



**TRACT 1**  
22.70± ACRES  
988,906± SQ.FT.

**TRACT 2**  
27.21± ACRES  
1,185,117± SQ.FT.

**TRACT 1 DESCRIPTION:**  
Located in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Eighteen (18), Township Seven (7) North, Range Three (3) West of the 4th P.M., Town of Marion, Grant County, Wisconsin, containing 22.70 acres, more or less, and being described as follows:  
Commencing at the East Quarter (E 1/4) corner of said Section 18;  
thence South 89° 35' 18" West 1321.96 feet along the North line of the Southeast Quarter (SE 1/4) to the Northwest corner of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4), said corner being the point of beginning;  
thence South 00° 44' 49" East 1328.45 feet along the West line of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) to the Southwest corner thereof;  
thence North 89° 29' 38" East 694.48 feet along the South line of the Northeast Quarter (NE 1/4) of said Southeast Quarter (SE 1/4);  
thence North 27° 30' 49" East 466.85 feet along a line described in Volume 681, Page 809, recorded as Document No. 544910, Grant County Registry;  
thence North 14° 53' 37" West 214.27 feet along a line as described in said Volume 681, Page 809;  
thence North 33° 59' 39" West 550.76 feet along a line as described in said Volume 681, Page 809 to the North line of the Southeast Quarter (SE 1/4) of said Section;  
thence North 09° 44' 43" East 252.44 feet along a line as described in said Volume 681, Page 809 to the North line of the Southeast Quarter (SE 1/4) of said Section;  
thence South 89° 35' 18" West 607.16 feet along the North line of said Southeast Quarter (SE 1/4) to the point of beginning. Tract being subject to any and all easements of record and/or usage.

**TRACT 2 DESCRIPTION:**  
Located in the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Eighteen (18), Township Seven (7) North, Range Three (3) West of the 4th P.M., Town of Marion, Grant County, Wisconsin, containing 27.21 acres, more or less, and being described as follows:  
Commencing at the East Quarter (E 1/4) corner of said Section 18;  
thence South 89° 35' 18" West 1321.96 feet along the North line of the Southeast Quarter (SE 1/4) to the Northwest corner of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4);  
thence South 00° 44' 49" East 1328.45 feet along the West line of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) to the Southwest corner thereof, said corner being the point of beginning;  
thence North 89° 29' 38" East 694.48 feet along the South line of the Northeast Quarter (NE 1/4) of said Southeast Quarter (SE 1/4);  
thence South 27° 30' 49" West 27.71 feet along a line described in Volume 681, Page 809, recorded as Document No. 544910, Grant County Registry;  
thence South 36° 13' 56" East 204.78 feet along a line of said property described in Volume 681, Page 809;  
thence South 23° 32' 09" East 373.93 feet along a line of said property described in Volume 681, Page 809;  
thence South 14° 56' 43" East 315.14 feet along a line of said property described in Volume 681, Page 809;  
thence South 36° 46' 37" East 78.35 feet along a line of said property described in Volume 681, Page 809 to a point in the centerline of a township road known as Sandhill Road;  
thence South 28° 30' 00" West 11.76 feet along said centerline to the right having a radius of 580.00 feet and a long chord bearing South 43° 53' 52" West 308.00 feet along said centerline;  
thence 210.70 feet on the arc of a curve to the left having a radius of 2760.00 feet and a long chord bearing South 57° 06' 31" West 210.65 feet along said centerline;  
thence 11.76 feet on the arc of a curve to the right having a radius of 2225.00 feet and a long chord bearing South 55° 04' 24" West 11.76 feet along said centerline to the South line of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) thereof;  
thence South 89° 23' 59" West 616.60 feet along said South line to the Southwest corner thereof;  
thence North 00° 44' 49" West 1328.45 feet along the West line of the Southeast Quarter (SE 1/4) of said Southeast Quarter (SE 1/4) to the point of beginning. Tract being subject to any and all easements of record and/or usage.

**SURVEYOR'S CERTIFICATE:**  
I, Aaron J. 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 John Rutherford.  
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 or stamp in red ink may contain unauthorized alterations.  
The certification contained on this document shall not apply to any copies.

Dated this 31st day of August 2010.  
*Aaron J. Austin*  
Aaron J. Austin, S-2923

**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.

**LEGEND**

- No. 6 x 24" rebar set with cap
  - 1 1/2" x 1" x 4" Wood lath set
  - ⊕ No. 8 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 remnants
- 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.



The East line of the SE 1/4 of Section 18 is assumed to bear S 00°48'22" E.  
SCALE 1" = 100'

**PLAT OF SURVEY**  
PREPARED FOR: DAVE RUTHERFORD  
LOCATED IN SECTION 18, 17N R3W, TOWN OF MARION, GRANT COUNTY, WISCONSIN

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

JOB NO: 10x204  
C:\7183\18  
H:\PLAT\17N3W18\10x204-RUTHERFORD

FIELDBOOK: TDSR  
DRAWN BY: AJ AUSTIN  
CREW: BS-SA-80

SHEET 1 OF 1