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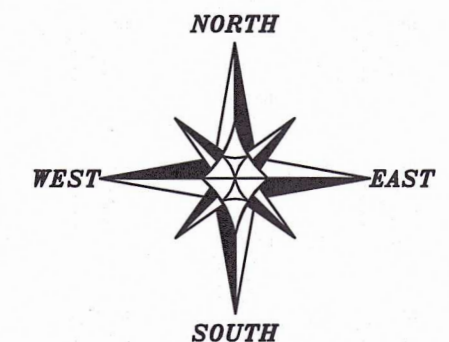
55063

PLAT OF SURVEY

Prepared for: CORY SKAIFE

LEGEND

- ⊕ Section Corner
- 3/4" x 18" rebar set with cap
- No monument
- () Recorded as
- [] Property described in Document Number, Grant County Registry
- Boundary of Survey
- Section line
- Centerline
- Existing Easement
- Proposed Easement
- Previously surveyed line



The North-South 1/4 line of Section 23 bears N 00°43'28" W according to the Grant County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.

0 50 100
SCALE 1" = 50'

**Austin Surveying, LLC**

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

H:\PLAT\T6NR1W\23\26s080-SKAIFE SHEET 1 OF 2

SOUTH 1/4 CORNER
SECTION 23, T6N R1W
1" Rebar and ties found.

14 14
23 23

5305.89'

N 00°43'28" W

1069.34'

23 23

26 26

SOUTH 1/4 CORNER
SECTION 23, T6N R1W
Aluminum Monument
and ties found.

N 89°16'32" E 957.10'

(N 04°40'23" W) (245.61')

C1
A=84.58'
R=58.00'
C LEN=77.28'
BRG=N 55°08'59" E

20' WIDE ACCESS
EASEMENT FOR
ADJOINING LANDS

(N 85°59'29" E) (375.40')

C2
A=55.64'
R=142.00'
C LEN=55.29'
BRG=N 85°41'53" E

Terminus Point
Easement

S 83°04'33" E 27.30'

S 36°38'39" E 139.02'

S 82°33'16" W 60.16'

TRACT 1
0.82± ACRE
35,709± SQ.FT.

Point of
Beginning
Tract 1
Easement

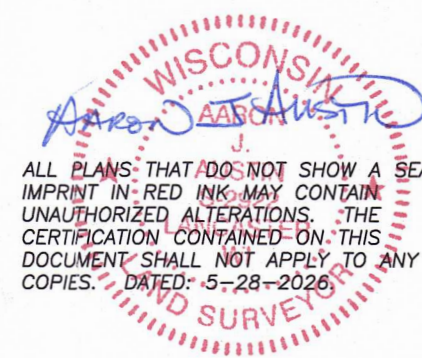
N 13°22'32" E 117.15'

N 47°32'40" W 122.31'

S 40°53'41" W 161.67'

66' WIDE ACCESS EASEMENT
RECORDED IN [808943] AND
BOOK: 44, PAGE: 58 OF
GRANT COUNTY SURVEYS

TRACT 1
PREVIOUS SURVEY
BY AARON AUSTIN
DATED 1-17-2020
BOOK: 44, PAGE: 58



PLAT OF SURVEY

TRACT 1 DESCRIPTION:

Located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Six (6) North, Range One (1) West of the 4th P.M., Town of Wingville, Grant County, Wisconsin, and being described as follows:

Commencing at the South Quarter (S 1/4) corner of said Section 23;
 thence North 00° 43' 28" West 1069.34 feet along the North-South Quarter (N-S 1/4) line of said Section;
 thence North 89° 16' 32" East 957.10 feet to the point of beginning;
 thence North 13° 22' 32" East 117.15 feet;
 thence 84.58 feet on the arc of a curve to the right having a radius of 58.00 feet and a long chord bearing North 55° 08' 59" East 77.28 feet;
 thence South 83° 04' 33" East 27.30 feet;
 thence 55.64 feet on the arc of a curve to the left having a radius of 142.00 feet and a long chord bearing North 85° 41' 53" East 55.29 feet;
 thence South 36° 38' 39" East 139.02 feet;
 thence South 82° 33' 16" West 60.16 feet;
 thence South 40° 53' 41" West 161.67 feet;
 thence North 47° 32' 40" West 122.31 feet to the point of beginning.

Tract being subject to any and all easements of record and/or usage, including, but not limited to a 66 foot wide access easement for ingress-egress which is recorded in Document Number 808943, Grant County Registry. Also subject to a 20 foot wide access easement being described as follows:

ACCESS EASEMENT:

A Twenty (20) foot wide access easement for ingress-egress which is located in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-three (23), Township Six (6) North, Range One (1) West of the 4th P.M., Town of Wingville, Grant County, Wisconsin, said easement being located Ten (10) feet on each side of the following described centerline:

Commencing at the South Quarter (S 1/4) corner of said Section 23;
 thence North 00° 43' 28" West 1069.34 feet along the North-South Quarter (N-S 1/4) line of said Section;
 thence North 89° 16' 32" East 957.10 feet to the point of beginning;
 thence North 13° 22' 32" East 117.15 feet;
 thence 84.58 feet on the arc of a curve to the right having a radius of 58.00 feet and a long chord bearing North 55° 08' 59" East 77.28 feet;
 thence South 83° 04' 33" East 27.30 feet;
 thence 55.64 feet on the arc of a curve to the left having a radius of 142.00 feet and a long chord bearing North 85° 41' 53" East 55.29 feet to 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 descriptions were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and field work was completed on 5-8-2026.

That this survey was prepared under the instructions of Cory Skaife.

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.

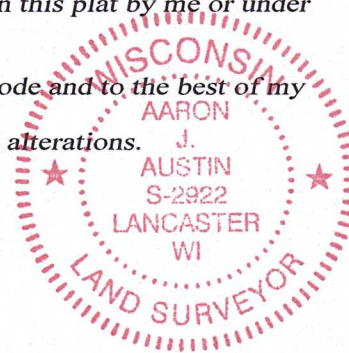
The certification contained on this document shall not apply to any copies.

Dated this 28th day of May, 2026.

Aaron J. Austin

Aaron J. Austin, PLS-2922

Agent, Austin Surveying, LLC



Austin Surveying, LLC

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

Prepared for: CORY SKAIFE

JOB NO: 26s080
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DRAWN BY: AJ AUSTIN
 CREW CHIEF: SHANE AUSTIN
 CREW: O. AUSTIN, T. AUSTIN