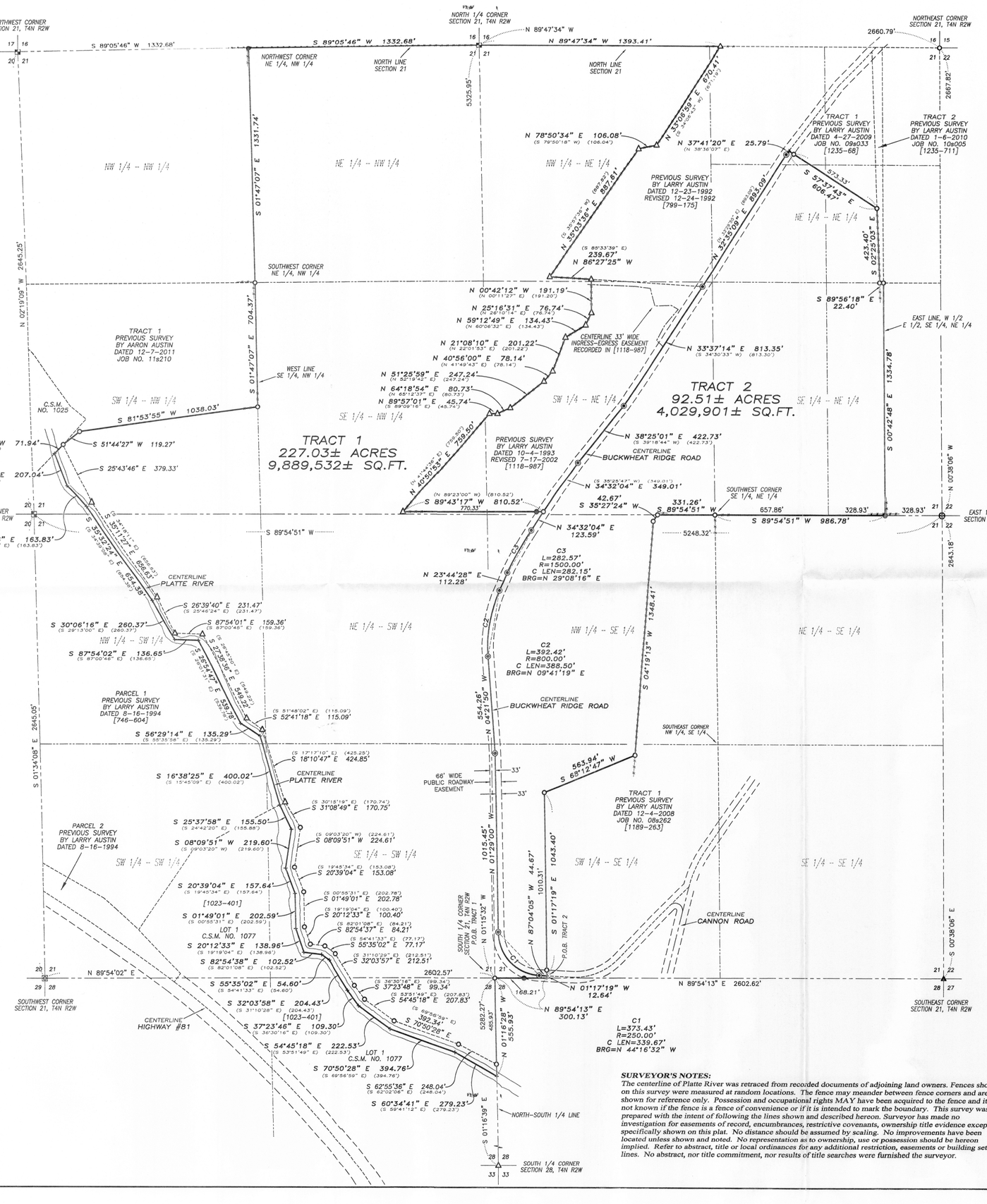

TRACT 1 DESCRIPTION:

Located in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4), Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4), the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4), the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4), the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4), the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4), the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4), the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4), the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) and the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-one (21), and in the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-eight (28), Township Four (4) North, Range Two (2) West of the 4th P.M., Town of Ellenboro, Grant County, Wisconsin, containing 227.03 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 21, said corner being the point of beginning;
thence North 89° 54' 13" East 300.13 feet along the South line of said Section 21;
thence North 01° 17' 19" West 12.64 feet to the Southwest corner of that property as described in Volume 1189, Page 263 recorded as Document No. 713111, Grant County Registry;
thence North 87° 04' 05" West 44.67 feet along the centerline of a township road known as Buckwheat Ridge Road;
thence 373.43 feet on the arc of a curve to the right having a radius of 250.00 feet and a long chord bearing North 44° 16' 32" West 339.67 feet along said centerline;
thence North 01° 29' 00" West 1015.45 feet along said centerline;
thence North 04° 21' 50" West 554.26 feet along said centerline;
thence 392.42 feet on the arc of a curve to the right having a radius of 800.00 feet and a long chord bearing North 09° 41' 19" East 388.50 feet along said centerline;
thence North 23° 44' 28" East 112.28 feet along said centerline;
thence 282.57 feet on the arc of a curve to the right having a radius of 1500.00 feet and a long chord bearing North 29° 08' 16" East 282.15 feet along said centerline;
thence North 34° 32' 04" East 123.59 feet along said centerline;
thence South 89° 43' 17" West 810.52 feet along a line of that property as described in Volume 1118, Page 987 recorded as Document No. 693525, Grant County Registry;
thence North 40° 50' 53" East 759.50 feet along a line of said property described in Volume 1118, Page 987;
thence North 89° 57' 01" East 45.74 feet along a line of said property described in Volume 1118, Page 987;
thence North 64° 18' 54" East 80.73 feet along a line of said property described in Volume 1118, Page 987;
thence North 51° 25' 59" East 247.24 feet along a line of said property described in Volume 1118, Page 987;
thence North 40° 56' 00" East 78.14 feet along a line of said property described in Volume 1118, Page 987;
thence North 21° 08' 10" East 201.22 feet along a line of said property described in Volume 1118, Page 987;
thence North 59° 12' 49" East 134.43 feet along a line of said property described in Volume 1118, Page 987;
thence North 25° 16' 31" East 76.74 feet along a line of said property described in Volume 1118, Page 987;
thence North 00° 42' 12" West 191.19 feet along a line of said property described in Volume 1118, Page 987;
thence North 86° 27' 25" West 239.67 feet along a line of that property as described in Volume 799, Page 175 recorded as Document No. 597770, Grant County Registry;
thence North 35° 03' 36" East 887.61 feet along a line of said property described in Volume 799, Page 175;
thence North 78° 50' 34" East 106.08 feet along a line of said property described in Volume 799, Page 175;
thence North 33° 06' 59" East 670.41 feet along a line of said property described in Volume 799, Page 175 to the North line of said Section 21;
thence North 89° 47' 34" West 1393.41 feet along the North line of said Section 21 to the North Quarter (N 1/4) corner thereof;
thence South 89° 05' 46" West 1332.68 feet along the North line of said Section 21 to the Northwest corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) thereof;
thence South 01° 47' 07" East 1331.74 feet along the West line of the Northeast Quarter (NE 1/4) of said Northwest Quarter (NW 1/4) to the Southwest corner thereof;
thence South 01° 47' 07" East 704.37 feet along the West line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) to the Southeast corner of a previous survey by Aaron Austin dated 12-7-2011;
thence South 81° 53' 55" West 1038.03 feet along a line of said survey dated 12-7-2011;
thence South 51° 44' 27" West 119.27 feet along a line of said survey dated 12-7-2011;
thence South 43° 33' 25" West 71.94 feet to a point in the previously described centerline of that Platte River as described in Volume 764, Page 604, Grant County Registry;
thence South 20° 24' 38" East 207.04 feet along said centerline described in Volume 764, Page 604;
thence South 43° 16' 16" East 163.83 feet along said centerline described in Volume 764, Page 604;
thence South 35° 32' 24" East 654.38 feet along said centerline described in Volume 764, Page 604;
thence South 30° 06' 16" East 260.37 feet along said centerline described in Volume 764, Page 604;
thence South 87° 54' 02" East 136.65 feet along said centerline described in Volume 764, Page 604;
thence South 26° 54' 47" East 539.78 feet along said centerline described in Volume 764, Page 604;
thence South 56° 29' 14" East 135.29 feet along said centerline described in Volume 764, Page 604;
thence South 16° 38' 25" East 400.02 feet along said centerline described in Volume 764, Page 604;
thence South 25° 37' 58" East 155.50 feet along said centerline described in Volume 1023, Page 401 recorded as Document No. 667394, Grant County Registry;
thence South 08° 09' 51" West 219.60 feet along said centerline described in Volume 1023, Page 401;
thence South 20° 39' 04" East 157.64 feet along said centerline described in Volume 1023, Page 401;
thence South 01° 49' 01" East 202.59 feet along said centerline described in Volume 1023, Page 401;
thence South 20° 12' 33" East 138.96 feet along said centerline described in Volume 1023, Page 401;
thence South 82° 54' 38" East 102.52 feet along said centerline described in Volume 1023, Page 401;
thence South 55° 35' 02" East 54.60 feet along said centerline described in Volume 1023, Page 401;
thence South 32° 03' 58" East 204.43 feet along said centerline described in Volume 1023, Page 401;
thence South 37° 23' 46" East 109.30 feet along said centerline described in Volume 1023, Page 401;
thence South 54° 45' 18" East 222.53 feet along said centerline described in Volume 1023, Page 401;
thence South 70° 50' 28" East 394.76 feet along said centerline described in Volume 1023, Page 401;
thence South 60° 34' 41" East 279.23 feet along said centerline described in Volume 1023, Page 401 to the North-South Quarter (N-S 1/4) line of said Section 28;
thence North 01° 16' 28" West 555.93 feet along the North-South Quarter (N-S 1/4) line of said Section 28 to the point of beginning.
Tract being subject to any and/or all easements of record and/or usage.

TRACT 2 DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4), the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4), the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4), the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4), the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4), the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) and the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-one (21), Township Four (4) North, Range Two (2) West of the 4th P.M., Town of Ellenboro, Grant County, Wisconsin, containing 92.51 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 21;
thence North 89° 54' 13" East 300.13 feet along the South line of said Section;
thence North 01° 17' 19" West 12.64 feet to the Southwest corner of that property as described in Volume 1189, Page 263 recorded as Document No. 713111, Grant County Registry, said corner being the point of beginning;
thence North 87° 04' 05" West 44.67 feet along the centerline of a township road known as Buckwheat Ridge Road;
thence 373.43 feet on the arc of a curve to the right having a radius of 250.00 feet and a long chord bearing North 44° 16' 32" West 339.67 feet along said centerline;
thence North 01° 29' 00" West 1015.45 feet along said centerline;
thence North 04° 21' 50" West 554.26 feet along said centerline;
thence 392.42 feet on the arc of a curve to the right having a radius of 800.00 feet and a long chord bearing North 09° 41' 19" East 388.50 feet along said centerline;
thence North 23° 44' 28" East 112.28 feet along said centerline;
thence 282.57 feet on the arc of a curve to the right having a radius of 1500.00 feet and a long chord bearing North 29° 08' 16" East 282.15 feet along said centerline;
thence North 34° 32' 04" East 123.59 feet along said centerline;
thence continuing North 34° 32' 04" East 349.01 feet along said centerline as described in Volume 1118, Page 987 recorded as Document No. 693525, Grant County Registry;
thence North 38° 25' 01" East 422.73 feet along said centerline described in Volume 1118, Page 987;
thence North 33° 37' 14" East 813.35 feet along said centerline described in Volume 1118, Page 987;
thence North 32° 35' 09" East 893.09 feet along said centerline described in Volume 799, Page 175 recorded as Document No. 597770, Grant County Registry;
thence North 37° 41' 20" East 25.79 feet along said centerline described in Volume 799, Page 175;
thence South 57° 37' 43" East 606.47 feet along a line of that property as described in Volume 1235, Page 68 recorded as Document No. 724452, Grant County Registry;
thence South 02° 25' 03" East 423.40 feet along a line of that property as described in Volume 1235, Page 711 recorded as Document No. 724625, Grant County Registry to the South line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);
thence South 89° 56' 18" East 22.40 feet along the South line of said property described in Volume 1235, Page 711 to the Southeast corner thereof;
thence South 00° 42' 48" East 1334.78 feet along the East line of the West Half (W 1/2) of the East Half (E 1/2) of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4);
thence South 89° 54' 51" West 986.78 feet along the South line of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) to the Southwest corner thereof;
thence South 89° 54' 51" West 331.26 feet along the South line of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4);
thence South 35° 27' 24" West 42.67 feet along a line of that property as described in said Volume 1189, Page 263;
thence South 04° 19' 13" West 1348.41 feet along a line of said property described in Volume 1189, Page 263;
thence South 68° 12' 47" West 563.94 feet along a line of said property described in Volume 1189, Page 263;
thence South 01° 17' 19" East 1043.40 feet along a line of said property described in Volume 1189, Page 263 to the point of beginning.
Tract being subject to any and/or all easements of record andr usage.

SURVEYOR'S NOTES:

The centerline of Platte River was retraced from recorded documents of adjoining land owners. 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. 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.

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 Pete Merkes.
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 18th day of January, 2012.

Aaron J. Austin, S-2922

WISCONSIN AARON AUSTIN S-2922 LANCASTER LAND SURVEYOR

LEGEND

- *Aluminum Monument found with Grant County Aluminum Cap*
- *No. 8 rebar found*
- *No. 8 rebar found with Grant County Aluminum Cap*
- *No. 6 rebar found*
- *1" diameter iron pipe found*
- *2" diameter iron pipe found*
- *No. 6 x 24" rebar set with cap*
- *1/2" x 4 3/4" Steel Cotton Gin Spike set*
- *+ No monument set*
- *( ) Recorded as*
- *[–] Property described in Volume and Page, Grant County Registry*
- *Approximate fence*

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.

NORTH
WEST EAST
SOUTH

The South line of the SE 1/4 of Section 21 is assumed to bear N 89°54'13" E.

0 300 600
SCALE 1" = 300'

PLAT OF SURVEY

PREPARED FOR: PETE MERKES
LOCATED IN SECTION 21 AND 28, T4N R2W, TOWN OF ELLENBORO, 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: 12s010
G:\T4NR2W\T4NR2W
H:\PLAT\T4NR2W\21\12s010-MERKES

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: BS-SB