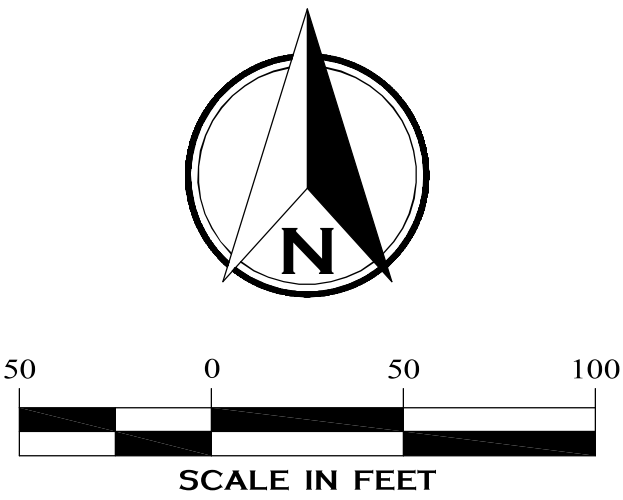


CERTIFICATE OF SURVEY FOR:
JOHNSON & OLSON RESIDENCES



LEGEND

- Existing Contour Per County Lidar
- Found County Monument
- Found Iron Monument
- Set Iron Monument
- Inscribed R.L.S 15230

PROPERTY ADDRESSES:

PARCEL A - Johnson Residence
9449 Lawndale Ln. N
Maple Grove, MN 55311

PARCEL B - Olson Residence
9435 Lawndale Ln. N
Maple Grove, MN 55311

PROPERTY DESCRIPTIONS:

PARCEL A
That part of the East 1/2 of the Southeast 1/4 of Section 7, Township 119, North Range 22, West of the 5th Principal Meridian, described as follows: Beginning at a point on the East line of said Southeast 1/4 distant 805 feet North of the Southeast corner of said Southeast 1/4; thence North along said East line a distance of 290.33 feet more or less to a point distant 177 feet South of its intersection with the South line of County Road Number 30; thence North parallel with the South line of said Southeast 1/4 a distance of 751 feet; thence South parallel with said East line a distance of 290.33 feet more or less to a line drawn parallel to the South line of said Southeast 1/4 from the point of beginning; thence East a distance of 751 feet to the point of beginning, according to the United States Government Survey thereof and situate in Hennepin County, Minnesota.

PARCEL B
Lot 1, Block 1, PATRICKS RIDGE, Hennepin County, Minnesota.

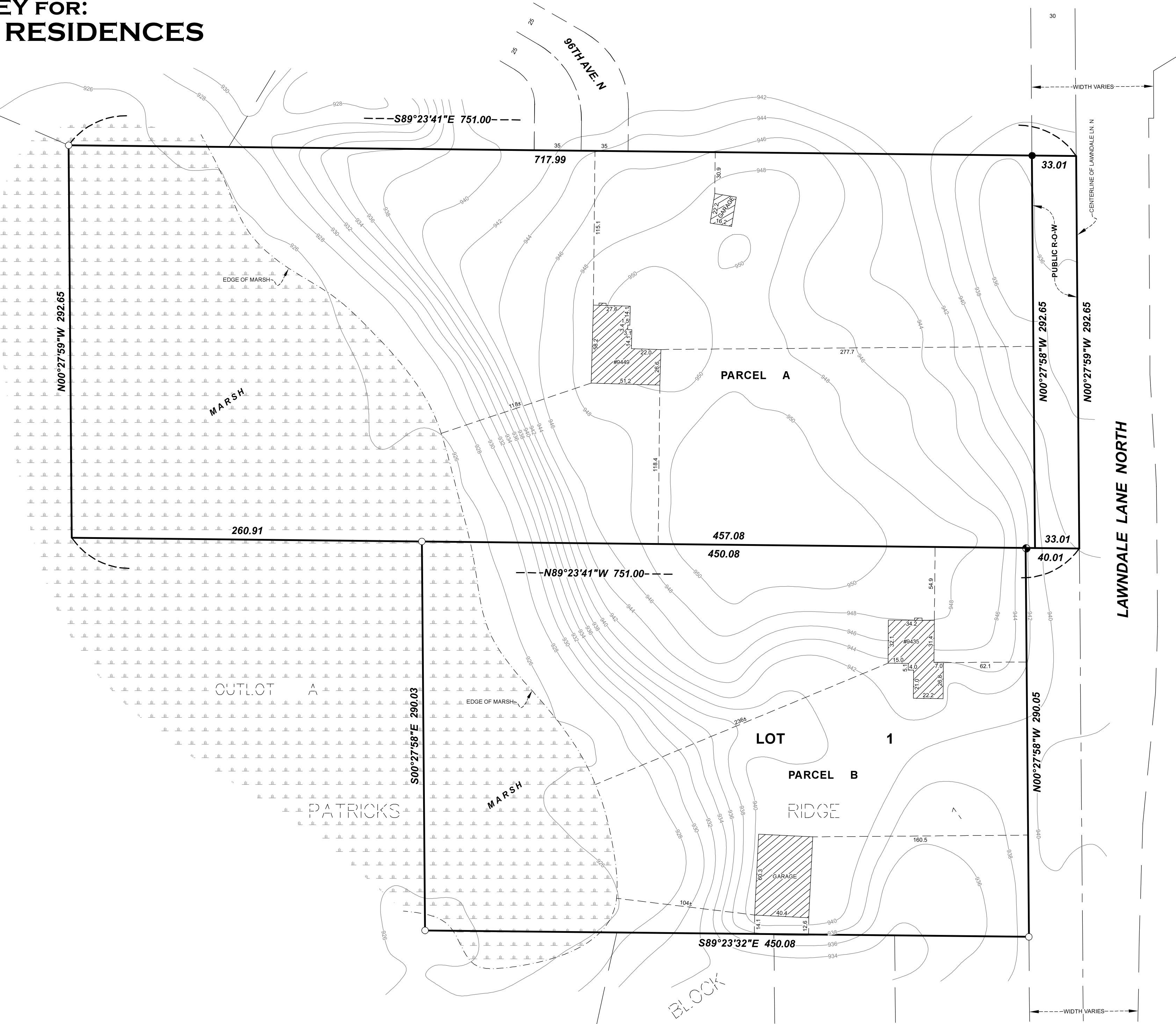
LOT AREAS:


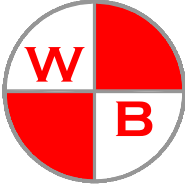
PARCEL A
Lot Area as Measured to R-O-W = 210,083 SF or 4.82 Acres
Lot Area as Measured to R-O-W and Edge of Marsh = 147,107 SF or 3.38 Acres

PARCEL B
Lot Area = 130,518 SF or 3.00 Acres
Lot Area as Measured to Edge of Marsh = 102,205 SF or 2.35 Acres

GENERAL NOTES:

- Existing building dimensions are measured to siding and not building foundation.
- Contours shown by utilizing lidar measurements per the Hennepin County GIS site.
- No title commitment was provided and no research was performed for any easements not shown on this survey.
- Location of utilities shown are from observed evidence in the field and/or plans furnished by others and are considered approximate. Gopher State One Call or a private utility locator should be contacted to locate utilities on site before excavation.



JOB NO. 165-23	SCALE 1" = 50'	REVISIONS REMARKS		I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly registered Land Surveyor under the laws of the State of Minnesota. W. BROWN LAND SURVEYING, INC.  DATED: 06-08-2023 WOODROW A. BROWN, R.L.S. MN REG 15230	 W. BROWN LAND SURVEYING, INC. 8030 OLD CEDAR AVENUE SO., SUITE 228 BLOOMINGTON, MN 55425 PH: (952) 854-4055 WBROWNLANDSURVEYING.COM EMAIL: INFO@WBROWNLANDSURVEYING.COM
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	REFERENCE				
BOOK/PAGE 186/59		DATE			
SHEET 1 of 1 18x24					