

SEP 25 2018

PLAT OF SURVEY

Prepared for: KAREN KLAAS

BLOCK 11

42049

PREVIOUS SURVEY
BY DALE DIXON
DATED 7-23-1979

BLOCK 12

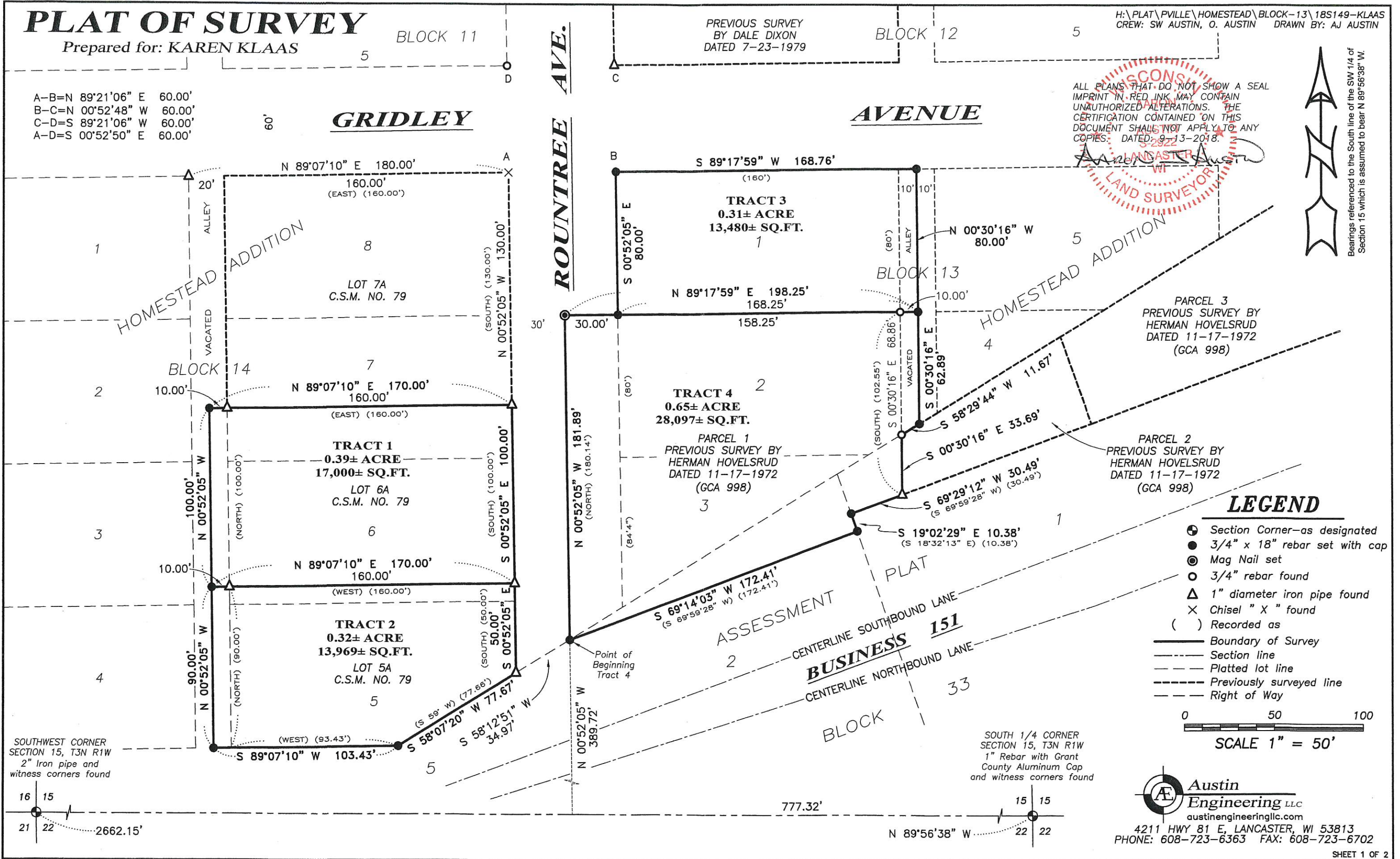
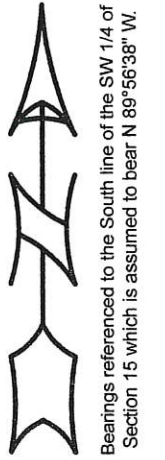
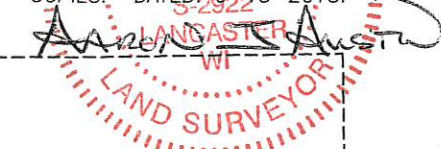
H:\PLAT\PVILLE\HOMESTEAD\BLOCK-13\18S149-KLAAS
CREW: SW AUSTIN, O. AUSTIN DRAWN BY: AJ AUSTIN

A-B=N 89°21'06" E 60.00'
B-C=N 00°52'48" W 60.00'
C-D=S 89°21'06" W 60.00'
A-D=S 00°52'50" E 60.00'

GRIDLEY

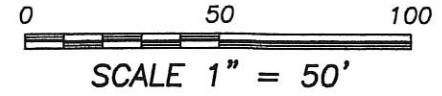
AVENUE

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: 9-13-2018.



LEGEND

- ⊕ Section Corner—as designated
- 3/4" x 18" rebar set with cap
- ⊙ Mag Nail set
- 3/4" rebar found
- △ 1" diameter iron pipe found
- × Chisel "X" found
- () Recorded as
- Boundary of Survey
- - - Section line
- - - Platted lot line
- - - Previously surveyed line
- - - Right of Way



SOUTHWEST CORNER
SECTION 15, T3N R1W
2" Iron pipe and
witness corners found

SOUTH 1/4 CORNER
SECTION 15, T3N R1W
1" Rebar with Grant
County Aluminum Cap
and witness corners found

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

42049

SEP 25 2018

PLAT OF SURVEY

DESCRIPTION PROVIDED:

Part of that property as described in Volume 1418, Page 423 recorded as Document No. 769031, Grant County Registry and being described as follows:

Lots 2 and 3 of Block 13 of Homestead Addition to the Village (now City) of Platteville, Grant County, Wisconsin, according to the recorded map and plat thereof, part of Lots 1 and 2, Block 33 of the Assessment Plat of the City of Platteville, and part of Rountree Avenue in said City of Platteville described as follows, to-wit: Beginning at the Northeast corner of Lot 2, Block 13 of said Homestead Addition; thence South 102.55 feet; thence South 69° 59' 28" West 30.49 feet; thence South 18° 32' 13" East 10.38 feet; thence South 69° 58' 56" West 175.24 feet; thence North 180.14 feet; thence North 89° 11' 41" East 190.02 feet to the point of beginning. Also the West 10 feet of the alley adjoining above lands on the East. Also part of Block 14 of Homestead Addition to the Village (now City) of Platteville, Grant County, Wisconsin, according to the recorded map or plat thereof, designated as Lots 5A and 6A of Certified Survey Map No. 79.

Lot 1 and the W 1/2 of adjacent vacated alley, Block 13, Homestead Addition, City of Platteville, Grant County, Wisconsin.

TRACT 1

Lot 6A of Certified Survey Map No. 79 recorded in Volume 1 of Certified Survey Maps on Page 91 as Document No. 448956, which is located in Block 14 of Homestead Addition to the City of Platteville, Grant County, Wisconsin. Also including the East 10 feet of the vacated alley located Westerly of and adjacent to the above described lot.

The above described lands being located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Fifteen (15), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin.

TRACT 2

Lot 5A of Certified Survey Map No. 79 recorded in Volume 1 of Certified Survey Maps on Page 91 as Document No. 448956, which is located in Block 14 of Homestead Addition to the City of Platteville, Grant County, Wisconsin. Also including the East 10 feet of the vacated alley located Westerly of and adjacent to the above described lot.

The above described lands being located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Fifteen (15), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin.

TRACT 3

Lot 1 of Block 13 of Homestead Addition to the City of Platteville, Grant County, Wisconsin. Also including the West 10 feet of the vacated alley located Easterly of and adjacent to the above described lot.

The above described lands being located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Fifteen (15), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin.

TRACT 4

Located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Fifteen (15), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin, containing 0.65 acre, more or less, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 15;
thence North 89° 56' 38" West 777.32 feet along the South line of said Section 15;
thence North 00° 52' 05" West 389.72 feet to a 3/4" rebar marking the point of beginning;
thence North 00° 52' 05" West 181.89 feet to a Mag Nail;
thence North 89° 17' 59" East 198.25 feet to a 3/4" rebar;
thence South 00° 30' 16" East 62.89 feet to a 3/4" rebar;
thence South 58° 29' 44" West 11.67 feet to a 3/4" rebar;
thence South 00° 30' 16" East 33.69 feet to a 1" iron pipe;
thence South 69° 29' 12" West 30.49 feet to a 3/4" rebar;
thence South 19° 02' 29" East 10.38 feet to a 3/4" rebar;
thence South 69° 14' 03" West 172.41 feet to the point of beginning.

The above described lands being Lots 2 and 3 of Block 13 of Homestead Addition, part of the vacated alley and part of Rountree Avenue, Part of Lots 1 and 2 of Block 33 of the Assessment Plat, City of Platteville, Grant County, Wisconsin.

SURVEYOR'S CERTIFICATE:

I, Aaron J. Austin, Professional Wisconsin Land Surveyor, hereby certify:

That the above descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 9-13-2018.

That this survey was prepared under the instructions of Karen Klaas.

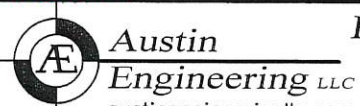
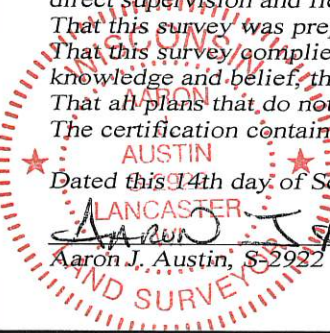
That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and to the best of my knowledge and belief, this plat is an accurate representation thereof.

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 14th day of September, 2018.


Aaron J. Austin, S-2922



4211 HWY 81 E, LANCASTER, WI 53813
PHONE: 608-723-6363 FAX: 608-723-6702

Prepared for: KAREN KLAAS

JOB NO: 18S149
H:\CRD\18S149
H:\PLAT\PVILLE\HOMESTEAD\BLOCK-13\18S149-KLAAS

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