying in Government Lot 3, Section 9, Township 49 North, Range 23 West of the Fourth Principal Meridian, according to the United States Government Survey thereof, and being in the County of Aitkin and the State of Minnesota, and more particularly described as follows, to-wit: Assuming the West Boundary Line of said Government Lot 3 (also the West boundary line of said Section 9) to have a bearing of North 00°00'00" East, and starting at a point of said West boundary line a distance of 338.00 feet North of the Southwest corner of said Government Lot 3; thence North 49°15'00" East for a distance of 495.00 feet to a point; thence North 25°15'00" East for a distance of 100.00 feet to a point; thence South 71°47'16" East for a distance of 122.43 feet to a point; thence North 72°20'34" East for a distance of 183.60 feet to a point of beginning; thence North 60°00'38" East for a distance of 152.15 feet-to a point; thence North 64°45'00" West for a distance of 125 feet, more or less, to the shoreline of Big Sandy Lake; thence Southwesterly along said shoreline for a distance of 125 feet, more or less, to a point on a line having a bearing of North 64°45'00" West from the point of beginning; thence South 64°45'00" East for a distance of 680 feet, more or less, to the point of beginning.

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The Southwesterly 20.00 feet of the following described Parcel; A parcel of land lying In Government Lot 3, Section 9, T49N, R23W of the Fourth Principal Meridian according to the United States Government Survey, thereof, and being in the County of Aitkin and the State of Minnesota, and more particularly described as follows: Assuming the West Boundary Line of Said Government Lot 3 (also the West Boundary Line of said Section 9) to have a bearing of N 00°-00'-00" E, and starting at a point on said West Boundary Line a distance of 338.00 feet North of the Southwest Comer of said Government Lot 3; thence N 49°-15'-00" E for a distance of 495.00 feet to a point; thence N 25°-15'-00" E for a distance of 100.00 feet to a point; thence S 71°-47'-16" E for a distance of 122.43 feet to a point; thence N 72°-20'-34" E for a distance of 183.60 feet to a point; thence N 60°-00'-38" E for a distance of 152.15 feet to a point of beginning; thence N 42°-44'-32" E for a distance of 131.20 feet to a point; thence N 64°-45'-00" W for a distance of 84! feet to the shoreline of Big Sandy Lake; thence Southwesterly along said shoreline for a distance of 125 feet more or less, to a point on a line having a bearing of N 64°-45'-00" W from the point of beginning; thence S 64°-45'-00" E for a distance of 779 feet, more or less, to the point of beginning;

subject to any rights-of-way or easements of record.

SURVEYORS CERTIFICATION:

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



8/13/2024 DATE

CLIENT INFORMATION:

Ryan Ervin 19962 507th Lane Mcgregor, MN 55760

FIELD DATE:8/06/2024 APEX JOB NO. 24042-JRK



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