

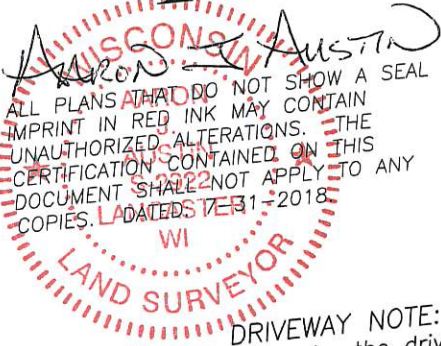
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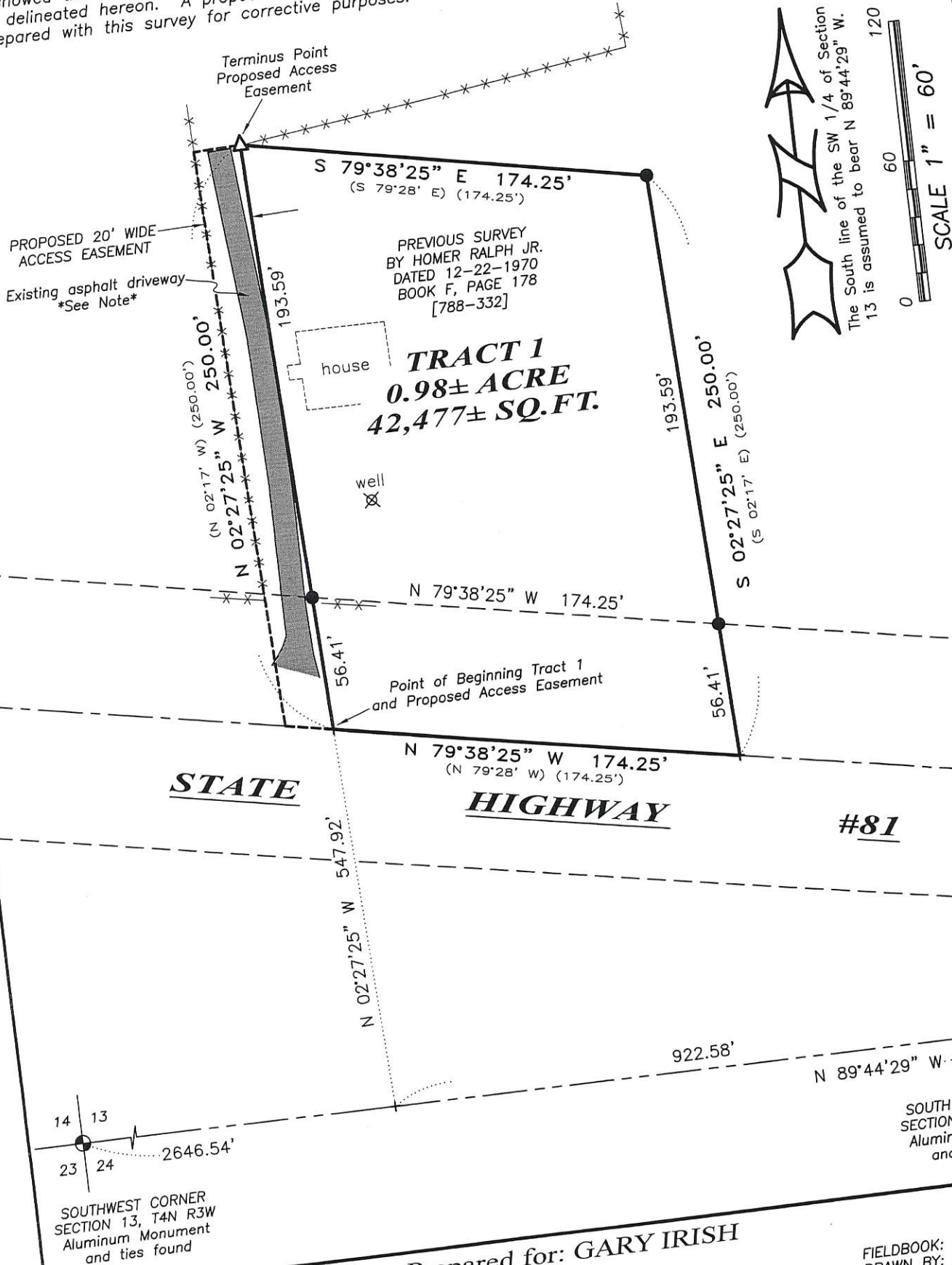
# PLAT OF SURVEY

## LEGEND

- ⊙ Section Corner—as designated
- 3/4" x 18" rebar set with cap
- △ 1" diameter iron pipe found
- + No monument set
- ( ) Recorded as
- [ - ] Property described in Volume and Page, Grant County Registry
- Boundary of Survey
- - - Existing Improvement—as labeled
- - - Section line
- - - Centerline
- - - Proposed Easement
- - - Right of Way
- \* \* \* \* \* Existing fence



**DRIVEWAY NOTE:**  
 This driveway appears to be the driveway referred to in [788-332]. This driveway is located on the West side of the property and not the East. No remnants of a driveway was found on the East side of this survey and a historical aerial photography dated 10-16-1940 also showed the driveway in virtually the same location as delineated hereon. A proposed easement was prepared with this survey for corrective purposes.



14 13  
 23 24  
 2646.54'  
 SOUTHWEST CORNER SECTION 13, T4N R3W Aluminum Monument and ties found

922.58'  
 13 13  
 24 24  
 N 89°44'29" W  
 SOUTH 1/4 CORNER SECTION 13, T4N R3W Aluminum Monument and ties found

Prepared for: GARY IRISH

**Austin Engineering LLC**  
 austinengineeringllc.com  
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JOB NO: 18S124  
 H:\CRD\18S124  
 H:\PLAT\T4NR3W\13\18S124-IRISH

FIELDBOOK: TDSR  
 DRAWN BY: AJ AUSTIN  
 CREW: S. AUSTIN, O. AUSTIN  
 SHEET 1 OF 2

42014

# PLAT OF SURVEY

## DESCRIPTION PROVIDED:

Tract 2 of Volume 788, Page 332 recorded as Document Number 593077, Grant County Registry and being described as follows:

That part of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Sec. 13, T4N R3W of the 4th P.M., beginning at a point which is North 1948.00 feet and South 88°13' East 373.48 feet from the Southwest corner of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Sec. 24, said T4N R3W.;

thence North 02° 17' West 250.00 feet;  
thence South 79° 28' East 174.25 feet;  
thence South 02° 17' East 250.00 feet;  
thence North 79° 28' West 174.25 feet along the centerline of State Trunk Highway #80 to point of beginning, containing 1.00 acre, more or less including highway right-of-way also an easement for right-of-way and use of the access driveway as the same is presently situated immediately to the east of said premises.

## TRACT 1: PROPERTY BEING RE-DESCRIBED AS FOLLOWS:

Located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirteen (13), Township Four (4) North, Range Three (3) West of the 4th P.M., Town of South Lancaster, Grant County, Wisconsin, containing 0.98 acres, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 13;  
thence North 89° 44' 29" West 922.58 feet along the South line of said Section;  
thence North 02° 27' 25" West 547.92 feet to the Southwest corner of that property as described in Volume 788, Page 332 recorded as Document Number 593077, said corner being point of beginning;  
thence North 02° 27' 25" West 250.00 feet along a line of that property as described in said Volume 788, Page 322 to the Northwest corner thereof;  
thence South 79° 38' 25" East 174.25 feet along a line of said property to the Northeast corner thereof;  
thence South 02° 27' 25" East 250.00 feet along a line of said property along to the Southeast corner thereof;  
thence North 79° 38' 25" West 174.25 feet along a line of said property to the point of beginning.  
Tract being subject to any an all easements of record and/or usage.

## PROPOSED ACCESS EASEMENT:

A Twenty foot (20') wide access easement for ingress-egress which is located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirteen (13), Township Four (4) North, Range Three (3) West of the 4th P.M., Town of South Lancaster, Grant County, Wisconsin, said easement being located 20 feet Westerly of and adjacent to the following described reference line:

Commencing at the South Quarter (S 1/4) corner of said Section 13;  
thence North 89° 44' 29" West 922.58 feet along the South line of said Section;  
thence North 02° 27' 25" West 547.92 feet to the Southwest corner of that property as described in Volume 788, Page 332 recorded as Document Number 593077, said corner being point of beginning;  
thence North 02° 27' 25" West 250.00 feet along a line of that property as described in said Volume 788, Page 322 to the Northwest corner thereof 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 7-30-2018.  
That this survey was prepared under the instructions of Gary Irish.  
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 31st day of July, 2018.

  
Aaron J. Austin, SI-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.