

LEGEND

- ⊙ No. 6 rebar found with Grant County Aluminum Cap
- ⊕ No. 8 rebar found with Grant County Aluminum Cap
- No. 6 rebar found
- ⊠ Aluminum Monument found with Grant County Aluminum Cap
- △ 1" diameter iron pipe found
- No. 6 x 16" rebar set with cap
- ⊙ 1/4" x 4 3/4" Steel Cotton
- ⊙ On Spike 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.

**TRACT 1
194.94± ACRES
8,491,650± SQ.FT.**

PREVIOUS SURVEY BY LARRY AUSTIN DATED 3-27-2007 JOB NO. 078053

CENTERLINE 66' WIDE INGRESS-EGRESS EASEMENT PREVIOUSLY SURVEYED BY LARRY AUSTIN DATED 3-27-2007 JOB NO. 078053 - [1136-143]

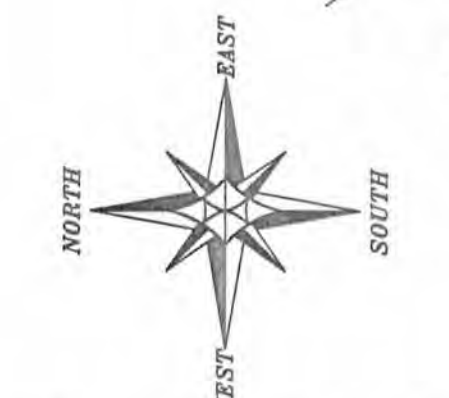
AREA TABLE:

SECTION 9:
 NW-SW = 24.85± ACRES
 SW-SW = 38.32± ACRES
 SE-SW = 16.33± ACRES
 SW-SE = 0.23± ACRE

SECTION 16:
 NW-NW = 40.32± ACRES
 NE-NW = 33.18± ACRES
 SE-NW = 3.92± ACRES
 SW-NW = 31.09± ACRES
 NW-SW = 6.50± ACRES



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: 1-7-2013.



PLAT OF SURVEY
 PREPARED FOR: KURT & MEREDITH BIBA
 LOCATED IN SECTIONS 9 AND 16, T7N R11W, TOWN OF CASTLE ROCK, GRANT COUNTY, WISCONSIN

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

JOB NO: 128220
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 FIELDBOOK: TDSR
 DRAWN BY: AJ AUSTIN
 CHECK: BS-SB
 SHEET 1 OF 3

33/a7

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4), the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4), the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) and the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Nine (9) and the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4), the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4), the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Sixteen (16), Township Seven (7) North, Range One (1) West of the 4th P.M., Town of Castle Rock, Grant County, Wisconsin, containing 194.94 acres, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 16, said corner being the point of beginning;

thence South 00° 13' 22" West 358.38 feet along the West line of said Section 16;

thence South 54° 21' 46" East 107.02 feet along a line of that property as described in Volume 1060, Page 861 recorded as Document No. 677744, Grant County Registry;

thence South 58° 07' 01" East 65.93 feet along a line of said property;

thence South 66° 57' 13" East 58.90 feet along a line of said property;

thence South 75° 21' 01" East 212.22 feet along a line of said property;

thence South 72° 30' 35" East 80.78 feet along a line of said property;

thence South 53° 35' 52" East 49.62 feet along a line of said property to a point in the centerline of a township road known as Biba Road;

thence North 28° 24' 52" East 38.26 feet along along said centerline;

thence 140.25 feet on the arc of a curve to the left having a radius of 300.00 feet and a long chord bearing North 15° 01' 17" East 138.98 feet along said centerline;

thence North 01° 37' 42" East 250.78 feet along said centerline;

thence 181.84 feet on the arc of a curve to the right having a radius of 400.00 feet and a long chord bearing North 14° 39' 06" East 180.28 feet along said centerline;

thence North 27° 40' 31" East 279.83 feet along said centerline;

thence North 26° 37' 41" East 243.62 feet along said centerline;

thence 572.06 feet on the arc of a curve to the right having a radius of 750.00 feet and a long chord bearing North 48° 28' 44" East 558.29 feet along said centerline;

thence North 70° 19' 47" East 199.36 feet along said centerline;

thence 247.74 feet on the arc of a curve to the left having a radius of 650.00 feet and a long chord bearing North 59° 24' 39" East 246.25 feet along said centerline;

thence North 48° 29' 30" East 367.19 feet along said centerline;

thence 204.85 feet on the arc of a curve to the left having a radius of 800.00 feet and a long chord bearing North 41° 09' 21" East 204.29 feet along said centerline;

thence North 33° 49' 12" East 145.47 feet along said centerline;

thence 352.32 feet on the arc of a curve to the right having a radius of 3200.00 feet and a long chord bearing North 36° 58' 27" East 352.14 feet along said centerline;

thence North 40° 07' 42" East 155.46 feet along said centerline;

thence 239.81 feet on the arc of a curve to the left having a radius of 1500.00 feet and a long chord bearing North 35° 32' 54" East 239.55 feet along said centerline;

thence North 30° 58' 06" East 86.41 feet along said centerline to the East line of the Northwest Quarter (NW 1/4) of said Section 16;

thence North 00° 37' 18" East 388.36 feet along the East line of the Northwest Quarter (NW 1/4) of said Section 16 to the North Quarter (N 1/4) corner thereof;

thence South 89° 17' 02" East 139.70 feet along the North line of said Section 16;

thence 0.62 feet on the arc of a curve to the right having a radius of 196.50 feet and a long chord bearing North 44° 40' 58" West 0.62 feet along a line of that property as described in Volume 1233, Page 541 recorded as Document No. 724039, Grant County Registry;

thence North 44° 35' 31" West 334.34 feet along a line of said property;

thence 32.15 feet on the arc of a curve to the left having a radius of 43.50 feet and a long chord bearing North 65° 46' 01" West 31.43 feet along a line of said property;

thence North 86° 56' 31" West 37.94 feet along a line of said property;

thence 60.22 feet on the arc of a curve to the right having a radius of 181.50 feet and a long chord bearing North 77° 26' 11" West 59.95 feet along a line of said property;

thence North 67° 55' 51" West 27.00 feet along a line of said property;

thence 162.80 feet on the arc of a curve to the right having a radius of 551.50 feet and a long chord bearing North 59° 28' 27" West 162.21 feet along a line of said property;

thence North 51° 01' 02" West 284.63 feet along a line of said property;

thence 139.89 feet on the arc of a curve to the left having a radius of 428.50 feet and a long chord bearing North 60° 22' 12" West 139.27 feet along a line of said property;

thence North 69° 43' 23" West 332.65 feet along a line of said property;

thence North 57° 06' 34" West 484.32 feet along a line of said property;

thence North 36° 00' 29" West 79.15 feet along a line of said property;

thence North 23° 07' 00" West 348.91 feet along a line of said property;

thence North 22° 01' 31" West 1379.99 feet along a line of said property to the North line of the Southwest Quarter (SW 1/4) of said Section 9;

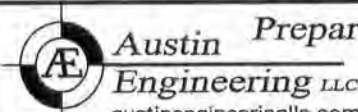
thence North 89° 33' 11" West 575.26 feet along said North line to the West Quarter (W 1/4) corner of said Section 9;

thence South 01° 19' 36" East 2619.61 feet along the West line of said Section 9 to the Southwest corner thereof;

thence South 00° 13' 22" West 2643.91 feet along the West line of said Section 16 to the point of beginning.

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

Austin
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Prepared for: KURT & MEREDITH BIBA

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PHONE: 608-723-6363 FAX: 608-723-6702

JOB NO: 12s220
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H:\PLAT\7NR1W\16\12s220-BIBA

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

SHEET 2 OF 3

JAN 24 2013

PLAT OF SURVEY

EASEMENT DESCRIPTION:

A Sixty-six foot (66') wide ingress-egress easement which is located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Sixteen (16), Township Seven (7) North, Range One (1) West of the 4th P.M., Town of Castle Rock, Grant County, Wisconsin, said easement being located 66' Northerly of and adjacent to the following described South line:

Commencing at the West Quarter (W 1/4) corner of said Section 16;
thence South 00° 13' 22" West 358.38 feet along the West line of said Section to the point of beginning;
thence South 54° 21' 46" East 107.02 feet along a line of that property as described in Volume 1060, Page 861 recorded as Document No. 677744, Grant County Registry;
thence South 58° 07' 01" East 65.93 feet along a line of said property;
thence South 66° 57' 13" East 58.90 feet along a line of said property;
thence South 75° 21' 01" East 212.22 feet along a line of said property;
thence South 72° 30' 35" East 80.78 feet along a line of said property;
thence South 53° 35' 52" East 49.62 feet along a line of said property to a point in the centerline of a township road known as Biba Road, said point being the terminus point.

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, 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 Kurt and Meredith Biba.
- 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 7th day of January, 2013.


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 to the surveyor.



Austin Engineering LLC Prepared for: **KURT & MEREDITH BIBA**
austinengineeringllc.com

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