

PLAT OF SURVEY

NORTHEAST CORNER
SECTION 16, T3N R1W
1/2" Steel Cotton
Gin Spike and ties found.

PREVIOUS SURVEY
BOOK: 45, PAGE: 97

S 87°47'35" W 231.46'

FREMONT STREET

9 10
16 15

2670.30'

49.11'
S 00°08'37" W

(SOUTH)
S 00°26'02" E 109.95'

(SOUTH) (182.4')
S 00°26'02" E 182.40'

(S 72°30' E) (66')
S 72°26'00" E

(N 00°41'01" W
896.57'

The East line of the NE 1/4 of Section 16 bears S 00°41'01" E according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



SCALE 1" = 40'

LOT 2
C.S.M. #5

LOT 1
C.S.M. #5

41.84'
(S 87°30' W)
(41.84')

307.33'

62.77' (EAST)

N 87°42'33" E

130.43'

329.79'

130.00'

181.38' (NORTH) (181.38')

181.38' (SOUTH) (181.38')

51.38'

S 87°42'33" W 130.97'

18

S 87°42'40" W 62.84'
(WEST) (62.77')

WEST LINE [738514]

125.95'

S 00°27'04" E

(44.07')
44.07'

(SOUTH TO CENTERLINE) gravel

66.10' P.O.B.

(NORTH) (176.28')

148.41' asphalt

N 00°28'19" W

(S 5 3/4' W) (165')
(N 04°53'20" E) (165.16')
S 04°51'04" W 165.18'

(70.00')
70.11'

(N 72°15'20" W) (68.73')
68.83'

697.20'

[836812]
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 5-22-2023
BOOK: 50, PAGE: 43

[838130]
TRACT 1
PREVIOUS SURVEY
BY AARON AUSTIN
REVISED 8-12-2023
BOOK: 50, PAGE: 81

ASSESSMENT PLAT - BLOCK 62

SURVEY #1
PREVIOUS SURVEY
BY JOHN CEJKA
DATED 7-16-1985
BOOK: I, PAGE: 118

SURVEY #2
PREVIOUS SURVEY
BY JOHN CEJKA
DATED 7-16-1985
BOOK: I, PAGE: 118

Northerly Right of Way West Main Street retraced from
C.S.M. #5 and Previous Survey Book: I, Page 118

LEGEND

- ⊙ Section Corner
- ⊙ 1/2" Drill hole set
- ⊙ 1/4" Drill hole in sidewalk
- ⊙ 3/4" rebar found
- ⊙ 1" diameter iron pipe found
- No monument
- ⊙ Decorative rock
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- - - Section line
- Centerline
- - - Right of Way
- - - Platted lot line
- - - Previously surveyed line
- - - Existing Improvement
- ▨ Existing structure
- - - Existing occupied line
- - - Existing fence

Aaron Austin
AARON AUSTIN
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: 9-20-2023.

EAST 1/4 CORNER
SECTION 16, T3N R1W
Chisel "X" and ties found

Prepared for: DARYL YURS



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

JOB NO: 23S168
H:\CRD\23S168
H:\PLAT\PVILLE\WPVILLE\23S168-YURS

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

PLAT OF SURVEY

DESCRIPTION PROVIDED:

Property described in Document Number 738514, Grant County Registry and being described as follows:

Begin at a point on the centerline of Main Street in the City of Platteville, which is 67.98 feet North of the corner of Lots One (1), Two (2), Three (3) and Four (4) of the Original Government survey of the Southeast Quarter (S.E.1/4) of the Northeast Quarter (N.E.1/4) of Section Sixteen (16), Township Three (3) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin; thence North 176.28 feet, thence West 62.70 feet; thence South to a point on said centerline; thence South 72°30' East 66 feet along said centerline to the place of beginning.

The above described property now being a part of Lot 19 of Block 62 of the Assessor's Plat of the City of Platteville, Grant County, Wisconsin.

PROPERTY BEING SURVEYED AS FOLLOWS:

Located in the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Sixteen (16), Township Three (3) North, Range One (1) West of the 4th P.M., City of Platteville, Grant County, Wisconsin, and being described as follows:

Commencing at a Chisel "X" in concrete marking the East Quarter (E 1/4) corner of said Section 16; thence North 00° 41' 01" West 896.57 feet along the East line of said Section 16; thence North 72° 26' 20" West 697.20 feet to a 1/2" drill hole on the North right of way of West Main Street and the point of beginning; thence North 00° 28' 19" West 148.41 feet along the East line of that property as described in Document Number 738514, Grant County Registry to a 3/4" rebar marking the Northeast corner thereof; thence South 87° 42' 40" West 62.84 feet along the North line of said property to a 3/4" rebar marking the Northwest corner thereof; thence South 00° 27' 04" East 125.95 feet along the West line of said property to a 1/2" drill hole on the Northerly right of way of West Main Street; thence South 72° 26' 00" East 66.10 feet along said right of way to the point of beginning.

Being a part of Lot Nineteen (19) of Block Sixty-two (62) of the Assessment Plat of the City of Platteville, Grant County, Wisconsin, according to the recorded map or plat thereof.

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 9-14-2023.

That this survey was prepared under the instructions of Daryl Yurs.

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.

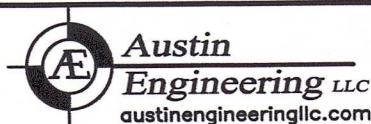
The certification contained on this document shall not apply to any copies.

Dated this 20th day of September, 2023.



Aaron J. Austin, S-2922

Agent, Austin Engineering, LLC



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

Prepared for: **DARYL YURS**

JOB NO: 23S168
H:\CRD\23S168
H:\PLAT\PVILLE\WPVILLE\23S168-YURS

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

SHEET 2 OF 2