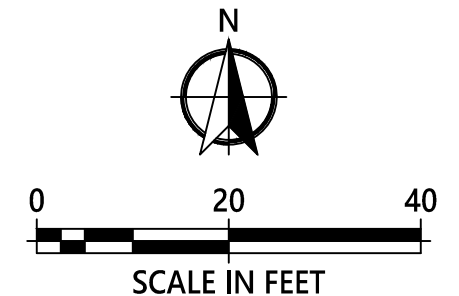


# CERTIFICATE OF SURVEY

PART OF THE NE1/4 OF THE NW1/4  
SECTION 8, TOWNSHIP 133, RANGE 28,  
CROW WING COUNTY, MINNESOTA



## PROPOSED CONDITIONS



## EXISTING CONDITIONS



### LEGEND

- ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE CITY OF BAXTER COORDINATE DATABASE NAD 83
- ELEVATIONS ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 BENCHMARK IS THE FINISHED FLOOR ELEVATION INSIDE THE NORTH DOOR. ELEVATION=1195.64
- DENOTES FOUND IRON MONUMENT
  - DENOTES 1/2 INCH DIAMETER BY 18 INCH LONG IRON PIPE SET AND MARKED BY RLS #59005
  - BITUMINOUS SURFACE
  - PROPOSED BITUMINOUS SURFACE
  - CONCRETE SURFACE
  - GRAVEL SURFACE
  - STORM SEWER GRAVITY MAIN
  - WATER MAIN LINE
  - SANITARY GRAVITY MAIN
  - BOLLARD
  - ① TELECOM MANHOLE
  - Ⓜ TELECOM PEDESTAL
  - ⊙ LIGHT POLE
  - Ⓜ ELECTRIC METER
  - Ⓜ ELECTRIC PEDESTAL
  - Ⓜ AC UNIT
  - Ⓜ ELECTRIC TRANSFORMER
  - Ⓜ NATURAL GAS METER
  - Ⓜ NATURAL GAS VALVE
  - Ⓜ SANITARY MANHOLE
  - Ⓜ STORM SEWER CATCH BASIN
  - Ⓜ TREE - CONIFEROUS
  - Ⓜ MAILBOX

### SURVEY NOTES

1. The E911 address of the subject property is: 7837 Excelsior Rd, Baxter MN.
2. Property Identification Number: 40080511
3. Total Area: 22,007 sq.ft.
4. The subject property is currently located within the Regional Commercial, C2, zoning district according to the City of Baxter zoning map.
5. This survey was completed without the benefit of a title commitment or opinion. There may be easements or other limiting factors not shown on this survey which affect the subject property.
6. The utilities shown on this survey are according to observed evidence along with plans. Widsseth assumes no responsibility for the completeness and accuracy of these locations. Further locations and verifications are recommended before any construction or excavation.
7. As noted, this survey is based on the Crow Wing County coordinate database NAD 83. Although the existing deed bearings differ from the crow wing county bearing system, the angular relationship between the boundary lines shown corresponds to the deed lines.
8. The fieldwork was performed on 08-21-2025.

### LEGAL DESCRIPTION (According to Document NO. 995796):

That part of the Northeast Quarter of the Northwest Quarter (NE1/4NW1/4), Section Eight (8), Township One Hundred Thirty-three (133), Range Twenty-eight (28), Crow Wing County, Minnesota, described as follows: Commencing at the Northwest corner of said Northeast Quarter of the Northwest Quarter (NE1/4NW1/4) and assuming the North line of said Northeast Quarter of the Northwest Quarter (NE1/4NW1/4) to bear North 89 degrees 59 minutes 57 seconds East, from said corner; thence South 01 degree 21 minutes 03 seconds East 33.01 feet; thence North 89 degrees 59 minutes 57 seconds East 560.15 feet to the point of beginning of the tract to be described; thence South 01 degree 21 minutes 03 seconds East 200.06 feet; thence North 89 degrees 59 minutes 57 seconds East 110.04 feet; thence North 01 degree 21 minutes 03 seconds West 200.06 feet; thence South 89 degrees 59 minutes 57 seconds West 110.04 feet to the point of beginning.

#### PARKING SPACE CALCULATIONS:

Retail: 1 space / 250 Sq. Ft.  
Warehouse: 1 space / 2000 Sq. Ft.  
Office: 1 space / 300 Sq. Ft.

Retail: 2,838/250= 11.35 Spaces  
Warehouse: 1,679/2000= 0.84 Spaces  
Office: 1147/300= 3.82 Spaces  
16.01 Spaces Required

Total Spaces Provided=16



DRAWN BY: B.M.D.  
CHECKED BY: C.P.S.  
I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.  
*Curtis P. Sanow*  
CURTIS P. SANOW LIC. NO.: 59005 DATE: 10/09/2025

DATE	AMENDMENT DESCRIPTION
10/09/2025	AMENDED TO SHOW PROPOSED SITE IMPROVEMENTS

PREPARED FOR: LAKES AREA FOOD SHELF  
PROJECT #: 2025-11362