



# PLAT OF SURVEY

## TRACT 1 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 Thirty-five (35), Township Four (4) North, Range One (1) West of the 4th P.M., Town of Lima, Grant County, Wisconsin, containing 1.52 acres, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 35;  
thence North 89° 13' 07" East 197.66 feet along the East-West Quarter (E-W 1/4) line of said Section;  
thence South 00° 47' 03" East 95.62 feet to the point of beginning;  
thence North 89° 12' 57" East 244.00 feet;  
thence North 00° 47' 03" West 271.00 feet;  
thence South 89° 12' 57" West 244.00 feet;  
thence South 00° 47' 03" East 271.82 feet to the point of beginning.  
Tract being subject to any and all easements of record and/or usage.

## PROPOSED ACCESS EASEMENT:

A Sixty-six foot (66') wide access easement for ingress-egress which is 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 Thirty-five (35), Township Four (4) North, Range One (1) West of the 4th P.M., Town of Lima, Grant County, Wisconsin, said easement being located 33 feet on each side of the following described centerline:

Commencing at the West Quarter (W 1/4) corner of said Section 35;  
thence North 89° 13' 07" East 197.66 feet along the East-West Quarter (E-W 1/4) line of said Section;  
thence South 00° 47' 03" East 95.62 feet;  
thence North 89° 12' 57" East 244.00 feet;  
thence North 00° 47' 03" West 121.10 feet to the point of beginning;  
thence South 86° 37' 49" East 65.53 feet;  
thence 137.87 feet on the arc of a curve to the left with a radius of 135.00 feet and a long chord bearing North 64° 06' 50" East 131.95 feet;  
thence North 34° 51' 28" East 334.15 feet to the Westerly right of way of State Highway #80 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 description was surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 7-18-2018.  
That this survey was prepared under the instructions of Sue Mussara.  
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 19th day of July, 2018.

  
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

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Prepared for: SUE MUSSARA

JOB NO: 18S150  
H:\CRD\18S150  
H:\PLAT\T4NR1W\35\18S150-MUSSARA

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

SHEET 2 OF 2