


The South line of the SE 1/4 of Section 30 bears S 89°48'50" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.

- LEGEND**
- Section Corner
 - 3/4" rebar found
 - 3/4" x 18" rebar set with cap
 - ⊙ Mag Nail set
 - () Recorded as
 - [] Property described in Document Number, Grant County Registry
 - Boundary of Survey
 - - - Section line
 - - - Centerline
 - - - Right of Way
 - - - Previously surveyed line
 - x-x-x- Existing fence

PLAT OF SURVEY

PREPARED FOR: JUSTIN SPARRGROVE
 LOCATED IN SECTION 30 & 31, T7N R4W, TOWN OF WOODMAN, GRANT COUNTY, WISCONSIN

 Austin Engineering LLC <small>austinengineeringllc.com</small>	4211 HWY 81 E LANCASTER, WI 53813 PHONE 608-723-6363 FAX 608-723-6702
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JOB NO: 20S236 FIELDBOOK: TDSR
 H:\CRD\20S236 DRAWN BY: AJ AUSTIN
 H:\PLAT\T7NR4W\30\20S236-SPARRGROVE CREW: S. AUSTIN, O. AUSTIN
 SHEET 1 OF 2

**57.63± ACRES
2,510,423± SQ. FT.**

[727444]
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 6-7-2010
BOOK 27, PAGE 86

PARCEL "B"
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 6-15-2000
BOOK 8, PAGE 44

[624781]
PARCEL "A"
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 6-15-2000
BOOK 8, PAGE 44

PREVIOUS SURVEY
BY STANLEY KING
DATED 4-15-2014
BOOK 35, PAGE 26

PARCEL "F"
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 3-9-2005
BOOK 16, PAGE 62

PARCEL "G"
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 3-9-2005
BOOK 16, PAGE 61

EAST 1/4 CORNER
SECTION 30, T7N R4W
Aluminum Capped
Rebar and ties found.

WEST 1/4 CORNER
SECTION 30, T7N R4W
Aluminum Capped
Rebar and ties found.

EAST 1/4 CORNER
SECTION 25, T7N R5W
1" Iron pipe and ties found.

SOUTHWEST CORNER
SECTION 30, T7N R4W
Aluminum Capped
Rebar and ties found.

SOUTHEAST CORNER
SECTION 25, T7N R5W
Aluminum Capped
Rebar and ties found.

SOUTH 1/4 CORNER
SECTION 30, T7N R4W
Aluminum Capped
Rebar found. New tie sheet.
Point of Beginning

PREVIOUS SURVEY
BY SEAN WALSH
DATED 3-22-2019
BOOK 43, PAGE 60

[727444]
PREVIOUS SURVEY
BY LARRY AUSTIN
DATED 6-7-2010
BOOK 27, PAGE 86

SOUTHEAST CORNER
SECTION 30, T7N R4W
Aluminum Capped
Rebar and ties found.

PLAT OF SURVEY

DESCRIPTION:

Located in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4), the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) and the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Thirty (30) and in the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) and the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Thirty-one (31), Township Seven (7) North, Range Four (4) West of the 4th P.M., Town of Woodman, Grant County, Wisconsin, containing 57.63 acres, more or less, and being described as follows:

Commencing at an Aluminum Capped rebar marking the South Quarter (S 1/4) corner of said Section 30, said corner being the point of beginning;
 thence South 89° 48' 50" East 473.13 feet along the South line of said Section 30 to a 3/4" rebar;
 thence South 15° 58' 04" West 413.69 feet along a line of that property as described in Document Number 727444, Grant County Registry to a 3/4" rebar;
 thence South 18° 26' 00" West 145.42 feet along a line of said property to a 3/4" rebar;
 thence South 37° 42' 16" East 51.39 feet along a line of said property to a 3/4" rebar;
 thence South 55° 11' 08" East 124.31 feet along a line of said property to a 3/4" rebar;
 thence North 86° 46' 13" East 209.80 feet along a line of said property to a 3/4" rebar;
 thence North 74° 29' 34" East 189.63 feet along a line of said property to a 3/4" rebar;
 thence North 72° 14' 32" East 428.20 feet along a line of said property to a 3/4" rebar;
 thence North 61° 39' 04" East 44.99 feet along a line of said property to a 3/4" rebar;
 thence North 35° 54' 47" East 44.78 feet along a line of said property to a 3/4" rebar;
 thence North 31° 55' 55" East 219.52 feet along a line of said property to a 3/4" rebar;
 thence North 27° 34' 11" East 238.74 feet along a line of said property to a 3/4" rebar;
 thence North 22° 09' 26" East 259.74 feet along a line of said property to a 3/4" rebar;
 thence North 14° 35' 47" East 187.73 feet along a line of said property to a 3/4" rebar;
 thence North 01° 48' 56" East 268.52 feet along a line of said property to a 3/4" rebar;
 thence South 76° 56' 37" East 131.27 feet along a line of said property to a 3/4" rebar;
 thence South 59° 53' 00" East 305.34 feet along a line of said property to a 3/4" rebar;
 thence North 84° 29' 33" East 90.39 feet along a line of said property to a 3/4" rebar;
 thence North 54° 09' 41" East 138.61 feet along a line of said property to a 3/4" rebar;
 thence North 71° 37' 09" East 298.84 feet along a line of said property to a 3/4" rebar;
 thence North 89° 48' 49" West 1243.91 feet along the North line of the South 700 feet of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of said Section 30 to the Northwest corner thereof to a 3/4" rebar;
 thence North 00° 00' 56" East 621.04 feet along the East line of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of said Section 30 to a 3/4" rebar marking the Northeast corner thereof;
 thence South 89° 54' 43" West 1324.66 feet along the North line of the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) to a 3/4" rebar marking the Northwest corner thereof;
 thence North 89° 23' 46" West 156.20 feet along the North line of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of said Section 30 to a Mag Nail in the centerline of County Highway "C";
 thence 147.46 feet on the arc of a curve to the left with a radius of 400.00 feet and a long chord bearing South 30° 43' 09" West 146.63 feet along said centerline to a Mag Nail;
 thence South 20° 09' 29" West 318.53 feet along said centerline to a Mag Nail;
 thence 160.57 feet on the arc of a curve to the right with a radius of 675.00 feet and a long chord bearing South 26° 58' 23" West 160.19 feet along said centerline to a Mag Nail;
 thence South 31° 58' 21" East 39.48 feet along a line of that property as described in Document Number 624781, Grant County Registry to a 3/4" rebar;
 thence North 37° 30' 43" East 500.46 feet along a line of said property to a 3/4" rebar;
 thence North 76° 05' 22" East 187.67 feet along a line of said property to a 3/4" rebar;
 thence South 79° 33' 30" East 222.02 feet along a line of said property to a 3/4" rebar;
 thence South 05° 15' 06" West 597.67 feet along a line of said property to a 3/4" rebar;
 thence South 73° 04' 03" West 256.53 feet along a line of said property to a 3/4" rebar;
 thence South 05° 43' 13" West 448.97 feet along a line of said property to a 3/4" rebar on the South line of said Section 30;
 thence South 89° 31' 13" East 29.62 feet along the South line of said Section 30 to the point of beginning.

SURVEYOR'S CERTIFICATE:

I, Larry L. 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 March 3rd 2021.

That this survey was prepared under the instructions of Justin Sparrgrove

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 4 day of MAY, 2021.


 Larry L. Austin, S-1903



Austin
 Engineering LLC
 austinengineeringllc.com

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

Prepared for: JUSTIN SPARRGROVE

JOB NO: 20S236
 H:\CRD\20S236
 H:\PLAT\77NR4W\30\20S236-SPARRGROVE

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

SHEET 2 OF 2