

MINNESOTA HOUSING FINANCE AGENCY
Survey Certification and Table A Requirements
(ALTA/NSPS 2016 Minimum Standard Detail Requirements)

CERTIFICATION OF SURVEYOR

To [Borrower], Minnesota Housing Finance Agency, [List other lenders] and [Title Company]:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the **2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys**, jointly established and adopted by ALTA and NSPS, and includes Items **1, 2, 3, 4, [5*], 6(a), 7(a), 8, 9, 10(a), 11, 18, and 19** of Table A thereof. The field work was completed on _____.

Date of Plat or Map: _____, 20_____.

[Surveyor's signature, printed name and seal with Registration/License Number]

*If a topographic survey is required by Minnesota Housing, then Table A requirement item 5 must be included in the certification above and graphically displayed on the survey.

ALTA/NSPS Table A Requirements (from 2016 Minimum Standard Detail Requirements)

Table A Number	Explanation of Table A Requirement
1	Monuments placed (or a reference monument or witness to the corner) at all major corners of the boundary of the property, unless already marked or referenced by an existing monuments or witnesses in close proximity to the corner.
2	Address(es) of the surveyed property if disclosed in documents provided to or obtained by the surveyor, or observed while conducting the fieldwork.
3	Flood zone classification (with proper annotation based on federal Flood Insurance Rate Maps or the state or local equivalent) depicted by scaled map location and graphic plotting only.
4	Gross land area (and other areas if specified by the client).
5*	Vertical relief with the source of information (e.g. ground survey or aerial map), contour interval, datum, and originating benchmark identified.
6(a)	If set forth in a zoning report or letter provided to the surveyor by the client, list the current zoning classification, graphically depicted setback requirements, the height and floor space area restrictions, and parking requirements. Identify the date and source of the report or letter.
7(a)	Exterior dimensions of all buildings at ground level.
8	Substantial features observed in the process of conducting the fieldwork (in addition to the improvements and features requirement under Section 5 of the requirements) (e.g. parking lots, billboards, signs, swimming pools, landscaped areas, substantial areas of refuse).
9	Number and type (e.g. disabled, motorcycle, regular and other marked specialized types) of clearly identifiable parking spaces on surface parking areas, lots and in parking structures. Striping of clearly identifiable parking spaces on surface parking areas and lots.
10(a)	As designated by the client, a determination of the relationship and location of certain division or party walls with respect to adjoining properties (client to obtain necessary permissions).
11	Location of utilities existing on or serving the surveyed property as determined by: <ul style="list-style-type: none"> • observed evidence collected pursuant to Section 5.E.iv. of the requirements, • Evidence from plans requested by the surveyor and obtained from utility companies, or provided by client (with reference as to the sources of information), and • markings requested by the surveyor pursuant to an 811 utility locate or similar request
18	If there has been a field delineation of wetlands conducted by a qualified specialist hired by the client, the surveyor shall locate any delineation markers observed in the process of conducting the fieldwork and show them on the face of the plat or map. If no markers were observed, the surveyor shall so state.
19	Include any plottable offsite (i.e. appurtenant) easements or servitudes disclosed in documents provided to or obtained by the surveyor as part of the survey pursuant to Sections 5 and 6 of the requirements (and applicable selected Table A items) (client to obtain necessary permissions).