

CERTIFICATE OF SURVEY

LOTS 29, 30 & PART OF LOT 31, ALL IN BLOCK 21, WHITEBIRCH SIXTEEN
SECTION 8, TOWNSHIP 136 NORTH, RANGE 28 WEST,
CITY OF BREEZY POINT, CROW WING COUNTY, MINNESOTA.
TOTAL AREA = 75,541 SQ.FT. / 1.7 ACRES

LEGAL DESCRIPTION PER DOCUMENT NUMBER T-239901

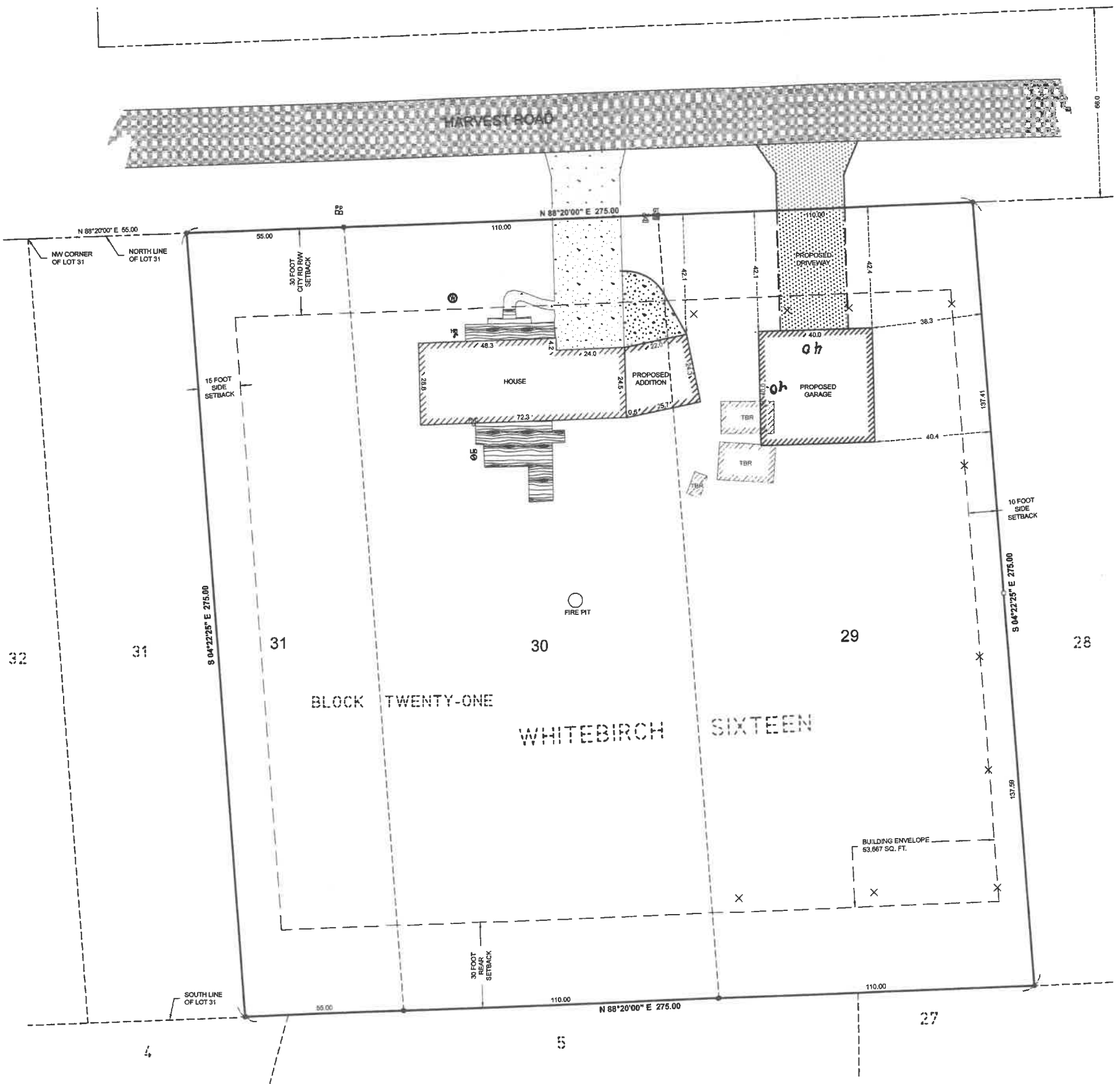
Lot 29, Block 21, Whitebirch Sixteen Except all minerals and mineral rights of record,
together with all hereditaments and appurtenances belonging thereto.

LEGAL DESCRIPTION PER DOCUMENT NUMBER 0206976

Lot Thirty (30), Block Twenty-one (21), Whitebirch Sixteen AND That part of Lot 31, Block
Twenty-One, Whitebirch Sixteen, Crow Wing County, Minnesota according to the record plat thereof
which lies east of the following described line; Commencing at the northwest corner of said Lot 31; thence
North 88 degrees 20 minutes 00 seconds East 55.00 feet, assumed bearing, along the north line of said Lot
31 to the point of beginning of the line to be described; thence South 04 degrees 22 minutes 25 seconds
East 275.00 feet to the south line of said Lot 31, and said line there terminating.

Except all minerals and mineral rights of record.

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:
Subject to reservations, restrictions and easements of record, if any.



LEGEND

- DENOTES EDGE OF EXISTING BITUMINOUS
 - DENOTES EDGE OF EXISTING CONCRETE
 - DENOTES EDGE OF PROPOSED CONCRETE
 - DENOTES EDGE OF PROPOSED GRAVEL
 - DENOTES EDGE OF EXISTING WOODEN DECKING
 - DENOTES EXISTING ELECTRIC METER
 - DENOTES EXISTING GROUND TRANSFORMER
 - DENOTES EXISTING PHONE PEDIESTAL & PHONE BOX
 - DENOTES EXISTING WELL
 - DENOTES EXISTING HOSE BIB
 - DENOTES EXISTING SEPTIC VENT, SEPTIC CLEANOUT, & SEPTIC TANK LID
 - DENOTES SET LATH
 - DENOTES TO BE REMOVED
 - DENOTES MONUMENT FOUND
 - DENOTES IRON MONUMENT SET MARKED BY LICENSE No. 44881
- ORIENTATION OF THIS BEARING SYSTEM IS BASED ON THE RECORDED PLAT OF WHITEBIRCH SIXTEEN

IMPERVIOUS CALCULATIONS

EXISTING	IMPERVIOUS AREA (sq. ft.)	Net Area (sq. ft.)	Percent Impervious (sq. ft.)
House	1,877	75,541	2.6%
2 Shelters & Chicken Coop	510	75,541	0.7%
Concrete	1,170	75,541	1.5%
Decks	747	75,541	1.0%
Total	4,404	75,541	5.8%

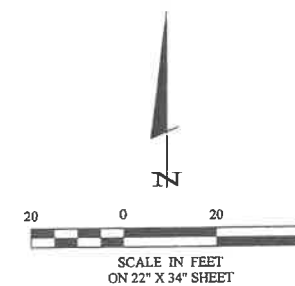
IMPERVIOUS CALCULATIONS

PROPOSED	IMPERVIOUS AREA (sq. ft.)	Net Area (sq. ft.)	Percent Impervious (sq. ft.)
House and Proposed Addition	2,652	75,541	3.5%
Proposed Concrete	388	75,541	0.5%
Proposed Driveway	1,013	75,541	1.3%
Proposed Garage	1,600	75,541	2.1%
Decks	747	75,541	1.0%
Total	6,400	75,541	8.5%

1.73 acres

NOTES:

- Zoning for subject tract = "Medium Density Residential (R-2)" unsewered.
- Parcel IDs of subject parcel: 10080648 & 10080649.
- The E911 address of subject parcel: 31859 Harvest Road.
- Setbacks as shown can be subject to interpretation. Verification of setbacks by the governing body is advised prior to building.
- There are no bluffs within surveyed property.
- Stonemark Land Surveying, Inc. has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
- National Wetland Inventory Report shows no wetlands within subject property.



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Suite 1
P.O. Box 474
Pequot Lakes, MN 56472
218-568-4940
www.stonemarksurvey.com

STONEMARK LAND SURVEYING, INC.

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER OR LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

DATE: 7/20/2025
BY: CMH
CHECKED BY: CMH
DRAWN BY: CMH/RJF/ICL

PROJECT No.: 25080
FILE NAME: C25080.dwg
FIELD BOOK: BOOK
BOOK: BOOK

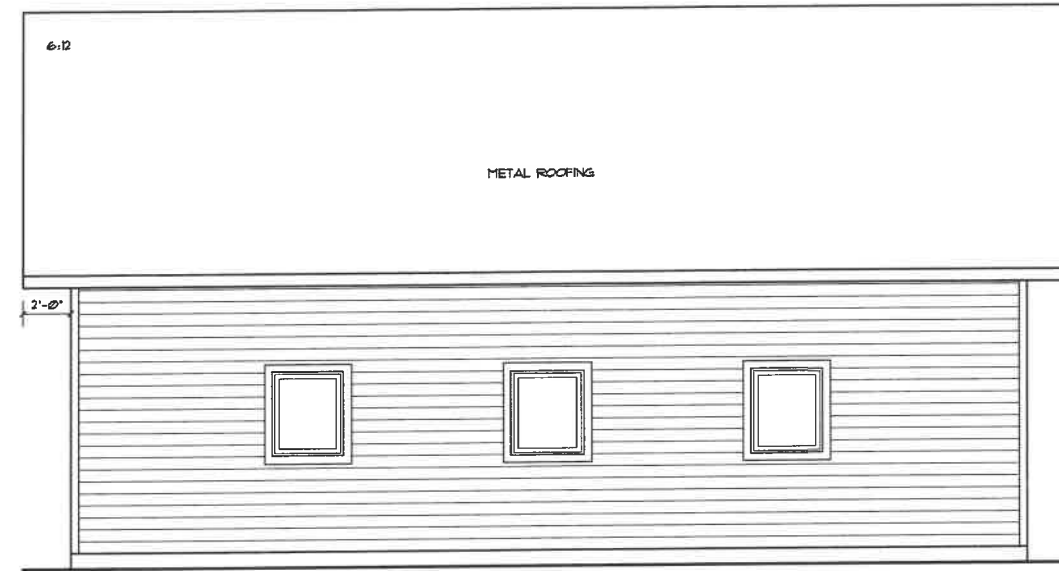
DATE: 7/20/2025
SCALE: 1"=20'
HORIZ.: NONE
VERT.: NONE

CERTIFICATE OF SURVEY
SHEET 1 of 1
Tim Horvath
P.O. Box 492
Crosslake, MN 56442

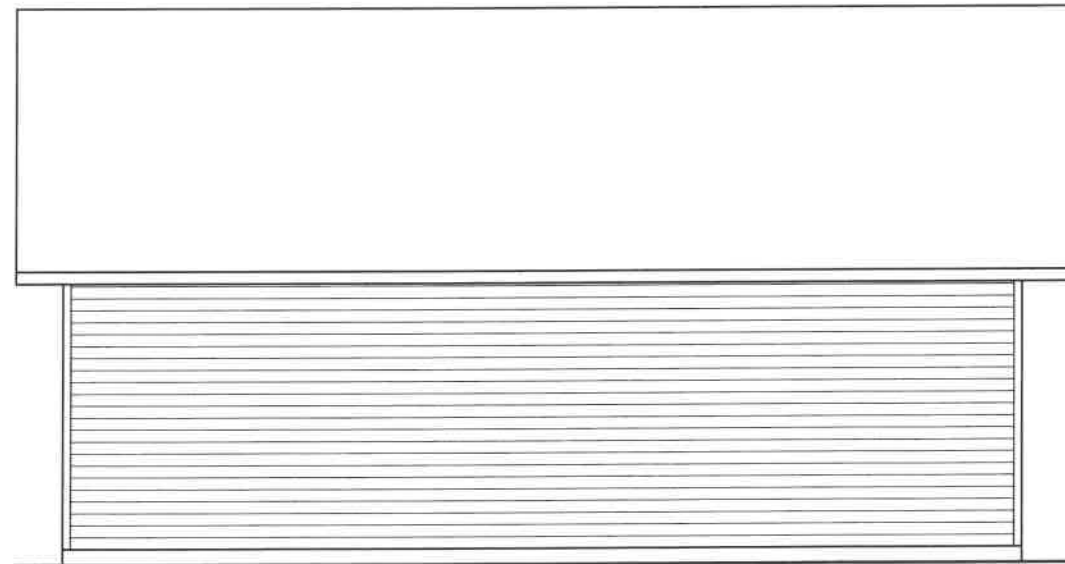
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1 FOUNDATION PLAN
SCALE: 1/8" = 1'-0"



1 FOUNDATION PLAN
SCALE: 1/8" = 1'-0"



1 FOUNDATION PLAN
SCALE: 1/8" = 1'-0"



1 FOUNDATION PLAN
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DISCLAIMER OF WARRANTIES

The plans furnished hereon were prepared upon request by draftsmen who are not registered architects or professional engineers and are for INFORMATION PURPOSES ONLY. The Design Team makes NO WARRANTIES WHATSOEVER EITHER EXPRESSED OR IMPLIED as to merchantability or fitness for a particular purpose and places any user(s) on notice that reliance upon said plans shall be at the sole risk of the user(s). The selection of correct structural materials and the application of architectural principals is a precise art, the responsibility for which rests with the builder, the owner, or the user of these plans.



St. Cloud, MN 56503
187 8th Avenue North, Phone: (320) 252-1017
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TIM HORVATH
HORVATH SHOP
31859 HARVEST RD. PEQUOT LAKES, MN

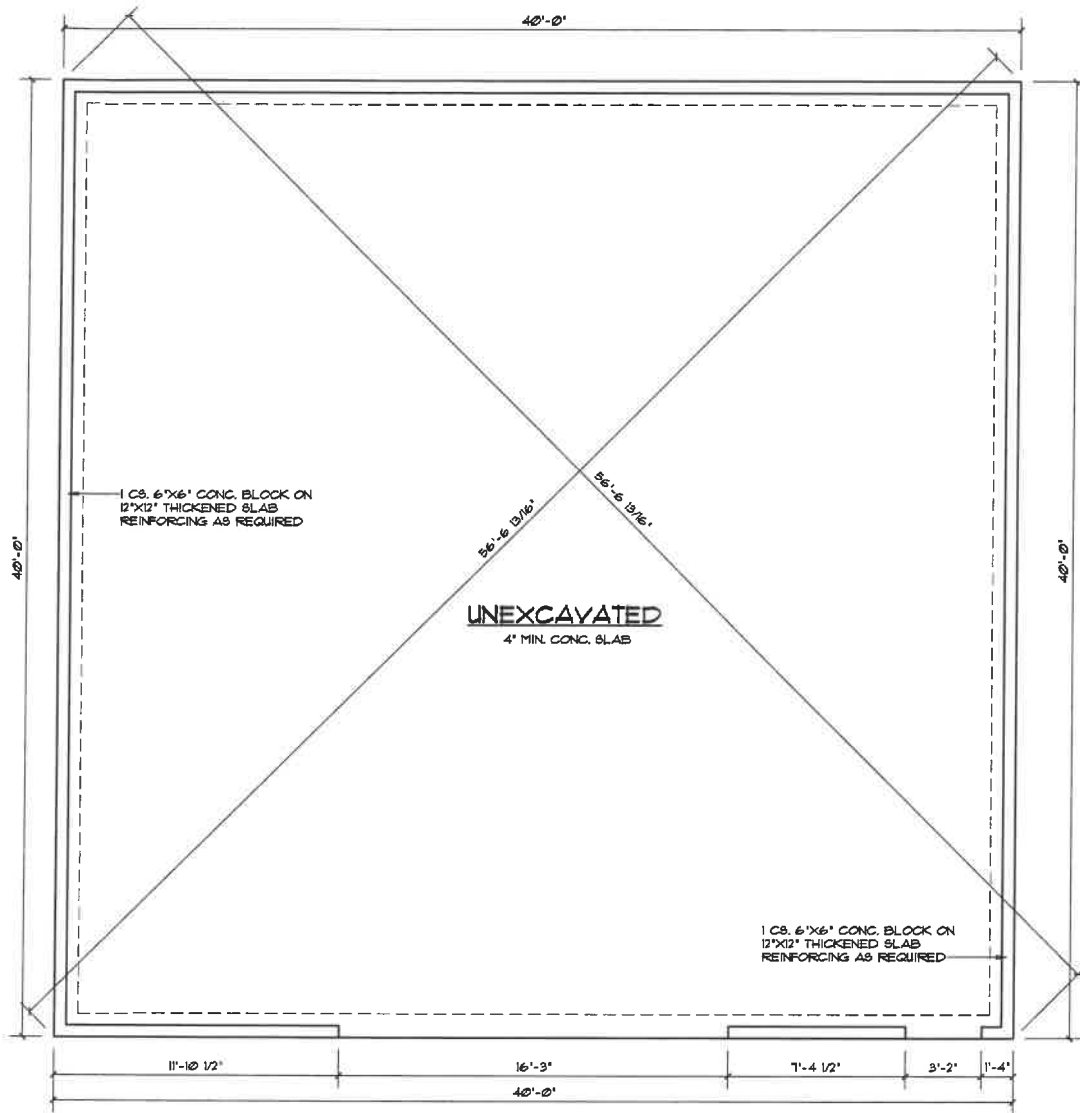
ELEVATIONS

JOB NUMBER: 38925001			
FILE NUMBER: 3892500120			
DATE:	DRAWN:	CHECKED:	
10/12/23	AL	TP	
REVISION:	10/15/23	AL	
REVISION:			
REVISION:			
REVISION:			

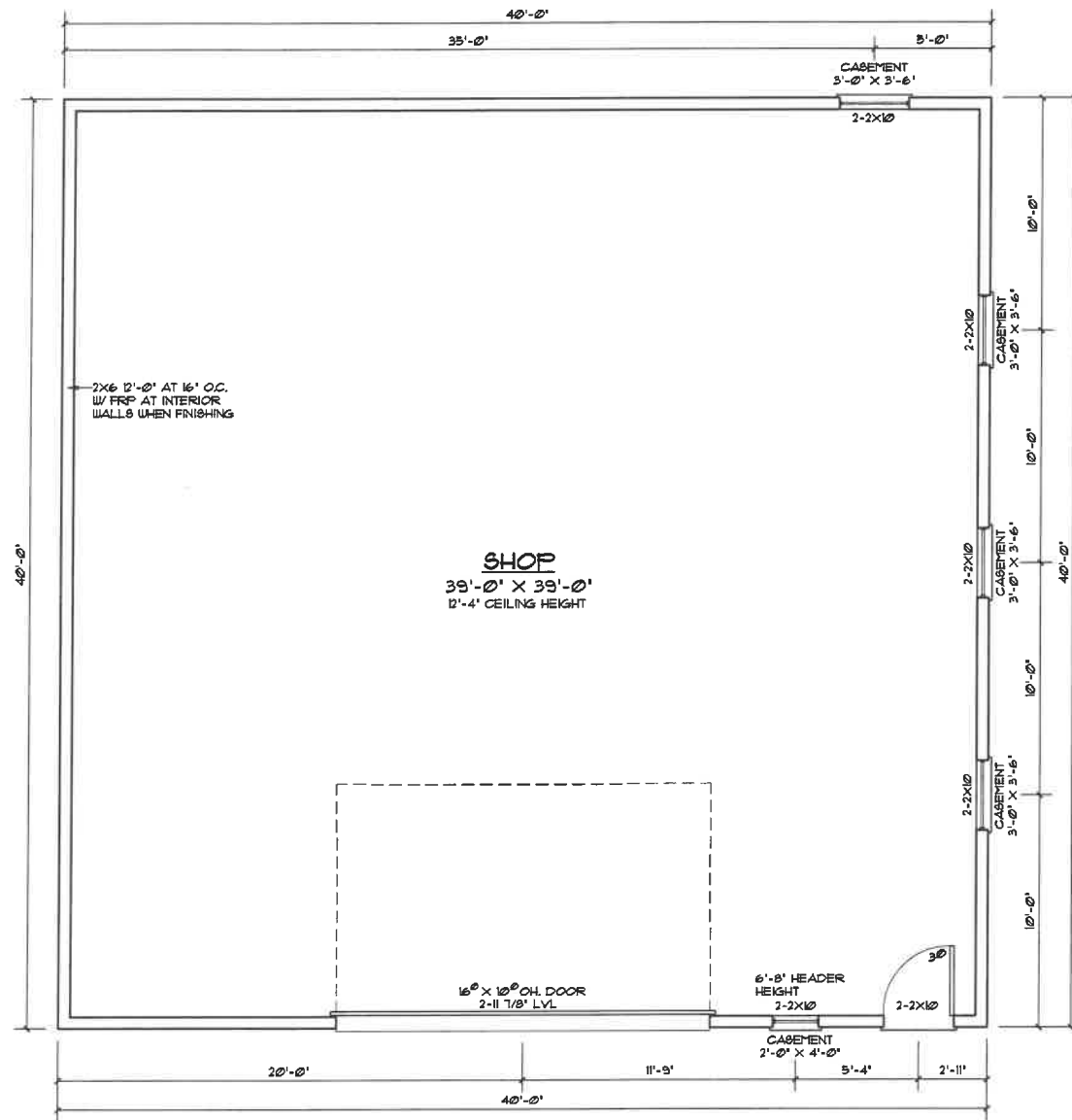
ELEVATIONS

A-1

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1 FOUNDATION PLAN
SCALE: 1/8" = 1'-0"



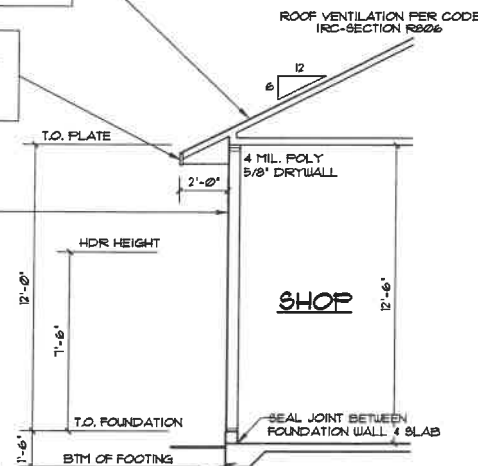
2 MAIN FLOOR PLAN
SCALE: 1/8" = 1'-0"

TYPICAL ROOF CONSTRUCTION:
METAL ROOFING ON
1/4" ROOF FELT ON
5/8" ROOF SHEATHING ON
PRE MANUFACTURED ROOF TRUSSES
ICE & WATER SHIELD 24" FAST EXTERIOR WALLS
PROPER VENTS

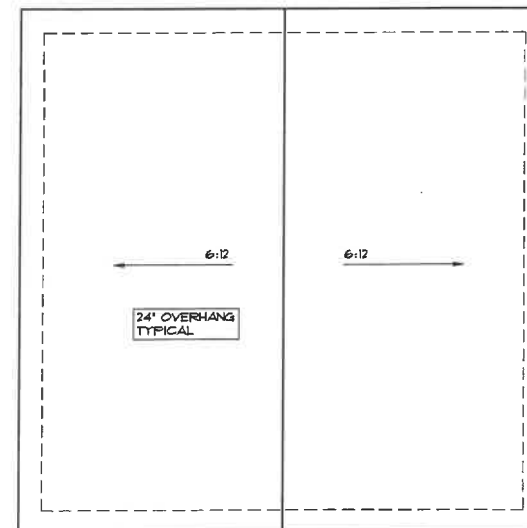
TYPICAL FASCIA DETAIL:
2X6 SUB FASCIA
FASCIA COVER TO MATCH EXISTING
VENTED SOFFIT TO MATCH EXISTING

TYPICAL EXT. WALL CONSTRUCTION:
METAL SIDING
TYVEK HOUSE WRAP OR EQUAL ENTIRE EXTERIOR
1/16" WALL SHEATHING ON
2X6 STUDS @ 16" O.C. (12'-0" WALL HEIGHT)
4 MIL POLY
1/2" DRYWALL

TYPICAL FND. WALL CONSTRUCTION:
1 CS. 6'x6' CONG. BLOCK ON
12'x12' THICKENED SLAB
REINFORCING AS REQUIRED



3 TYP WALL SECTION
SCALE: 1/8" = 1'-0"



4 ROOF PLAN
SCALE: 1/16" = 1'-0"

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FLOOR PLANS

JOB NUMBER	38925001		
FILE NUMBER	3892500120		
DATE	10/7/25	DRAFT	AL
REVISED	10/15/25	AL	TP
REVISED:			
REVISED:			
REVISED:			

FLOOR PLANS

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