

# PLAT OF SURVEY



The East line of the NW 1/4 of Section 5 bears S 00°59'37" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.

PREVIOUS SURVEY BY STAN KING DATED 10-20-2016 BOOK: 39, PAGE: 22

S 89°53'04" W 1327.67'  
(N 87°44'23" W) (1326.21')

NORTH 1/4 CORNER SECTION 5, T2N R1W  
1.5" Iron pipe found

N.W. CORNER NE 1/4, NW 1/4

S 01°03'41" E 1350.56'  
(S 1°03'42" E) (1350.56')  
(S 01°16'03" W) (1335.63')

TRACT 1  
PREVIOUS SURVEY BY AARON AUSTIN DATED 5-5-2023

W. TIMBER DRIVE

2 Rod wide Ingress-Egress Easement described in [553019] and [826160]

S.W. CORNER NE 1/4, NW 1/4

South line, NE 1/4, NW 1/4

S 89°32'37" W 1325.97'  
128.79' 120.56' 199.00' 120.08' 1109.37'

S.E. CORNER NE 1/4, NW 1/4

Right of Ingress-Egress described in [826160] running Easterly along the North side of the N 1/2 of the SE 1/4, NW 1/4 to [548369].  
(NOTE: No physical evidence found.)

TRACT 2  
PREVIOUS SURVEY BY AARON AUSTIN DATED 5-5-2023

[826160]  
**18.75± ACRES**  
**816,555± SQ.FT.**  
NORTH 1/2  
SE 1/4 - NW 1/4

(N 01°03'44" W)  
S 01°03'02" E

S 89°32'37" W 216.60'

(N 01°03'44" W)  
S 01°03'02" E

S.W. CORNER NORTH 1/2 SE 1/4, NW 1/4

N 89°27'14" E 1325.30'

S.E. CORNER NORTH 1/2 SE 1/4, NW 1/4

LOT 3  
C.S.M. #1226

LOT 1  
C.S.M. #2020

SOUTH 1/2  
SE 1/4 - NW 1/4

LINES PREVIOUSLY SURVEYED BY AARON AUSTIN DATED 6-28-2022 BOOK: 48, PAGE: 91

(1305.04')  
1304.86'  
652.43'

S.W. CORNER SE 1/4, NW 1/4

N 89°21'50" E 1324.64'

S.W. CORNER NORTHEAST 1/4

WEST 1/4 CORNER SECTION 5, T2N R1W  
1.5" Iron pipe found

S 01°06'37" E 197.46'  
(N 01°03'43" W) (197.49')

NOTE: The retracement of the exception described in [826160] was retraced based upon the call to the Northwest corner of the SE 1/4 of the NW 1/4 along with calls to the North line of the SE 1/4 of the NW 1/4 and the West line of the SE 1/4 of the NW 1/4.



## LEGEND

- ⊕ Section Corner (All witness corners found)
- 3/4" x 18" rebar set with cap
- 3/4" rebar found
- ( ) Recorded as
- [ ] Property described in Document Number, Grant County Registry
- Boundary of Survey
- Section line
- Centerline
- Right of Way
- Previously surveyed line
- Existing Easement
- /// Existing structure
- Existing improvement

0 200 400  
SCALE 1" = 200'

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Prepared for: GARY DAVID

JOB NO: 23S029  
H:\CRD\22S142  
H:\PLAT\T2NR1W\05\23S029-DAVID

DRAWN BY: AJ AUSTIN  
CREW CHIEF: SHANE AUSTIN  
CREW: O. AUSTIN, T. AUSTIN

# PLAT OF SURVEY

**DESCRIPTION PROVIDED:**

The North Half (N.1/2) of the Southeast Quarter (S.E.1/4) of the Northwest Quarter (N.W.1/4) of Section Five (5), Township Two (2) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin, EXCEPTING therefrom 1 square acre in the Northwest corner of said above described parcel, being subject to a right of ingress and egress from the 1 square acre above described, running Easterly along the North side of the N.1/2 of the S.E.1/4 of the N.W.1/4 of said Section 5 to the Northeast corner thereof, to be used by the owners of said 1 square acre for a right of ingress and egress, which right shall run with the real estate.

The above described parcel is better described as follows:

The North Half (N.1/2) of the Southeast Quarter (S.E.1/4) of the Northwest Quarter (N.W.1/4) of Section Five (5), Township Two (2) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin, EXCEPTING therefrom a parcel in the Northwest corner thereof described as follows: Commencing at the Northeast corner of the N.W.1/4 of said Section 5; thence North 87° 44' 23" West 1326.21 feet along the North line of said N.W.1/4; thence South 01° 16' 03" West 1335.63 feet to the Northwest corner of the S.E.1/4 of the N.W.1/4 of said Section 5 and the point of beginning; thence South 88° 19' 16" East 216.60 feet along the North line of the S.E.1/4 of said N.W.1/4; thence South 01° 16' 03" West 216.60 feet; thence North 88° 19' 16" West 216.60 feet to the West line of the S.E.1/4 of said N.W.1/4; thence North 01° 16' 03" East 216.60 feet to the point of beginning.

Also an easement for ingress and egress over grantor's land from West Timber Lane to real estate owned by grantees in the North Half (N.1/2) of the Southeast Quarter (S.E.1/4) of the Northwest Quarter (N.W.1/4) of Section Five (5), Township Two (2) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin, described as follows, to-wit: The East 2 rods of that part of the N.E.1/4 of the N.W.1/4 of Section 5, T2N, R1W of the 4th P.M., Grant County, Wisconsin, lying South of West Timber Lane, and running approximately 200 feet in length, more or less, to the North line of the N.1/2 of the S.E.1/4 of the N.W.1/4 of said Section 5.

**SURVEYOR'S CERTIFICATE:**

I, Aaron J. 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 6-12-2023.  
 That this survey was prepared under the instructions of Gary David.  
 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.

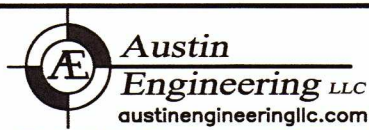


Dated this 13th day of June, 2023.

*Aaron J. Austin*  
 Aaron J. Austin, S-2922

**SURVEYOR'S NOTES:**

It appears that the "better described" portion of the deed contains an error in the location of the starting point. This survey was prepared with the intent of following the lines shown and described hereon. Fences shown on this survey were measured at random locations. The fence may meander between fence corners and are shown for reference only. Possession and occupational rights MAY have been acquired to the fence and it is not known if the fence is a fence of convenience or if it is intended to mark the boundary.



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Prepared for: GARY DAVID

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