



# PLAT OF SURVEY

**TRACT 1 DESCRIPTION:**

Located in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Seventeen (17), Township Five (5) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, containing 3.96 acres, more or less, and being described as follows:  
 Commencing at the Northeast corner of said Section 17;  
 thence South 89° 26' 02" West 868.51 feet along the North line of said Section 17 to a point in the centerline of a township road known as Ready Hollow Road, said point being the point of beginning;  
 thence continuing South 89° 26' 02" West 440.22 feet along the North line of said Section to the Northwest corner of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence South 00° 28' 16" East 429.88 feet along the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence South 84° 39' 22" East 180.73 feet;  
 thence 51.09 feet on the arc of a curve to the right with a radius of 120.00 feet and a long chord bearing North 28° 12' 27" East 50.71 feet;  
 thence North 40° 24' 19" East 27.57 feet;  
 thence 86.01 feet on the arc of a curve to the right with a radius of 75.00 feet and a long chord bearing North 73° 15' 32" East 81.37 feet;  
 thence South 73° 53' 15" East 39.25 feet;  
 thence South 60° 46' 13" East 53.67 feet to a point in the centerline of a township road known as Ready Hollow Road;  
 thence North 13° 24' 18" East 108.20 feet along said centerline;  
 thence North 11° 24' 13" East 114.55 feet along said centerline;  
 thence North 06° 04' 01" East 61.35 feet along said centerline;  
 thence 120.77 feet on the arc of a curve to the left with a radius of 500.00 feet and a long chord bearing North 00° 51' 12" West 120.48 feet along said centerline to the point of beginning.  
 Tract being subject to any and all easements of record and/or usage.

**TRACT 2 DESCRIPTION:**

Located in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Seventeen (17), Township Five (5) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, containing 3.82 acres, more or less, and being described as follows:  
 Commencing at the Northeast corner of said Section 17;  
 thence South 89° 26' 02" West 868.51 feet along the North line of said Section 17;  
 thence continuing South 89° 26' 02" West 440.22 feet along the North line of said Section to the Northwest corner of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence South 00° 28' 16" East 429.88 feet along the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4) to the point of beginning;  
 thence South 84° 39' 22" East 180.73 feet;  
 thence 51.09 feet on the arc of a curve to the right with a radius of 120.00 feet and a long chord bearing North 28° 12' 27" East 50.71 feet;  
 thence North 40° 24' 19" East 27.57 feet;  
 thence 86.01 feet on the arc of a curve to the right with a radius of 75.00 feet and a long chord bearing North 73° 15' 32" East 81.37 feet;  
 thence South 73° 53' 15" East 39.25 feet;  
 thence South 60° 46' 13" East 53.67 feet to a point in the centerline of a township road known as Ready Hollow Road;  
 thence South 13° 24' 18" West 67.12 feet along said centerline;  
 thence South 16° 49' 10" West 60.44 feet along said centerline;  
 thence 234.59 feet on the arc of a curve to the right with a radius of 1100.00 feet and a long chord bearing South 22° 55' 45" West 234.15 feet along said centerline;  
 thence South 29° 01' 19" West 337.98 feet along said centerline;  
 thence South 30° 10' 11" West 178.70 feet along said centerline to the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence North 00° 28' 16" West 753.67 feet along said West line to the point of beginning.  
 Tract being subject to any and all easements of record and/or usage.

**ACCESS EASEMENT DESCRIPTION:**

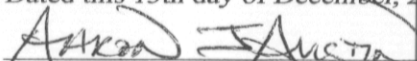
A Sixteen foot (16') wide access easement for ingress-egress which is located in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Seventeen (17), Township Five (5) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, said easement being located Eight feet (8') on each side of the following described centerline:  
 Commencing at the Northeast corner of said Section 17;  
 thence South 89° 26' 02" West 868.51 feet along the North line of said Section 17;  
 thence continuing South 89° 26' 02" West 440.22 feet along the North line of said Section to the Northwest corner of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence South 00° 28' 16" East 429.88 feet along the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4);  
 thence South 84° 39' 22" East 180.73 feet to the point of beginning;  
 thence 51.09 feet on the arc of a curve to the right with a radius of 120.00 feet and a long chord bearing North 28° 12' 27" East 50.71 feet;  
 thence North 40° 24' 19" East 27.57 feet;  
 thence 86.01 feet on the arc of a curve to the right with a radius of 75.00 feet and a long chord bearing North 73° 15' 32" East 81.37 feet;  
 thence South 73° 53' 15" East 39.25 feet;  
 thence South 60° 46' 13" East 53.67 feet to a point in the centerline of a township road known as Ready Hollow Road and 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:**

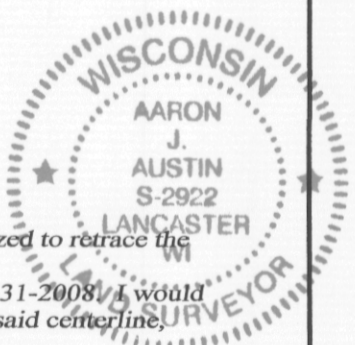
I, Aaron J. Austin, Professional Wisconsin Land Surveyor, hereby certify:  
 That the above descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and the field work was completed on 12-9-2016.  
 That this survey was prepared under the instructions of Gene Loding.  
 That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and 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 13th day of December, 2016.

  
 Aaron J. Austin, S-2922


**SURVEYOR'S NOTES:**

The description provided [774-708] does not close by 11.67 feet. Therefore the adjoining described in [1276-432] was utilized to retrace the East line of this property.  
 The description recorded in [1276-432] did have an unrecorded survey for it signed and sealed by Michael Harding dated 7-31-2008. I would like to note that the deed recorded in [1276-432] had a typographical error in it for the course of: "thence, continuing along said centerline, N 11°18'50" E 175.32 feet;"  
 The un-filed survey labeled the course as: "thence, continuing along said centerline, N 13°18'50" E 175.32 feet;" By utilizing the course shown on the survey, the deed description of [1276-432] did close. No monuments were found for this survey and this location was retraced based upon existing monumentation of the Section corners.  
 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.

DEC 27 '16



Prepared for: GENE LODING

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JOB NO: 15s024  
 H:CRD\15s024-LODING  
 H:PLAT\5NR6W\17\15s024-LODING

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