

# PLAT OF SURVEY



- LEGEND**
- ⊙ Section Corner—as designated
  - 3/4" rebar found
  - 3/4" x 18" rebar set with cap
  - ⊙ Magnetic Nail Set
  - ( ) Recorded as
  - [ - ] Property described in Volume and Page, Grant County Registry
  - \*- Approximate fence

PREVIOUS SURVEY BY BRUCE CECKA DATED 10-16-1987 BOOK L, PAGE 312

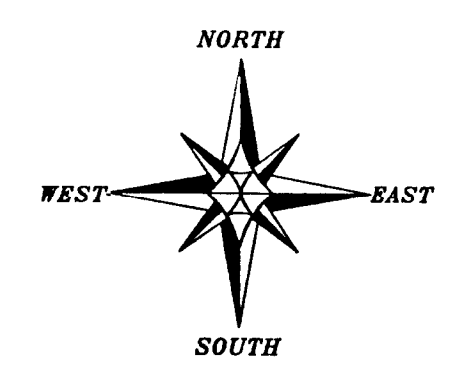
PREVIOUS SURVEY BY BRUCE CECKA DATED 4-22-1987 BOOK L, PAGE 243

**TRACT 1**  
1.32± ACRES  
57,320± SQ.FT.

**TRACT 2**  
0.99± ACRES  
43,157± SQ.FT.

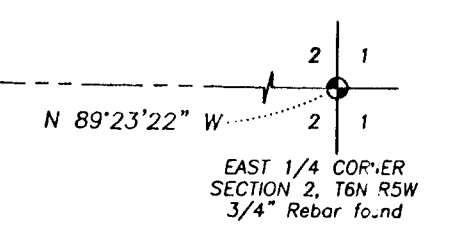
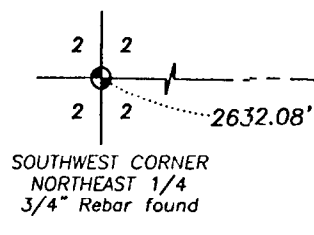
CENTERLINE  
**MILLVILLE HOLLOW ROAD**

C1  
A=54.32'  
R=400.00'  
C LEN=54.28'  
BRG=N 02°17'14" E



The South line of the NE 1/4 of Section 2 bears N 89°23'22" W according to the Grant County Coordinates System (2011 adjustment) which was determined by G.P.S. observation.

0 40 80  
SCALE 1" = 40'



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Prepared for: **JOHN WILKINSON**

JOB NO: 15s148  
H:CRD\15s148  
H:PLAT\T6NR5W\02\15s148

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

# PLAT OF SURVEY

## TRACT 1 DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section Two (2), Township Six (6) North, Range Five (5) West of the 4th P.M., Town of Millville, Grant County, Wisconsin, containing 1.32 acre, more or less, and being described as follows:

Commencing at a 3/4" rebar marking the Southwest corner of Lot 1 of Certified Survey Map No. 255 recorded in Volume 2 of Certified Survey Maps on Page 9 recorded as Document No. 516367, Grant County Registry; thence North 16° 06' 51" West 205.50 feet along the West line of said Lot 1 to a 3/4" rebar; thence North 50° 11' 45" West 24.56 feet along a line of that property as described in Volume 872, Page 318 recorded as Document No. 627394, Grant County Registry to a magnetic nail set in the centerline of a township road known as Millville Hollow Road and the point of beginning; thence 54.32 feet on the arc of a curve to the right with a radius of 400.00 feet and a long chord bearing North 02° 17' 14" East 54.28 feet along said centerline to a magnetic nail; thence North 06° 10' 41" East 234.26 feet along said centerline to a magnetic nail; thence North 49° 56' 47" West 76.94 feet along a line of said property described in Volume 872, Page 318 to a 3/4" rebar; thence North 59° 37' 00" West 49.50 feet along a line of said property described in Volume 872, Page 318 to a 3/4" rebar marking a corner of a survey prepared by Bruce Cecka dated 4-22-1987 and filed in Book L, Page 243 of Grant County Surveys, on file at the Grant County Tax Lister's office; thence South 25° 14' 59" West 363.00 feet along a line of said survey filed in Book L, Page 312 to a 3/4" rebar; thence South 08° 09' 51" West 50.16 feet along a line of said survey filed in Book L, Page 312 to a 3/4" rebar; thence North 76° 09' 51" East 203.28 feet along a line of that property as described in Volume 922, Page 867 recorded as Document No. 641949, Grant County Registry to a 3/4" rebar; thence South 50° 11' 45" East 50.51 feet along a line of said property described in Volume 872, Page 318 to the point of beginning.

Tract being subject to any and 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) of Section Two (2), Township Six (6) North, Range Five (5) West of the 4th P.M., Town of Millville, Grant County, Wisconsin, containing 0.99 acre, more or less, and being described as follows:

Commencing at a 3/4" rebar marking the Southwest corner of Lot 1 of Certified Survey Map No. 255 recorded in Volume 2 of Certified Survey Maps on Page 9 recorded as Document No. 516367, Grant County Registry; thence North 16° 06' 51" West 205.50 feet along the West line of said Lot 1 to a 3/4" rebar marking the point of beginning; thence North 50° 11' 45" West 24.56 feet along a line of that property as described in Volume 872, Page 318 recorded as Document No. 627394, Grant County Registry to a magnetic nail set in the centerline of a township road known as Millville Hollow Road; thence 54.32 feet on the arc of a curve to the right with a radius of 400.00 feet and a long chord bearing North 02° 17' 14" East 54.28 feet along said centerline to a magnetic nail; thence North 06° 10' 41" East 234.26 feet along said centerline to a magnetic nail; thence South 49° 56' 47" East 31.71 feet along a line of said property described in Volume 872, Page 318 to a 3/4" rebar marking a corner of a survey prepared by Bruce Cecka dated 4-22-1987 and filed in Book L, Page 243 of Grant County Surveys, on file at the Grant County Tax Lister's office; thence South 35° 55' 18" East 342.14 feet along a line of said survey filed in Book L, Page 243 to a 3/4" rebar; thence South 68° 38' 08" West 140.78 feet along a line of said survey filed in Book L, Page 243 to a 3/4" rebar; thence North 38° 01' 24" West 96.12 feet along a line of Lot 1 of said Certified Survey Map No. 255 to a 3/4" rebar; thence South 55° 22' 58" West 52.50 feet along a line of said Lot 1 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, 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.

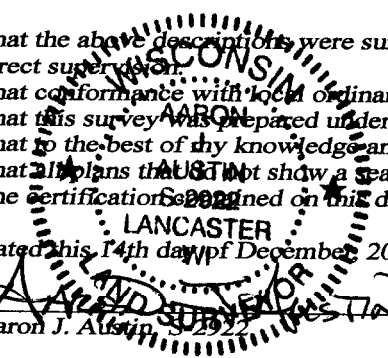
That this survey was prepared under the instructions of John Wilkinson.

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 14th day of December, 2015.

  
Aaron J. Austin, Surveyor

## SURVEYOR'S NOTES:

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 to the surveyor.



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SHEET 2 OF 2