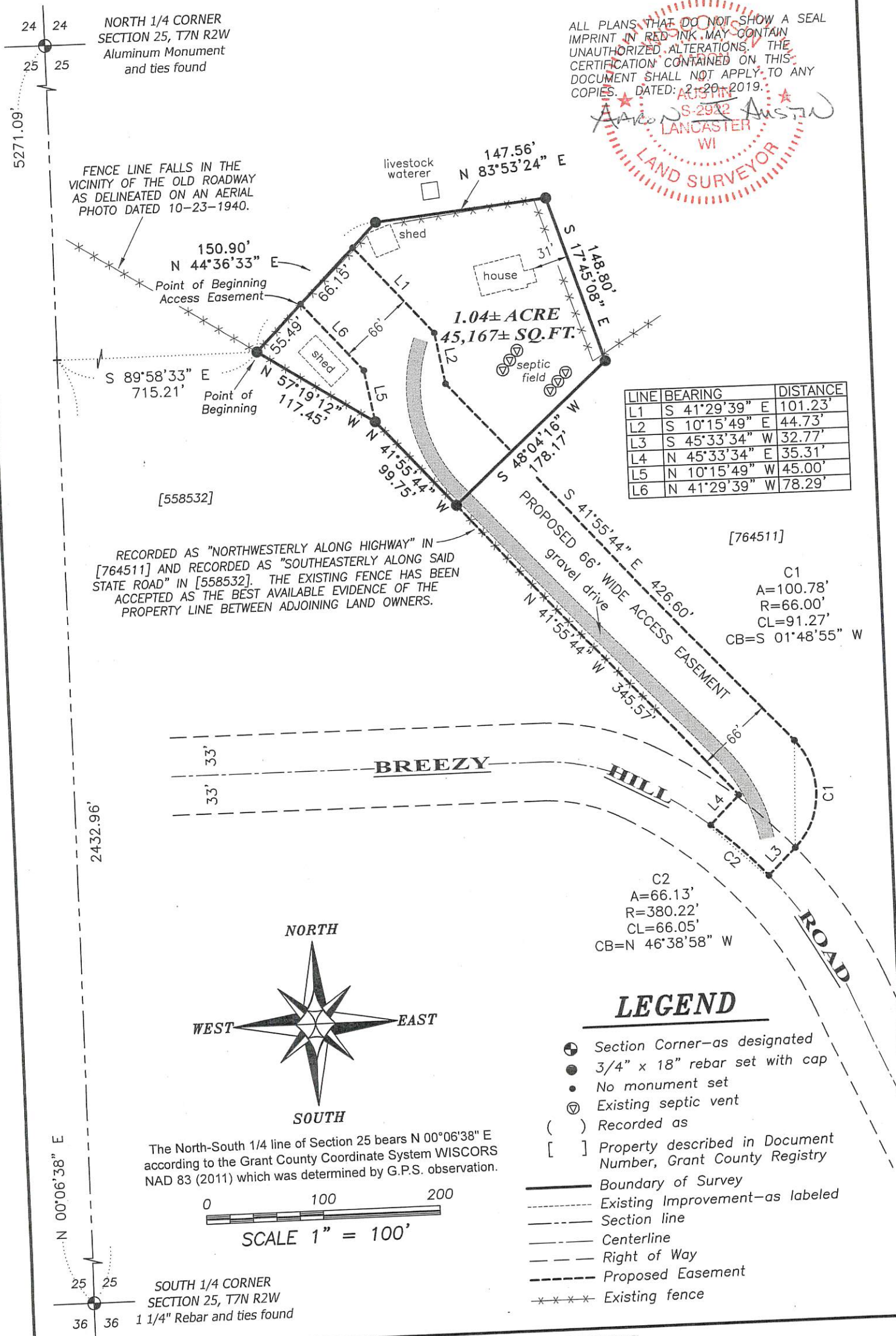
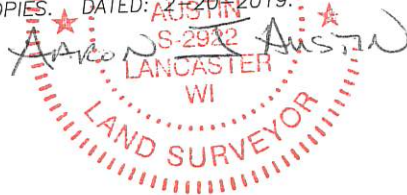


PLAT OF SURVEY

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: 2-29-2019.

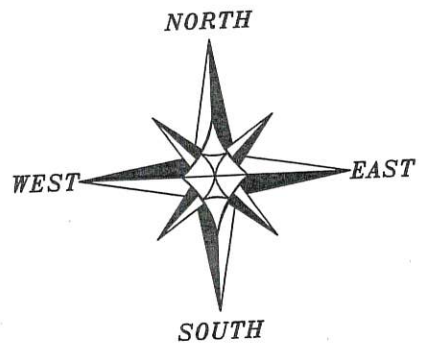


LINE	BEARING	DISTANCE
L1	S 41°29'39" E	101.23'
L2	S 10°15'49" E	44.73'
L3	S 45°33'34" W	32.77'
L4	N 45°33'34" E	35.31'
L5	N 10°15'49" W	45.00'
L6	N 41°29'39" W	78.29'

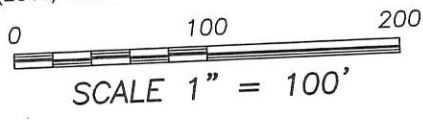
C1
 A=100.78'
 R=66.00'
 CL=91.27'
 CB=S 01°48'55" W

C2
 A=66.13'
 R=380.22'
 CL=66.05'
 CB=N 46°38'58" W

RECORDED AS "NORTHWESTERLY ALONG HIGHWAY" IN [764511] AND RECORDED AS "SOUTHEASTERLY ALONG SAID STATE ROAD" IN [558532]. THE EXISTING FENCE HAS BEEN ACCEPTED AS THE BEST AVAILABLE EVIDENCE OF THE PROPERTY LINE BETWEEN ADJOINING LAND OWNERS.

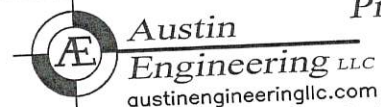


The North-South 1/4 line of Section 25 bears N 00°06'38" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



LEGEND

- Section Corner—as designated
- 3/4" x 18" rebar set with cap
- No monument set
- ⊙ Existing septic vent
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- - - Existing Improvement—as labeled
- - - Section line
- - - Centerline
- - - Right of Way
- - - Proposed Easement
- * * * * Existing fence



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

Prepared for: DENNIS CORDTS

JOB NO: 18S250
 H:\CRD\18S250
 H:\PLAT\T7NR2W\25\18S250-CORDTS

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

43023

PLAT OF SURVEY

DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-five (25), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, containing 1.04 acre, more or less, and being described as follows:

Commencing at 1 1/4" rebar marking the South Quarter (S 1/4) corner of said Section 25;
thence North 00° 06' 38" East 2432.96 feet along the North-South Quarter (N-S 1/4) line of said Section;
thence South 89° 58' 33" East 715.21 feet to a 3/4" rebar marking the point of beginning;
thence North 44° 36' 33" East 150.90 feet to a 3/4" rebar;
thence North 83° 53' 24" East 147.56 feet to a 3/4" rebar;
thence South 17° 45' 08" East 148.80 feet to a 3/4" rebar;
thence South 48° 04' 16" West 178.17 feet to a 3/4" rebar;
thence North 41° 55' 44" West 99.75 feet to a 3/4" rebar;
thence North 57° 19' 12" West 117.45 feet to the point of beginning.
Tract being subject to any and all easements of record and/or usage.

PROPOSED ACCESS EASEMENT:

A Sixty-six foot (66') wide access easement for ingress-egress which is located in the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-five (25), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, said easement being described as follows:

Commencing at 1 1/4" rebar marking the South Quarter (S 1/4) corner of said Section 25;
thence North 00° 06' 38" East 2432.96 feet along the North-South Quarter (N-S 1/4) line of said Section;
thence South 89° 58' 33" East 715.21 feet to a 3/4" rebar;
thence North 44° 36' 33" East 55.49 feet to the point of beginning;
thence North 44° 36' 33" East 66.15 feet;
thence South 41° 29' 39" East 101.23 feet;
thence South 10° 15' 49" East 44.73 feet;
thence South 41° 55' 44" East 426.60 feet;
thence 100.78 feet on the arc of a curve to the right with a radius of 66.00 feet and a long chord bearing South 01° 48' 55" West 91.27 feet;
thence South 45° 33' 34" West 32.77 feet to a point in the centerline of a township road known as Breezy Hill Road;
thence 66.13 feet on the arc of a curve to the left with a radius of 380.22 feet and a long chord bearing North 46° 38' 58" West 66.05 feet;
thence North 45° 33' 34" East 35.31 feet;
thence North 41° 55' 44" West 345.57 feet to a 3/4" rebar;
thence continuing North 41° 55' 44" West 99.75 feet to a 3/4" rebar;
thence North 10° 15' 49" West 45.00 feet;
thence North 41° 29' 39" West 78.29 feet to the point of beginning.

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 descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 2-13-2019.


That this survey was prepared under the instructions of Dennis Cordts.

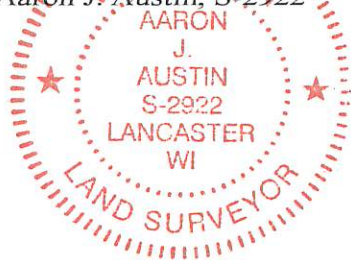
That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and to the best of my knowledge and belief, this plat is an accurate representation thereof.

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 20th day of February, 2019.


Aaron J. Austin, S-2922



Austin Engineering LLC
austinengineeringllc.com

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PHONE: 608-723-6363 FAX: 608-723-6702

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