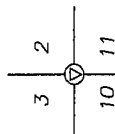


# PLAT OF SURVEY

NORTHEAST CORNER  
SECTION 10, T3N T1W

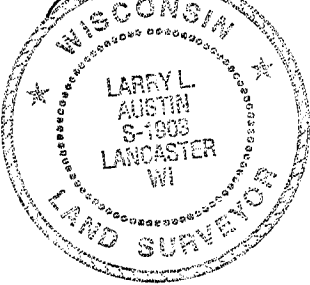


S 00°01'52" W 2659.13'  
EAST LINE, NE 1/4

EAST 1/4 CORNER  
SECTION 10, T3N T1W

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: FEBRUARY 14, 2007.  
REVISED: JULY 13, 2007.

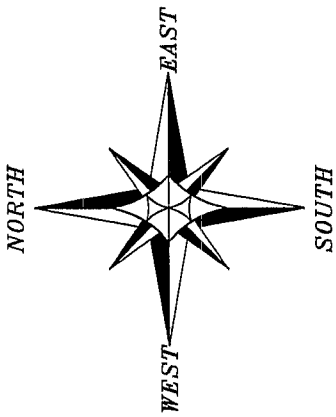
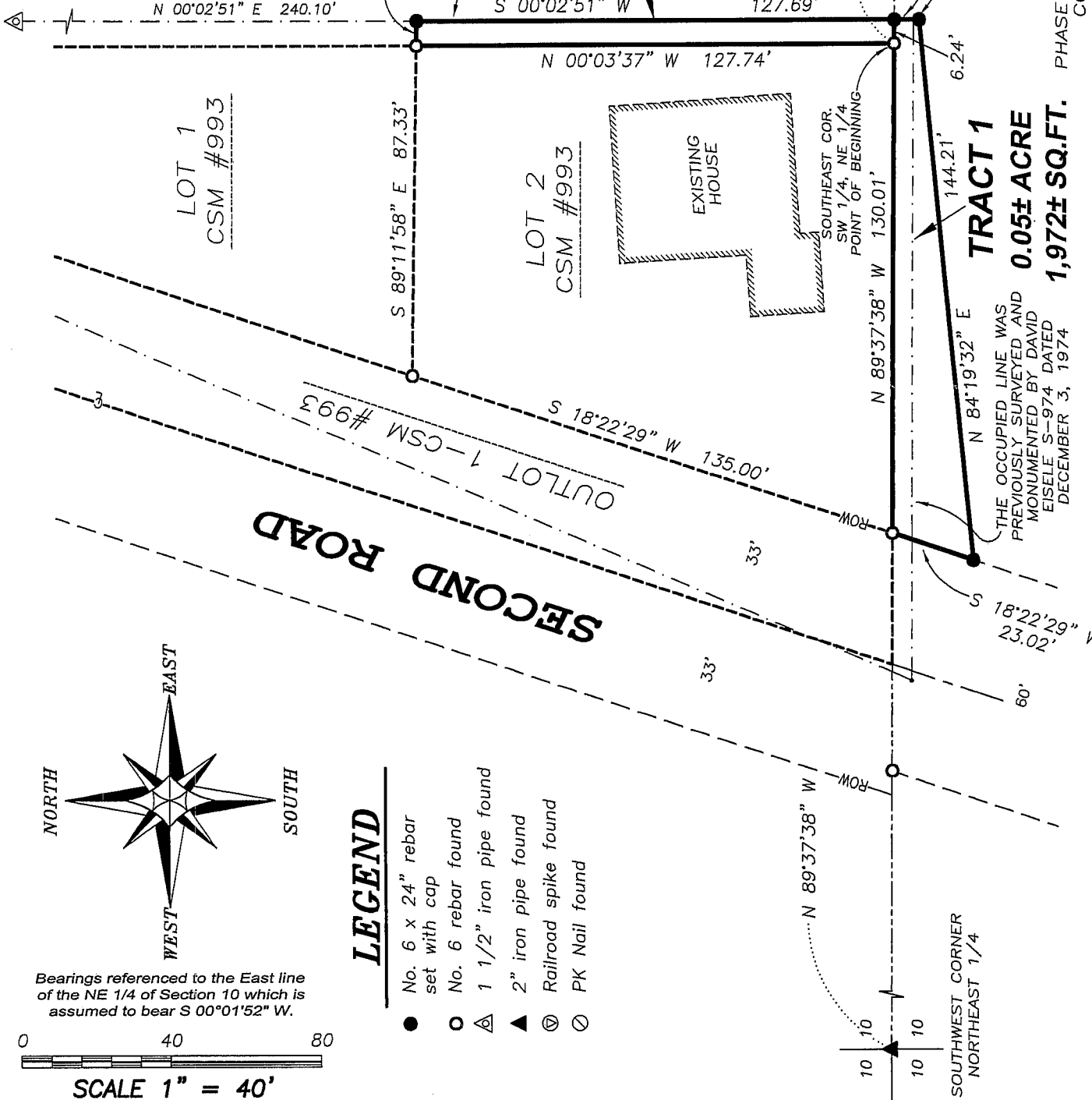
*Mary Austin*



THE OCCUPIED LINE WAS  
PREVIOUSLY SURVEYED AND  
MONUMENTED BY DAVID  
EISELE S-974 DATED  
DECEMBER 3, 1974

**TRACT 2**  
0.02± ACRE  
812± SQ.FT.

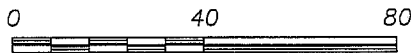
PHASE 1 - PINE RIDGE  
CONDOMINIUMS



## LEGEND

- No. 6 x 24" rebar set with cap
- No. 6 rebar found
- △ 1 1/2" iron pipe found
- ▲ 2" iron pipe found
- ⊙ Railroad spike found
- ⊙ PK Nail found

Bearings referenced to the East line of the NE 1/4 of Section 10 which is assumed to bear S 00°01'52" W.



SCALE 1" = 40'



**Austin Engineering** LLC

Prepared For: HANS JENSEN

JOB NO: 06s292  
FIELDBOOK: 2305  
G:\PVILLE\SWHLTH  
H:\PLAT\T3NR1W\10\06s292-JENSEN

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

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

SHEET 1 OF 2

JUL 20 2007

# PLAT OF SURVEY

## TRACT 1 DESCRIPTION:

Part of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) and the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Ten (10), Town Three (3) North, Range One (1) West of the 4th P.M., City of Platteville, Grant County, Wisconsin, containing 0.05 acre, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section;  
thence North 89° 37' 38" West 1335.41' along the South line of the Northeast Quarter (NE 1/4) to the Southeast corner of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) thereof and the point of beginning;  
thence North 89° 37' 38" West 130.01' along the South line of Lot 2 of Certified Survey Map No. 993 recorded in Volume 8 of Certified Survey Maps on Pages 105-106 as Document No. 660011, Grant County Registry to the Southwest corner thereof;  
thence South 18° 22' 29" West 23.02' along the Easterly right of way of Second Road;  
thence North 84° 19' 32" East 144.21' to a No. 6 rebar;  
thence North 00° 02' 51" East 6.70' to a No. 6 rebar on the South line of the Northeast Quarter (NE 1/4) of said Section Ten (10);  
thence North 89° 37' 38" West 6.24' along said South line to the point of beginning.

Tract being subject to any and all easements of record and/or usage.

## TRACT 2 DESCRIPTION:

Part of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Ten (10), Town Three (3) North, Range One (1) West of the 4th P.M., Platteville Township, Grant County, Wisconsin, containing 0.02 acre, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section;  
thence North 89° 37' 38" West 1335.41' along the South line of the Northeast Quarter (NE 1/4) to the Southeast corner of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) thereof and the point of beginning;  
thence North 00° 03' 37" West 127.74' along the East line of Lot 2 of Certified Survey Map No. 993, recorded in Volume 8 of Certified Survey Maps on Pages 105-106 as Document No. 660011, Grant County Registry to the Northeast corner thereof;  
thence South 89° 11' 58" East 6.48' to a No. 6 rebar;  
thence South 00° 02' 51" West 127.69' to the South line of the Northeast Quarter (NE 1/4) of said Section Ten (10);  
thence North 89° 37' 38" West 6.24' along said South line 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 Hans Jensen.

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

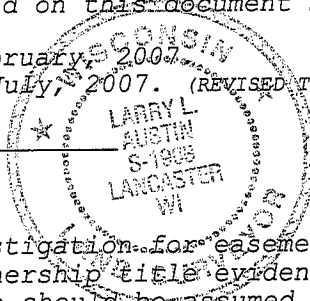
That all plans that do not show a seal imprint in red ink may contain unauthorized alterations.

The certification contained on this document shall not apply to any copies.

Dated this 14th day of February, 2007.

Revised this 13th day of July, 2007. (REVISED TRACT 1 MAP AND DESCRIPTION)

  
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

Prepared For: HANS JENSEN

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

JOB NO: 06s292  
FIELDBOOK: 2305  
G:\PVILLE\SWHLTH  
H:\PLAT\T3NR1W\10\06s292-JENSEN

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

SHEET 2 OF 2