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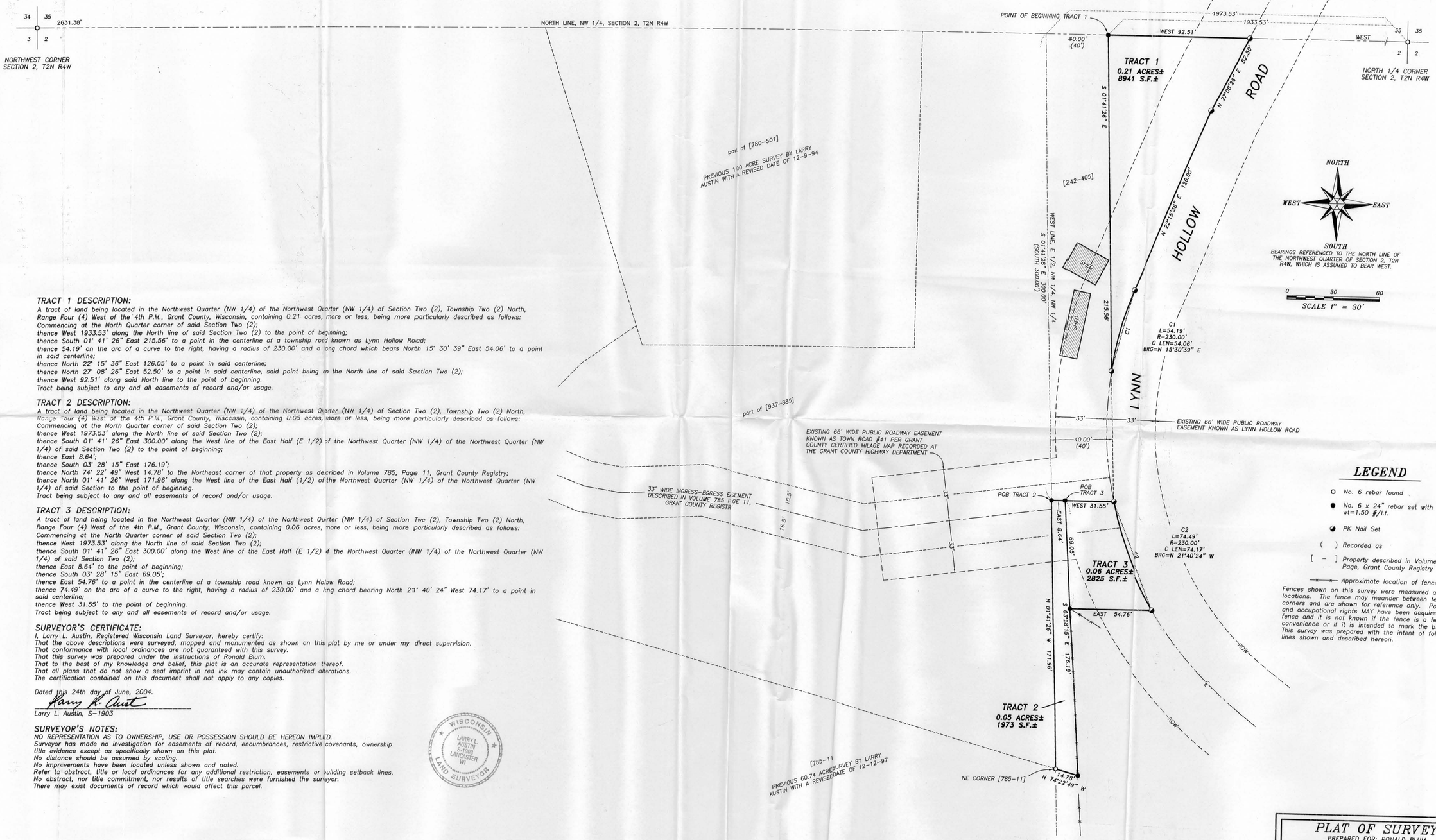
PLAT OF SURVEY



LEGEND

- O No. 6 rebar found
- ● No. 6 x 24" rebar set with cap – wt=1.50 #/l.f.
- ◒ PK Nail Set
- ( ) Recorded as
- [–] Property described in Volume and Page, Grant County Registry
- –x–x– Approximate location of fence

Fences shown on this survey were measured at random locations. The fence may meander between fence corners and are shown for reference only. Possession and occupational rights MAY have been acquired to the fence and it is not known if the fence is a fence of convenience or if it is intended to mark the boundary. This survey was prepared with the intent of following the lines shown and described hereon.

TRACT 1 DESCRIPTION:
A tract of land being located in the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Two (2), Township Two (2) North, Range Four (4) West of the 4th P.M., Grant County, Wisconsin, containing 0.21 acres, more or less, being more particularly described as follows:
Commencing at the North Quarter corner of said Section Two (2);
thence West 1933.53' along the North line of said Section Two (2) to the point of beginning;
thence South 01° 41' 26" East 215.56' to a point in the centerline of a township road known as Lynn Hollow Road;
thence 54.19' on the arc of a curve to the right, having a radius of 230.00' and a long chord which bears North 15° 30' 39" East 54.06' to a point in said centerline;
thence North 22° 15' 36" East 126.05' to a point in said centerline;
thence North 27° 08' 26" East 52.50' to a point in said centerline, said point being on the North line of said Section Two (2);
thence West 92.51' along said North line to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

TRACT 2 DESCRIPTION:
A tract of land being located in the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Two (2), Township Two (2) North, Range Four (4) West of the 4th P.M., Grant County, Wisconsin, containing 0.05 acres, more or less, being more particularly described as follows:
Commencing at the North Quarter corner of said Section Two (2);
thence West 1973.53' along the North line of said Section Two (2);
thence South 01° 41' 26" East 300.00' along the West line of the East Half (E 1/2) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Two (2) to the point of beginning;
thence East 8.64';
thence South 03° 28' 15" East 176.19';
thence North 74° 22' 49" West 14.78' to the Northeast corner of that property as described in Volume 785, Page 11, Grant County Registry;
thence North 01° 41' 26" West 171.96' along the West line of the East Half (1/2) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

TRACT 3 DESCRIPTION:
A tract of land being located in the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Two (2), Township Two (2) North, Range Four (4) West of the 4th P.M., Grant County, Wisconsin, containing 0.06 acres, more or less, being more particularly described as follows:
Commencing at the North Quarter corner of said Section Two (2);
thence West 1973.53' along the North line of said Section Two (2);
thence South 01° 41' 26" East 300.00' along the West line of the East Half (E 1/2) of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section Two (2);
thence East 8.64' to the point of beginning;
thence South 03° 28' 15" East 69.05';
thence East 54.76' to a point in the centerline of a township road known as Lynn Holow Road;
thence 74.49' on the arc of a curve to the right, having a radius of 230.00' and a long chord bearing North 21° 40' 24" West 74.17' to a point in said centerline;
thence West 31.55' 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 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 Ronald Blum.
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 24th day of June, 2004.

Larry L. Austin, S-1903

WISCONSIN
LARRY L. AUSTIN
S-1903
LANCASTER
WI
LAND SURVEYOR

SURVEYOR'S NOTES:
NO REPRESENTATION AS TO OWNERSHIP, USE OR POSSESSION SHOULD BE HEREON IMPLIED.
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.
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.

PLAT OF SURVEY

PREPARED FOR: RONALD BLUM
LOCATED IN NW 1/4, NW 1/4, SECTION 2, T2NR4W,
WATERLOO TWP., GRANT COUNTY, WISCONSIN

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

JOB NO: 045055
FIELDBOOK: 2304, 9701, 9408
G:\T2NR4W\02
H:\PLAT\T2NR4W\02\045055-BLUM

DRAWN BY: SW AUSTIN
APPROVED: LL AUSTIN
CREW: BS-SA-SB-RD-BH

SHEET 1 OF 1