

PLAT OF SURVEY

LEGEND

- No. 6 x 24" rebar set with cap
- ⊗ No. 6 rebar found with Grant County Aluminum Cap
- No. 6 rebar found
- + No monument set
- () Recorded as
- [-] Property described in Volume and Page, Grant County Registry
- ***** Approximate location of fence

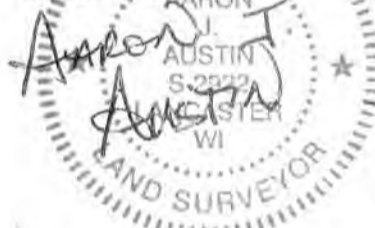
C1 L=239.86' R=201.81' C LEN=225.99' BRG=S 40°42'31" E	C2 L=147.05' R=2430.00' C LEN=147.03' BRG=S 04°55'34" E
C3 L=200.64' R=168.81' C LEN=189.03' BRG=S 40°42'31" E	C4 L=143.38' R=2397.00' C LEN=143.36' BRG=S 04°56'46" E

CENTERLINE
PLUM VALLEY ROAD

TRACT 1
2.93± ACRES
127,575± SQ.FT.

TRACT 2
9.48± ACRES
413,029± SQ.FT.

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: 8-26-2010.



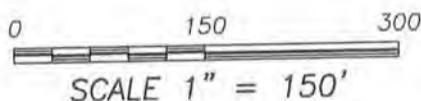
S 00°20'58" E
100.33'
(NORTH TO ☉)

S 89°42'40" W
300.00'
(EAST 300')

PREVIOUS SURVEY
BY BRUCE BOWDEN
DATED 11-11-1998



The East-West 1/4 line of Section 12 is assumed to bear S 89°42'38" W.



Austin Engineering LLC
austinengineeringllc.com

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

Prepared for: **VICKI WATERMAN**

JOB NO: 10s208
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H:\PLAT\T6NR3W\12\10s208-WATERMAN

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: BS-SA-BD

SHEET 1 OF 2

SEP 14 2010

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Twelve (12), Township Six (6) North, Range Three (3) West of the 4th P.M., Town of Mount Ida, Grant County, Wisconsin, containing 2.93 acres, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section;
thence South $89^{\circ} 42' 38''$ West 583.54 feet along the East-West Quarter (E-W 1/4) line of said Section to the point of beginning;
thence North $01^{\circ} 21' 50''$ East 496.91 feet to a point in the centerline of a township road known as Plum Valley Road;
thence South $74^{\circ} 45' 29''$ East 127.80 feet along said centerline;
thence 239.86 feet on the arc of a curve to the right having a radius of 201.81 feet and a long chord bearing South $40^{\circ} 42' 31''$ East 225.99 feet along said centerline;
thence South $06^{\circ} 39' 34''$ East 144.79 feet along said centerline;
thence 147.05 feet on the arc of a curve to the right having a radius of 2430.00 feet and a long chord bearing South $04^{\circ} 55' 34''$ East 147.03 feet along said centerline to the East-West Quarter (E-W 1/4) line;
thence South $89^{\circ} 42' 38''$ West 311.94 feet;
said point being the point of beginning,

TRACT 2 DESCRIPTION:

Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Twelve (12), Township Six (6) North, Range Three (3) West of the 4th P.M., Town of Mount Ida, Grant County, Wisconsin, containing 9.48 acres, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section;
thence South $89^{\circ} 42' 40''$ West 583.54 feet along the East-West Quarter (E-W 1/4) line of said Section to the point of beginning;
thence North $01^{\circ} 21' 50''$ East 496.91 feet to a point in the centerline of a township road known as Plum Valley Road;
thence North $74^{\circ} 45' 29''$ West 479.84 feet along said centerline to the Northeast corner of that property as described in Volume 1182, Page 450, Grant County Registry;
thence South $00^{\circ} 20' 58''$ East 100.33 feet along the East line of said property described in Volume 1182, Page 450 to the Southeast corner thereof;
thence South $89^{\circ} 42' 40''$ West 300.00 feet along the South line of said property described in Volume 1182, Page 450 to the Southwest corner thereof;
thence South $00^{\circ} 20' 58''$ East 524.86 feet along the West line of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of said Section to the Southwest corner thereof;
thence North $89^{\circ} 42' 38''$ East 747.32 feet along the East-West Quarter (E-W 1/4) line of said Section to the point of beginning.

SURVEYOR'S CERTIFICATE:

I, Aaron J. 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.

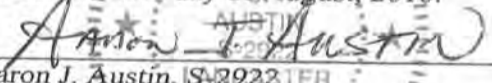
That this survey was prepared under the instructions of Vicki Waterman.

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 26th day of August, 2010.


Aaron J. Austin, S-2922

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.



Austin
Engineering LLC
austinengineeringllc.com

Prepared for: VICKI WATERMAN

JOB NO: 10s208
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H:\PLAT\T6NR3W\12\10s208-WATERMAN

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
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SHEET 2 OF 2