

OCT 17 2022 49050

# PLAT OF SURVEY

Prepared for: MALORIE UDELHOFEN

H:\PLAT\TENNYSON\22s182-UDELHOFEN  
CREW: SW AUSTIN, OJ AUSTIN  
DRAWN BY: AJ AUSTIN

NORTHEAST CORNER  
SECTION 35, T3N R3W  
Bernsten Monument found

## LEGEND

- ⊕ Section Corner
- 3/4" rebar found
- △ 1" diameter iron pipe found
- 3/4" x 18" rebar set with cap
- No monument set
- ⊙ Mag Nail found
- ( ) Recorded as
- [ ] Property described in Document Number, Grant County Registry
- Boundary of Survey
- - - Previously surveyed line
- Section line
- Centerline
- - - Right of Way
- - - Existing mow line
- - - Existing Improvement

LOT 1  
C.S.M. NO. 868

LOT 2  
C.S.M. NO. 868

LOT 3  
C.S.M. NO. 868

TENNYSON STREET

C.T.H. "O"

(S 64°31' W)  
N 64°22'17" E 50.00'

(S 49°17' W)  
N 49°08'17" E 70.00'

Point of Beginning

(S 64°31' W)  
50.00'  
S 64°22'17" W

(S 76°16' W)  
70.00'  
S 76°07'17" W

(N 75°36'01" E)  
N 76°07'14" E 115.00'

(N 76°16' E) (167.89')

LINE RETRACED FROM C.S.M. NO. 868

N 89°36'51" W 1704.99'

PREVIOUS SURVEY  
DATED 3-23-1977  
BOOK: G, PAGE: 134

PREVIOUS SURVEY  
DATED 1-15-1992  
BOOK: NF, PAGE: 288

[804211]  
PREVIOUS SURVEY  
DATED 9-14-2016  
BOOK: 39, PAGE: 18

LINE RETRACED FROM  
PREVIOUS SURVEY BY JOHN  
BUSER DATED 5-13-1947  
BOOK: GCA, PAGE: 129

0.37± ACRE  
16,092± SQ. FT.

[804847]

[611715]

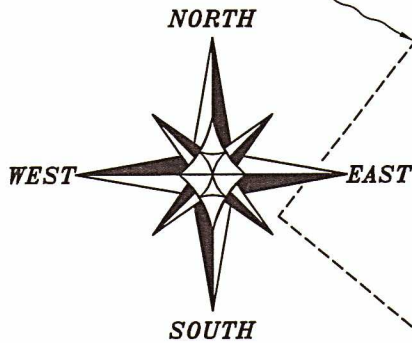
l.p. tank

l.p. tank

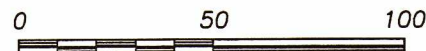
shed

S 73°02'28" W 105.00'  
(NORTHEASTERLY) (105')

(S 84°10' W) (71.07')  
S 79°38'44" W 71.07'



The East line of the NE 1/4 of Section 35 bears N 00°23'09" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



SCALE 1" = 50'

*Aaron J. Austin*  
AARON J. AUSTIN  
LAND SURVEYOR  
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: 10-5-2022.

Austin Engineering LLC  
austinengineeringllc.com

4211 HWY 81 E, LANCASTER, WI 53813  
PHONE: 608-723-6363 FAX: 608-723-6702

# PLAT OF SURVEY

**DESCRIPTION PROVIDED:**

Property described in Document No. 804847, Grant County Registry, and being described as follows:

Commencing at the Quarter Section Corner between Sections Thirty-five (35) and Thirty-six (36), Township Three (3) North, Range Three (3) West of the 4th P.M., Grant County, Wisconsin, thence North 392 feet, thence South 77°49' West 1052.5 feet, thence South 76°16' West 773 feet, thence South 64°31' West 50 feet to the place of beginning of the parcel herein described, thence South 64°31' West 50 feet, thence South 49°17' West 70 feet, thence Southeasterly 140 feet along the Northeasterly side of the tract of land described in a deed recorded in Volume 372 of Deeds on Page 278, thence Northeasterly 105 feet to a point 140 feet Southeasterly from the place of beginning, thence Northwesterly 140 feet to the place of beginning.

Also described as being part of Lot 40 of the Plat of Section 35, T3N, R3W, Village of Tennyson, Grant County, Wisconsin.

**TRACT BEING SURVEYED AS FOLLOWS:**

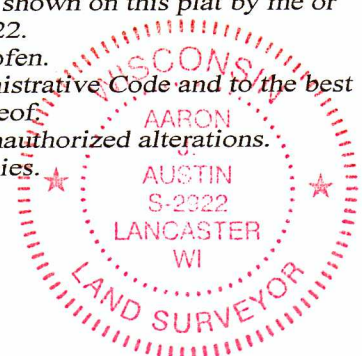
Located in the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Thirty-five (35), Township Three (3) North, Range Three (3) West of the 4th P.M., Village of Tennyson, Grant County, Wisconsin, and being described as follows:

Commencing at a Mag Nail marking the East Quarter (E 1/4) corner of said Section 35; thence North 00° 23' 09" East 40.22 feet along the East line of said Section; thence North 89° 36' 51" West 1704.99; thence South 76° 07' 17" West 70.00 feet along a line of Certified Survey Map No. 868 recorded in Volume 7 of Certified Survey Maps on Page 85 recorded as Document No. 640372, Grant County Registry; thence South 64° 22' 17" West 50.00 feet along a line of that property as described in Document Number 804211, Grant County Registry to the Northwest corner thereof and the point of beginning; thence South 34° 45' 15" East 25.32 feet along the Westerly line of said property described in Document Number 804211 to a 3/4" rebar; thence continuing South 34° 45' 15" East 114.68 feet along the Westerly line of said property to a 3/4" rebar marking the Southwest corner thereof; thence South 55° 53' 26" West 105.00 feet along the Southerly line of that property as described in Document Number 804847, Grant County Registry to a 3/4" rebar; thence North 40° 29' 02" West 115.00 feet along the Westerly line of that property as described in said Document Number 804847 to a 3/4" rebar; thence continuing North 40° 29' 02" West 25.00 feet along said line to the Northwest corner thereof; thence North 49° 08' 17" East 70.00 feet along a line of said property; thence North 64° 22' 17" East 50.00 feet along a line of said property to the point of beginning. Tract being subject to any and all easements of record and/or usage.

**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 9-30-2022.  
That this survey was prepared under the instructions of Malorie Udelhofen.  
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 5th day of October, 2022.

*Aaron J. Austin*  
Aaron J. Austin, S-2922  
Agent, Austin Engineering, LLC



 **Austin Engineering LLC**  
austinengineeringllc.com  
4211 HWY 81 E, LANCASTER, WI 53813  
PHONE: 608-723-6363 FAX: 608-723-6702

Prepared for: MALORIE UDELHOFEN

JOB NO: 22S182  
H:\GRD\22S182  
H:\PLAT\TENNYSON\22S182-UDELHOFEN

DRAWN BY: AJ AUSTIN  
CREW CHIEF: SHANE AUSTIN  
CREW: O. AUSTIN, T. AUSTIN  
SHEET 2 OF 2