

S89°20'03"E 310.16

CO. RD. NO. 1
OLD SHAKOPEE ROAD

$L = 57.35$
 $R = 156.05$
 $\Delta = 21^{\circ}03'28''$

-WEST LINE
OF LOT 1

50°12'20"W 331.74-

SCENIC EASEMENT

FOREST

ADDITIONAL

PRELIMINARY
SUBJECT TO REVISION

531 120.00

SCEN
EASI

WEST LINE
OF LOT 1-

A SW CORNER
OF LOT 1 —
S50°15'30"
95.00 —

I hereby certify that this sketch, 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.

Dated this 29th day of June, 2017

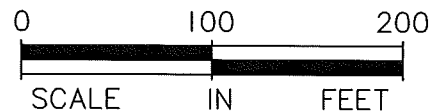
SUNDE LAND SURVEYING, LLC.

By: _____
Arlee J. Carlson, P.L.S. Minn. Lic. No. 44900

2016-136-A 873/35 T.27, R.24, S.01
2016136A Prop Scenic Ease.dwg BJK

SHEET 2 OF 2 SHEETS

NOTE: The plat of
FOREST GLEN 2ND
ADDITION has not been
recorded as of
June __, 2017.



DESCRIPTION OF SCENIC EASEMENT AREA

PL201700061
PL2017-061

An easement over and across that part of Lot 1, Block 1, FOREST GLEN 2ND ADDITION, according to the recorded plat thereof, Hennepin County, Minnesota which lies south and west of a line described as commencing at the northwest corner of said Lot 1; thence on an assumed bearing of South 00 degrees 12 minutes 20 seconds West, along the west line of said Lot 1, a distance of 209.00 feet to the point of beginning of the line to be described; thence South 34 degrees 39 minutes 00 seconds East 16.00 feet; thence South 10 degrees 51 minutes 00 seconds East 24.00 feet; thence South 00 degrees 46 minutes 00 seconds West 10.00 feet; thence South 18 degrees 13 minutes 00 seconds West 14.00 feet; thence South 00 degrees 18 minutes 00 seconds West 27.50 feet; thence South 09 degrees 10 minutes 00 seconds East 29.65 feet; thence South 12 degrees 20 minutes 00 seconds East 35.65 feet; thence South 47 degrees 33 minutes 00 seconds East 5.15 feet; thence South 00 degrees 24 minutes 00 seconds East 8.94 feet to said west line of Lot 1, and said line there terminating.

Together with an easement over and across that part of said Lot 1, which lies westerly of a line described as commencing at the point of termination described above; thence South 31 degrees 47 minutes 40 seconds East along the said west line of Lot 1 a distance of 71.41 feet, to an angle point in said west line of Lot 1; thence South 13 degrees 44 minutes 44 seconds East along the said west line of Lot 1 a distance of 23.60 feet to the point of beginning of said line to be described; thence South 25 degrees 07 minutes 00 seconds East 40.35 feet; thence South 11 degrees 58 minutes 00 seconds East 30.90 feet; thence South 04 degrees 24 minutes 00 seconds East 43.08 feet to the said west line of Lot 1, and said there terminating.

Together with an easement over and across that part of said Lot 1, which lies southerly of a line described as commencing at the last described point of termination; thence South 13 degrees 44 minutes 44 seconds East along the said west line of Lot 1 a distance of 165.16 feet, to a southwest corner of Lot 1; thence South 50 degrees 15 minutes 30 seconds East along the southwesterly line of said Lot 1, a distance of 66.00 feet to the point of beginning of said line to be described; thence South 83 degrees 19 minutes 00 seconds East 19.45 feet; thence South 67 degrees 29 minutes 00 seconds East 72.65 feet; thence South 78 degrees 10 minutes 00 seconds East 20.40 feet; thence South 75 degrees 18 minutes 00 seconds East 39.90 feet; thence South 60 degrees 50 minutes 00 seconds East 6.69 feet to the south line of said Lot 1 and said line there terminating.

NOTE: The plat of FOREST GLEN 2ND ADDITION has not been recorded as of June __, 2017.

SHEET 1 OF 2 SHEETS

2016-136-A 874/26 T.116, R.24, S.24
2016136A Prop Scenic Ease.dwg BJK



9001 East Bloomington Freeway (35W) • Suite 118
Bloomington, Minnesota 55420-3435
952-881-2455 (Fax: 952-888-9526)
www.sunde.com