

PLAT OF SURVEY

LOCATED IN THE SW 1/4 OF THE SE 1/4 OF SECTION 16 AND THE NW 1/4 OF THE NE 1/4 AND THE NE 1/4 OF THE NE 1/4 OF SECTION 21, T3N, R1W OF THE 4TH P.M., CITY OF PLATTEVILLE, GRANT COUNTY, WISCONSIN

DESCRIPTION:
LOCATED IN THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 16, THE NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE1/4) AND THE NORTHEAST QUARTER (NE1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION TWENTY-ONE (21), TOWN THREE NORTH (T3N), RANGE ONE WEST (R1W) OF THE FOURTH PRINCIPAL MERIDIAN, CITY OF PLATTEVILLE, GRANT COUNTY, WISCONSIN, AND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST (NE) CORNER OF SAID SECTION TWENTY-ONE (21);

THENCE NORTH 89°56'04" WEST 12.23 FEET TO THE WESTERLY RIGHT-OF-WAY OF S CHESTNUT STREET AND THE POINT OF BEGINNING;

THENCE SOUTH 03°14'53" EAST 318.67 FEET TO THE NORTH LINE OF OUTLOT 2, BLOCK 4 OF GOLDEN HEIGHTS ESTATES;

THENCE NORTH 89°50'50" WEST 1,165.43 FEET TO A POINT ON THE NORTH LINE OF SAID OUTLOT 2;

THENCE NORTH 89°35'57" WEST 414.19 FEET TO THE NORTHEAST CORNER OF LOT 1, BLOCK 5, PIONEER HEIGHTS #3;

THENCE NORTH 70°44'14" WEST 130.41 FEET TO THE EASTERLY RIGHT-OF-WAY OF THE CUL-DE-SAC OF PYRITE ROAD AND THE NORTH CORNER OF SAID LOT 1;

THENCE 94.24 FEET ALONG SAID RIGHT-OF-WAY ON AN ARC OF A CURVE CONCAVE TO THE LEFT CONTAINING A RADIUS OF 60.00 FEET, A CENTRAL ANGLE OF 89°59'46", AND A CHORD BEARING AND DISTANCE OF N 25°53'37" W 84.85 FEET TO THE SOUTHEAST CORNER OF LOT 18, BLOCK 3, PIONEER HEIGHTS #3;

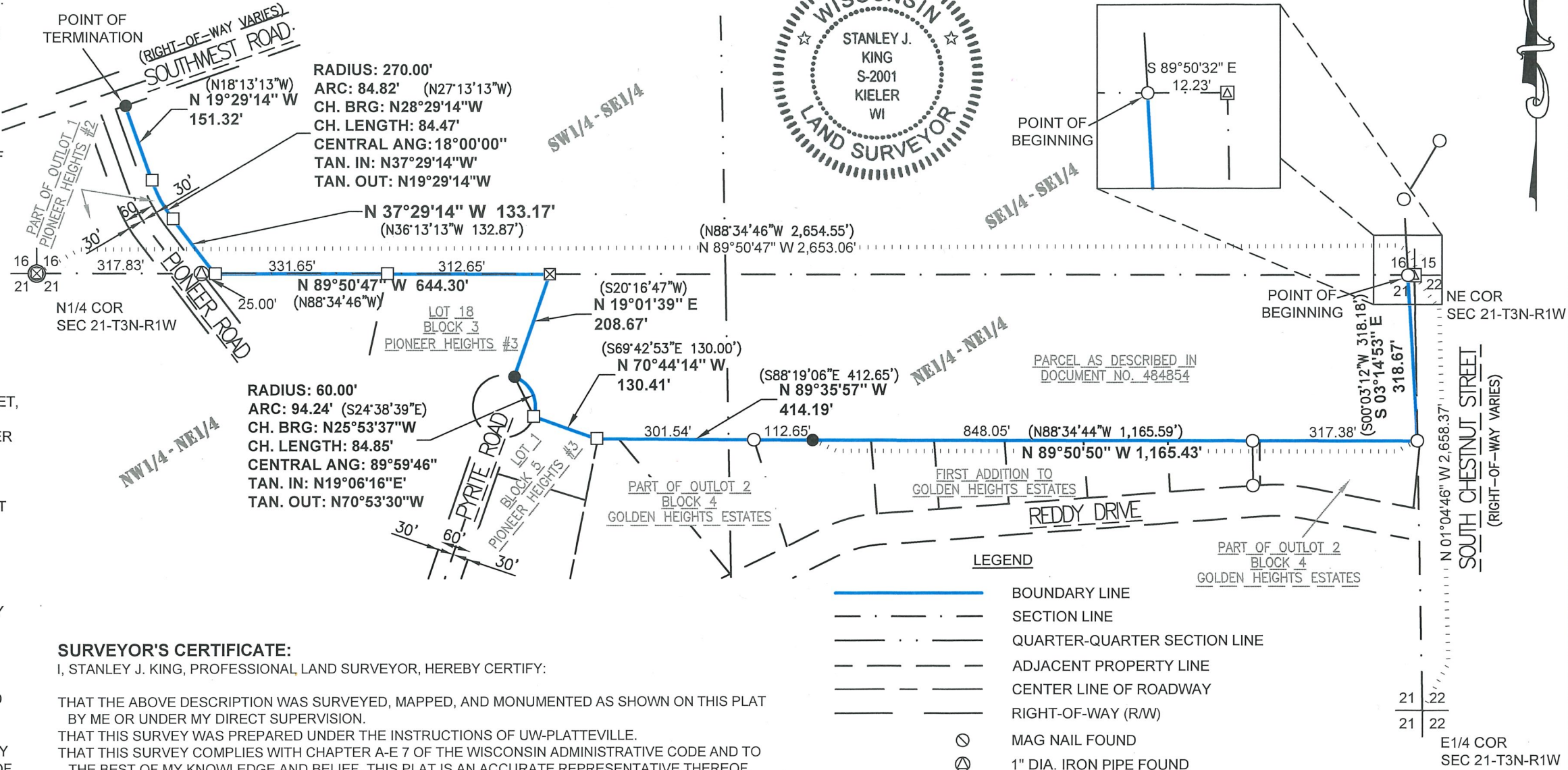
THENCE NORTH 19°01'39" EAST 208.67 FEET TO THE NORTHEAST CORNER OF SAID LOT 18 AND THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 21;

THENCE NORTH 89°50'47" WEST 644.30 FEET TO THE SOUTHEAST CORNER OF OUTLOT 1 OF PIONEER HEIGHTS #2;

THENCE NORTH 37°29'14" WEST 133.17 FEET ALONG THE EASTERLY LINE OF SAID OUTLOT 1;

THENCE 84.82 FEET ALONG SAID EASTERLY LINE ON AN ARC OF A CURVE CONCAVE TO THE RIGHT CONTAINING A RADIUS OF 270.00 FEET, A CENTRAL ANGLE OF 18°00'00", AND A CHORD BEARING AND DISTANCE OF N 28°29'14" W 84.47 FEET;

THENCE NORTH 19°29'14" WEST 151.32 FEET ALONG THE EASTERLY LINE OF SAID OUTLOT 1 TO THE SOUTHEASTERLY RIGHT-OF-WAY OF SOUTHWEST ROAD AND THE POINT OF TERMINATION 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 UW-PLATTEVILLE.
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 August, 2026

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

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 PLAT OF SURVEY. 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: UW-PLATTEVILLE
1 UNIVERSITY PLAZA
PLATTEVILLE, WI 53818

DATE(S) OF FIELDWORK: 08/03/2026, 08/04/2026
FIELD CREW: AWL
DRAWN BY: A. LOEFFELHOLZ
REVIEWED BY: S. KING

DELTA 3 PROJECT NO.: D26-158
DATA LOCATION: D26-158\PROJECT FILES\SURVEY\CAD\PLAT OF SURVEY



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