

PLAT OF SURVEY

PREPARED FOR: B & D LAND PARTNERSHIP, LLP
 LOCATED IN SECTION 9 AND 16, T5N R4W, TOWN OF LITTLE GRANT, GRANT COUNTY, WISCONSIN

Austin Engineering LLC
austineengineeringllc.com

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

JOB NO: 15s047 FIELDBOOK: TDSR
 H:CRD\15s047 DRAWN BY: AJ AUSTIN
 H:PLAT\T5NR4W\09\15s047-NEISES CREW: SW AUSTIN
 SHEET 1 OF 2

PLAT OF SURVEY

DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Nine (9) and the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Sixteen (16), Township Five (5) North, Range Four (4) West of the 4th P.M., Town of Little Grant, Grant County, Wisconsin, containing 100.00 acres, more or less, and being described as follows:

Commencing at the Southwest corner of said Section 9, said corner being the point of beginning;
thence North 01° 02' 10" West 1327.63 feet along the West line of said Section 9 to the Northwest corner of the Southwest Quarter (SW 1/4) of said Southwest Quarter (SW 1/4);
thence North 89° 34' 50" East 1262.97 feet along the North line of the Southwest Quarter (SW 1/4) of said Southwest Quarter (SW 1/4);
thence South 46° 38' 39" East 1921.28 feet to the South line of the Southeast Quarter (SE 1/4) of said Southwest Quarter (SW 1/4);
thence South 89° 36' 59" West 1305.16 feet along said South line to the Southwest corner thereof;
thence South 00° 26' 11" East 1327.51 feet along the East line of the Northwest Quarter (NW 1/4) of said Northwest Quarter (NW 1/4) to the Southeast corner thereof;
thence South 89° 39' 51" West 1332.41 feet along the South line of the Northwest Quarter (NW 1/4) of said Northwest Quarter (NW 1/4) to the Southwest corner thereof;
thence North 00° 21' 59" West 1326.40 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.

ACCESS EASEMENT:

A Sixty-six foot (66') wide Access Easement for ingress-egress which is located in the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) and the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Nine (9) and the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of Section Sixteen (16), Township Five (5) North, Range Four (4) West of the 4th P.M., Town of Little Grant, Grant County, Wisconsin, said Easement being located 33 feet on each side of the following described centerline:

Commencing at the Southwest corner of said Section 9;
thence North 01° 02' 10" West 16.55 feet along the West line of said Section 9 to the point of beginning;
thence South 83° 05' 44" East 101.62 feet;
thence 86.39 feet on the arc of a curve to the right with a radius of 400.00 feet and a long chord bearing South 76° 54' 30" East 86.22 feet;
thence South 70° 43' 17" East 294.39 feet;
thence 109.58 feet on the arc of a curve to the left with a radius of 400.00 feet and a long chord bearing South 78° 34' 10" East 109.24 feet;
thence South 86° 25' 03" East 52.09 feet;
thence 54.83 feet on the arc of a curve to the right with a radius of 500.00 feet and a long chord bearing South 83° 16' 33" East 54.80 feet;
thence South 80° 08' 04" East 102.46 feet;
thence 40.71 feet on the arc of a curve to the left with a radius of 700.00 feet and a long chord bearing South 81° 48' 02" East 40.71 feet;
thence South 83° 28' 00" East 169.75 feet;
thence 183.98 feet on the arc of a curve to the left with a radius of 200.00 feet and a long chord bearing North 70° 10' 47" East 177.56 feet;
thence North 43° 49' 35" East 71.29 feet;
thence 300.05 feet on the arc of a curve to the left with a radius of 400.00 feet and a long chord bearing North 22° 20' 14" East 293.06 feet;
thence North 00° 50' 53" East 97.25 feet;
thence 58.52 feet on the arc of a curve to the right with a radius of 200.00 feet and a long chord bearing North 09° 13' 51" East 58.31 feet;
thence North 17° 36' 49" East 118.39 feet;
thence 204.55 feet on the arc of a curve to the right with a radius of 150.00 feet and a long chord bearing North 56° 40' 50" East 189.07 feet;
thence South 84° 15' 09" East 43.23 feet;
thence 33.87 feet on the arc of a curve to the left with a radius of 100.00 feet and a long chord bearing North 86° 02' 35" East 33.71 feet;;
thence North 76° 20' 20" East 164.63 feet;
thence 67.19 feet on the arc of a curve to the left with a radius of 400.00 feet and a long chord bearing North 71° 31' 36" East 67.11 feet;;
thence North 66° 42' 52" East 129.48 feet to the terminus point.

SURVEYOR'S CERTIFICATE:

I, Aaron J. Austin, Professional 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.

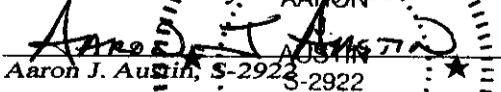
That this survey was prepared under the instructions of Bill Neises.

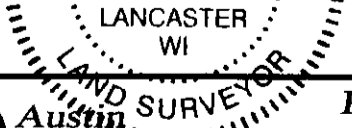
That to the best of my knowledge and belief, this plat is an accurate representation thereof.

That all plans that do not have a seal imprint in red ink may contain unauthorized alterations.

The certification contained on this document shall not apply to any copies.

Dated this 28th day of May 2015.


Aaron J. Austin, S-2922



Austin
Engineering LLC
austineengineeringllc.com

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

Prepared for: B&D LAND PARTNERSHIP, LLP

JOB NO: 15s047
H:CRD\15s047
H:PLAT\T5NR4W\09\15s047-NEISES

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: SW AUSTIN

SHEET 2 OF 2