

NORTH 1/4 CORNER SECTION 19, T7N R2W
7/8" Rebar found with Grant County Aluminum Cap.
Ties found per Survey Monument Record by Laurence Schmit dated 2-29-2000



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: 11-16-2017.

WEST 1/4 CORNER SECTION 19, T7N R2W
3/4" Rebar found
New Survey Monument Record

NORTHEAST CORNER SECTION 19, T7N R2W
7/8" Rebar found with Grant County Aluminum Cap.
Ties found per Survey Monument Record by Laurence Schmit dated 2-29-2000

LEGEND

- ⊙ Section Corner—as designated
- 3/4" rebar found
- ⊙ Mag Nail found
- ⊙ Mag Nail set
- 3/4" x 18" rebar set with cap
- ◆ 7/16" x 1 3/16" x 4' Wood lath set
- + No monument set
- () Recorded as
- Boundary of Survey
- - - Proposed Easement
- - - Previously Surveyed line
- - - Right of Way
- - - Existing centerline
- - - Section Line
- - - Existing fence

S 89°39'17" E

134.54' S 89°39'11" E

N 13°13'51" E 830.18'

N 09°01'18" W 397.98'

S 62°54'36" W 87.53'

S 74°38'56" W 198.40'

S 00°02'27" E 446.68'

S 00°02'32" E 446.68'

S 00°35'01" E 660.97'

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EAST 1/4 CORNER SECTION 19, T7N R2W
7/8" Rebar found with Grant County Aluminum Cap.
Ties found per Survey Monument Record by Laurence Schmit dated 2-29-2000
Point of Beginning—Tract 1

(N 89°33'38" W) S 89°33'33" E 54.35'

(N 22°38'40" E) S 22°38'35" E 135.27'

S 22°38'35" E 156.58'

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PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Nineteen (19), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, containing 10.44 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 19;
 thence South 89° 39' 57" East 1323.75 feet along the South line of said Section 19 to the Southeast corner of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) thereof;
 thence North 00° 12' 00" West 660.96 feet to the Southeast corner of the North Half (N 1/2) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4), said corner being the point of beginning;
 thence North 00° 12' 00" West 264.25 feet along the East line of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section 19;
 thence North 80° 51' 53" West 1224.90 feet to the East line of Lot 2 of Certified Survey Map Number 659 recorded in Volume 5 of Certified Survey Maps on Page 124 recorded as Document Number 619975, Grant County Registry;
 thence 129.16 feet on the arc of a curve to the left with a radius of 900.00 feet and a long chord bearing South 15° 41' 21" West 129.05 feet along the East line of said Lot 2;
 thence South 11° 34' 40" West 73.56 feet along the East line of said Lot 2;
 thence 162.25 feet on the arc of a curve to the left with a radius of 900.00 feet and a long chord bearing South 06° 24' 48" West 162.03 feet along the East line of said Lot 2;
 thence South 01° 14' 55" West 93.89 feet along the East line of said Lot 2 to the South line of the North Half (1/2) of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section;
 thence South 89° 39' 47" East 1280.12 feet along said South line to the point of beginning.

TRACT 2 DESCRIPTION:

Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) and the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Nineteen (19), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, containing 6.71 acres, more or less, and being described as follows:

Commencing at the East Quarter (E 1/4) corner of said Section Nineteen (19), said corner being the point of beginning;
 thence South 00° 02' 27" East 446.69 feet along the East line of said Section 19;
 thence South 74° 38' 56" West 198.40 feet;
 thence South 62° 54' 36" West 87.53 feet;
 thence North 09° 01' 18" West 397.59 feet;
 thence North 13° 13' 51" East 830.18 feet;
 thence South 89° 39' 11" East 134.54 feet to the East line of said Section 19;
 thence South 00° 35' 01" East 660.97 feet along the East line of said Section 19 to the point of beginning.

PROPOSED ACCESS EASEMENT:

A Sixty-six foot (66') wide access easement for ingress-egress which is located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty (20), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, said Easement being located Southerly and Westerly of the following described reference line;

Commencing at the West Quarter (W 1/4) corner of said Section 20, said corner being the point of beginning;
 thence South 89° 33' 33" East 788.01 feet along the North line of the Southwest Quarter (SW 1/4) of said Section 20 to the Westerly right of way of County Highway "T";
 thence South 22° 38' 35" East 156.58 feet along the Westerly right of way of County Highway "T";
 thence 112.45 feet on the arc of a curve to the right with a radius of 1100.00 feet and a long chord bearing South 19° 42' 53" East 112.40 feet along said right of way to 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 description was surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and the field work was completed on 10-29-2017.

That this survey was prepared under the instructions of Levi Stoltzfus.

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 16th day of November, 2017.



Aaron J. Austin, S-2922



SURVEYOR'S NOTES:

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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Prepared for: LEVI STOLTZFUS

JOB NO: 17s154
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H:\PLAT\T7NR2W\19\17s154-STOLTZFUS

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

SHEET 2 OF 2