

PLAT OF SURVEY

LOT ONE (1) AND TWO (2) IN BLOCK SIX (6) OF THE ORIGINAL PLAT OF THE VILLAGE OF BAGLEY, GRANT COUNTY, WISCONSIN

DESCRIPTION:

LOCATED IN LOTS 1 AND 2 IN BLOCK 6 OF THE ORIGINAL PLAT OF THE VILLAGE OF BAGLEY BEING IN THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST (SE1/4), OF SECTION SEVENTEEN (17), TOWN FIVE NORTH (T5N), RANGE SIX WEST (R6W) OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF BAGLEY, GRANT COUNTY, WISCONSIN, CONTAINING 0.16 ACRES, MORE OR LESS, AND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER (E1/4) CORNER OF SAID SECTION SEVENTEEN (17);

THENCE SOUTH 00°38'31" EAST 1,021.88 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 17;

THENCE SOUTH 89°21'29" WEST 360.37 FEET TO THE NORTHEAST CORNER OF LOT 1 IN BLOCK 6 OF THE ORIGINAL PLAT OF THE VILLAGE OF BAGLEY AND THE POINT OF BEGINNING;

THENCE SOUTH 00°38'17" EAST 50.00 FEET ALONG THE WEST RIGHT-OF-WAY OF THE ALLEY TO THE SOUTHEAST CORNER OF LOT 2 OF SAID BLOCK 6;

THENCE SOUTH 89°26'40" WEST 139.96 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2 AND THE EAST RIGHT-OF-WAY OF S. BAGLEY AVENUE;

THENCE NORTH 00°39'27" WEST 50.00 FEET ALONG SAID RIGHT-OF-WAY TO THE NORTHWEST CORNER OF SAID BLOCK 6;

THENCE NORTH 89°26'40" EAST 139.98 FEET ALONG THE SOUTH RIGHT-OF-WAY OF CHICAGO STREET TO THE POINT OF BEGINNING AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD AND/OR USAGE.

SURVEYOR'S CERTIFICATE:

I, STANLEY J. KING, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY:

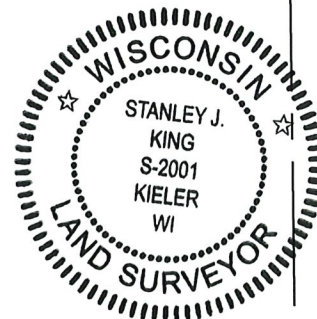
THAT THE ABOVE DESCRIPTION WAS SURVEYED, MAPPED, AND MONUMENTED AS SHOWN ON THIS PLAT BY ME OR UNDER MY DIRECT SUPERVISION.

THAT THIS SURVEY WAS PREPARED UNDER THE INSTRUCTIONS OF FRANCIS WEBER. 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 REPRESENTATIVE THEREOF.

DATED THIS 6th DAY OF January, 2025

Stanley J. King
STANLEY J. KING, S-2001
DELTA 3 ENGINEERING, INC.
875 S. CHESTNUT STREET
PLATTEVILLE, WI 53818
(608) 348-5355
KINGS@DELTA3ENG.BIZ

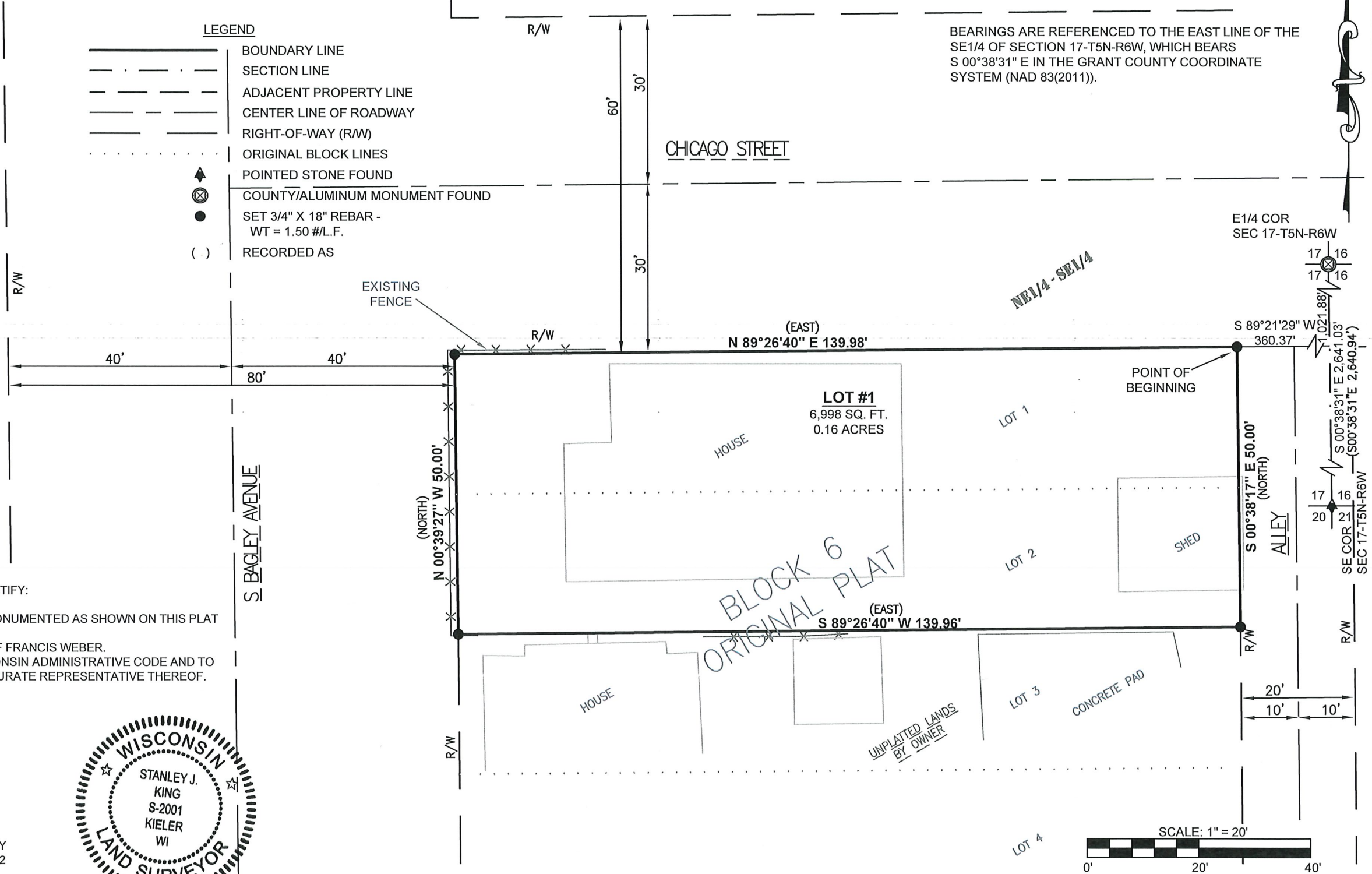
THIS DOCUMENT FILED IN REVISION OF PLAT OF SURVEY RECORDED JULY 30, 2024 UNDER DOCUMENT NO. 52042 (CORRECTION TO RANGE 6 WEST)



LEGEND

- BOUNDARY LINE
- SECTION LINE
- ADJACENT PROPERTY LINE
- CENTER LINE OF ROADWAY
- RIGHT-OF-WAY (R/W)
- ORIGINAL BLOCK LINES
- POINTED STONE FOUND
- COUNTY/ALUMINUM MONUMENT FOUND
- SET 3/4" X 18" REBAR - WT = 1.50 #/L.F.
- RECORDED AS

BEARINGS ARE REFERENCED TO THE EAST LINE OF THE SE1/4 OF SECTION 17-T5N-R6W, WHICH BEARS S 00°38'31" E IN THE GRANT COUNTY COORDINATE SYSTEM (NAD 83(2011)).



SURVEYOR'S NOTES:

SURVEYOR HAS MADE NO INVESTIGATION FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OR OWNERSHIP TITLE EVIDENCE, EXCEPT AS SPECIFICALLY SHOWN ON THIS CERTIFIED SURVEY MAP. NO DISTANCE SHOULD BE ASSUMED BY SCALING. NO UNDERGROUND IMPROVEMENTS HAVE BEEN LOCATED UNLESS SHOWN AND NOTED. NO REPRESENTATION AS TO OWNERSHIP, USE OR POSSESSION, SHOULD BE HEREON IMPLIED. REFER TO ABSTRACT, TITLE, OR LOCAL ORDINANCES FOR ANY ADDITIONAL RESTRICTION, EASEMENTS, OR BUILDING SETBACK LINES. NO ABSTRACT, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED TO THE SURVEYOR. THERE MAY EXIST DOCUMENTS OF RECORD WHICH WOULD AFFECT THIS PARCEL.

FOR: FRANCIS A. WEBER
110 S BAGLEY AVE
BAGLEY, WI 53801

DATE(S) OF FIELDWORK: 05/29/2024
FIELD CREW: AWL/JH
DRAWN BY: A. LOEFFELHOLZ
REVIEWED BY: S. KING, A. LOEFFELHOLZ

DELTA 3 PROJECT NO.: D24-109
DATA LOCATION: D24-109\SURVEY\CAD\CSM



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SURVEYOR'S CERTIFICATE:

I, STANLEY J. KING, PROFESSIONAL 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.

THAT THIS SURVEY WAS PREPARED UNDER THE INSTRUCTIONS OF FRANCIS WEBER.

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 REPRESENTATIVE THEREOF.

DATED THIS 29th DAY OF July, 2024

STANLEY J. KING, S-2001
DELTA 3 ENGINEERING, INC.
875 S. CHESTNUT STREET
PLATTEVILLE, WI 53818
(608) 348-5355
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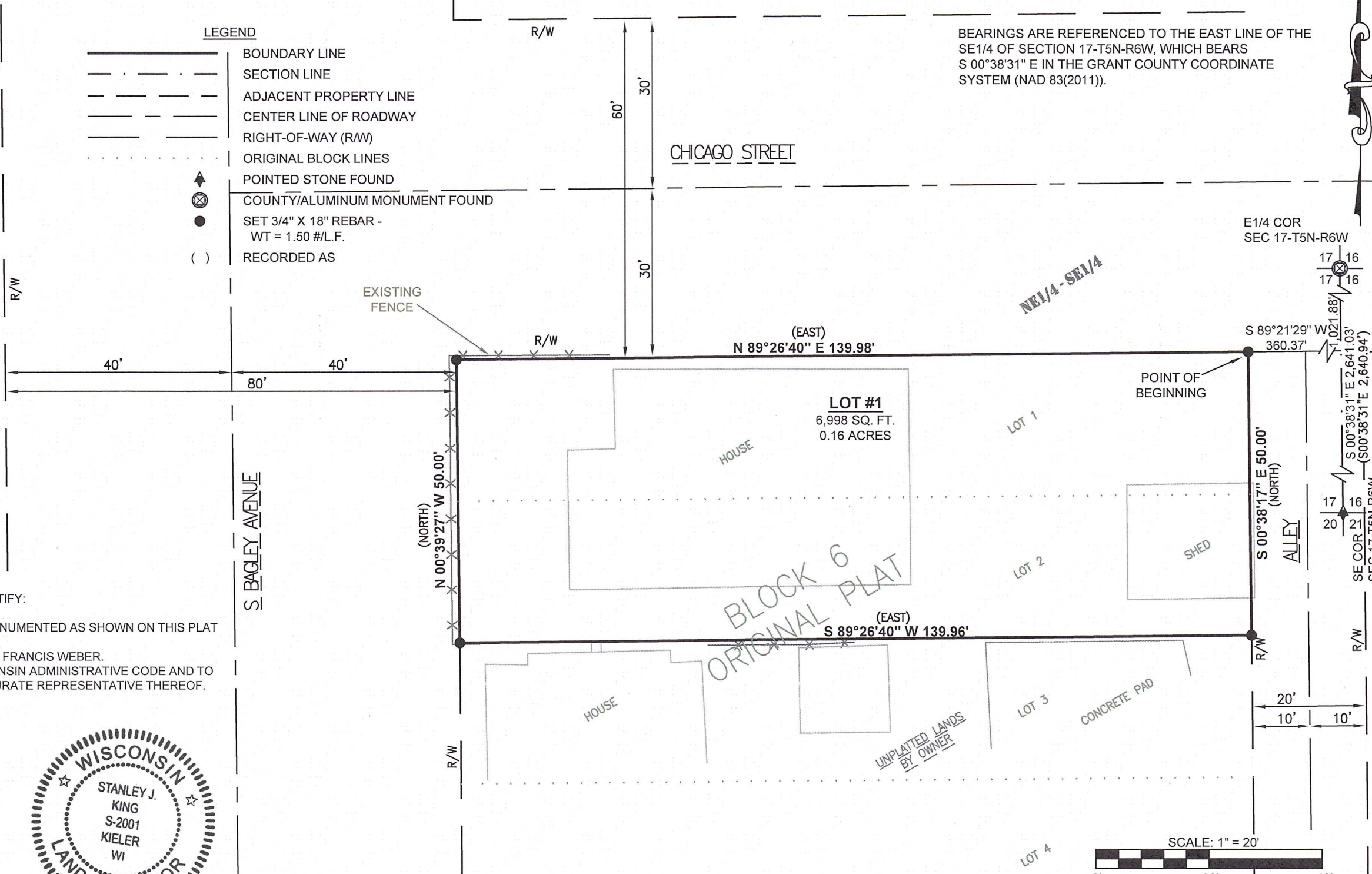
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