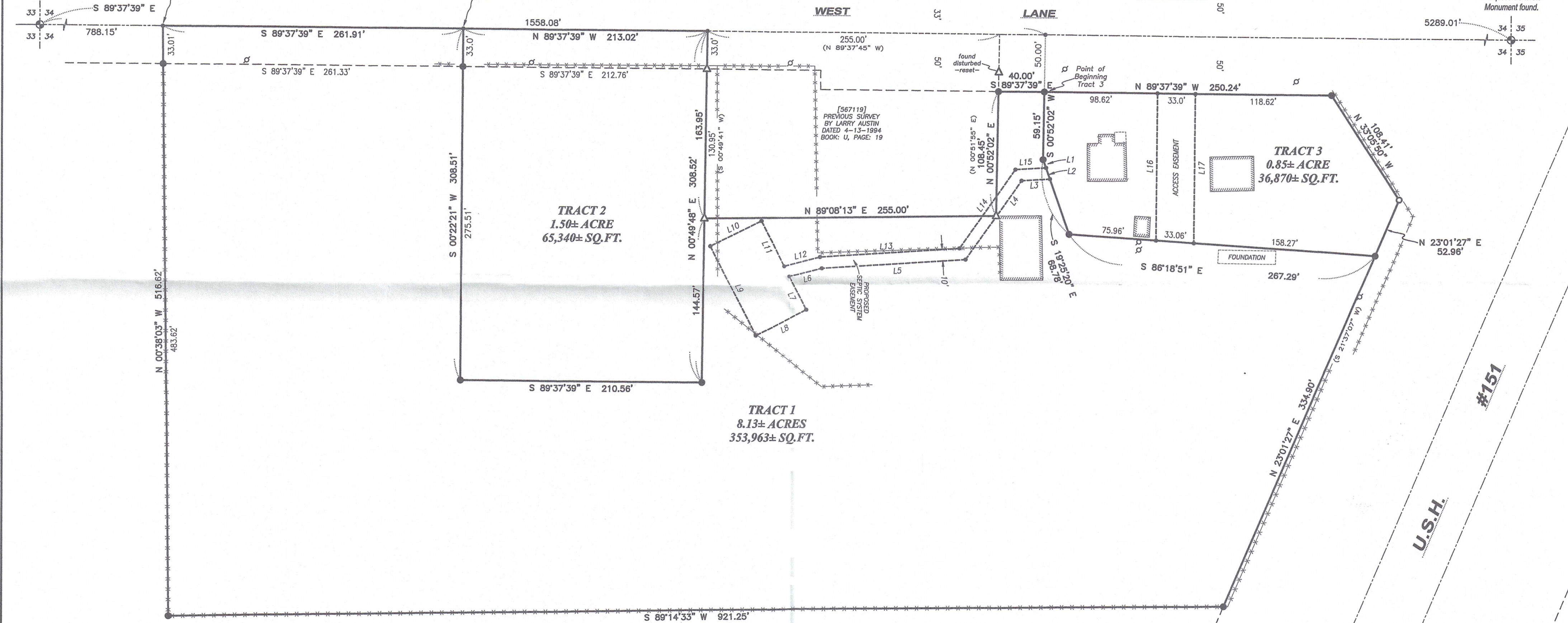


WEST 1/4 CORNER
SECTION 34, T2N R2W
Aluminum Monument
and ties found.

EAST 1/4 CORNER
SECTION 34, T2N R2W
7" Square Concrete
Monument found.



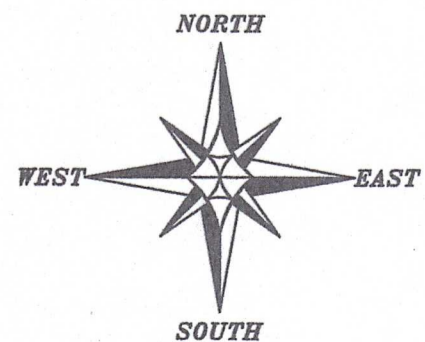
TRACT 2
1.50± ACRE
65,340± SQ.FT.

TRACT 1
8.13± ACRES
353,963± SQ.FT.

TRACT 3
0.85± ACRE
36,870± SQ.FT.

LEGEND

- ⊙ Section Corner
- 3/4" x 18" rebar set with cap - wt=1.50 #/l.f.
- 3/4" rebar found
- △ 1" diameter iron pipe found
- △ No monument set
- ⊕ Utility pole
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- Section line
- Centerline
- Right of Way
- Existing Deed/Survey line
- Easement line
- Existing Improvement
- Existing Structure
- Existing fence



The East-West 1/4 line of Section 34 bears S 89°37'39" E according to the Grant County Coordinate System WISCONSIN NAD 83 (2011) which was determined by G.P.S. observation.

0 100 200
SCALE 1" = 100'

LINE	BEARING	DISTANCE
L1	S 19°25'20" E	7.78'
L2	S 19°25'20" E	10.41'
L3	S 86°40'57" W	24.81'
L4	S 35°13'09" W	84.25'
L5	S 86°08'17" W	125.61'
L6	S 75°13'23" W	29.59'
L7	S 26°52'28" E	33.40'
L8	S 63°07'32" W	50.00'
L9	N 26°52'28" W	87.92'
L10	N 63°07'32" E	50.00'
L11	S 26°52'28" E	44.29'
L12	N 75°13'23" E	32.68'
L13	N 86°08'17" E	121.80'
L14	S 35°13'09" E	84.31'
L15	N 86°40'57" E	28.75'
L16	S 00°22'21" W	128.25'
L17	N 00°22'21" E	130.16'

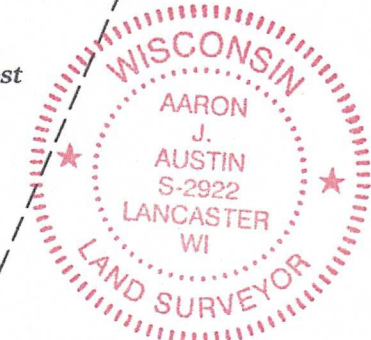
SURVEYOR'S CERTIFICATE:

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 5-3-2024.
That this survey was prepared under the instructions of Todd Timmerman.
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 5th day of May, 2024.

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



PLAT OF SURVEY
PREPARED FOR: TODD TIMMERMAN
LOCATED IN SECTION 34, T2N R2W, TOWN OF PARIS, GRANT COUNTY, WISCONSIN

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

JOB NO: 245069
H:\CRD\245069
H:\PLAT\T2NR2W\34\245069-TIMMERMAN

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

SHEET 1 OF 3

2024 JUN 17 2024 52010

PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) and the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-four (34), 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 34;
 thence South 89° 37' 39" East 788.15 feet along the East-West Quarter (E-W 1/4) line of said Section to the point of beginning;
 thence continuing South 89° 37' 39" East 261.91 feet along said East-West Quarter (E-W 1/4) line;
 thence South 00° 22' 21" West 308.51 feet;
 thence South 89° 37' 39" East 210.56 feet;
 thence North 00° 49' 48" East 144.57 feet to the Southwest corner of that property as described in Document Number 567119, Grant County Registry;
 thence North 89° 08' 13" East 255.00 feet along the South line of said property to the Southeast corner thereof;
 thence North 00° 52' 02" East 108.45 feet along the East line of said property to the South right of way of West Lane;
 thence South 89° 37' 39" East 40.00 feet along said right of way;
 thence South 00° 52' 02" West 59.15 feet;
 thence South 19° 25' 20" East 68.78 feet;
 thence South 86° 18' 51" East 267.29 feet to the Westerly right of way of U.S.H. #151;
 thence South 23° 01' 27" West 334.90 feet along said right of way;
 thence South 89° 14' 33" West 921.25 feet;
 thence North 00° 38' 03" West 516.62 feet to the point of beginning.

TRACT 2 DESCRIPTION:

Located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-four (34), 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 34;
 thence South 89° 37' 39" East 788.15 feet along the East-West Quarter (E-W 1/4) line of said Section;
 thence continuing South 89° 37' 39" East 261.91 feet along said East-West Quarter (E-W 1/4) line to the point of beginning;
 thence South 00° 22' 21" West 308.51 feet;
 thence South 89° 37' 39" East 210.56 feet;
 thence North 00° 49' 48" East 144.57 feet to the Southwest corner of that property as described in Document Number 567119, Grant County Registry;
 thence continuing North 00° 49' 48" East 163.95 feet along the West line of said property to the Northwest corner thereof;
 thence North 89° 37' 39" West 213.02 feet along the East-West Quarter (E-W 1/4) line of said Section to the point of beginning.

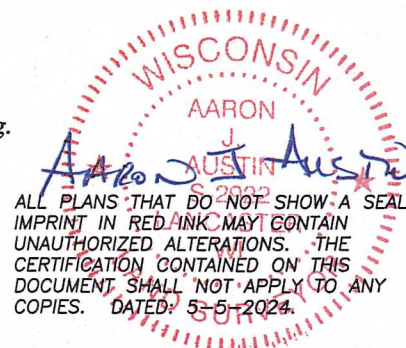
ACCESS EASEMENT:

A Thirty-three (33) foot wide access easement for ingress-egress which is located in the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-four (34), 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 34;
 thence South 89° 37' 39" East 1558.08 feet along the East-West Quarter (E-W 1/4) line of said Section;
 thence South 00° 52' 02" West 50.00 feet to the South right of way of West Lane;
 thence South 89° 37' 39" East 98.62 feet to the point of beginning;
 thence South 00° 22' 21" West 128.25 feet;
 thence South 86° 18' 51" East 33.06 feet;
 thence North 00° 22' 21" East 130.16 feet to the South right of way of West Lane;
 thence North 89° 37' 39" West 33.00 feet along said right of way 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.



Prepared for: **TODD TIMMERMAN**

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

JOB NO: 24s069
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DRAWN BY: AJ AUSTIN
 CREW CHIEF: SHANE AUSTIN
 CREW: O. AUSTIN, T. AUSTIN

PLAT OF SURVEY

TRACT 3 DESCRIPTION:

Located in the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-four (34), 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 34;
 thence South 89° 37' 39" East 1558.08 feet along the East-West Quarter (E-W 1/4) line of said Section;
 thence South 00° 52' 02" West 50.00 feet to the South right of way of West Lane and the point of beginning;
 thence South 00° 52' 02" West 59.15 feet;
 thence South 19° 25' 20" East 68.78 feet;
 thence South 86° 18' 51" East 267.29 feet to the Westerly right of way of U.S.H. #151;
 thence North 23° 01' 27" East 52.96 feet along said right of way;
 thence North 33° 05' 50" West 108.41 feet along said right of way;
 thence North 89° 37' 39" West 250.24 feet along the Southerly right of way of West lane to the point of beginning.

SEPTIC SYSTEM EASEMENT (FOR THE BENEFIT OF TRACT 3):

An easement for an existing system which is located in the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) and the Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of Section Thirty-four (34), 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 34;
 thence South 89° 37' 39" East 1558.08 feet along the East-West Quarter (E-W 1/4) line of said Section Northeast corner of that property as described in Document Number 567119, Grant County Registry;
 thence South 00° 52' 02" West 50.00 feet along the East line of said property to the Southerly right of way of West Lane;
 thence continuing South 00° 52' 02" West 59.15 feet along the East line of said property;
 thence South 19° 25' 20" East 7.78 feet to the point of beginning;
 thence continuing South 19° 25' 20" East 10.41 feet;
 thence South 86° 40' 57" West 24.81 feet;
 thence South 35° 13' 09" West 84.25 feet;
 thence South 86° 08' 17" West 125.61 feet;
 thence South 75° 13' 23" West 29.59 feet;
 thence South 26° 52' 28" East 33.40 feet;
 thence South 63° 07' 32" West 50.00 feet;
 thence North 26° 52' 28" West 87.92 feet;
 thence North 63° 07' 32" East 50.00 feet;
 thence South 26° 52' 28" East 44.29 feet;
 thence North 75° 13' 23" East 32.68 feet;
 thence North 86° 08' 17" East 121.80 feet;
 thence North 35° 13' 09" East 84.31 feet;
 thence North 86° 40' 57" East 26.75 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.



Aaron J. 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: 5-5-2024.



Austin Surveying, LLC

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

Prepared for: **TODD TIMMERMAN**

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 CREW: O. AUSTIN, T. AUSTIN