

TRACT 1
39.04± ACRES
1,700,375± SQ.FT.
SE 1/4-NE 1/4

TRACT 2
70.45± ACRES
3,068,995± SQ.FT.

TRACT 1 DESCRIPTION:
Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Thirty-two (32), Township One (1) North, Range One (1) West of the 4th P.M., Town of Hazel Green, Grant County, Wisconsin, and being described as follows:

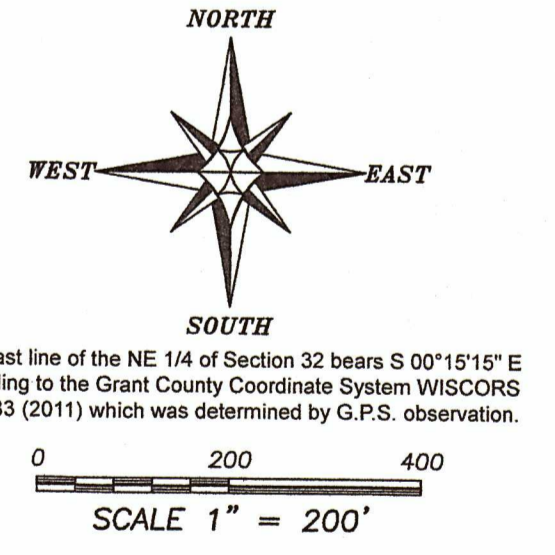
Commencing at the East Quarter (E 1/4) corner of said Section 32, said corner being the point of beginning;
thence North 00° 15' 15" East 1296.58 feet along the East line of said Section;
thence South 89° 47' 08" West 1317.74 feet along a line of that property as described in Document Number 825633, Grant County Registry to the West line of the Southeast Quarter (SE 1/4) of said Northeast Quarter (NE 1/4);
thence South 00° 18' 22" West 1282.88 feet along said West line to the Southwest corner thereof;
thence South 89° 37' 08" East 1318.99 feet along the South line of the Southeast Quarter (SE 1/4) of said Northeast Quarter (NE 1/4) to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

TRACT 2 DESCRIPTION:
Located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-three (33), Township One (1) North, Range One (1) West of the 4th P.M., Town of Hazel Green, Grant County, Wisconsin, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 33, said corner being the point of beginning;
thence North 00° 15' 15" East 1296.58 feet along the West line of said Section;
thence South 88° 44' 21" East 184.32 feet along a line of that property as described in Document Number 825633, Grant County Registry;
thence 328.55 feet on the arc of a curve to the right having a radius of 630.00 feet and a long chord bearing South 73° 47' 56" East 324.84 feet along a line of said property;
thence South 58° 51' 32" East 488.40 feet along a line of said property;
thence South 00° 17' 57" West 83.21 feet along a line of said property;
thence South 33° 49' 18" West 62.01 feet along a line of said property;
thence South 51° 59' 38" West 147.83 feet along a line of said property;
thence South 04° 25' 42" West 103.49 feet along a line of said property;
thence South 82° 36' 49" East 409.10 feet along a line of said property;
thence South 80° 22' 00" East 269.13 feet along a line of said property;
thence South 04° 07' 26" East 94.15 feet along a line of that property as described in Document Number 718344, Grant County Registry;
thence South 00° 38' 26" East 434.30 feet along a line of said property described in Document Number 718344 to the South line of the Southeast Quarter (SE 1/4) of said Northwest Quarter (NW 1/4);
thence North 89° 47' 01" West 136.13 feet along said South line to the Southwest corner thereof;
thence South 00° 27' 49" West 1314.43 feet along the East line of the Northwest Quarter (NW 1/4) of said Southwest Quarter (SW 1/4) to the Southeast corner thereof;
thence North 89° 51' 34" West 1299.42 feet along the South line of the Northwest Quarter (NW 1/4) of said Southwest Quarter (SW 1/4) to the Southwest corner thereof;
thence North 00° 08' 02" East 1316.13 feet along the West line of the Northwest Quarter (NW 1/4) of said Southwest Quarter (SW 1/4) to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

LEGEND

- Section Corner
- 5/8" x 18" rebar set with cap
- 5/8" rebar found
- No monument set
- △ Existing fence post
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- - - Section line
- - - Centerline
- - - Right of Way
- - - Previously surveyed/described line
- - - Proposed Easement
- Existing fence



SURVEYOR'S CERTIFICATE:
I, Aaron J. Austin, Professional Wisconsin Land Surveyor, hereby certify:
That the above description was surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 8-15-2022.
That this survey was prepared under the instructions of Ray Oczak.
That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and 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 16th day of August, 2022.
Aaron J. Austin
Aaron J. Austin, S-2922



PLAT OF SURVEY
PREPARED FOR: RAY OCZAK
LOCATED IN SECTIONS 32 & 33, T1N R1W,
TOWN OF HAZEL GREEN, GRANT CO. WI

Austin Engineering LLC
4211 HWY 81 E
LANCASTER, WI 53613
PHONE 608-723-6363
FAX 608-723-6702
austineengineeringllc.com

JOB NO: 225108
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H:\PLAT\T1N R1W\33\225108-OCZAK

DRAWN BY: AJ AUSTIN
CREW CHIEF: SWANE AUSTIN
CREW: O. AUSTIN, T. AUSTIN
SHEET 1 OF 1

AUG 30 2022

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