

# PLAT OF SURVEY

LOCATED IN  
**THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 26, TOWNSHIP 8 NORTH, RANGE 3 WEST,  
 TOWN OF BOSCOBEL, GRANT COUNTY, WISCONSIN**

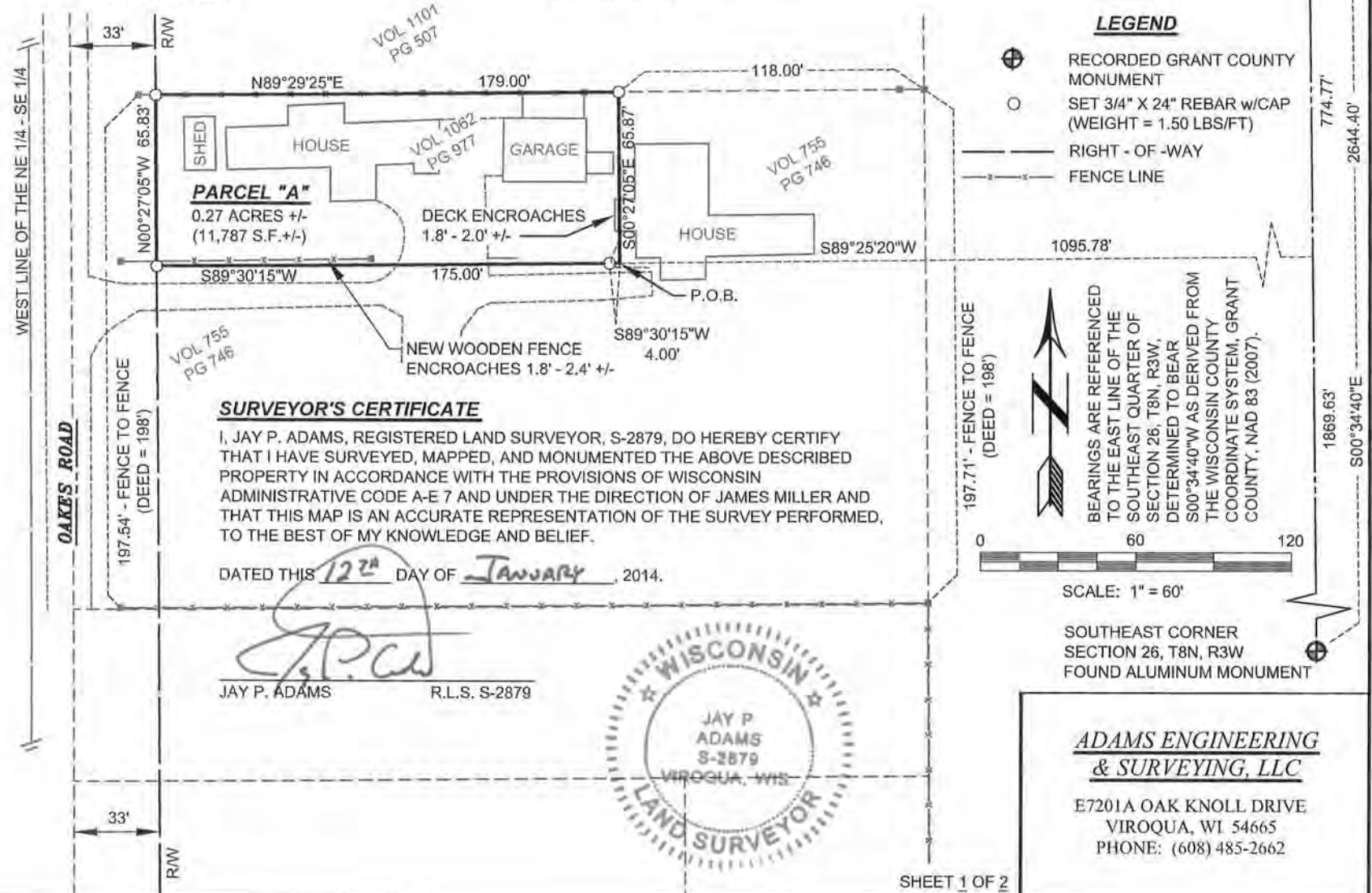
**SURVEYOR'S NOTES**

1. NO INVESTIGATION OR INDEPENDENT SEARCH HAS BEEN PERFORMED FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT A CURRENT AND ACCURATE TITLE SEARCH MAY DISCLOSE.
2. IMPROVEMENTS SHOWN HEREON WERE MEASURED AT RANDOM LOCATIONS AND ARE DISPLAYED FOR REFERENCE ONLY.
3. RIGHT-OF-WAY FOR OAKES ROAD IS BASED ON DESCRIPTIONS RECORDED IN THE GRANT COUNTY DEED REGISTRY, THE CENTERLINE OF THE EXISTING TRAVELED WAY AND EVIDENCED BY OCCUPATION EAST AND WEST OF THE ROADWAY.
4. THE LEGAL DESCRIPTIONS FOR PARCEL "A" AS WELL AS ADJOINING PROPERTIES ARE LOCATED BY REFERENCE TO THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER. THE MOST RECENTLY USED MONUMENT OF RECORD AT SAID CORNER IS A 3/4-INCH DIAMETER IRON ROD; WHICH IF USED AS THE REFERENCE POINT FOR SAID LEGAL DESCRIPTION, WOULD SHIFT DEED LINES 19' +/- SOUTH AND 27' +/- WEST OF WHERE LONGSTANDING AND CONSISTENT OCCUPATION WOULD SUGGEST. THERE HAVE BEEN NUMEROUS MONUMENTS OF RECORD PURPORTED TO BE THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER IN ADDITION TO AN UNRECORDED IRON ROD RECOVERED NEAR THE CENTER OF THE INTERSECTION OF OAKES ROAD AND LE GRAND STREET. FOR THIS REASON AND THE FACT THAT HISTORIC, LONGSTANDING FENCE LINES CONSISTENTLY AGREE WITH DEEDED DIMENSIONS AND THE ORIGINAL SUBDIVIDER HAD TITLE TO ALL OF THAT PROPERTY BOUNDED BY PARCEL "A," I BELIEVE THE EXISTING OCCUPATION TO BE THE BEST EVIDENCE OF THE INTENT OF THE PARTIES OF THE ORIGINAL CONVEYANCE OF LANDS DESCRIBED IN VOLUME 1062, PAGE 955 AND THEREFORE I HAVE MONUMENTED THE BOUNDARY LINES OF THE PARCEL ACCORDINGLY.
5. THE NEW WOODEN FENCE NOTED AS ENCROACHING INTO PARCEL "A" HAS BEEN CONSTRUCTED IN THE PAST YEAR AND WAS NOT CONSIDERED EVIDENCE OF THE LOCATION OF THE BOUNDARY LINES OF PARCEL "A."
6. NEIGHBORING WITNESS TESTIMONY STATED THAT BURBACH MUNICIPAL AND CIVIL ENGINEERS HAD PERFORMED FIELD WORK LOCATING HIS BOUNDARIES. HOWEVER, NO SURVEY IS ON FILE AT GRANT COUNTY AND AFTER CONTACTING BURBACH, IT WAS DISCOVERED THAT NO PERSON FROM THAT FIRM HAD PERFORMED ANY SUCH WORK.

PREPARED BY: JAY P. ADAMS, RLS  
 ADAMS ENGINEERING  
 & SURVEYING, LLC

PREPARED FOR: JAMES MILLER  
 17436 OAKES RD  
 BOSCOBEL, WI 53805

EAST 1/4 CORNER  
 SECTION 26, T8N, R3W  
 FOUND ALUMINUM MONUMENT



LEGAL DESCRIPTION: PARCEL "A"

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 8 NORTH, RANGE 3 WEST, TOWN OF BOSCOBEL, GRANT COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 26;  
THENCE S00°34'40"E, 774.77 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER;  
THENCE S89°25'20"W, 1095.78 FEET TO THE POINT OF BEGINNING;  
THENCE S89°30'15"W, 179.00 FEET;  
THENCE N00°27'05"W, 65.83 FEET;  
THENCE N89°29'25"E, 179.00 FEET;  
THENCE S00°27'05"E, 65.87 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 0.27 ACRES, MORE OR LESS, TOGETHER WITH ALL APPURTENANT RIGHTS, TITLE AND INTERESTS AND SUBJECT TO ANY AND ALL EASEMENTS OF RECORD OR USE.



LEGAL DESCRIPTION PROVIDED THE SURVEYOR:

A PART OF THE WEST HALF (W 1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 26, TOWNSHIP 8 NORTH, RANGE 3 WEST OF THE 4<sup>TH</sup> P.M., GRANT COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 515 FEET NORTH OF THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 66 FEET; THENCE EAST 20 RODS; THENCE SOUTH 66 FEET; THENCE WEST 20 RODS TO THE PLACE OF BEGINNING. EXCEPTING THEREFROM THE WEST 2 RODS THEREOF TO BE USED FOR HIGHWAY PURPOSES. ALSO EXCEPTING THE EAST 118 FEET.