

# PLAT OF SURVEY

Book 19 PAGE 86

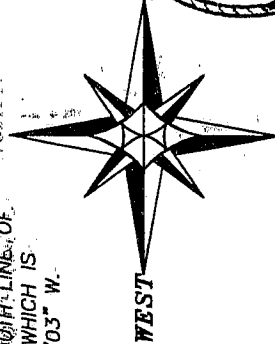
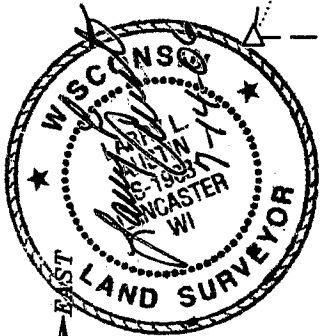
SOUTH 1/4 CORNER  
SECTION 31, T3N R7W

12.276 ACRES BY LARRY AUSTIN  
DATED 10-14-1993  
REVISED 12-28-1994

[618-692]  
2.37 ACRE BY DAVID  
KROHN DATED 10-15-1976  
TO 10-19-1976

[629-551]  
4.16 ACRE BY DAVID  
KROHN DATED 10-15-1976  
TO 10-19-1976

5.84 ACRE BY DAVID KROHN  
DATED 10-15-1976

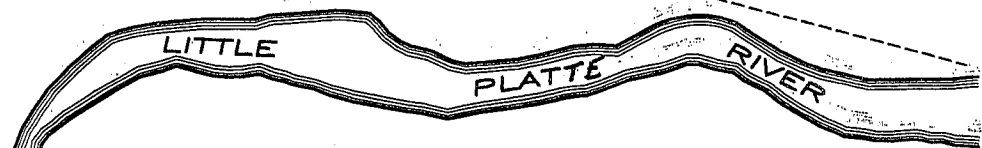


BEARINGS REFERENCED TO THE SOUTH-LINE OF  
THE SW 1/4-OF SECTION 31, WHICH IS  
ASSUMED TO BEAR S 89°32'03" W.

0 120 240  
SCALE 1" = 120'

## LEGEND

- No. 6 x 24" rebar set with cap
- Aluminum Monument found with Grant County Aluminum Cap
- △ 1 1/2" diameter iron pipe found
- △ 1" diameter iron pipe found
- No. 6 rebar found
- ( ) Recorded as
- [ - ] Property described in Volume & Page, Grant County Registry



ROW ESTABLISHED FROM R/W  
PROJECT 1209-02-24

SOUTHWEST CORNER  
SECTION 31, T3N R7W



**Austin  
Engineering LLC**

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

Prepared For: DONALD and JANET STELPFLUG

JOB NO: 05s293  
FIELDBOOK: 2525  
G:\T3NR1W\31  
H:\PLAT\T3NR1W\31\05s293-STEPFLUG

DRAWN BY: AJ AUSTIN  
APPROVED: LJ AUSTIN  
CREW: BS-SA-SB-BD

SHEET 1 OF 2

# PLAT OF SURVEY

## DESCRIPTIONS PROVIDED:

Property described in Warranty Deed recorded in Volume 618, Page 692, recorded as Document No. 509952, Grant County Registry and being described as follows:

Commencing at the S.E. corner of the S.W. 1/4 of the S.W. 1/4 of Section 31, T 3 N, R 1 W, Grant Co., Wis.; thence N. 477.51 feet to the point of beginning; thence N. 75° 33' W. 53.70 feet; thence N. 197.01 feet; thence S. 81° 46' E. 543.10 feet to the centerline of U.S. Highway 151; thence Southwesterly 263.64 feet along the arc of a 00° 16' curve, concave Westerly, and having a long chord bearing S. 33° 13' W. 263.62 feet; thence N. 75° 33' W. 352.23 feet to the point of beginning, containing 2.37 acres, more or less.

Property described in in Warranty Deed recorded in Volume 629, Page 551, recorded as Document No. 515821, Grant County Registry and being described as follows:

Part of the South Half (S.1/2) of the Southwest Quarter (S.W.1/4) of Section Thirty-one (31), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin, containing 4.16 acres, more or less, inclusive of highway right-of-way, and described as follows, to-wit:

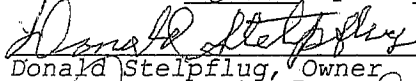
Commence at the Southeast Corner of the S.W.1/4 of the S.W.1/4 of said Section 31;

thence West 603.70 feet;  
thence North 14° 50' East 310.30 feet;  
thence North 00° 04' West 140.76 feet to a 1 inch diameter iron pipe and the point of beginning;  
thence North 00° 04' West 344.98 feet to a 1 inch diameter iron pipe;  
thence South 58° 00' East 556.22 feet to a 1 inch diameter iron pipe;  
thence South 75° 33' East 405.93 feet to a point on a curve of the centerline of U.S. Highway #151, said curve being concave to the Northwest, whose radius is 22,920 feet, and from which a chord bears South 33° 25' West 175.99 feet;  
thence Southwesterly 175.99 feet along the arc of said curve;  
thence North 75° 33' West 793.72 feet to the point of beginning.

## MONUMENTATION WAIVER:

As owner, I hereby certify that I caused the land described on this plat to be surveyed and mapped as represented on this plat. I also certify that I hereby request to waive Chapter A-E 7.07 (Monuments) of the Wisconsin Administrative Code and request that the monuments for this survey be placed as shown hereon.

Dated this 20 day of July, 2006.

  
Donald Stelpflug, Owner

  
Janet Stelpflug, Owner

## SURVEYOR'S CERTIFICATE:

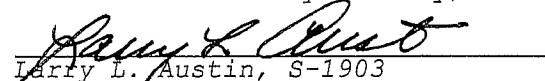
I, Larry L. Austin, Registered Wisconsin Land Surveyor, hereby certify: That the above description was surveyed, mapped and monumented as shown on this plat by me or under my direct supervision. That conformance with local ordinances are not guaranteed with this survey. That this survey was prepared under the instructions of Donald and Janet Stelpflug.

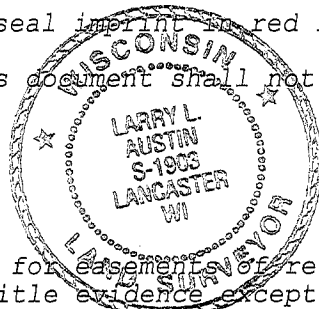
That to the best of my knowledge and belief, this plat is an accurate representation thereof.

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 14th day of July, 2006.

  
Larry L. Austin, S-1903



## 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 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 the surveyor. There may exist documents of record which would affect this parcel.



**Austin**  
**Engineering LLC**

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SHEET 2 OF 2