

PLAT OF SURVEY

LEGEND

- ⊙ Section Corner—as designated
- 3/4" rebar found
- 3/4" x 18" rebar set with cap
- No monument set
- ⊕ Existing septic vent
- ⊘ Existing utility pole
- ⊠ Existing underground pedestal
- [] Property described in Document Number, Grant County Registry
- Centerline Proposed Centerline
- ▨ Existing Structure
- Section line
- Centerline
- Right of Way
- Platted lot line
- Previously surveyed line
- Proposed Easement

WEST 1/4 CORNER
SECTION 31, T6N R6W
1" Rebar with Aluminum
Cap and ties found

S 00°36'42" E
884.93'

HIGHWAY "A"
CENTERLINE
R.O.W.

TRACT 2
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 2-8-2016
BOOK 38, PAGE 12

TRACT 2
0.94± ACRE
40,993± SQ.FT.

TRACT 1
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 2-8-2016
BOOK 38, PAGE 12
[807641]

C2
A=72.78'
R=375.04'
CL=72.66'
CB=S 08°41'02" W

[808909]
C1
A=194.54'
R=375.04'
CL=192.36'
CB=N 29°06'11" E

PART OF TRACT 2
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 1-30-2013
BOOK 33, PAGE 35

C3
A=342.16'
R=475.04'
CL=334.81'
CB=S 26°53'59" W

TRACT 1
6.30± ACRES
274,238± SQ.FT.

C4
A=50.29'
R=375.04'
CL=50.25'
CB=N 47°48'16" E

[808909]
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 9-21-2010
BOOK 28, PAGE 51

FACE OF QUARRY WALL

GOVERNMENT LOT 3

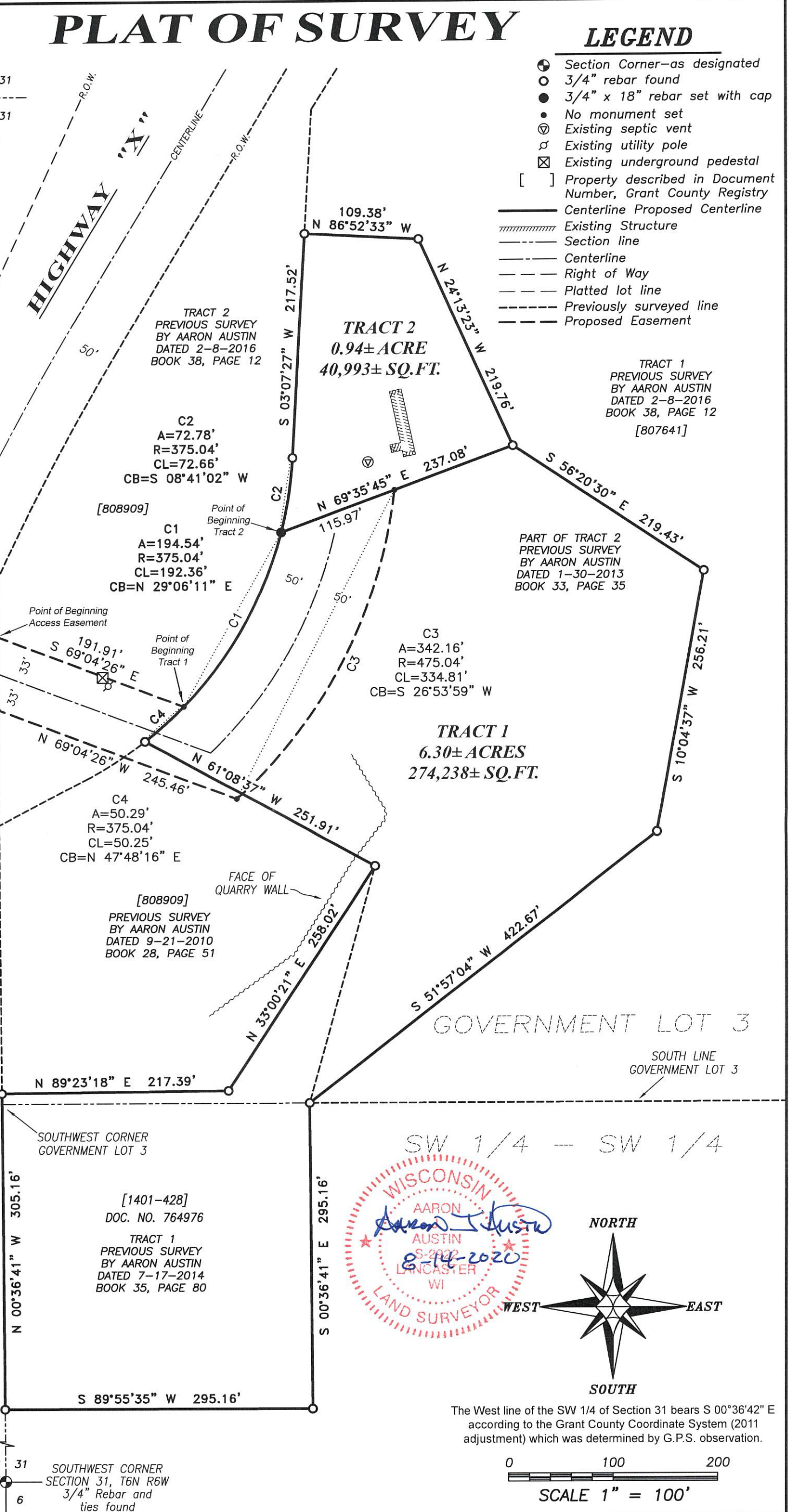
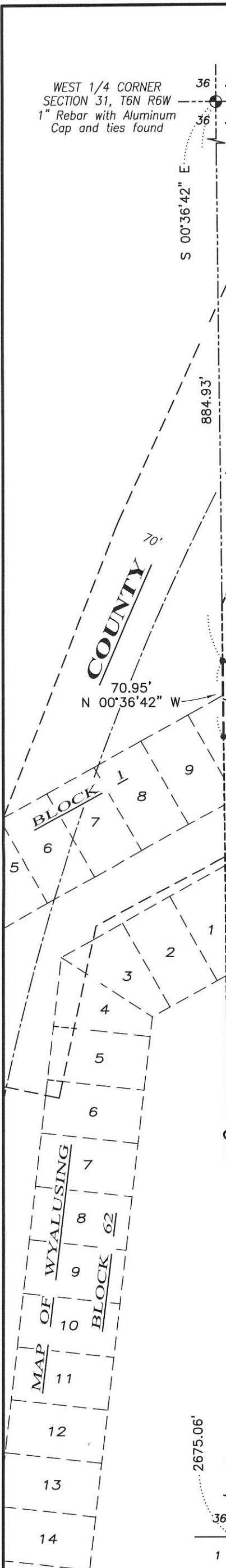
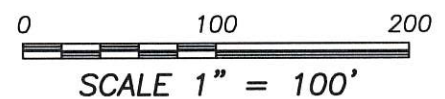
SOUTH LINE
GOVERNMENT LOT 3

SOUTHWEST CORNER
GOVERNMENT LOT 3

[1401-428]
DOC. NO. 764976
TRACT 1
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 7-17-2014
BOOK 35, PAGE 80



The West line of the SW 1/4 of Section 31 bears S 00°36'42" E according to the Grant County Coordinate System (2011 adjustment) which was determined by G.P.S. observation.



Prepared for: TODD CUTCHINS

JOB NO: 20S109
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FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: SHANE AUSTIN, OWEN AUSTIN

PLAT OF SURVEY

DESCRIPTION TRACT 1:

Located in part of Government Lot Three (3) and the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-one (31), Township Six (6) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, containing 0.94 acre, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 31;
 thence South 00° 36' 42" East 884.93 feet along the West line of said Section 31;
 thence South 69° 04' 26" East 191.91 feet to the point of beginning;
 thence 194.54 feet on the arc of a curve to the left with a radius of 375.04 feet and a long chord bearing North 29° 06' 11" East 192.36 feet along a line of that property as described in Document Number 808909, Grant County Registry;
 thence North 69° 35' 45" East 237.08 feet;
 thence South 56° 20' 30" East 219.43 feet along a line of that property as described in Document Number 807641, Grant County Registry;
 thence South 10° 04' 37" West 256.21 feet along a line of said property;
 thence South 51° 57' 04" West 422.67 feet along a line of said property;
 thence South 00° 36' 41" East 295.16 feet along a line of that property as described in Document Number 764976, Grant County Registry;
 thence South 89° 55' 35" West 295.16 feet along a line of said property;
 thence North 00° 36' 41" West 305.16 feet along the West line of said Section 31;
 thence North 89° 23' 18" East 217.39 feet along a line of said property described in Document Number 808909;
 thence North 33° 00' 21" East 258.02 feet along a line of said property described in Document Number 808909;
 thence North 61° 08' 37" West 251.91 feet along a line of said property described in Document Number 808909;
 thence 50.29 feet on the arc of a curve to the left with a radius of 375.04 feet and a long chord bearing North 47° 48' 16" East 50.25 feet along a line of said property described in Document Number 808909 to the point of beginning.

DESCRIPTION TRACT 2:

Located in part of Government Lot Three (3) of Section Thirty-one (31), Township Six (6) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, containing 0.94 acre, more or less, and being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 31;
 thence South 00° 36' 42" East 884.93 feet along the West line of said Section 31;
 thence South 69° 04' 26" East 191.91 feet;
 thence 194.54 feet on the arc of a curve to the left with a radius of 375.04 feet and a long chord bearing North 29° 06' 11" East 192.36 feet along a line of that property as described in Document Number 808909, Grant County Registry to the point of beginning;
 thence North 69° 35' 45" East 237.08 feet;
 thence North 24° 13' 23" West 219.76 feet along a line of that property as described in Document Number 807641, Grant County Registry;
 thence North 86° 52' 33" West 109.38 feet along a line of said property described in Document Number 807641;
 thence South 03° 07' 27" West 217.52 feet along a line of said property described in Document Number 808909;
 thence 72.78 feet on the arc of a curve to the right with a radius of 375.04 feet and a long chord bearing South 08° 41' 02" West 72.66 feet along a line of said property described in Document Number 808909 to the point of beginning.

PROPOSED ACCESS EASEMENT:

An Access Easement for ingress-egress which is located in part of Government Lot Three (3) of Section Thirty-one (31), Township Six (6) North, Range Six (6) West of the 4th P.M., Town of Wyalusing, Grant County, Wisconsin, said easement being described as follows:

Commencing at the West Quarter (W 1/4) corner of said Section 31;
 thence South 00° 36' 42" East 884.93 feet along the West line of said Section 31 to the point of beginning;
 thence South 69° 04' 26" East 191.91 feet;
 thence 194.54 feet on the arc of a curve to the left with a radius of 375.04 feet and a long chord bearing North 29° 06' 11" East 192.36 feet along a line of that property as described in Document Number 808909, Grant County Registry;
 thence North 69° 35' 45" East 115.97 feet;
 thence 342.16 feet on the arc of a curve to the right with a radius of 475.04 feet and a long chord bearing South 26° 53' 59" West 334.81 feet;
 thence North 69° 04' 26" West 245.46 feet;
 thence North 00° 36' 42" West 70.95 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 and mapped as shown on this map by me or under my direct supervision and field work was completed on 8-13-2020.

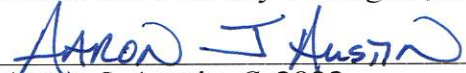
That this survey was prepared under the instructions of Todd Cutchins.

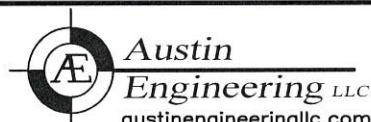
That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and to the best of my knowledge and belief, this plat is an accurate representation thereof.

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 14th day of August, 2020.


 Aaron J. Austin, S-2922



Austin
 Engineering LLC
 austinengineeringllc.com
 4211 HWY 81 E, LANCASTER, WI 53813
 PHONE: 608-723-6363 FAX: 608-723-6702

Prepared for: TODD CUTCHINS

JOB NO: 20S109
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FIELDBOOK: TDSR
 DRAWN BY: AJ AUSTIN
 CREW: SHANE AUSTIN, OWEN AUSTIN