RECEIVED 44066
By Land Information Office at 3:31 pm, Feb 14, 2020

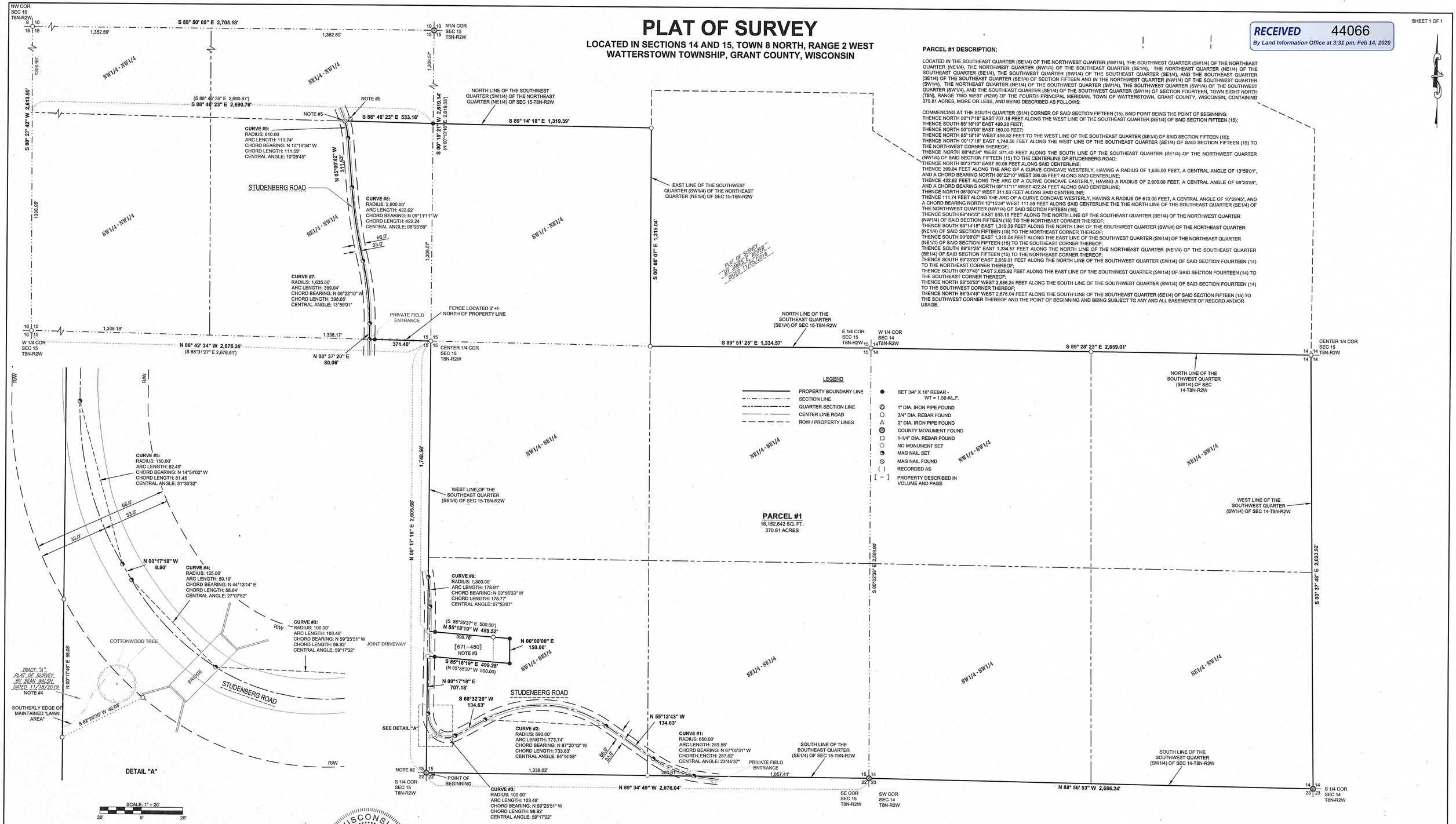
PLAT OF SURVEY

LOCATED IN SECTIONS 14 AND 15, TOWN 8 NORTH, RANGE 2 WEST
WATTERSTOWN TOWNSHIP, GRANT COUNTY, WISCONSIN

PARCEL #1 DESCRIPTION:

LOCATED IN THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4), THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHEAST QUARTER (NE1/4), THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHEAST QUARTER (SE1/4), THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST QUARTER (SE1/4), THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHEAST QUARTER (SE1/4), AND THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION FIFTEEN AND IN THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4), THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4), THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4), AND THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION FOURTEEN, TOWN EIGHT NORTH (T8N), RANGE TWO WEST (R2W) OF THE FOURTH PRINCIPAL MERIDIAN, TOWN OF WATTERSTOWN, GRANT COUNTY, WISCONSIN, CONTAINING 370.81 ACRES, MORE OR LESS, AND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER (S1/4) CORNER OF SAID SECTION FIFTEEN (15), SAID POINT BEING THE POINT OF BEGINNING:
THENCE NORTH 00°17'18" EAST 707.18 FEET ALONG THE WEST LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FIFTEEN (15);
THENCE SOUTH 85°18'19" EAST 499.28 FEET;
THENCE NORTH 00°00'00" EAST 150.00 FEET;
THENCE NORTH 85°18'19" WEST 498.52 FEET TO THE WEST LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FIFTEEN (15);
THENCE NORTH 00°17'18" EAST 1,748.56 FEET ALONG THE WEST LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FIFTEEN (15) TO THE NORTHWEST CORNER THEREOF;
THENCE NORTH 88°42'34" WEST 371.40 FEET ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION FIFTEEN (15) TO THE CENTERLINE OF STUDENBERG ROAD;
THENCE NORTH 00°37'20" EAST 80.06 FEET ALONG SAID CENTERLINE;
THENCE 399.04 FEET ALONG THE ARC OF A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 1,635.00 FEET, A CENTRAL ANGLE OF 13°59'01", AND A CHORD BEARING NORTH 06°22'10" WEST 398.05 FEET ALONG SAID CENTERLINE;
THENCE 422.62 FEET ALONG THE ARC OF A CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 2,900.00 FEET, A CENTRAL ANGLE OF 08°20'59", AND A CHORD BEARING NORTH 09°11'11" WEST 422.24 FEET ALONG SAID CENTERLINE;
THENCE NORTH 05°00'42" WEST 311.53 FEET ALONG SAID CENTERLINE;
THENCE 111.74 FEET ALONG THE ARC OF A CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 610.00 FEET, A CENTRAL ANGLE OF 10°29'45", AND A CHORD BEARING NORTH 10°15'34" WEST 111.59 FEET ALONG SAID CENTERLINE THE NORTH LINE OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION FIFTEEN (15);
THENCE SOUTH 88°46'23" EAST 533.16 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SAID SECTION FIFTEEN (15) TO THE NORTHEAST CORNER THEREOF;
THENCE SOUTH 89°14'18" EAST 1,319.39 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SAID SECTION FIFTEEN (15) TO THE NORTHEAST CORNER THEREOF;
THENCE SOUTH 00°08'07" EAST 1,315.04 FEET ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SAID SECTION FIFTEEN (15) TO THE SOUTHEAST CORNER THEREOF;
THENCE SOUTH 89°51'25" EAST 1,334.57 FEET ALONG THE NORTH LINE OF THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FIFTEEN (15) TO THE NORTHEAST CORNER THEREOF;
THENCE SOUTH 89°28'23" EAST 2,659.01 FEET ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER (SW1/4) OF SAID SECTION FOURTEEN (14) TO THE NORTHEAST CORNER THEREOF;
THENCE SOUTH 00°37'48" EAST 2,623.92 FEET ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW1/4) OF SAID SECTION FOURTEEN (14) TO THE SOUTHEAST CORNER THEREOF;
THENCE NORTH 88°56'53" WEST 2,686.24 FEET ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW1/4) OF SAID SECTION FOURTEEN (14) TO THE SOUTHWEST CORNER THEREOF;
THENCE NORTH 89°34'49" WEST 2,676.04 FEET ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FIFTEEN (15) TO THE SOUTHWEST CORNER THEREOF AND THE POINT OF BEGINNING AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD AND/OR USAGE.



SURVEYOR'S CERTIFICATE:

I, STANLEY J. KING, PROFESSIONAL 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.
THAT THIS SURVEY WAS PREPARED UNDER THE INSTRUCTIONS OF MICHAEL F. REITER.
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 REPRESENTATIVE THEREOF.

DATED THIS 14TH DAY OF FEBRUARY, 2020.

WISCONSIN STANLEY J. KING S-2001 KIELER WI. LAND SURVEYOR

STANLEY J. KING, S-2001
DELTA 3 ENGINEERING, INC.
875 S. CHESTNUT STREET
PLATTEVILLE, WI 53818
(608) 348-5355
KINGS@DELTA3ENG.BIZ

SURVEYOR'S NOTES:

1) BEARINGS ARE REFERENCED TO THE WEST LINE OF THE SE1/4 OF SECTION 15-T8N-R2W, WHICH BEARS N 00°17'18" E IN THE GRANT COUNTY COORDINATE SYSTEM (NAD 83(2011))
2) CURRENT LOCATION OF THE SOUTH QUARTER CORNER IS BASED UPON TIE SHEET COMPLETED BY LARRY AUSTIN AND DATED 11/22/05.
3) PARCEL (EXCEPTION) GRAPHICALLY SHOWN BASED UPON PREVIOUS LOCATION OF THE SOUTH QUARTER CORNER OF SECTION 15 AS PER PLAT OF SURVEY BY MATTHEW J. JANIAK, DATED 10/27/87.
4) MONUMENTS ALONG STUDENBERG ROAD ARE BASED ON A REVISED LOCATION PROVIDED BY SEAN WALSH. AT THE TIME OF THIS SURVEY, A REVISED SURVEY HAD NOT BEEN FILED.
5) MONUMENT FOUND BASED ON A PLAT OF SURVEY COMPLETED BY SEAN WALSH. AT THE TIME OF THIS SURVEY IT HAD NOT BEEN FILED.
6) 1" PIPE FOR FRAZIER WAS FOUND 12.33' OFF OF THE QUARTER SECTION LINE. PREVIOUS SURVEY SHOWS THE PROPERTY LINE BEING SET ON FENCE LINE.

SURVEYOR'S NOTES:

SURVEYOR HAS MADE NO INVESTIGATION FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OR OWNERSHIP TITLE EVIDENCE, EXCEPT AS SPECIFICALLY SHOWN ON THIS CERTIFIED SURVEY MAP. NO DISTANCE SHOULD BE ASSUMED BY SCALING. NO UNDERGROUND IMPROVEMENTS HAVE BEEN LOCATED UNLESS SHOWN AND NOTED. NO REPRESENTATION AS TO OWNERSHIP, USE OR POSSESSION, SHOULD BE HEREON IMPLIED. REFER TO ABSTRACT, TITLE, OR LOCAL ORDINANCES FOR ANY ADDITIONAL RESTRICTION, EASEMENTS, OR BUILDING SETBACK LINES. NO ABSTRACT, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED TO THE SURVEYOR. THERE MAY EXIST DOCUMENTS OF RECORD WHICH WOULD AFFECT THIS PARCEL.

SCALE: 1" = 250'
250' 0' 250'

REITER VALLEY TRUST
MICHAEL F. REITER, TRUSTEE
S348 VAN BUREN RD.
SPRING VALLEY, WI 54767

DATE(S) OF FIELDWORK: 12-11-2019
FIELD CREW: J. SEWELL
DRAWN BY: J. SEWELL
REVIEWED BY: D. DREESSENS

DELTA 3 PROJECT NO.: D19-177
DATA LOCATION: D:\19-177\Survey\CAD\Existing

DELTA 3
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