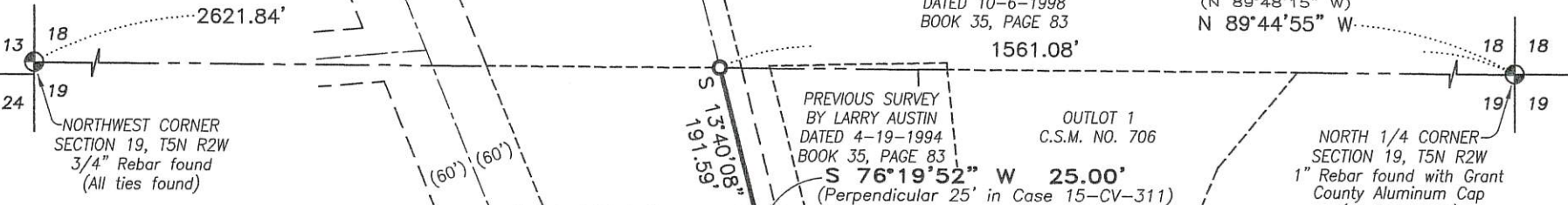


PLAT OF SURVEY

PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 10-6-1998
BOOK 35, PAGE 83

(N 89°48'15" W)
N 89°44'55" W



PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 4-19-1994
BOOK 35, PAGE 83

OUTLOT 1
C.S.M. NO. 706

NORTH 1/4 CORNER
SECTION 19, T5N R2W
1" Rebar found with Grant
County Aluminum Cap
(All ties found)

S 76°19'52" W 25.00'
(Perpendicular 25' in Case 15-CV-311)

TRACT 1
0.89± ACRE
38,577± SQ.FT.

RETRACED CENTERLINE OF
THE FORMER CHICAGO AND
NORTHWESTERN RAILWAY COMPANY

(Steve Muldoon)

(Todd Brandemuehl)

RETRACED EASTERLY R.O.W.
OF THE FORMER CHICAGO AND
NORTHWESTERN RAILWAY COMPANY

CENTERLINE
HIGHWAY #61

Tract 1 of this survey was prepared in
summation of Settlement Agreement
Grant County Case 15-CV-311 and
referred to as Settlement Land.

The North line of the NW 1/4 of Section 19 bears N 89°44'55" W
according to the Grant County Coordinate System (2011
adjustment) which was determined by G.P.S. observation.

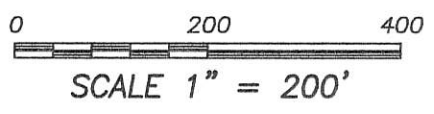


NW 1/4 - NW 1/4

NE 1/4 - NW 1/4

LEGEND

- ⊕ Section Corner—as designated
- 3/4" rebar found
- 3/4" x 18" rebar set with cap
- + No monument set
- () Recorded as
- Boundary of Survey
- - - Section line
- - - Centerline
- - - Previously surveyed line
- - - Right of Way



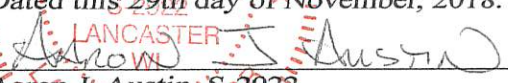
DESCRIPTION:

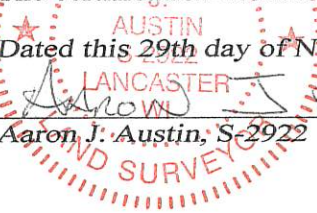
Located in the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4), the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section Nineteen (19), Township Five (5) North, Range Two (2) West of the 4th P.M., Town of Liberty, Grant County, Wisconsin, containing 0.89 acre, more or less, and being described as follows:
Commencing at the North Quarter (N 1/4) corner of said Section 19;
thence North 89° 44' 55" West 1561.08 feet along the North line of said Section 19;
thence South 13° 40' 08" East 191.59 feet to a point in the centerline of the former (abandoned) Chicago, Northwestern Railway Company said point being the point of beginning;
thence South 13° 40' 08" East 1404.41 feet along said along said centerline;
thence 137.46 feet on the arc of a curve to the right with a radius of 1432.69 feet and a long chord bearing South 10° 55' 13" East 137.41 feet along said centerline;
thence North 81° 49' 42" East 25.00 feet to the Easterly right of way of said former (abandoned) railroad right of way;
thence 139.86 feet on the arc of a curve to the left with a radius of 1457.69 feet and a long chord bearing North 10° 55' 13" West 139.81 feet along said right of way;
thence North 13° 40' 08" West 1404.41 feet along said right of way;
thence South 76° 19' 52" West 25.00 feet to the point of beginning.

SURVEYOR'S CERTIFICATE:

I, Aaron J. Austin, Registered 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 11-29-2018.
That conformance with local ordinances are not guaranteed with this survey.
That this survey was prepared under the instructions of Steve Muldoon.
That 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 29th day of November, 2018.

Aaron J. Austin, S-2922



C1
A=137.46'
R=1432.69'
C LEN=137.41'
BRG=S 10°55'13" E

C2
A=139.86'
R=1457.69'
C LEN=139.81'
BRG=N 10°55'13" W

C3
A=75.42'
R=1432.69'
C LEN=75.41'
BRG=S 06°39'48" E

N 81°49'42" E 25.00'
(Perpendicular 25' in Case 15-CV-311)
(Point referred to as the Terminus Point
Reference line, the black dot at the
bottom in Case 15-CV-311)

C4
A=11.22'
R=955.37'
C LEN=11.22'
BRG=S 04°59'57" E

Prepared for: STEVE MULDOON



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

JOB NO: 18S249
H:\CRD\17S071
H:\PLAT\T5NR2W\17\18S249-MULDOON

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

42089

DEC 13 2018