

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.

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: 12-17-2009. REVISED: 12-24-2009.
Larry L. Austin

PREVIOUS SURVEY
 BY DAVID DAVIS
 DATED 8-27-1980

PARCEL 1
 PREVIOUS SURVEY
 BY DAVID DAVIS
 DATED 8-8-1980

PARCEL 1
 CSM NO. 384

LEGEND

- ⊕ No. 8 rebar found with Grant County Aluminum Cap
- No. 6 rebar found
- ⊞ Cast Aluminum Monument found
- △ 1" diameter iron pipe found
- No. 6 x 24" rebar set with cap
- ⊙ 1/2" x 4 3/4" Cotton Gin Spike Set
- + No monument set
- () Recorded as



The North-South 1/4 line of Section 23 is assumed to bear N 00°30'02" W.
 SCALE 1" = 40'

SOUTH 1/4 CORNER
 SECTION 23, T5N R5W

TRACT 1
 PREVIOUS SURVEY BY
 HOMER RALPH JR.
 DATED 9-25-1954

TRACT 1
 0.73± ACRES
 31,585± SQ.FT.

PARCEL 4
 PREVIOUS SURVEY
 BY DAVID DAVIS
 DATED 8-8-1980

TRACT 2
 0.96± ACRES
 42,026± SQ.FT.

TRACT 3
 0.58± ACRES
 25,370± SQ.FT.

PARCEL 3
 PREVIOUS SURVEY
 BY DAVID DAVIS
 DATED 8-8-1980

PARCEL 2
 PREVIOUS SURVEY
 BY DAVID DAVIS
 DATED 8-8-1980



PLAT OF SURVEY

PREPARED FOR: KEITH CHAPMAN
 LOCATED IN SECTION 23, T5N R5W, VILLAGE OF
 BLOOMINGTON, GRANT COUNTY, WISCONSIN

Austin Engineering LLC
 austinengineeringllc.com

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

JOB NO: 09s242
 FIELDBOOK: TDSR
 G:\T5NR5W\25
 H:\PLAT\T5NR5W\23\09s242-CHAPMAN

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

SHEET 1 OF 3

JAN 27 2010

07/12

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Five (5) North, Range Five (5) West of the 4th P.M., Village of Bloomington, Grant County, Wisconsin, containing 0.73 acres, more or less, and being described as follows:

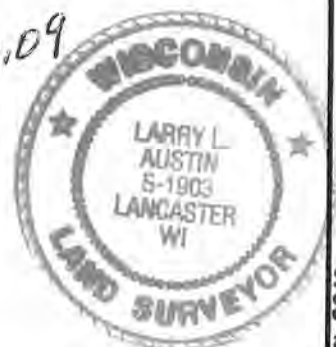
Commencing at the South Quarter (S 1/4) corner of said Section;
thence North 00° 30' 02" West 913.37 feet along the West line of Southeast Quarter (SE 1/4) of said Section to the point of beginning;
thence North 00° 30' 02" West 77.61 feet along said West line;
thence South 82° 42' 03" East 254.11 feet along the South line of Court Street to a 1" iron pipe;
thence South 17° 22' 59" West 63.03 feet along the West line of Court Street to a 1" iron pipe;
thence South 34° 15' 38" West 146.42 feet along the West line of Court Street to a 1" iron pipe;
thence North 47° 51' 24" West 202.46 feet to the point of beginning.
Tract subject to any and all easements of record and/or usage.

TRACT 2 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Five (5) North, Range Five (5) West of the 4th P.M., Village of Bloomington, Grant County, Wisconsin, containing 0.96 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section;
thence North 00° 30' 02" West 913.37 feet along the West line of Southeast Quarter (SE 1/4) of said Section;
thence continuing North 00° 30' 02" West 77.61 feet along said West line;
thence South 82° 42' 03" East 254.11 feet along the South line of Court Street to a 1" iron pipe;
thence North 10° 06' 31" East 60.07 feet to a 1" iron pipe marking the point of beginning;
thence North 82° 42' 03" West 204.72 feet along the North line of Court Street to a 1" iron pipe;
thence North 00° 30' 02" West 190.51 feet along the East line of Court Street to a No. 6 rebar;
thence North 65° 43' 44" East 24.47 feet along the Southerly line of Court Street to a 1" iron pipe;
thence South 83° 07' 55" East 177.40 feet along the Southerly line of Court Street to a No. 6 rebar;
thence South 26° 47' 03" East 28.59 feet along the Westerly line of Court Street to a No. 6 rebar;
thence South 02° 06' 07" West 179.96 feet along the Westerly line of Court Street to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

Larry L Austin
12.17.09
Rev 12.24.09



Austin
Engineering LLC
austinengineeringllc.com

Prepared for: **KEITH CHAPMAN**

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

JOB NO: 09s242
FIELDBOOK: TDSR
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H:\PLAT\T5NR5W\23\09s242-CHAPMAN

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

SHEET 2 OF 3

JAN 27 2010

PLAT OF SURVEY

TRACT 3 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Five (5) North, Range Five (5) West of the 4th P.M., Village of Bloomington, Grant County, Wisconsin, containing 0.58 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section;
 thence North 00° 30' 02" West 913.37 feet along the West line of Southeast Quarter (SE 1/4) of said Section;
 thence continuing North 00° 30' 02" West 77.61 feet along said West line;
 thence South 82° 42' 03" East 254.11 feet along the South line of Court Street to a 1" iron pipe;
 thence South 52° 21' 40" East 63.96 feet to a 1" iron pipe marking the point of beginning;
 thence South 81° 59' 15" East 185.50 feet along the North line of Honey Lane to a No. 6 rebar;
 thence South 02° 40' 19" West 30.13 feet to a No. 6 rebar;
 thence South 89° 18' 48" East 27.15 feet to a No. 6 rebar marking the Southwest corner of Certified Survey Map No. 384, recorded in Volume 3 of Certified Survey Maps on Page 15 as Document No. 570942, Grant County Registry;
 thence North 02° 05' 09" East 160.38 feet along the West line of said Certified Survey Map No. 384 to a 1" iron pipe;
 thence North 87° 53' 58" West 194.99 feet to a 1" iron pipe on the Easterly line of Court Street;
 thence South 02° 06' 07" West 52.06 feet along the East line of Court Street to a No. 6 rebar;
 thence South 17° 22' 59" West 61.94 feet along the East line of Court Street to the point of beginning.
 Tract being subject to any and all easements of record and/or usage, including, but not limited to a Roadway and Utility Easement being described as follows:

ROADWAY AND UTILITY EASEMENT:

A Roadway and Utility Easement being located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Five (5) North, Range Five (5) West of the 4th P.M., Village of Bloomington, Grant County, Wisconsin, said easement being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section;
 thence North 00° 30' 02" West 913.37 feet along the West line of Southeast Quarter (SE 1/4) of said Section;
 thence continuing North 00° 30' 02" West 77.61 feet along said West line;
 thence South 82° 42' 03" East 254.11 feet along the South line of Court Street to a 1" iron pipe;
 thence South 52° 21' 40" East 63.96 feet to a 1" iron pipe;
 thence South 81° 59' 15" East 185.50 feet along the North line of Honey Lane to a No. 6 rebar marking the point of beginning;
 thence South 02° 40' 19" West 30.13 feet to a No. 6 rebar;
 thence South 89° 18' 48" East 27.15 feet to a No. 6 rebar marking the Southwest corner of Certified Survey Map No. 384, recorded in Volume 3 of Certified Survey Maps on Page 15 as Document No. 570942, Grant County Registry;
 thence North 02° 05' 09" East 30.01 feet along the West line of said Certified Survey Map No. 384;
 thence North 89° 18' 48" West 25.96 feet;
 thence North 89° 59' 15" West 0.88 feet to the point of beginning.

EASEMENT NOTES:

Other documentation will need to be recorded to clarify the intent, use, maintenance, assignments or other pertinent information of this easement.

SURVEYOR'S CERTIFICATE:

I, Larry L. Austin, Registered Wisconsin Land Surveyor, hereby certify:

That the descriptions hereon 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 Keith Chapman.

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 17th day of December, 2009.

Revised this 24th day of December, 2009. (MONUMENTATION ONLY) *LL*

Larry L. Austin
 Larry L. Austin, S-1903



Austin
 Engineering LLC
 austinengineeringllc.com

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SHEET 3 OF 3