

PLAT OF SURVEY

NORTHWEST CORNER SECTION 17, T3N R3W

7 8
18 17

DESCRIPTION:

Part of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4), the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section Seventeen (17), Town Three (3) North, Range Three (3) West of the 4th P.M., Potosi Township, Grant County, Wisconsin, containing 28.40 acres, more or less, and being described as follows:

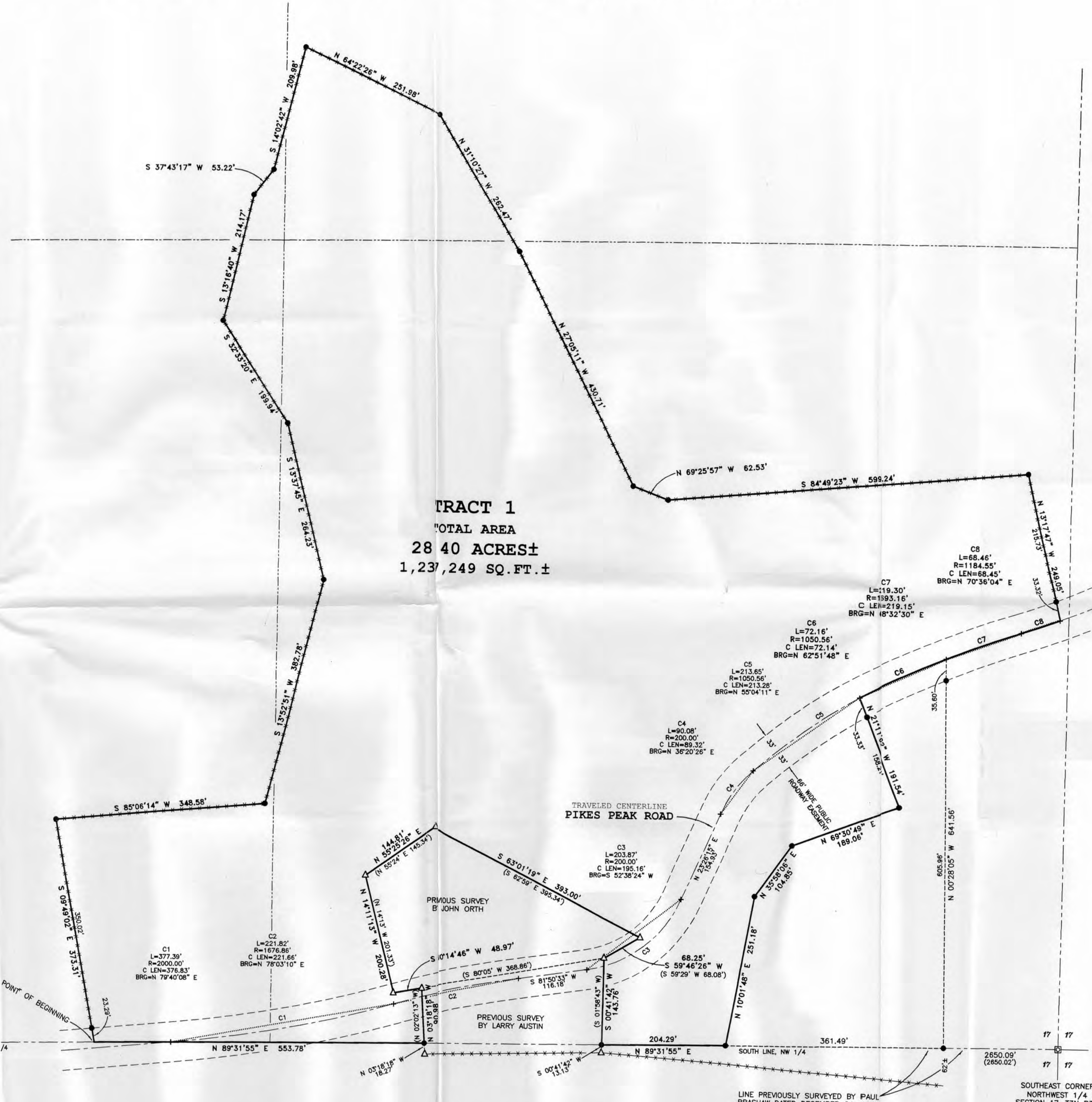
Commencing at the West Quarter (W 1/4) corner of said Section Seventeen (17);
thence North 89° 31' 55" East 1030.29' along the South line of the Northwest Quarter (NW 1/4) of said Section to the point of beginning;
thence North 89° 31' 55" East 553.78' along said South line to a No. 6 rebar;
thence North 03° 18' 18" West 90.98' along a line of a previous survey by Larry Austin dated 12/19/1991 to a 1" iron pipe;
thence South 80° 14' 46" West 48.97' along a line of a previous survey by John Orth to a 1" iron pipe;
thence North 14° 11' 13" West 200.28' along a line of a previous survey by John Orth to a 1" iron pipe;
thence North 55° 25' 26" East 144.81' along a line of a previous survey by John Orth to a 1" iron pipe;
thence South 63° 01' 19" East 393.00' along a line of a previous survey by John Orth to a 1" iron pipe;
thence South 59° 46' 26" West 68.25' along a line of a previous survey by John Orth to a 1" iron pipe;
thence South 00° 41' 42" West 143.76' along a line of a previous survey by Larry Austin dated 12/19/1991 to a No. 6 rebar;
thence North 89° 31' 55" East 204.29' along the South line of the Northwest Quarter (NW 1/4) of said Section to a No. 6 rebar;
thence North 10° 01' 48" East 251.18' to a No. 6 rebar;
thence North 35° 58' 06" East 104.85' to a No. 6 rebar;
thence North 69° 30' 49" East 189.06' to a No. 6 rebar;
thence North 21° 11' 02" West 191.54' to a point in the centerline of a township road known as Pikes Peak Road;
thence 72.16' on the arc of a curve to the right having a radius of 1050.56' and a long chord bearing North 62° 51' 48" East 72.14' to a point in said centerline;
thence 219.30' on the arc of a curve to the right having a radius of 1693.16' and a long chord bearing North 68° 32' 30" East 219.15' to a point in said centerline;
thence 58.46' on the arc of a curve to the left having a radius of 1184.55' and a long chord bearing North 70° 36' 04" East 68.46' to a point in said centerline;
thence North 13° 17' 47" West 249.05' to a No. 6 rebar;
thence South 84° 49' 23" West 599.24' to a No. 6 rebar;
thence North 69° 25' 57" West 62.53' to a No. 6 rebar;
thence North 27° 05' 11" West 430.71' to a No. 6 rebar;
thence North 31° 10' 27" West 262.47' to a No. 6 rebar;
thence North 64° 22' 26" West 251.98' to a No. 6 rebar;
thence South 14° 02' 42" West 209.98' to a No. 6 rebar;
thence South 37° 43' 17" West 53.22' to a No. 6 rebar;
thence South 13° 16' 40" West 214.17' to a No. 6 rebar;
thence South 32° 33' 20" East 199.94' to a No. 6 rebar;
thence South 13° 37' 45" East 264.23' to a No. 6 rebar;
thence South 13° 52' 51" West 382.78' to a No. 6 rebar;
thence South 85° 06' 14" West 348.58' to a No. 6 rebar;
thence South 09° 49' 02" East 373.31' to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

SURVEYOR'S CERTIFICATE:

I, Larry L. Austin, Registered 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.
That conformance with local ordinances are not guaranteed with this survey.
That this survey was prepared under the instructions of John Runde.
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 30th day of April, 2003.
Revised this 25th day of November, 2005. *L. Austin*

SURVEYOR'S NOTES:

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 underground improvements have been located unless shown and noted. No representation as to ownership, title 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 the surveyor. There may exist documents of record which would affect this parcel.



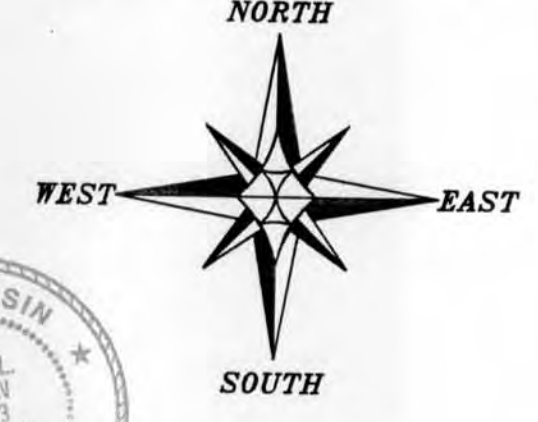
ROW AREA TABLE	
TRACT 1	
INCLUSIVE ROW	28.40 ACRES±
TRACT 1	
EXCLUSIVE ROW	26.58 ACRES±
TOTAL ROW AREA	1.82 ACRES±

AREA TABLE	
NW-NW	= 0.15 ACRES±
SW-NW	= 3.32 ACRES±
NE-NW	= 1.87 ACRES±
SE-NW	= 23.06 ACRES±

LEGEND

- No. 6 x 24" rebar set with cap
- No. 6 rebar found
- △ 1" diameter iron pipe found
- No. 5 rebar found
- ⊠ Stone monument found
- + No monument set
- () Recorded as
- Approximate location of fence

BEARINGS REFERENCED TO THE WEST LINE OF THE NW 1/4 OF SECTION 17, WHICH IS ASSUMED TO BE S 07°25'03" W.



SCALE 1" = 100'

PLAT OF SURVEY
 PREPARED FOR: JOHN RUNDE
 LOCATED IN SECTION 17, T3N R3W, POTOSI TOWNSHIP, GRANT COUNTY, WISCONSIN

AUSTIN ENGINEERING, LLC
 4211 HWY 81 E, LANCASTER, WI 53618
 PHONE 608-723-6363 FAX 608-723-6702

JOB NO. 03S057
 FIELDBOOK: 2302
 G:\TNR\W\T3NR3W\H\PLAT\T3NR3W17\03S057-RUNDE-REVISED

DRAWN BY: AJ AUSTIN
 APPROVED: LL AUSTIN
 CREW: BS - SB

SHEET 1 OF 1

WEST 1/4 CORNER SECTION 17, T3N R3W

SOUTHWEST CORNER SECTION 17, T3N R3W

PLAT OF SURVEY

NORTHWEST CORNER
SECTION 17, T3N R3W

7 8
18 17

DESCRIPTION:

Part of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4), the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section Seventeen (17), Town Three (3) North, Range Three (3) West of the 4th P.M., Potocsi Township, Grant County, Wisconsin, containing 31.68 acres, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section Seventeen (17); thence North 89° 31' 55" East 1030.29' along the South line of the Northwest Quarter (NW 1/4) of said Section to the point of beginning; thence North 89° 31' 55" East 553.78' along said South line to a No. 6 rebar; thence North 03° 15' 18" West 90.98' along a line of a previous survey by Larry Austin dated 12/19/1991 to a 1" iron pipe; thence South 80° 14' 46" West 48.97' along a line of a previous survey by John Orth to a 1" iron pipe; thence North 14° 11' 13" West 200.28' along a line of a previous survey by John Orth to a 1" iron pipe; thence North 55° 25' 26" East 144.81' along a line of a previous survey by John Orth to a 1" iron pipe; thence South 63° 01' 19" East 393.00' along a line of a previous survey by John Orth to a 1" iron pipe; thence South 59° 46' 24" West 68.25' along a line of a previous survey by Larry Austin dated 12/19/1991 to a No. 6 rebar; thence North 89° 31' 55" East 565.78' along the South line of the Northwest Quarter (NW 1/4) of said Section to a No. 6 rebar; thence North 00° 28' 05" West 641.56' to a point in the centerline of a township road known as Pikes Peak Road; thence 133.21' on the arc of a curve to the right having a radius of 1693.16' and a long chord bearing North 69° 59' 54" East 133.17' to a point in said centerline; thence 68.46' on the arc of a curve to the left having a radius of 1184.55' and a long chord bearing North 70° 36' 04" East 68.45' to a point in said centerline; thence North 13° 17' 47" West 249.05' to a No. 6 rebar; thence South 94° 49' 23" West 599.24' to a No. 6 rebar; thence North 69° 25' 57" West 62.53' to a No. 6 rebar; thence North 27° 05' 11" West 430.71' to a No. 6 rebar; thence North 31° 10' 27" West 262.47' to a No. 6 rebar; thence North 64° 22' 26" West 251.98' to a No. 6 rebar; thence South 14° 02' 42" West 209.98' to a No. 6 rebar; thence South 37° 43' 17" West 53.22' to a No. 6 rebar; thence South 13° 16' 40" West 214.17' to a No. 6 rebar; thence South 32° 13' 20" East 199.94' to a No. 6 rebar; thence South 13° 37' 45" East 264.23' to a No. 6 rebar; thence South 13° 52' 51" West 382.78' to a No. 6 rebar; thence South 85° 06' 14" West 348.58' to a No. 6 rebar; thence South 09° 49' 02" East 373.31' to the point of beginning. Tract being subject to any and all easements of record and/or usage.

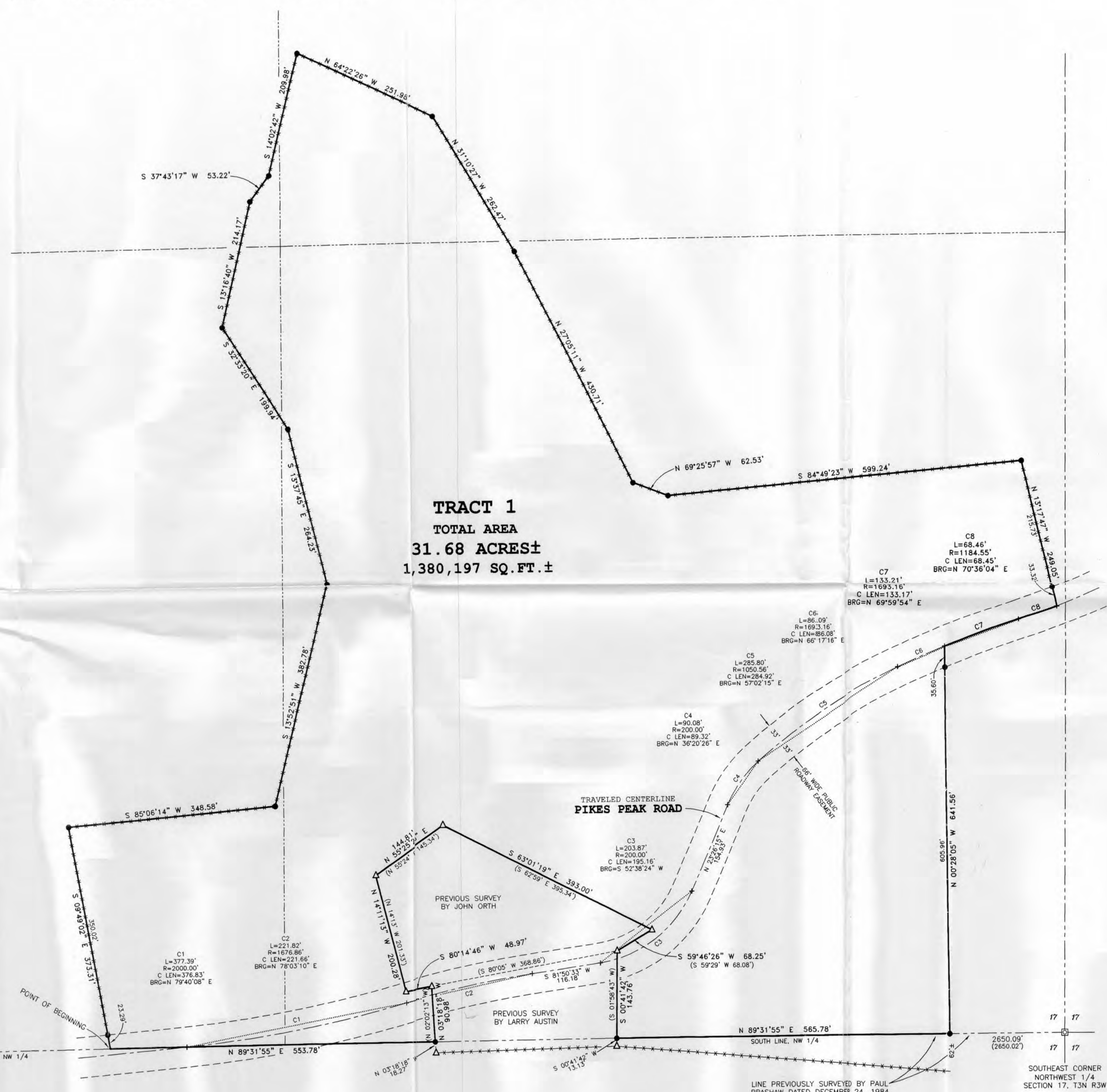
SURVEYOR'S CERTIFICATE:

I, Larry L. Austin, Registered 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. That conformance with local ordinances are not guaranteed with this survey. That this survey was prepared under the instructions of John Runde. 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 in red ink may contain unauthorized alterations. The certification contained on this document shall not apply to any copies. Dated this 30th day of April, 2003.

Larry L. Austin
Larry L. Austin, S-1903
LAND SURVEYOR
WI

SURVEYOR'S NOTES:

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TRACT 1
TOTAL AREA
31.68 ACRES±
1,380,197 SQ. FT. ±

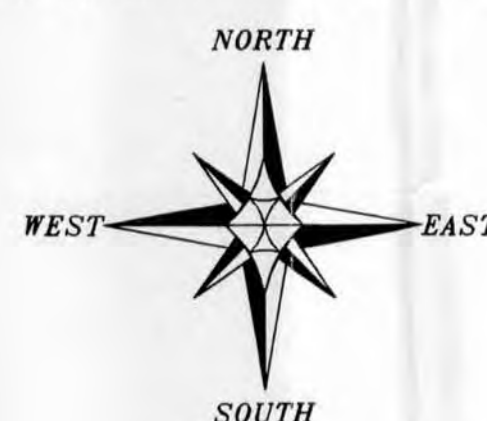
ROW AREA TABLE

TRACT 1 INCLUSIVE ROW	31.68 ACRES±
TRACT 1 EXCLUSIVE ROW	29.76 ACRES±
TOTAL ROW AREA	1.92 ACRES±

AREA TABLE

NE-NW = 0.15 ACRES±
SW-NW = 3.32 ACRES±
NE-NW = 1.87 ACRES±
SE-NW = 26.34 ACRES±

- LEGEND**
- No. 6 x 24" rebar set with cap
 - No. 6 rebar found
 - △ 1" diameter iron pipe found
 - No. 5 rebar found
 - ⊗ Stone monument found
 - + No monument set
 - () Recorded as
 - Approximate location of fence
- BEARINGS REFERENCED TO THE WEST LINE OF THE NW 1/4 OF SECTION 17, WHICH IS ASSUMED TO BEAR S 00°25'03" W.



0 100 200
SCALE 1" = 100'

PLAT OF SURVEY
PREPARED FOR: JOHN RUNDE
LOCATED IN SECTION 17, T3N R3W, POTOSI TOWNSHIP, GRANT COUNTY, WISCONSIN

AUSTIN ENGINEERING, LLC
4211 HWY 81 E, LANCASTER, WI 53813
PHONE 608-723-6363 FAX 608-723-6702

JOB NO: 035057
FIELDBOOK: 2302
G:\T3NR3W\T3NR3W
H:\PLAT\T3NR3W\17\035057-RUNDE

DRAWN BY: AJ AUSTIN
APPROVED: LL AUSTIN
CREW: BS - SB
SHEET 1 OF 1

WEST 1/4 CORNER
SECTION 17, T3N R3W

SOUTHEAST CORNER
NORTHWEST 1/4
SECTION 17, T3N R3W