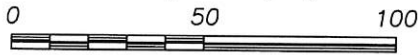


42003

# PLAT OF SURVEY

## LEGEND

- ⊕ Section Corner—as designated
- 3/4" x 18" rebar set with cap
- 3/4" rebar found
- △ 1" diameter iron pipe found
- ∅ Existing utility pole
- ( ) Recorded as
- Boundary of Survey
- - - Section line
- - - Centerline
- - - Right of Way
- - - Platted lot line
- - - Previously surveyed line
- - - Deed line
- - - Existing landscaping



SCALE 1" = 50'

NORTH 1/4 CORNER  
SECTION 3, T4N R3W  
1 1/4" Rebar  
and ties found

PARCEL 1  
PREVIOUS SURVEY  
BY MATTHEW JANIAK  
DATED 2-26-1982  
BOOK 1, PAGE 60

PARCEL 2  
PREVIOUS SURVEY  
BY MATTHEW JANIAK  
DATED 2-26-1982  
BOOK 1, PAGE 60

PREVIOUS SURVEY  
BY AARON AUSTIN  
DATED 10-25-2016  
BOOK 39, PAGE 48

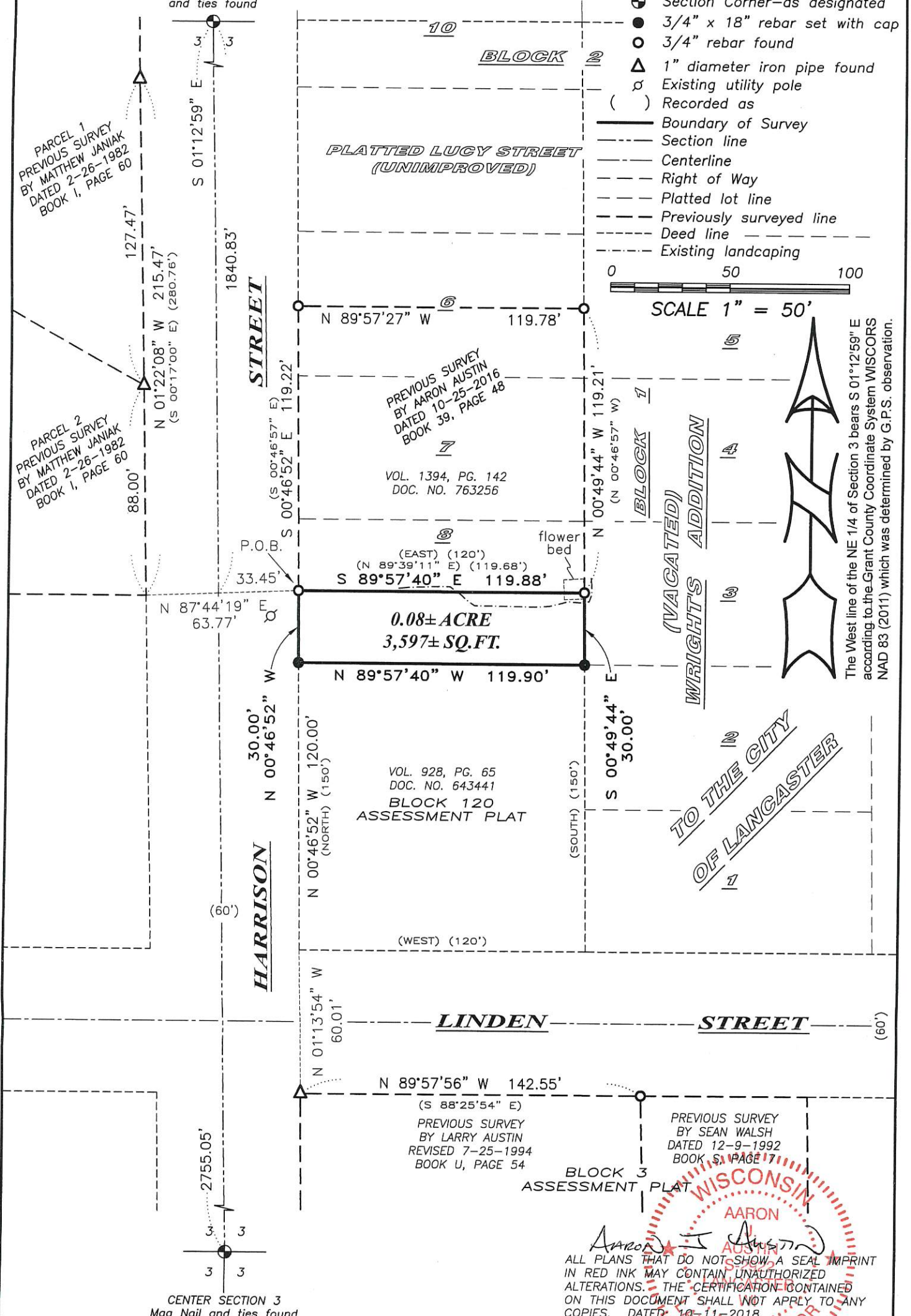
VOL. 1394, PG. 142  
DOC. NO. 763256

VOL. 928, PG. 65  
DOC. NO. 643441  
BLOCK 120  
ASSESSMENT PLAT

WRIGHTS  
(VACATED)  
ADDITION

TO THE CITY  
OF LANCASTER

The West line of the NE 1/4 of Section 3 bears S 01°12'59" E according to the Grant County Coordinate System WISCONSIN NAD 83 (2011) which was determined by G.P.S. observation.



PREVIOUS SURVEY BY SEAN WALSH DATED 12-9-1992 BOOK 51 PAGE 17

PREVIOUS SURVEY BY LARRY AUSTIN REVISED 7-25-1994 BOOK U, PAGE 54

**WISCONSIN SURVEYOR**

**AARON AUSTIN**

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: 10-11-2018.

CENTER SECTION 3  
Mag Nail and ties found

**Austin Engineering LLC**  
austinengineeringllc.com

Prepared for: **LARRY KANE**

JOB NO: 18S218  
H:\CRD\18S218  
H:\PLAT\LANCSTER\AP\BLOCK-120\18S218-KANE

FIELDBOOK: TDSR  
DRAWN BY: AJ AUSTIN  
CREW: S. AUSTIN, O. AUSTIN

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

# PLAT OF SURVEY

## DESCRIPTION OF SURVEY:


Located in the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section Three (3), Township Four (4) North, Range Three (3) West of the 4th P.M., being a part of the Block 120 of the Assessment Plat of the City of Lancaster, according to the recorded map or plat thereof, Grant County, Wisconsin, containing 0.08 acre, more or less, and being described as follows:

Commencing at the North Quarter (N 1/4) corner of said Section 3;  
thence South 01° 12' 59" East 1840.83 feet along the West line of the Northeast Quarter (NE 1/4) of said Section 3;  
thence North 87° 44' 19" East 33.45 feet to the Southwest corner of that property as described in Volume 1394, Page 142 recorded as Document No. 763256, Grant County Registry, said corner being the point of beginning;  
thence South 89° 57' 40" East 119.88 feet along the South line of said property to the Southeast corner thereof;  
thence South 00° 49' 44" East 30.00 feet along a line of that property as described in Volume 928, Page 65 recorded in Document Number 643441, Grant County Registry;  
thence North 89° 57' 40" West 119.90 feet to the West line of that property as described in said Volume 928, Page 65;  
thence North 00° 46' 52" West 30.00 feet along the West line of said property 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 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 10-10-2018.  
That conformance with local ordinances are not guaranteed with this survey.  
That this survey was prepared under the instructions of Larry Kane.  
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 11th day of October, 2018.

  
Aaron J. Austin, S-2922



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

Prepared for: **LARRY KANE**

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FIELDBOOK: TDSR  
DRAWN BY: AJ AUSTIN  
CREW: S. AUSTIN, O. AUSTIN