

NW COR
SEC 22 - T3N - R1W

PLAT OF SURVEY

LOCATED IN THE NW1/4 OF THE NW1/4 OF SECTION 22, T3N, R1W
OF THE 4TH P.M., CITY & TOWN OF PLATTEVILLE, GRANT
COUNTY, WISCONSIN

S 89°56'41" W 2,662.16'
(S 89°01'52" E 2,662.28')

NORTH LINE OF THE NW1/4
SEC 22-T3N-R1W

15 | 15
NORTH COR 22 | 22
SEC 22 - T3N - R1W

SURVEYOR'S CERTIFICATE:

I, STANLEY J. KING, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE MADE SUCH SURVEY AND MAP BY THE DIRECTION OF THE PLATTEVILLE REGIONAL CHAMBER.
THERE IS NO WARRANTY WITH RESPECT TO LOCAL ORDINANCES.
THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED
THEREOF.
THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE
AND THE REQUIREMENTS OF THE CITY OF PLATTEVILLE AND THE TOWN OF PLATTEVILLE, IN SURVEYING AND
MAPPING THE SAME.

DATED THIS 15TH DAY OF JANUARY, 2019.

Stanley King
STANLEY J. KING, S-2001
DELTA 3 ENGINEERING, INC.
875 S. CHESTNUT STREET
PLATTEVILLE, WI 53818
(608) 348-5355



CERTIFIED SURVEY MAP NO. 1553

BUSINESS HIGHWAY 151

CURVE #1:
ARC LENGTH=192.56'
RADIUS=1,579.68'
CHORD BRG=N 65°49'34" E
CHORD DIST=192.44'

N 69°19'05" E
23.94'

PARCEL #1
1.86 ACRES
81,225 SQ.FT.

PARCEL #1 DESCRIPTION:

LOCATED IN THE NORTHWEST QUARTER (NW1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION TWENTY-TWO (22), TOWN THREE NORTH (T3N), RANGE ONE WEST (R1W) OF THE FOURTH PRINCIPAL MERIDIAN, CITY OF PLATTEVILLE GRANT COUNTY, WISCONSIN, CONTAINING 1.86 ACRES, MORE OR LESS, AND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION TWENTY-TWO (22);
THENCE SOUTH 01°04'45" EAST 465.21' ALONG THE WEST LINE OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION TWENTY-TWO (22);
THENCE SOUTH 89°56'14" EAST 940.95 FEET TO THE POINT OF BEGINNING;
THENCE NORTH 00°46'13" WEST 361.58 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF BUSINESS HIGHWAY 151;
THENCE 192.56 FEET ALONG A CURVE CONCAVE SOUTHEASTERLY, SAID CURVE HAVING A RADIUS OF 1,579.68 FEET AND A CHORD BEARING OF NORTH 65°49'34" EAST 192.44 FEET ALONG THE SOUTHERLY RIGHT-OF-WAY OF SAID BUSINESS HIGHWAY 151;
THENCE NORTH 69°19'05" EAST 23.94 FEET ALONG THE SOUTHERLY RIGHT-OF-WAY OF SAID BUSINESS HIGHWAY 151;
THENCE SOUTH 00°46'13" EAST 449.07 FEET;
THENCE NORTH 89°56'14" WEST 199.14 FEET TO THE POINT OF BEGINNING AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD AND/OR USAGE.

PARCEL #2
2.16 ACRES
94,083 SQ.FT.

PARCEL #2-DESCRIPTION:

LOCATED IN THE NORTHWEST QUARTER (NW1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION TWENTY-TWO (22), TOWN THREE NORTH (T3N), RANGE ONE WEST (R1W) OF THE FOURTH PRINCIPAL MERIDIAN, TOWN OF PLATTEVILLE GRANT COUNTY, WISCONSIN, CONTAINING 2.16 ACRES, MORE OR LESS, AND BEING DESCRIBED AS FOLLOWS:

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THENCE SOUTH 00°46'13" EAST 361.58 FEET;
THENCE NORTH 89°56'14" WEST 462.14 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF SAID BUSINESS HIGHWAY 151 AND THE POINT OF BEGINNING AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD AND/OR USAGE.

462.14'

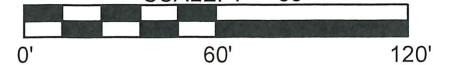
N 00°46'13" W 361.58'
(NORTH)

POINT OF
BEGINNING
PARCEL #1

(WEST 200')
N 89°56'14" W 199.14'

CITY OF PLATTEVILLE
TOWN OF PLATTEVILLE

SCALE: 1" = 60'



PROFESSIONAL CIVIL-MUNICIPAL & STRUCTURAL ENGINEERING ARCHITECTURE
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PLATTEVILLE, WISCONSIN 53818
PHONE: (608) 348-5355

RECEIVED
By Land Information Office at 11:35 am, Jan 15, 2019

43005

PLAT OF SURVEY DATED 5/19/1994
BY LARRY AUSTIN

S 00°46'13" E 449.07'
(N 00°22'50" W 445.71')

BEARINGS ARE REFERENCED TO THE NORTH LINE
OF SECTION 22-T3N-R1W WHICH IS ASSUMED TO
BEAR S 89°56'41" W.

LEGEND

- PROPERTY BOUNDARY LINE
- SECTION LINE
- CENTER LINE ROAD
- ROW / PROPERTY LINES
- CORPORATE LIMITS LINE
- SET 3/4" X 18" REBAR - WT = 1.50 #/L.F.
- 1" DIA. IRON PIPE FOUND
- 3/4" DIA. REBAR FOUND
- 2" DIA. IRON PIPE FOUND
- COUNTY MONUMENT FOUND
- NO MONUMENT SET
- RECORDED AS

FOR: PLATTEVILLE REGIONAL CHAMBER
275 W BUSINESS HWY 151
PLATTEVILLE, WI 53818

DATE(S) OF FIELDWORK: 12/14/18
FIELD CREW: S. DREESSENS, J. SEWELL
DRAWN BY: D. DREESSENS
REVIEWED BY: D. DREESSENS

DELTA 3 PROJECT NO.: D18-149
DATA LOCATION: D18-149\CAD\EXISTING\18-149_EXISTING.DWG

21 | 22 WEST COR
21 | 22 SEC 22 - T3N - R1W

S 01°04'45" E 2,658.37'
465.21'
(7 CHAINS)

WEST LINE OF THE NW1/4
SEC 22-T3N-R1W

ROUNTREE BRANCH

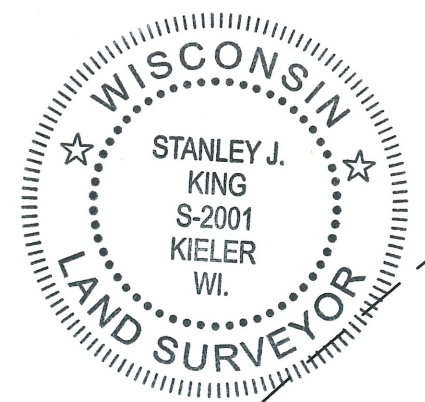
POINT OF
BEGINNING
PARCEL #2

S 89°56'14" E 940.95'
(EAST 945')

CITY OF PLATTEVILLE
TOWN OF PLATTEVILLE

CURVE #2:
ARC LENGTH=585.98'
RADIUS=1,579.68'
CHORD BRG=N 51°42'25" E
CHORD DIST=582.63'

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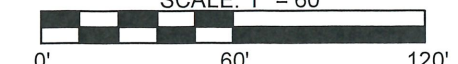
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