

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-five (25), Township Six (6) North, Range One (1) West of the 4th P.M., Village of Montfort, Grant County, Wisconsin, containing 0.11 acre, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section;
thence North 00° 22' 09" West 184.00 feet along the East line of said Section;
thence South 89° 47' 25" West 60.00 feet to the point of beginning;
thence South 89° 47' 25" West 140.00 feet along the South line of that property as described in Volume 685, Page 972 recorded as Document No. 547020, Grant County Registry;
thence South 00° 22' 09" East 34.46 feet along a line of that property as described in Volume 823, Page 669 recorded as Document No. 608116, Grant County Registry;
thence North 89° 39' 28" East 140.00 feet along a line of said property described in Volume 823, Page 669;
thence North 00° 22' 09" West 34.14 feet along the highway right of way as described in Volume 332, Page 461 recorded as Document No. 278731, Grant County Registry to the point of beginning. Tract being subject to any and all easements of record and/or usage.

REFERENCE LINE DESCRIPTION:

Commencing at the East Quarter (E 1/4) corner of Section Twenty-five (25), Township Six (6) North, Range One (1) West of the 4th P.M., Village of Montfort, Grant County, Wisconsin;
thence North 00° 22' 09" West 184.00 feet along the East line of said Section;
thence South 89° 47' 25" West 60.00 feet;
thence South 89° 47' 25" West 140.00 feet along the South line of that property as described in Volume 685, Page 972 recorded as Document No. 547020, Grant County Registry to the point of beginning;
thence South 89° 47' 25" West 2.56 feet along a line of said property described in Volume 685, Page 972 to the Southwest corner thereof;
thence South 89° 38' 29" West 180.00 feet along the South line of Lot 12 of Clare's Subdivision, according to the recorded map or plat thereof, to the Southwest corner of Lot 12;
thence South 00° 16' 02" East 104.40 feet along a line of Lot 1 of said Clare's Subdivision to the Southeast corner thereof and the terminus point.

SURVEYOR'S CERTIFICATE:

I, Aaron J. Austin, Registered Wisconsin Land Surveyor, hereby certify:

That the above descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision.

That conformance with local ordinances are not guaranteed with this survey.


That this survey was prepared under the instructions of Bob Clare.

That to the best of my knowledge and belief, this plat is an accurate representation thereof.

That all plans that do not show a seal imprint in red ink may contain unauthorized alterations.

The certification contained on this document shall not apply to any copies.

Dated this 23rd day of November, 2011.


Aaron J. Austin, S-2922



SURVEYOR'S NOTES:

Existing structures encroach onto Tract 1 of this survey as noted and shown on sheet 1. Surveyor has made no investigation for easements of record, encumbrances, restrictive covenants, ownership title evidence except as specifically shown on this plat. No distance should be assumed by scaling. No improvements have been located unless shown and noted. No representation as to ownership, use or possession should be hereon implied. Refer to abstract, title or local ordinances for any additional restriction, easements or building setback lines. No abstract, nor title commitment, nor results of title searches were furnished to the surveyor.



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Prepared for: BOB CLARE

JOB NO: 11s225
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H:\PLAT\T6NR1W\25\11s225-CLARE

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: BS-SB

SHEET 2 OF 2