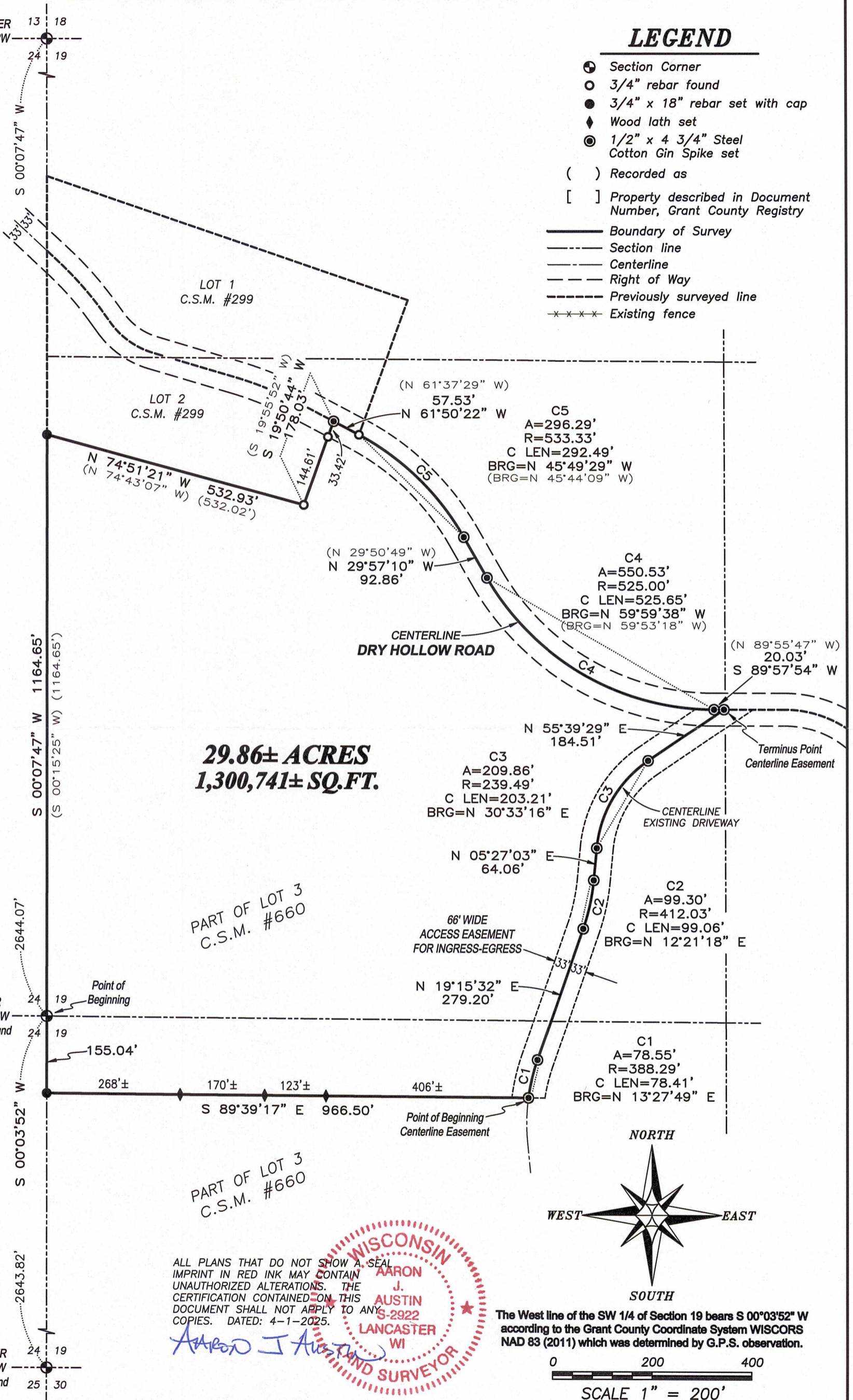


PLAT OF SURVEY

LEGEND

- ⊕ Section Corner
- 3/4" rebar found
- 3/4" x 18" rebar set with cap
- ◆ Wood lath set
- ⊙ 1/2" x 4 3/4" Steel Cotton Gin Spike set
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- - - Section line
- - - Centerline
- - - Right of Way
- - - Previously surveyed line
- - - Existing fence

NORTHWEST CORNER
SECTION 19, T7N R2W
3/4" Rebar found.
New tie sheet.

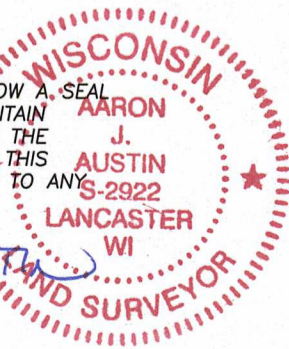


29.86± ACRES
1,300,741± SQ.FT.

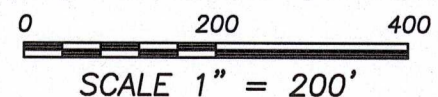
PART OF LOT 3
C.S.M. #660

PART OF LOT 3
C.S.M. #660

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: 4-1-2025.



The West line of the SW 1/4 of Section 19 bears S 00°03'52" W according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.



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

Prepared for: **JOSEPH STOLTZFUS**

JOB NO: 25S030
H:\CRD\25S030
H:\PLAT\T7NR2W\19\25S030-STOLTZFUS

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

PLAT OF SURVEY

DESCRIPTION:

Located in the Southwest Quarter (SW 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 Nineteen (19), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, and being described as follows:

Commencing at a 3/4" rebar marking the West Quarter (W 1/4) corner of said Section 19, said corner being the point of beginning;

thence South 00° 03' 52" West 155.04 feet along the West line of said Section 19 to a 3/4" rebar;

thence South 89° 39' 17" East 966.50 feet to a 1/2" steel cotton gin spike;

thence 78.55 feet on the arc of a curve to the right having a radius of 388.29 feet and a long chord bearing North 13° 27' 49" East 78.41 feet to a 1/2" steel cotton gin spike;

thence North 19° 15' 32" East 279.20 feet to a 1/2" steel cotton gin spike;

thence 99.30 feet on the arc of a curve to the left having a radius of 412.03 feet and a long chord bearing North 12° 21' 18" East 99.06 feet to a 1/2" steel cotton gin spike;

thence North 05° 27' 03" East 64.06 feet to a 1/2" steel cotton gin spike;

thence 209.86 feet on the arc of a curve to the right having a radius of 239.49 feet and a long chord bearing North 30° 33' 16" East 203.21 feet to a 1/2" steel cotton gin spike;

thence North 55° 39' 29" East 184.51 feet to a 1/2" steel cotton gin spike in the centerline of Dry Hollow Road as established by Lot 3 of Certified Survey Map Number 660, recorded as Document Number 619976, Grant County Registry;

thence South 89° 57' 54" West 20.03 feet along said centerline to a 1/2" steel cotton gin spike;

thence 550.53 feet on the arc of a curve to the right having a radius of 525.00 feet and a long chord bearing North 59° 59' 38" West 525.65 feet along a line of said centerline to a 1/2" steel cotton gin spike;

thence North 29° 57' 10" West 92.86 feet along said centerline to a 1/2" steel cotton gin spike;

thence 296.29 feet on the arc of a curve to the left having a radius of 533.33 feet and a long chord bearing North 45° 49' 29" West 292.49 feet along said centerline to a 3/4" rebar;

thence North 61° 50' 22" West 57.53 feet along said centerline to a 1/2" steel cotton gin spike;

thence South 19° 50' 44" West 178.03 feet along a line of Lot 3 of said Certified Survey Map Number to a 3/4" rebar;

thence North 74° 51' 21" West 532.93 feet along a line of said Lot 3 to a 3/4" rebar on the West line of said Section 19;

thence South 00° 07' 47" West 1164.65 feet along said West line to the point of beginning.



Aaron J Austin

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Prepared for: JOSEPH STOLTZFUS

Austin Surveying, LLC

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JOB NO: 25S030
H:\CRD\25S030
H:\PLAT\T7NR2W\19\25S030-STOLTZFUS

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

PLAT OF SURVEY

ACCESS EASEMENT:

A Sixty-six (66) 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 Nineteen (19), Township Seven (7) North, Range Two (2) West of the 4th P.M., Town of Hickory Grove, Grant County, Wisconsin, and being described as follows:

Commencing at a 3/4" rebar marking the West Quarter (W 1/4) corner of said Section 19;
 thence South 00° 03' 52" West 155.04 feet along the West line of said Section 19 to a 3/4" rebar;
 thence South 89° 39' 17" East 966.50 feet to a 1/2" steel cotton gin spike marking the point of beginning;
 thence 78.55 feet on the arc of a curve to the right having a radius of 388.29 feet and a long chord bearing North 13° 27' 49" East 78.41 feet to a 1/2" steel cotton gin spike;
 thence North 19° 15' 32" East 279.20 feet to a 1/2" steel cotton gin spike;
 thence 99.30 feet on the arc of a curve to the left having a radius of 412.03 feet and a long chord bearing North 12° 21' 18" East 99.06 feet to a 1/2" steel cotton gin spike;
 thence North 05° 27' 03" East 64.06 feet to a 1/2" steel cotton gin spike;
 thence 209.86 feet on the arc of a curve to the right having a radius of 239.49 feet and a long chord bearing North 30° 33' 16" East 203.21 feet to a 1/2" steel cotton gin spike;
 thence North 55° 39' 29" East 184.51 feet to a 1/2" steel cotton gin spike in the centerline of Dry Hollow Road as established by Lot 3 of Certified Survey Map Number 660, recorded as Document Number 619976, Grant County Registry, said corner being the terminus point.

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 description was surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 3-28-2025.

That this survey was prepared under the instructions of Joseph Stoltzfus.

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 1st day of April, 2025.



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



Prepared for: JOSEPH STOLTZFUS
Austin Surveying, LLC

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