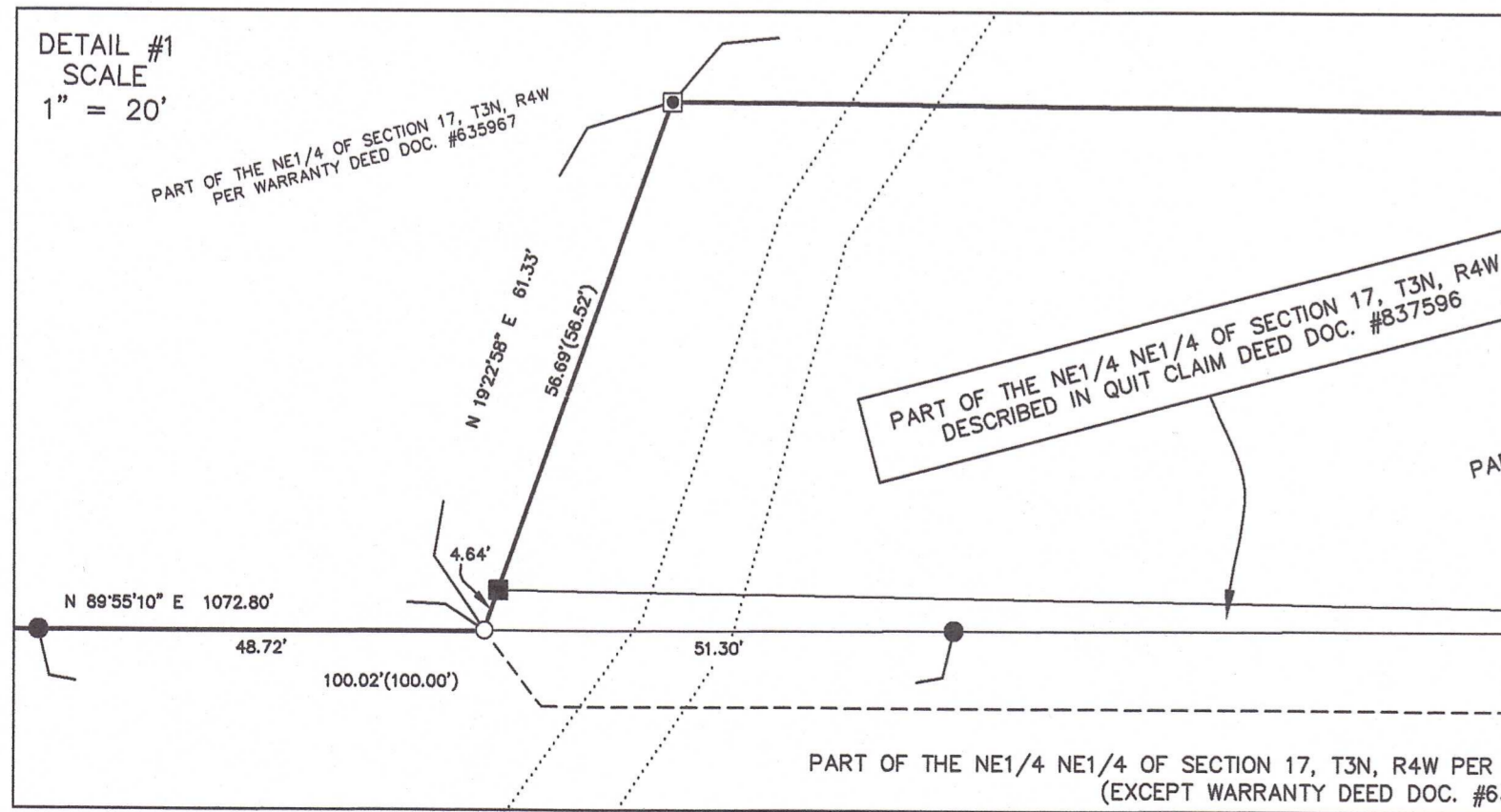
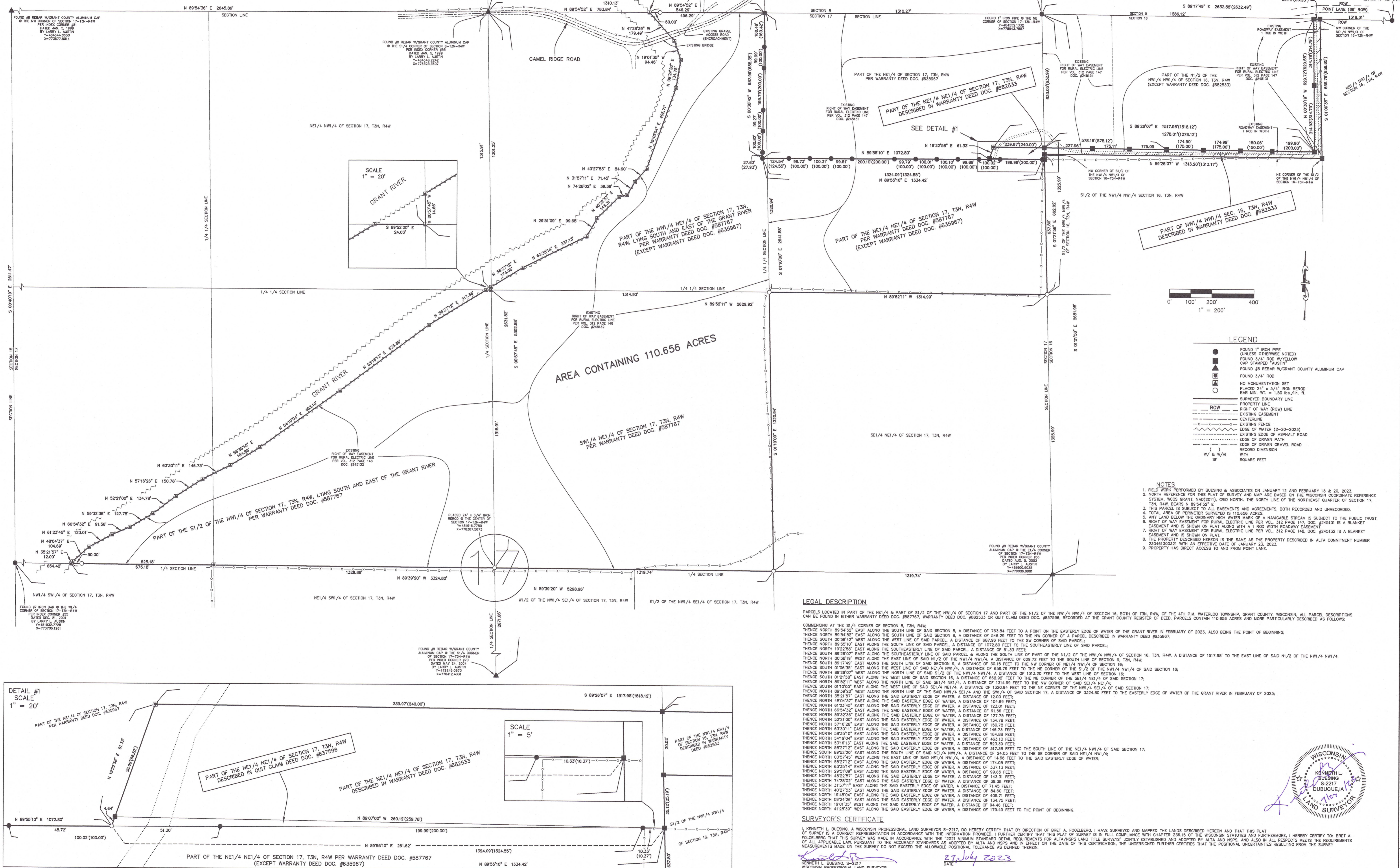


PLAT OF SURVEY

PART OF THE NE1/4 & PART OF S1/2 OF THE NW1/4 OF SECTION 17 AND PART OF THE NW1/4 NW1/4 OF SECTION 16, BOTH OF T3N, R4W, OF THE 4TH P.M., WATERLOO TOWNSHIP, GRANT COUNTY, WISCONSIN



LEGAL DESCRIPTION

PARCELS LOCATED IN PART OF THE NE1/4 & PART OF S1/2 OF THE NW1/4 OF SECTION 17 AND PART OF THE NW1/4 NW1/4 OF SECTION 16, BOTH OF T3N, R4W, OF THE 4TH P.M., WATERLOO TOWNSHIP, GRANT COUNTY, WISCONSIN, ALL PARCEL DESCRIPTIONS CAN BE FOUND IN EITHER WARRANTY DEED DOC. #587767, WARRANTY DEED DOC. #682533 OR QUIT CLAIM DEED DOC. #637596, RECORDED AT THE GRANT COUNTY REGISTER OF DEEDS. PARCELS CONTAIN 110.656 ACRES AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE S1/4 CORNER OF SECTION 8, T3N, R4W;

THENCE NORTH 89°54'52" EAST ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 763.84 FEET TO A POINT ON THE EASTERLY EDGE OF WATER OF THE GRANT RIVER IN FEBRUARY OF 2023, ALSO BEING THE POINT OF BEGINNING;

THENCE NORTH 89°54'52" EAST ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 548.29 FEET TO THE NW CORNER OF A PARCEL DESCRIBED IN WARRANTY DEED DOC. #635967;

THENCE SOUTH 02°28'42" WEST ALONG THE WEST LINE OF SAID PARCEL, A DISTANCE OF 687.99 FEET TO THE SW CORNER OF SAID PARCEL;

THENCE NORTH 89°52'01" EAST ALONG THE SOUTH LINE OF SAID PARCEL, A DISTANCE OF 1072.90 FEET TO THE SOUTHEASTERLY LINE OF SAID PARCEL;

THENCE NORTH 19°22'58" EAST ALONG THE SOUTHEASTERLY LINE OF SAID PARCEL, A DISTANCE OF 61.33 FEET;

THENCE NORTH 89°52'01" EAST ALONG THE SOUTHEASTERLY LINE OF SAID PARCEL, A DISTANCE OF 659.79 FEET TO THE NE CORNER OF THE S1/2 OF THE NW1/4 NW1/4 OF SECTION 16, T3N, R4W, A DISTANCE OF 1517.98' TO THE EAST LINE OF SAID N1/2 OF THE NW1/4 NW1/4;

THENCE NORTH 02°28'42" WEST ALONG THE EAST LINE OF SAID N1/2 OF THE NW1/4 NW1/4, A DISTANCE OF 629.72 FEET TO THE SOUTH LINE OF SECTION 8, T3N, R4W;

THENCE SOUTH 89°17'49" EAST ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 30.15 FEET TO THE NW CORNER OF NE1/4 NW1/4 OF SECTION 16;

THENCE SOUTH 89°17'49" EAST ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 1313.20 FEET TO THE WEST LINE OF SECTION 16;

THENCE SOUTH 01°06'35" EAST ALONG THE WEST LINE OF SAID SECTION 16, A DISTANCE OF 148.00 FEET TO THE NE CORNER OF THE SE1/4 NW1/4 OF SAID SECTION 17;

THENCE NORTH 89°52'11" WEST ALONG THE NORTH LINE OF SAID SE1/4 NW1/4, A DISTANCE OF 1314.99 FEET TO THE NW CORNER OF SAID SE1/4 NW1/4;

THENCE NORTH 01°07'00" EAST ALONG THE WEST LINE OF SAID SECTION 16, A DISTANCE OF 1320.94 FEET TO THE NE CORNER OF THE NW1/4 SE1/4 OF SAID SECTION 17;

THENCE NORTH 89°52'11" EAST ALONG THE NORTH LINE OF THE SAID NW1/4 SE1/4 AND THE SW1/4 OF SECTION 17, A DISTANCE OF 2336.90 FEET TO THE EASTERLY EDGE OF WATER OF THE GRANT RIVER IN FEBRUARY OF 2023;

THENCE NORTH 32°21'57" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 12.00 FEET;

THENCE NORTH 89°54'52" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 104.66 FEET;

THENCE NORTH 81°23'45" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 123.01 FEET;

THENCE NORTH 89°54'52" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 11.96 FEET;

THENCE NORTH 89°32'38" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 127.75 FEET;

THENCE NORTH 52°21'00" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 134.78 FEET;

THENCE NORTH 57°16'28" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 150.78 FEET;

THENCE NORTH 89°32'38" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 146.73 FEET;

THENCE NORTH 52°21'00" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 164.88 FEET;

THENCE NORTH 54°19'04" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 463.10 FEET;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 323.39 FEET;

THENCE SOUTH 89°52'20" EAST ALONG THE SOUTH LINE OF SAID NW1/4 NW1/4, A DISTANCE OF 240.33 FEET TO THE SE CORNER OF SAID NW1/4 NW1/4;

THENCE NORTH 02°28'42" WEST ALONG THE EAST LINE OF SAID NW1/4 NW1/4, A DISTANCE OF 14.68 FEET TO THE SOUTHERLY EDGE OF WATER OF THE GRANT RIVER;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 174.05 FEET;

THENCE NORTH 83°38'14" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 337.13 FEET;

THENCE NORTH 29°31'09" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 99.65 FEET;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 143.31 FEET;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 39.30 FEET;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 71.45 FEET;

THENCE NORTH 89°52'11" EAST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 84.46 FEET;

THENCE NORTH 19°01'35" WEST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 134.79 FEET;

THENCE NORTH 41°28'39" WEST ALONG THE SAID EASTERLY EDGE OF WATER, A DISTANCE OF 179.49 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE

I, KENNETH L. BUESING, A WISCONSIN PROFESSIONAL LAND SURVEYOR S-2217, DO HEREBY CERTIFY THAT BY DIRECTION OF BRETT A. FOGELBERG, I HAVE SURVEYED AND MAPPED THE LANDS DESCRIBED HEREON AND THAT THIS PLAT OF SURVEY IS A CORRECT REPRESENTATION IN ACCORDANCE WITH THE INFORMATION PROVIDED. FURTHER CERTIFY THAT THIS PLAT OF SURVEY IS IN FULL COMPLIANCE WITH CHAPTER 236.15 OF THE WISCONSIN STATUTES AND FURTHERMORE, I HEREBY CERTIFY TO: BRETT A. FOGELBERG THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH THE "2001 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS" ONLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND ALSO IN ALL RESPECTS MEETS THE REQUIREMENTS OF ALL APPLICABLE LAW PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION. THE UNDERSIGNED FURTHER CERTIFIES THAT THE POSITIONAL UNCERTAINTIES RESULTING FROM THE SURVEY MEASUREMENTS MADE ON THE SURVEY DO NOT EXCEED THE ALLOWABLE POSITIONAL TOLERANCE AS DEFINED THEREIN.

Kenneth L. Buesing
KENNETH L. BUESING, S-2217
WISCONSIN PROFESSIONAL LAND SURVEYOR
My License Renewal Date is January 31, 2024

27 July 2023
DATE

DWG NO.	23017-01
SURVEY REQUESTED BY:	BRET A. FOGELBERG 533 HEARTLAND DRIVE YORKVILLE, IL 60560
DATE	07/27/23
SCALE:	1" = 200'
REVISIONS	
DRAWN BY:	JCH
CHECKED BY:	KLB

BUESING ASSOCIATES, INC.
ENGINEERS AND SURVEYORS
1212 LOCUST ST., DUBUQUE, IA
(563) 556-4389

PLAT OF SURVEY

1 SHEET OF 1

50079

JUL 31 2023