

PLAT OF SURVEY

14 13
14 13

WEST 1/4 CORNER
SECTION 13, T3N R3W
1/2" Steel Pin found

N 89°38'37" W 5269.89'

EAST 1/4 CORNER
SECTION 13, T3N R3W
1" Rebar found with
Grant County Alum. Cap

13
13
18
18
2662.56'

Aaron J Austin
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: 2-24-2016. REVISED: 3-17-2016.



NORTH LINE
SE 1/4, SE 1/4

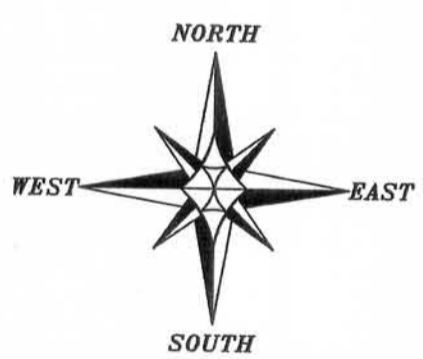
66' WIDE PRESUMED
PUBLIC ROADWAY
EASEMENT

NORTHEAST CORNER
SE 1/4, SE 1/4

LEGEND

- Section Corner - as designated
- 3/4" x 18" rebar set with cap
- ⊘ Utility pole
- \ - Overhead utility

2.28± ACRES
99,390± SQ.FT.



The East line of the SE 1/4 of Section 13 bears N 00°31'34" E according to the Grant County Coordinate System (2011 adjustment) which was determined by G.P.S. observation.

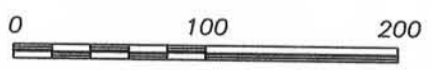
13 13
24 24

SOUTH 1/4 CORNER
SECTION 13, T3N R3W
Aluminum Monument found

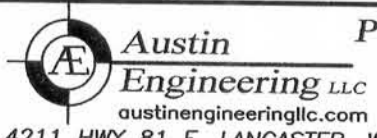
S 89°07'05" E 2597.96'

SOUTHEAST CORNER
SECTION 13, T3N R3W
1/2" x 4 3/4" Steel
Cotton Gin Spike set

13
24
18
19



SCALE 1" = 100'



Prepared for: **DAVE DUGGAN**

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

JOB NO: 16s018
H:CRD\16s018
H:PLAT\T3NR3W\13\16s018-DUGGAN

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

SHEET 1 OF 2

MAR 28 2016

PLAT OF SURVEY

DESCRIPTION OF SURVEY:

Located in the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Thirteen (13), Township Three (3) North, Range Three (3) West of the 4th P.M., Town of Potosi, Grant County, Wisconsin, containing 2.28 acres, more or less, and being described as follows:

Commencing at the Southeast corner of said Section 13;
thence North $00^{\circ} 31' 34''$ East 1006.71 feet along the East line of said Section to the point of beginning;
thence North $00^{\circ} 31' 34''$ East 324.57 feet along said East line to the Northeast corner of the Southeast Quarter (SE 1/4) of said Southeast Quarter (SE 1/4);
thence North $89^{\circ} 22' 57''$ West 305.99 feet along the North line of the Southeast Quarter (SE 1/4) of said Southeast Quarter (SE 1/4);
thence South $00^{\circ} 31' 34''$ West 325.06 feet;
thence South $89^{\circ} 28' 26''$ East 305.99 feet 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 description was 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 Dave Duggan.

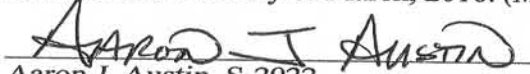
That to the best of my knowledge and belief, this plat is an accurate representation thereof.

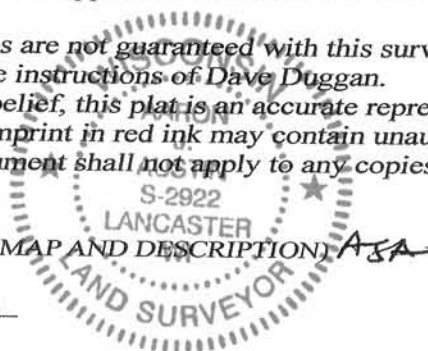
That all plans that do not show a seal imprint in red ink may contain unauthorized alterations.

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

Dated this 24th day of February, 2016.

Revised this 17th day of March, 2016. (MAP AND DESCRIPTION) AJA


Aaron J. Austin, S-2922



SURVEYOR'S NOTES:

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.



Austin
Engineering LLC
austinengineeringllc.com

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CREW: SW AUSTIN

SHEET 2 OF 2

PLAT OF SURVEY

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SECTION 13, T3N R3W
1/2" Steel Pin found

N 89°38'37" W 5269.89'

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EAST 1/4 CORNER
SECTION 13, T3N R3W
1" Rebar found with
Grant County Alum. Cap

Aaron J Austin
WISCONSIN
AARON J. AUSTIN
REGISTERED SURVEYOR
NO. 10000
ISSUED 12/15/2011
EXPIRES 12/15/2016

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18
18
2662.56'

66' WIDE PRESUMED
PUBLIC ROADWAY
EASEMENT

NORTH LINE
SE 1/4, SE 1/4

NORTHEAST CORNER
SE 1/4, SE 1/4

N 89°22'57" W 305.99'

272.99'

LEGEND

- ⊙ Section Corner - as designated
- 3/4" x 18" rebar set with cap
- ⊘ Utility pole
- - - Overhead utility

2.00± ACRES
87,150± SQ.FT.

S 00°31'34" W 285.06'

SE 1/4

N 00°31'34" E 284.62'

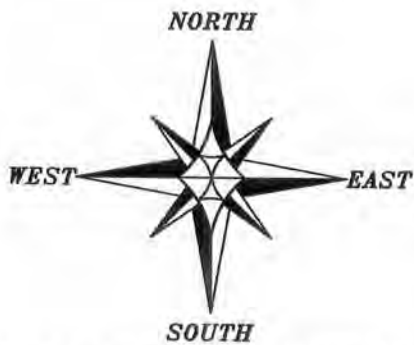
272.99'

S 89°28'26" E 305.99'

P.O.B.

1046.71'

WEST ROAD
N 00°31'34" E 284.57'



The East line of the SE 1/4 of Section 13 bears N 00°31'34" E according to the Grant County Coordinate System (2011 adjustment) which was determined by G.P.S. observation.

13 13

SOUTH 1/4 CORNER
SECTION 13, T3N R3W
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SOUTHEAST CORNER
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1/2" x 4 3/4" Steel
Cotton Gin Spike set

0 100 200

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austineengineeringllc.com

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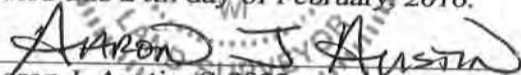
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