



# PLAT OF SURVEY

### TRACT 1 DESCRIPTION:

Located in the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-four (24), Township Five (5) North, Range One (1) West, Village of Livingston, Grant County, Wisconsin, containing 11.57 acres, more or less, and being described as follows:

Commencing at the Northwest corner of said Section 24;  
thence South 89° 36' 22" East 1331.93 feet along the North line of said Section 24 to the Northwest corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4);  
thence South 00° 44' 18" East 45.73 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) to the Southerly right of way of County Road "E";  
thence South 00° 44' 18" East 661.32 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4);  
thence South 89° 36' 22" East 810.61 feet;  
thence North 00° 32' 36" West 419.83 feet to the South line of Lot 1 of Certified Survey Map No. 1424 recorded as Document Number 708160, Grant County Registry;  
thence North 89° 37' 31" West 139.23 feet along the South line of Lot 1 and along the South line of Lot 2 of said Certified Survey Map Number 1424 to the Southwest corner thereof;  
thence North 00° 52' 41" West 246.46 feet along the West line of Lot 2 and Lot 1 of said Certified Survey Map Number 1424 to the Southerly right of way of County Road "E";  
thence North 89° 39' 06" West 297.75 feet along said right of way;  
thence North 89° 46' 16" West 374.37 feet along said right of way 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 Northwest Quarter (NW 1/4) of Section Twenty-four (24), Township Five (5) North, Range One (1) West of the 4th P.M., Town of Livingston, Grant County, Wisconsin, containing 5.00 acres, more or less, and being described as follows:

Commencing at the Northwest corner of said Section 24;  
thence South 89° 36' 22" East 1331.93 feet along the North line of said Section 24 to the Northwest corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4);  
thence South 00° 44' 18" East 45.73 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) to the Southerly right of way of County Road "E";  
thence South 00° 44' 18" East 661.32 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4);  
thence South 89° 36' 22" East 810.61 feet to the point of beginning;  
thence North 00° 32' 36" West 419.83 feet to the South line of Lot 1 of Certified Survey Map Number 1424 recorded as Document Number 708160, Grant County Registry;  
thence North 89° 37' 31" East 518.62 feet along the South line of Lot 1 of said Certified Survey Map Number 1424 and along the South line of Parcel 1 of Certified Survey Map Number 351 recorded as Document Number 563750, Grant County Registry to the Westerly line of Block 7 of Grace Addition to the Village of Livingston, according to the recorded map or plat thereof;  
thence South 00° 32' 36" East 420.00 feet along the West line of Block 7 of said Grace Addition;  
thence North 89° 36' 22" West 518.62 feet to the point of beginning.

### TRACT 3 DESCRIPTION:

Located in the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-four (24), Township Five (5) North, Range One (1) West, Village of Livingston, and part of Lots 1, 2 and 3 of Certified Survey Map Number 1228 recorded as Document Number 687148, Grant County Registry, Grant County, Wisconsin, containing 20.88 acres, more or less, and being described as follows:

Commencing at the Northwest corner of said Section 24;  
thence South 89° 36' 22" East 1331.93 feet along the North line of said Section 24 to the Northwest corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4);  
thence South 00° 44' 18" East 45.73 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) to the Southerly right of way of County Road "E";  
thence South 00° 44' 18" East 661.32 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) to the point of beginning;  
thence South 89° 36' 22" East 810.61 feet;  
thence continuing South 89° 36' 22" East 518.62 feet to the East line of Block 7 of Grace Addition to the Village of Livingston, according to the recorded map or plat thereof;  
thence South 00° 32' 36" East 348.73 feet along the West line of Block 7 of said Grace Addition to the Northeast corner of that property as described in Volume 1411, Page 620 recorded as Document Number 767407, Grant County Registry;  
thence South 89° 27' 15" West 308.63 feet along the North line of said property described in Volume 1411, Page 620 to the Northwest corner thereof;  
thence South 00° 09' 09" East 272.72 feet along the West line of said property to the Southwest corner thereof;  
thence North 89° 27' 15" East 311.21 feet along the South line of said property to the Southeast corner thereof;  
thence North 00° 32' 36" West 122.49 feet along the East line of said property;  
thence North 89° 27' 19" East 240.00 feet along the South line of Lot 1 of Certified Survey Map Number 1166 recorded as Document Number 680378, Grant County Registry;  
thence South 00° 32' 36" East 210.26 feet along the East line of Lot 1 and Lot 2 of Certified Survey Map Number 1228 recorded as Document Number 687148, Grant County Registry;  
thence South 89° 27' 19" West 240.00 feet to the West line of Lot 3 of said Certified Survey Map Number 1228;  
thence North 89° 44' 13" West 1326.76 feet to the West line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4);  
thence North 00° 44' 18" West 85.81 feet along the West line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) to the Northwest corner thereof;  
thence North 00° 44' 18" West 626.48 feet along the West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of said Section 24 to the point of beginning.

### TRACT 4 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-four (24), Township Five (5) North, Range One (1) West of the 4th P.M., Town of Clifton and Village of Livingston, and part of Lots 2 and 3 of Certified Survey Map Number 1228, recorded as Document Number 687148, Grant County Registry, Grant County, Wisconsin, containing 120.15 acres, more or less, and being described as follows:

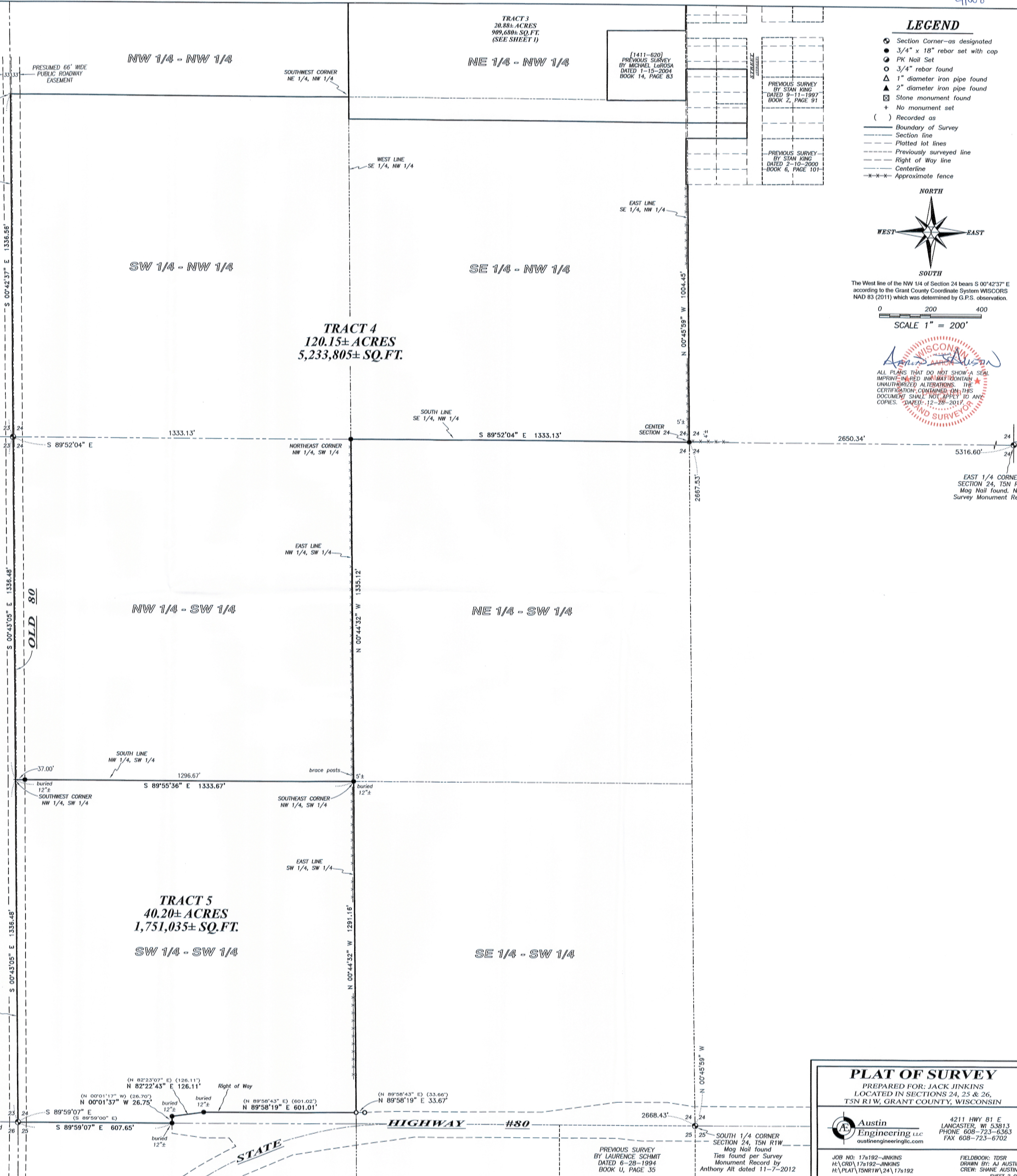
Commencing at the West Quarter (W 1/4) corner of said Section 24, said corner being the point of beginning;  
thence South 00° 43' 05" East 1336.48 feet along the West line of said Section 24 to the Southwest corner of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) thereof;  
thence South 89° 55' 36" East 1333.67 feet along the South line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) to the Southeast corner thereof;  
thence North 00° 44' 32" West 1335.12 feet along the East line of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) to the Northeast corner thereof;  
thence South 89° 52' 04" East 1333.13 feet along the South line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) to the Center of Section 24;  
thence North 00° 45' 59" West 1004.45 feet along the East line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) to the South line of Block 7 of said Grace Addition;  
thence South 89° 27' 19" West 6.74 feet along the South line of Block 7 of said Grace Addition to the Southwest corner thereof;  
thence North 00° 32' 36" West 180.24 feet along the West line of said Block 7 to the Southwest corner of Lot 3 of said Certified Survey Map Number 1228;  
thence North 89° 27' 19" East 240.00 feet along the South line of Lot 3 and Lot 2 of said Certified Survey Map Number 1228;  
thence North 00° 32' 36" West 60.08 feet along the East line of Lot 2 of said Certified Survey Map Number 1228;  
thence South 89° 27' 19" West 240.00 feet to the West line of Lot 3 of said Certified Survey Map Number 1228;  
thence North 89° 44' 13" West 1326.76 feet to the West line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of said Section 24;  
thence North 00° 44' 18" West 85.81 feet along said West line to the Northwest corner of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) thereof;  
thence North 89° 44' 13" West 1332.53 feet along the North line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) to the Northwest corner thereof;  
thence South 00° 42' 37" East 1336.56 feet along the West line of said Section 24 to the point of beginning.  
Tract being subject to any and all easements of record and/or usage.

### TRACT 5 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-four (24), Township Five (5) North, Range One (1) West of the 4th P.M., Town of Clifton, Grant County, Wisconsin, containing 40.20 acres, more or less, and being described as follows:

Commencing at the Southwest corner of said Section 24, said corner being the point of beginning;  
thence South 89° 59' 07" East 607.65 feet along the South line of said Section 24 to the right of way of State Highway #80;  
thence North 00° 01' 37" West 26.75 feet along said right of way;  
thence North 82° 22' 43" East 126.11 feet along said right of way;  
thence North 89° 58' 19" East 601.01 feet along said right of way to the East line of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4);  
thence North 00° 44' 32" West 1291.16 feet along the East line of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of said Section 24 to the Northeast corner thereof;  
thence North 89° 55' 36" West 1333.67 feet along the North line of the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) to the Northwest corner thereof;  
thence South 00° 43' 05" East 1336.48 feet along the West line of said Section 24 to the point of beginning.  
Tract being subject to any and all easements of record and/or usage.

WEST 1/4 CORNER SECTION 24, T5N R1W  
1" Rebar with Grant County Aluminum Cap found  
Ties found per Survey Monument Record by Larry Austin dated 12-19-2000  
Point of Beginning-TRACT 4



### LEGEND

- Section Corner—as designated
- 3/4" x 18" rebar set with cap
- PK Nail Set
- 3/4" rebar found
- 1" diameter iron pipe found
- 2" diameter iron pipe found
- Stone monument found
- No monument set
- Recorded as
- Boundary of Survey
- Section line
- Platted lot lines
- Previously surveyed line
- Right of Way line
- Centerline
- Approximate fence



The West line of the NW 1/4 of Section 24 bears S 00°42'37" E according to the Grant County Coordinate System WISCONSIN NAD 83 (2011) which was determined by G.P.S. observation.

SCALE 1" = 200'



**PLAT OF SURVEY**  
PREPARED FOR: JACK JINKINS  
LOCATED IN SECTIONS 24, 25 & 26,  
T5N R1W, GRANT COUNTY, WISCONSIN

**Austin Engineering LLC**  
4211 HWY 81 E  
LANCASTER, WI 53813  
PHONE 608-723-6363  
FAX 608-723-6702

JOB NO. 176192-JINKINS  
FIELDBOOK: T5N R1W  
DRAWN BY: AJ AUSTIN  
CREW: SHANE AUSTIN  
SHEET 2 OF 3

# PLAT OF SURVEY

41068

NORTH 1/4 CORNER  
SECTION 25, T5N R1W  
Mag Nail found  
Ties found per Survey  
Monument Record by  
Anthony Alt dated 11-7-2012

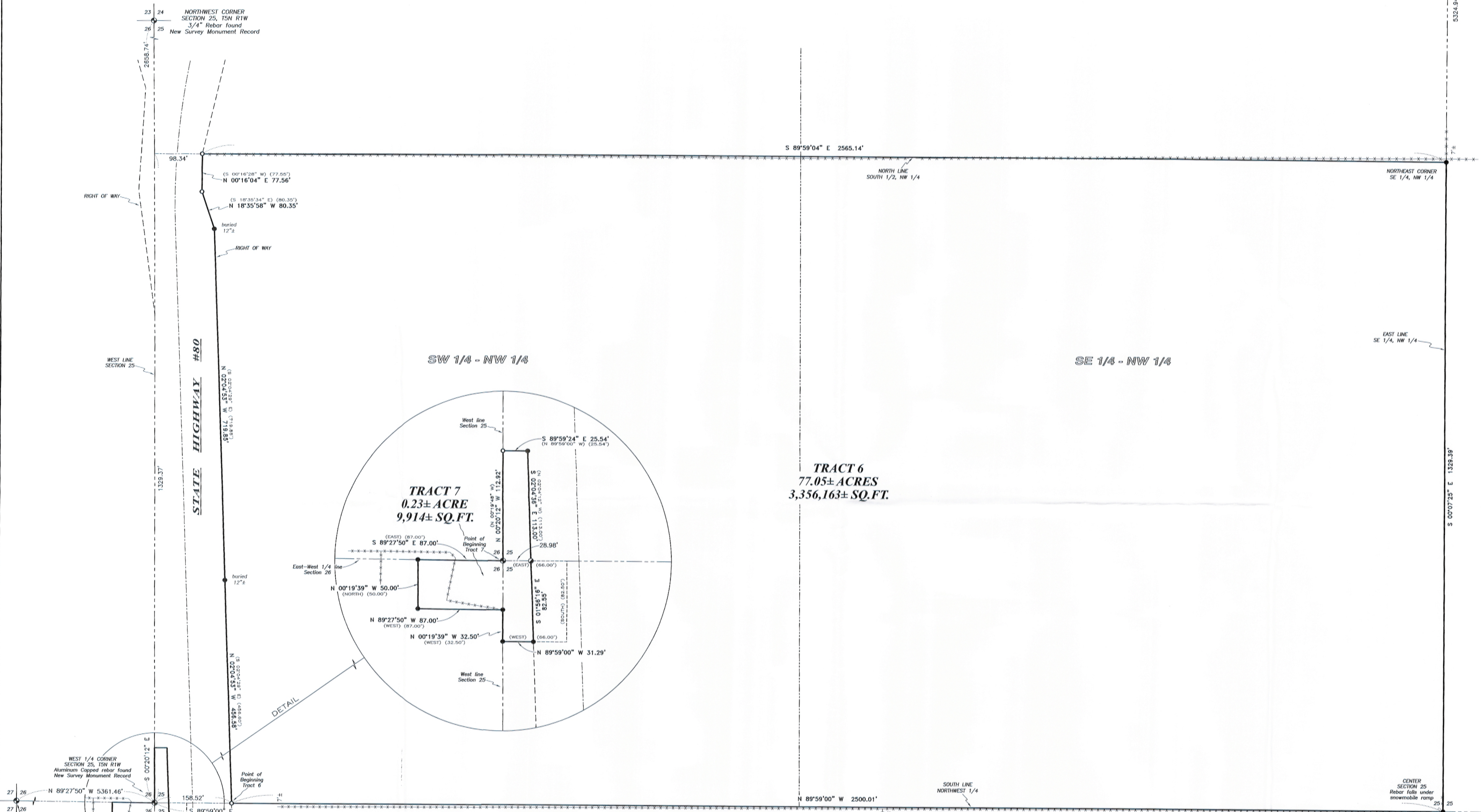
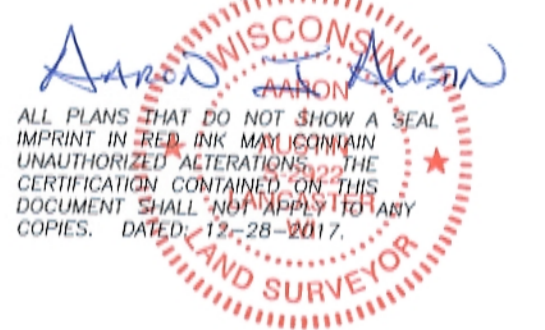
### LEGEND

- Section Corner-as designated
- 3/4" x 18" rebar set with cap
- PK Nail Set
- 3/4" rebar found
- △ 1" diameter iron pipe found
- ▲ 2" diameter iron pipe found
- Stone monument found
- + No monument set
- ( ) Recorded as
- Boundary of Survey
- Section line
- Platted lot lines
- Previously surveyed line
- Right of Way line
- Centerline
- - - - - Approximate fence



The West line of the NW 1/4 of Section 24 bears S 00°42'37" E according to the Grant County Coordinate System WISCONSIN NAD 83 (2011) which was determined by G.P.S. observation.

SCALE 1" = 100'



**TRACT 7**  
0.23± ACRE  
9,914± SQ.FT.

**TRACT 6**  
77.05± ACRES  
3,356,163± SQ.FT.

**TRACT 7**  
0.30± ACRE  
12,873± SQ.FT.  
(SEE DETAIL)

**TRACT 6-DESCRIPTION:**  
Located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township Five (5) North, Range One (1) West of the 4th P.M., Town of Clifton, Grant County, Wisconsin, containing 77.05 acres, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 25; thence South 89° 59' 00" East 158.52 feet along the South line of the Northwest Quarter (NW 1/4) of said Section 25 to the Easterly right of way State Highway #80 and the point of beginning; thence North 02° 04' 53" West 456.58 feet along said right of way; thence continuing North 02° 04' 53" West 719.85 feet along said right of way; thence North 18° 35' 58" West 80.35 feet along said right of way; thence North 00° 16' 04" East 77.56 feet along said right of way to the North line of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4); thence South 89° 59' 04" East 2565.14 feet along the North line of the South Half (S 1/2) of the Northwest Quarter (NW 1/4) of said Section 25 to the Northeast corner thereof; thence South 00° 07' 25" East 1329.39 feet along the East line of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) to the Center of said Section 25; thence North 89° 59' 00" West 2500.01 feet along the South line of the Northwest Quarter (NW 1/4) of said Section 25 to the point of beginning.  
Tract being subject to any and all easements of record and/or usage.

**TRACT 7-DESCRIPTION:**  
Located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-five (25) and in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-six (26), Township Five (5) North, Range One (1) West of the 4th P.M., Town of Clifton, Grant County, Wisconsin, containing 0.23 acres, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 25, said corner being the point of beginning; thence North 00° 20' 12" West 112.92 feet along the West line of said Section 25 to the Westerly right of way of State Highway #80; thence South 89° 59' 24" East 25.54 feet along said right of way; thence South 02° 04' 36" East 113.00 feet along said right of way; thence South 01° 56' 16" East 82.55 feet along said right of way; thence North 89° 59' 00" West 31.29 feet along a line of that property as described in Volume 1007, Page 484 recorded as Document Number 662995, Grant County Registry; thence North 00° 19' 39" West 32.50 feet along a line of said property described in Volume 1007, Page 484; thence North 89° 27' 50" West 87.00 feet along a line of said property described in Volume 1007, Page 484; thence North 00° 19' 39" West 50.00 feet along a line of said property described in Volume 1007, Page 484 to the East-West Quarter (E-W 1/4) line of said Section 26; thence South 89° 27' 50" East 87.00 feet along the East-West Quarter (E-W 1/4) line of said Section 26 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 descriptions hereon were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 12-28-2017. That this survey was prepared under the instructions of Jack Jinkins. 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 28th day of December, 2017.  
*Aaron J. Austin*  
Aaron J. Austin, S-2922

**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.

WEST 1/4 CORNER  
SECTION 25, T5N R1W  
Aluminum Capped rebar found  
Ties found per Survey  
Monument Record by Bruce  
Bowden revised 6-13-2003

SOUTHWEST CORNER  
SECTION 25, T5N R1W  
Mag Nail found  
Ties found per Survey  
Monument Record by Anthony  
Alt dated 11-7-2012

CENTER  
SECTION 25  
Rebar falls under  
snowmobile ramp

SOUTH 1/4 CORNER  
SECTION 25, T5N R1W  
Mag Nail set  
New Survey Monument Record

EAST 1/4 CORNER  
SECTION 25, T5N R1W  
Aluminum Capped rebar found  
Ties found per Survey  
Monument Record by Michael  
Loftos dated 11-9-2005

**PLAT OF SURVEY**  
PREPARED FOR: JACK JINKINS  
LOCATED IN SECTIONS 24, 25 & 26,  
TSN R1W, GRANT COUNTY, WISCONSIN

**Austin Engineering LLC**  
austinengineeringllc.com  
4211 HWY 81 E  
LANCASTER, WI 53813  
PHONE: 608-723-6363  
FAX: 608-723-6702

JOB NO: 176192-JINKINS  
FIELDBOOK: TDSR  
DRAWN BY: AJ AUSTIN  
CREW: SHANE AUSTIN  
SHEET 3 OF 3