

PLAT OF SURVEY

Prepared for: DAWN HOFMANN

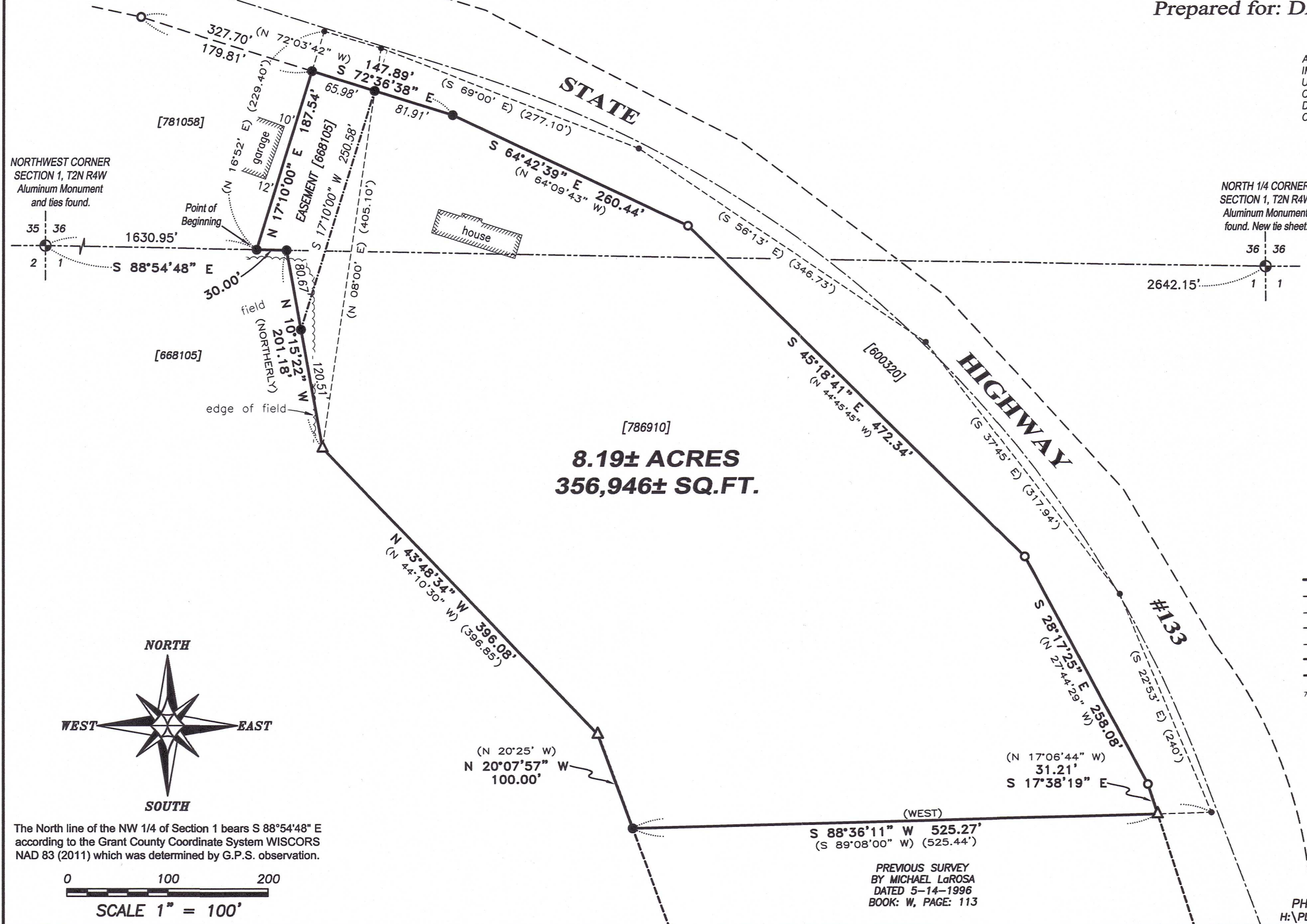
Right of Way for State Highway #133 was established from R/W Project Number 5205-03-21 and [600320].

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: 8-9-2023.



NORTHWEST CORNER SECTION 1, T2N R4W Aluminum Monument and ties found.

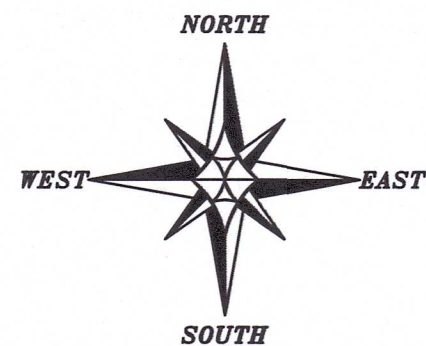
NORTH 1/4 CORNER SECTION 1, T2N R4W Aluminum Monument found. New tie sheet.



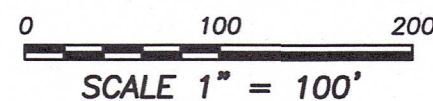
8.19± ACRES
356,946± SQ.FT.

LEGEND

- ⊙ Section Corner
- 3/4" rebar found
- △ 1" diameter iron pipe found
- 3/4" x 18" rebar set with cap
- No monument
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- Section line
- Centerline
- Right of Way
- Previously described line
- Easement line
- Previously surveyed line
- ||||| Existing Structure



The North line of the NW 1/4 of Section 1 bears S 88°54'48" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



PREVIOUS SURVEY BY MICHAEL LaROSA DATED 5-14-1996 BOOK: W, PAGE: 113

Austin Engineering LLC
austinengineeringllc.com

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

DESCRIPTION:

PROPERTY PREVIOUSLY DESCRIBED IN DOCUMENT NUMBER 786910,
GRANT COUNTY REGISTRY AND BEING SURVEYED AS FOLLOWS:

Located in the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section One (1), Township Two (2) North, Range Four (4) West and in the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-six (36), Township Three (3) North, Range Four (4) West of the 4th P.M., Town of Waterloo, Grant County, Wisconsin, and being described as follows:

Commencing at an Aluminum Monument marking the Northwest corner of said Section 1;
thence South 88° 54' 48" East 1630.95 feet along the North line of said Section 1 to a 3/4" rebar marking the point of beginning;
thence North 17° 10' 00" East 187.54 feet along a line of that property as described in Document Number 786910, Grant County Registry to a 3/4" rebar marking the Southwesterly right of way of State Highway #133;
thence South 72° 36' 38" East 147.89 feet along said right of way to a 3/4" rebar;
thence South 64° 42' 39" East 260.44 feet along said right of way to a 3/4" rebar;
thence South 45° 18' 41" East 472.34 feet along said right of way to a 3/4" rebar;
thence South 28° 17' 25" East 258.08 feet along said right of way to a 3/4" rebar;
thence South 17° 38' 19" East 31.21 feet along said right of way to a 1" iron pipe;
thence South 88° 36' 11" West 525.27 feet along the South line of said property described in Document Number 786910 to a 3/4" rebar;
thence North 20° 07' 57" West 100.00 feet along a line of said property to a 1" iron pipe;
thence North 43° 48' 34" West 396.08 feet along a line of said property to a 1" iron pipe;
thence North 10° 15' 22" West 201.18 feet along a line of said property to a 3/4" rebar on the North line of said Section 1;
thence North 88° 54' 48" West 30.00 feet along the North line of said Section 1 to the point of beginning.

Tract being subject to any and all easements of record and/or usage.

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 8-2-2023.

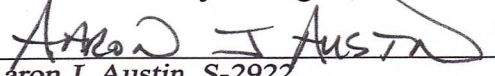
That this survey was prepared under the instructions of Dawn Hofmann.

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 9th day of August, 2023.


Aaron J. Austin, S-2922
Agent, Austin Engineering, LLC



Austin
Engineering LLC
austinengineeringllc.com

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Prepared for: DAWN HOFMANN

JOB NO: 23S140
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FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: SHANE AUSTIN

SHEET 2 OF 2