

PLAT OF SURVEY

LOCATED IN THE SE 1/4 OF THE SE 1/4 AND THE NE 1/4 OF THE SE 1/4 OF SECTION 04, T4N, R3W OF THE 4TH P.M., TOWN OF LANCASTER, GRANT COUNTY, WISCONSIN

DESCRIPTION:

LOCATED IN THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHEAST QUARTER (SE1/4) AND THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST (SE1/4), OF SECTION FOUR (04), TOWN FOUR NORTH (T4N), RANGE THREE WEST (R3W) OF THE FOURTH PRINCIPAL MERIDIAN, TOWN OF LANCASTER, GRANT COUNTY, WISCONSIN, CONTAINING 0.28 ACRES, MORE OR LESS, AND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION FOUR (04);

THENCE NORTH 01°09'57" WEST 1,324.08 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER (SE1/4) OF SAID SECTION FOUR (4) TO A FOUND 1" DIAMETER REBAR;

THENCE NORTH 47°19'37" WEST 37.26 FEET TO THE WEST RIGHT-OF-WAY OF S MCKINLEY ST AND THE POINT OF BEGINNING;

THENCE SOUTH 00°54'53" EAST 85.02 FEET ALONG SAID RIGHT-OF-WAY;

THENCE NORTH 89°41'07" WEST 145.80 FEET TO THE SOUTHEAST CORNER OF THE PARCEL DESCRIBED IN DOCUMENT NO. 834218;

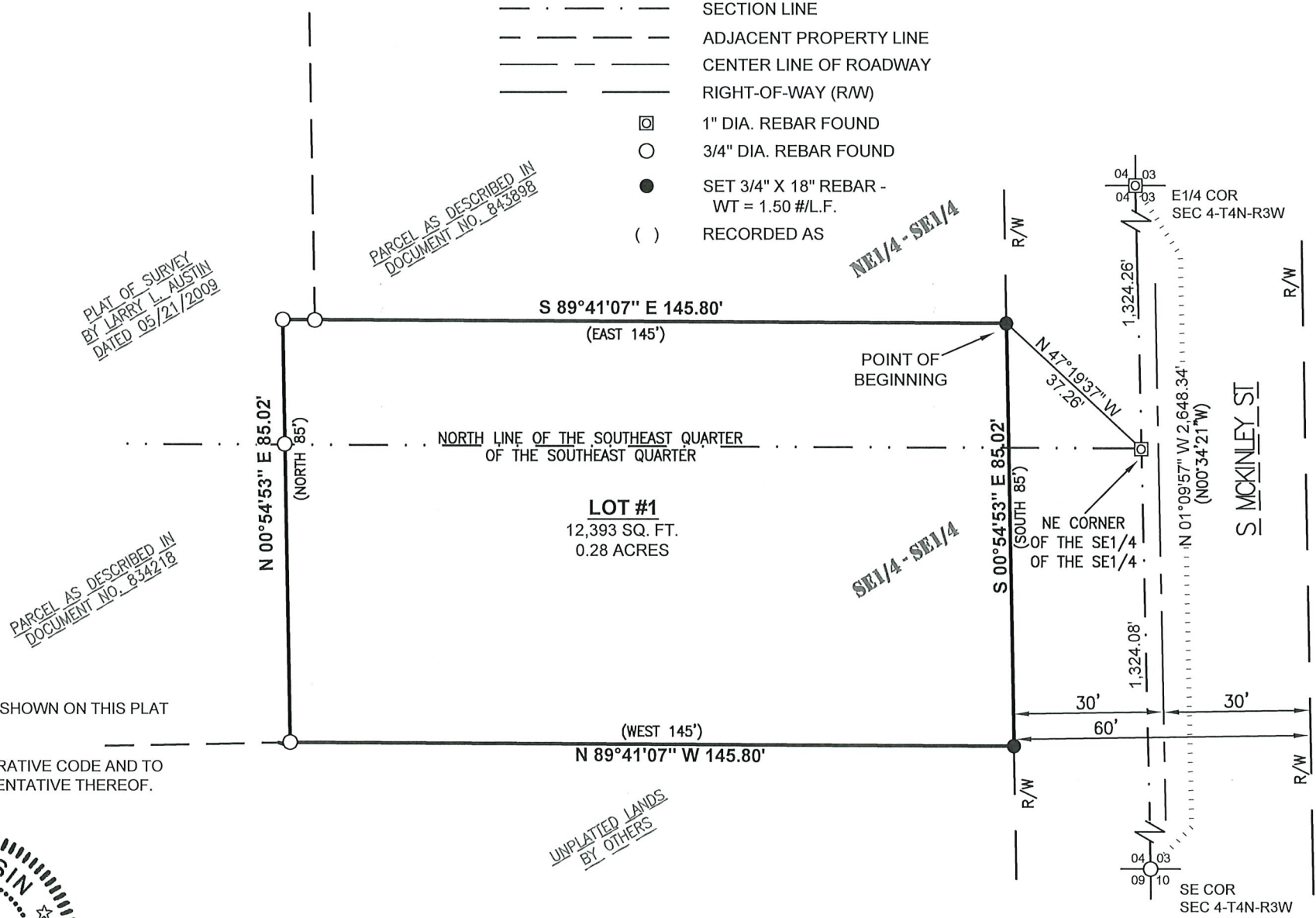
THENCE NORTH 00°54'53" EAST 85.02 FEET TO A CORNER ON THE EAST LINE OF A SURVEY BY LARRY L. AUSTIN DATED 05/21/2009;

THENCE SOUTH 89°41'07" EAST 145.80 FEET TO THE POINT OF BEGINNING AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD AND/OR USAGE.

BEARINGS ARE REFERENCED TO THE EAST LINE OF THE SE1/4 OF SECTION 4-T4N-R3W, WHICH BEARS N 01°09'57" W IN THE GRANT COUNTY COORDINATE SYSTEM (NAD 83(2011)).

LEGEND

- BOUNDARY LINE
- . - . - . SECTION LINE
- - - - - ADJACENT PROPERTY LINE
- - - - - CENTER LINE OF ROADWAY
- - - - - RIGHT-OF-WAY (R/W)
- ☐ 1" DIA. REBAR FOUND
- 3/4" DIA. REBAR FOUND
- SET 3/4" X 18" REBAR - WT = 1.50 #/L.F.
- () RECORDED AS



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 SAWT LLC.
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 18th DAY OF November, 2024.

Stanley King

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



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: SAWT LLC
3985 LATHROP ST
STITZER, WI 53825

DATE(S) OF FIELDWORK: 08/22/2024
FIELD CREW: AWL, GV
DRAWN BY: A. LOEFFELHOLZ
REVIEWED BY: S. KING, A. LOEFFELHOLZ

DELTA 3 PROJECT NO.: D24-152
DATA LOCATION: D24-152\PROJECT FILES\SURVEY\CAD\POS

