

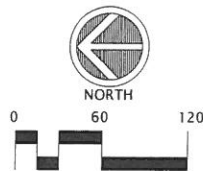
XXXX
MAPLE STREET

CONTACT:

Dane Hansen
222 Duck Pass Road
North Oaks, MN 55127
danechansendo@gmail.com
Phone: 651-341-3769

COUNTY/CITY:

WASHINGTON
COUNTY
CITY OF
GRANT



REVISIONS:

DATE	REVISION
02-15-17	INITIAL ISSUE

CERTIFICATION:

I hereby certify that this plan 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.

Daniel L. Thurnes
Daniel L. Thurnes Registration Number: 25718
Date: 02-15-17

PROJECT LOCATION:

XXXX
MAPLE STREET
PID#2103021320008
PID#2103021320014

Suite #1
6750 Stillwater Blvd. N.
Stillwater, MN 55082
Phone 651.275.8969
Fax 651.275.8976
dan@cssurvey.net

CORNERSTONE
LAND SURVEYING, INC.

FILE NAME
PROJECT NO.

SURV22427
ZZ16427

CERTIFICATE OF
SURVEY

LEGAL DESCRIPTION:

(AS SHOWN ON CONTRACT FOR DEED DOC. NO. 4097133)

The Northeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 21, Township 30, Range 21,

and The Southeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 21, Township 30, Range 21, Washington County, Minnesota.

EXCEPT the North 33 feet of the East Half of the Northwest Quarter of the Southwest Quarter of Section 21, Township 30, Range 21, Washington County, Minnesota.

and also EXCEPT the East 1/2 of the East 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 21, Township 30, Range 21, except the North 33 feet thereof, Washington County, Minnesota.

EASEMENT NOTES:

WE WERE NOT PROVIDED A TITLE COMMITMENT FOR US TO VERIFY THE EASEMENTS AND OR ENCUMBRANCES THAT MAY EFFECT THIS PARCEL.

AREAS

AREA AS SHOWN
PARCEL A = 4.76 ACRES
PARCEL B = 5.01 ACRES
TOTAL = 9.77 ACRES



BENCHMARKS

ELEVATIONS BASED ON GPS DERIVED VALUES. (NAVD 88)

SURVEY NOTES:

1. BEARINGS ARE BASED ON COORDINATES SUPPLIED BY THE WASHINGTON COUNTY SURVEYORS OFFICE.
2. UNDERGROUND UTILITIES NOT SHOWN.
3. CONTOURS SHOWN PER DNR LIDAR DATA OBTAINED FROM THE MNTPO WEBSITE. NOT FIELD VERIFIED BY CORNERSTONE.
4. APPROXIMATE EDGE OF WETLAND SHOWN PER AERIAL PHOTO. NOT DELINEATED BY A PROFESSIONAL.
5. SEPTIC AREA BY OTHERS. SHOWN FOR REFERENCE PURPOSES ONLY.

LEGEND

- | | |
|--------------------------------|-------------------------|
| ● FOUND 1/2" IRON PIPE | ⊗ STORM MANHOLE |
| ○ CABLE TV PEDESTAL | ⊗ FIRE DEPT. CONNECTION |
| ⊗ AIR CONDITIONER | ⊗ HYDRANT |
| ⊗ ELECTRIC MANHOLE | ⊗ CURB STOP |
| ⊗ ELECTRIC METER | ⊗ WATER VALVE |
| ⊗ ELECTRIC PEDESTAL | ⊗ BOLLARD |
| ⊗ ELECTRIC TRANSFORMER | ⊗ FLAG POLE |
| ⊗ LIGHT POLE | ⊗ FENCE POST |
| ⊗ GUY WIRE | ⊗ UNKNOWN MANHOLE |
| ⊗ POWER POLE | ⊗ 150.0' SPOT ELEVATION |
| ⊗ GAS METER | ⊗ CONIFEROUS TREE |
| ⊗ TELEPHONE PEDESTAL | ⊗ DECIDUOUS TREE |
| ⊗ SANITARY MANHOLE | |
| ⊗ CATCH BASIN | |
| ⊗ FLARED END SECTION | |
| ⊗ ROOF DRAIN | |
| ⊗ WATER MANHOLE | |
| — 4" — UNDERGROUND ELECTRIC | |
| — 6" — UNDERGROUND CABLE TV | |
| — 8" — UNDERGROUND FIBER OPTIC | |
| — 12" — UNDERGROUND TELEPHONE | |
| — 18" — OVERHEAD UTILITY | |
| — 24" — UNDERGROUND GAS | |
| — 36" — SANITARY SEWER | |
| — 48" — STORM SEWER | |
| — 60" — WATERMAIN | |
| — 72" — FENCE | |
| — 84" — CURB (TYPICAL) | |
| — 96" — CONTOURS | |

