

PLAT OF SURVEY

NORTHWEST CORNER
SECTION 25, T2N R2W
Aluminum Monument
and ties found.

TRACT 2
PREVIOUS SURVEY
BY AARON AUSTIN
REVISED 6-30-2020
BOOK 45, PAGE 01

C1
A=356.38'
R=500.00'
C LEN=348.88'
BRG=S 20°02'12" E

C4
A=342.29'
R=467.00'
C LEN=334.68'
BRG=S 20°36'56" E

TRACT 1
1.50± ACRES
65,340± SQ.FT.

SW 1/4 - NW 1/4

SE 1/4 - NW 1/4

TRACT 2
PREVIOUS SURVEY
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BOOK 45, PAGE 01

C2
A=141.34'
R=300.00'
C LEN=140.04'
BRG=S 13°52'46" W

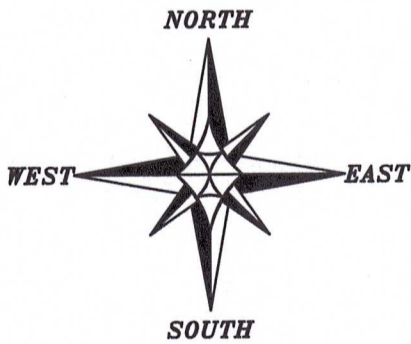
C3
A=142.10'
R=295.38'
C LEN=140.73'
BRG=S 13°35'42" W

WEST 1/4 CORNER
SECTION 25, T2N R2W
Aluminum Capped
rebar and ties found.

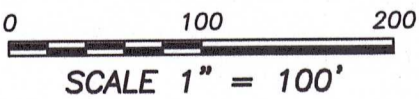
CENTER
SECTION 25
3/4" Rebar and
ties found

NW 1/4 - SW 1/4

NE 1/4 - SW 1/4

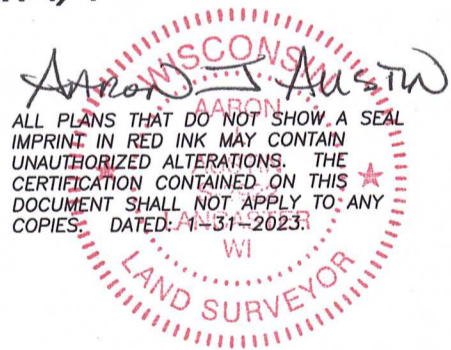


The West line of the NW 1/4 of Section 25 bears N 00°24'52" W according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



End of Rock Lane per Wisconsin Information System for Local Roads as filed with the Wisconsin Dept. of Transportation Terminus Point Access Easement (End of Rock Lane)

ROCK LANE



LEGEND

- Section Corner
- 3/4" rebar found
- 3/4" x 18" rebar set with cap
- No monument set
- Boundary of Survey
- Section line
- Centerline
- - - Right of Way
- - - Existing easement
- - - Proposed Easement
- - - Existing roadbed
- * * * * Existing fence

Prepared for: JOSH TRANEL



Austin Surveying, LLC
Land Surveying & Septic System Designs
austinsurveyingllc.com Phone: 608-723-6363
4211 HWY 81 E, LANCASTER, WI 53813

JOB NO: 23S229
H: CRD\23S229
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DRAWN BY: AJ AUSTIN
CREW CHIEF: SHANE AUSTIN
CREW: O. AUSTIN, T. AUSTIN

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

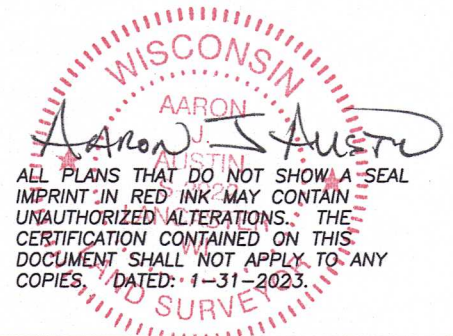
Located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) and the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township Two (2) North, Range Two (2) West of the 4th P.M., Town of Paris, Grant County, Wisconsin, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 25;
 thence North 00° 24' 52" West 249.42 feet along the West line of said Section;
 thence North 65° 27' 24" East 1185.01 feet to the point of beginning;
 thence continuing North 65° 27' 24" East 200.43 feet;
 thence 356.38 feet on the arc of a curve to the right having a radius of 500.00 feet and a long chord bearing South 20° 02' 12" East 348.88 feet;
 thence North 89° 37' 04" West 190.78 feet;
 thence North 24° 32' 36" West 267.40 feet to the point of beginning.
 Tract being subject to any and all easements of record and/or usage.

EASEMENT #1 (ACCESS EASEMENT):

A Sixty-six foot wide access easement for ingress-egress which is located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4), the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Twenty-five (25), Township Two (2) North, Range Two (2) West of the 4th P.M., Town of Paris, Grant County, Wisconsin, said easement being located 33 feet on each side of the following described centerline:

Commencing at the West Quarter (W 1/4) corner of said Section 25;
 thence North 00° 24' 52" West 249.42 feet along the West line of said Section;
 thence North 65° 27' 24" East 1185.01 feet;
 thence continuing North 65° 27' 24" East 200.43 feet to the point of beginning;
 thence 356.38 feet on the arc of a curve to the right having a radius of 500.00 feet and a long chord bearing South 20° 02' 12" East 348.88 feet;
 thence South 00° 22' 55" West 140.54 feet;
 thence 141.34 feet on the arc of a curve to the right having a radius of 300.00 feet and a long chord bearing South 13° 52' 46" West 140.04 feet;
 thence South 27° 22' 36" West 54.06 feet;
 thence 142.10 feet on the arc of a curve to the left having a radius of 295.38 feet and a long chord bearing South 13° 35' 42" West 140.73 feet;
 thence South 00° 11' 12" East 450.37 feet to a point at the end of Rock Lane and the terminus point.



Prepared for: **JOSH TRANEL**

Austin Surveying, LLC

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

SHEET 2 OF 3

PLAT OF SURVEY

EASEMENT #2 (SEPTIC SYSTEM EASEMENT):

An Easement for Septic System which is located in the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section Twenty-five (25), Township Two (2) North, Range Two (2) West of the 4th P.M., Town of Paris, Grant County, Wisconsin, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 25;
thence North 00° 24' 52" West 249.42 feet along the West line of said Section;
thence North 65° 27' 24" East 1185.01 feet;
thence continuing North 65° 27' 24" East 200.43 feet;
thence 356.38 feet on the arc of a curve to the right having a radius of 500.00 feet and a long chord bearing South 20° 02' 12" East 348.88 feet;
thence North 89° 37' 04" West 190.78 feet to the point of beginning;
thence North 24° 32' 36" West 114.01 feet;
thence South 44° 22' 24" West 83.67 feet;
thence South 45° 37' 36" East 61.36 feet;
thence South 24° 32' 36" East 56.51 feet;
thence North 65° 27' 24" East 56.00 feet;
thence North 24° 32' 36" West 29.85 feet to the point of beginning.

EASEMENT NOTES:

Other documentation will need to be recorded to clarify the intent, use, maintenance, assignments or other pertinent information of this easement.

SURVEYOR'S CERTIFICATE:

I, Aaron J. Austin, Professional Wisconsin Land Surveyor, hereby certify:

That the above descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 1-30-2024.
That this survey was prepared under the instructions of Josh Tranel.
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 31st day of January, 2024.

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



Prepared for: JOSH TRANEL
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