

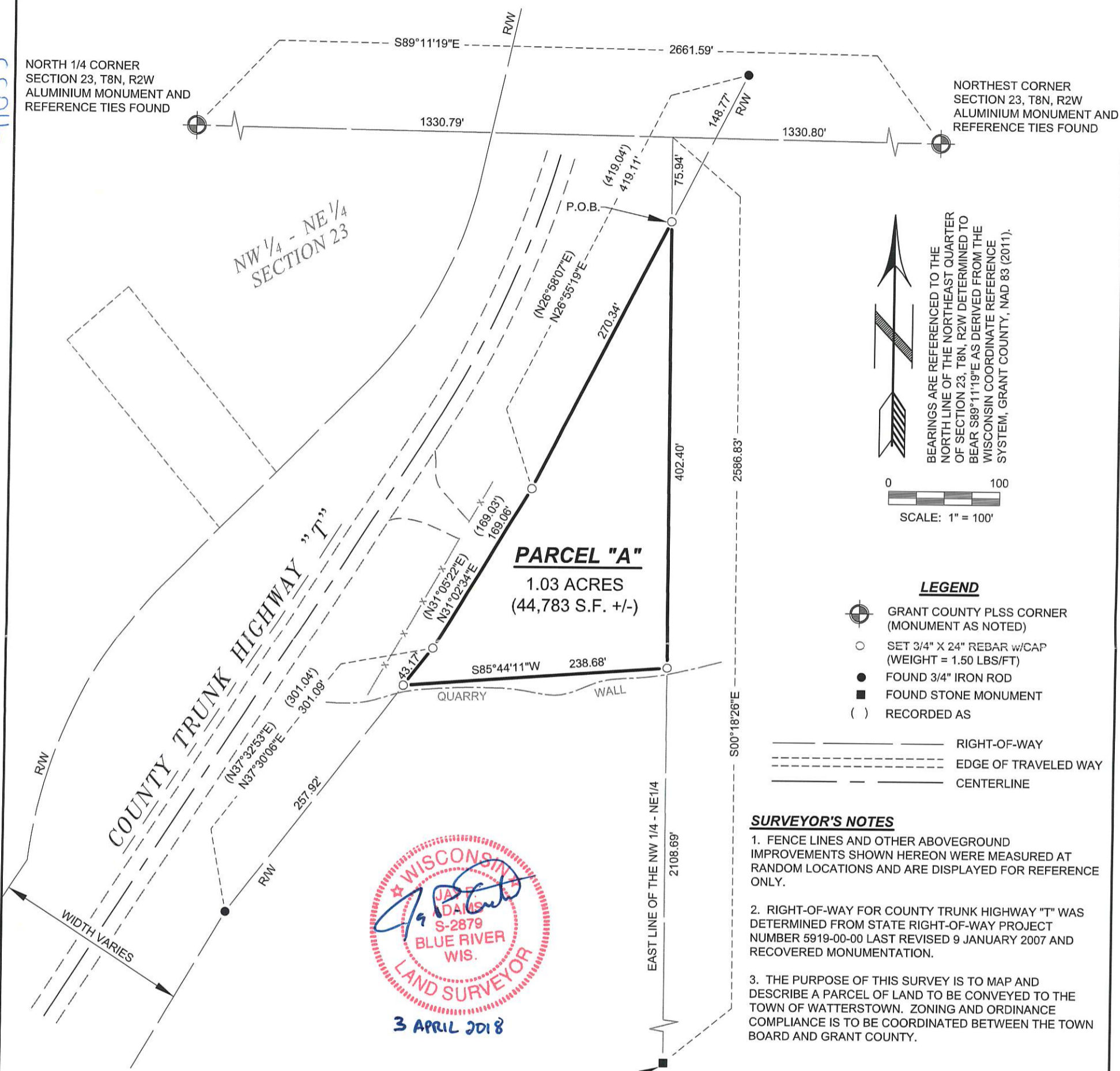
# PLAT OF SURVEY

LOCATED IN  
**THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 23,  
 TOWNSHIP 8 NORTH, RANGE 2 WEST, TOWN OF WATTERSTOWN, GRANT COUNTY, WISCONSIN**

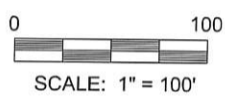
PREPARED BY: JAY P. ADAMS, PLS  
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 210 GUARD ST  
 WAUZEKA, WI 53826

PREPARED FOR: RYAN GROU  
 3191 COUNTY ROAD J  
 VERONA, WI 53593

41055



BEARINGS ARE REFERENCED TO THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 23, T8N, R2W DETERMINED TO BEAR S89°11'19"E AS DERIVED FROM THE WISCONSIN COORDINATE REFERENCE SYSTEM, GRANT COUNTY, NAD 83 (2011).



- LEGEND**
- GRANT COUNTY PLSS CORNER (MONUMENT AS NOTED)
  - SET 3/4" X 24" REBAR w/CAP (WEIGHT = 1.50 LBS/FT)
  - FOUND 3/4" IRON ROD
  - FOUND STONE MONUMENT
  - ( ) RECORDED AS
  - RIGHT-OF-WAY
  - EDGE OF TRAVELED WAY
  - CENTERLINE

- SURVEYOR'S NOTES**
1. FENCE LINES AND OTHER ABOVEGROUND IMPROVEMENTS SHOWN HEREON WERE MEASURED AT RANDOM LOCATIONS AND ARE DISPLAYED FOR REFERENCE ONLY.
  2. RIGHT-OF-WAY FOR COUNTY TRUNK HIGHWAY "T" WAS DETERMINED FROM STATE RIGHT-OF-WAY PROJECT NUMBER 5919-00-00 LAST REVISED 9 JANUARY 2007 AND RECOVERED MONUMENTATION.
  3. THE PURPOSE OF THIS SURVEY IS TO MAP AND DESCRIBE A PARCEL OF LAND TO BE CONVEYED TO THE TOWN OF WATTERSTOWN. ZONING AND ORDINANCE COMPLIANCE IS TO BE COORDINATED BETWEEN THE TOWN BOARD AND GRANT COUNTY.



**LEGAL DESCRIPTION: PARCEL "A"**

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 8 NORTH, RANGE 2 WEST, TOWN OF WATTERSTOWN, GRANT COUNTY, WISCONSIN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 23;  
 THENCE S89°11'19"E, 1330.79 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER TO THE NORTHEAST CORNER THEREOF;  
 THENCE S00°18'26"E, 75.94 FEET ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER TO THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY TRUNK HIGHWAY "T" AND THE POINT OF BEGINNING;  
 THENCE CONTINUING S00°18'26"E, 402.40 FEET ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER;  
 THENCE S85°44'11"W, 238.68 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF COUNTY TRUNK HIGHWAY "T,"  
 THENCE N37°30'06"E, 43.17 FEET ALONG SAID RIGHT-OF-WAY LINE;  
 THENCE N31°02'34"E, 169.06 FEET ALONG SAID RIGHT-OF-WAY LINE;  
 THENCE N26°55'19"E, 270.34 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 1.03 ACRES, MORE OR LESS.

**SURVEYOR'S CERTIFICATE**

I, JAY P. ADAMS, PROFESSIONAL LAND SURVEYOR, S-2879, DO HEREBY CERTIFY THAT I HAVE SURVEYED, MAPPED, AND MONUMENTED THE ABOVE DESCRIBED PROPERTY IN ACCORDANCE WITH THE PROVISIONS OF WISCONSIN ADMINISTRATIVE CODE A-E 7 AND UNDER THE DIRECTION OF RYAN GROU AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF THE SURVEY PERFORMED, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 3RD DAY OF APRIL, 2018.

JAY P. ADAMS P.L.S. S-2879

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