

PLAT OF SURVEY

CENT. 21 - VENTURELLI

OF A PARCEL OF LAND LOCATED IN THE NE 1/4 OF SECTION 25, T 1 N, R 1 W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE E 1/4 CORNER OF SECTION 25, T 1 N, R 1 W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN; THENCE NORTH 45.00'; THENCE S 89° 16' 46" W 1085.37'; THENCE N 07° 25' 45" W 180.27'; THENCE N 18° 51' 22" W 78.17' TO THE POINT OF BEGINNING;

THENCE S 89° 03' 37" W 97.16';  
THENCE N 00° 50' 09" E 108.20' TO A FOUND 1" IRON PIPE;  
THENCE S 89° 57' 47" E 112.00' ALONG THE NORTH LINE OF THAT PROPERTY SURVEYED BY L. SCHMIDT (DATED 9-88);  
THENCE S 00° 02' 13" W 50.00';  
THENCE N 89° 57' 47" W 31.59';  
THENCE S 15° 02' 02" E 58.55' TO THE POINT OF BEGINNING, CONTAINING 0.246 ACRES, MORE OR LESS, AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD, AND ALSO BEING SUBJECT TO THE FOLLOWING EASEMENTS:

EASEMENT #1: FOR INGRESS-EGRESS TO BUYER FROM FRANK VENTURELLI:

COMMENCING AT THE E 1/4 CORNER OF SECTION 25, T 1 N, R 1 W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN; THENCE NORTH 45.00'; THENCE S 89° 16' 46" W 1085.37' TO THE POINT OF BEGINNING; THENCE N 07° 25' 45" W 180.27'; THENCE S 89° 16' 46" W 13.68'; THENCE N 18° 51' 22" W 74.34'; THENCE N 15° 02' 02" W 3.70'; THENCE N 89° 03' 37" E 13.40'; THENCE N 15° 02' 02" W 58.55'; THENCE S 89° 57' 47" E 13.46'; THENCE S 15° 02' 02" E 54.61'; THENCE S 18° 51' 22" E 79.04'; THENCE S 07° 25' 45" E 183.10'; THENCE S 89° 16' 46" W 13.09' TO THE POINT OF BEGINNING.

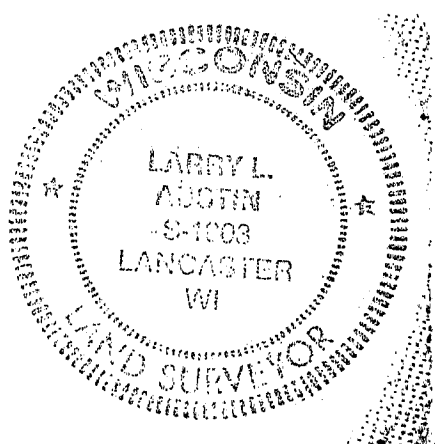
EASEMENT #2; FOR INGRESS-EGRESS FROM BUYER TO FRANK VENTURELLI:

COMMENCING AT THE E 1/4 CORNER OF SECTION 25, T 1 N, R 1 W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN; THENCE NORTH 45.00'; THENCE S 89° 16' 46" W 1085.37'; THENCE N 07° 25' 45" W 180.27'; THENCE N 18° 51' 22" W 78.17' TO THE POINT OF BEGINNING; THENCE N 15° 02' 02" W 58.55'; THENCE N 89° 57' 47" W 13.46'; THENCE S 15° 02' 02" E 58.79'; THENCE N 89° 03' 37" E 13.40' TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE: I, LARRY L. AUSTIN, REGISTERED WISCONSIN LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED, MAPPED, AND MONUMENTED THAT PROPERTY SHOWN HEREON IN ACCORDANCE WITH THE INSTRUCTIONS OF PAT MALONE OF CENTURY 21 REALTY OF PLATTEVILLE, WI., AND TO THE BEST OF MY KNOWLEDGE AND BELIEFF THIS PLAT IS AN ACCURATE REPRESENTATION THEREOF.

*Larry L. Austin*  
LARRY L. AUSTIN RLS 1903  
LARRY AUSTIN ENGINEERING  
RT. 2  
LANCASTER, WI. 53813  
PHONE (608) 723-6363

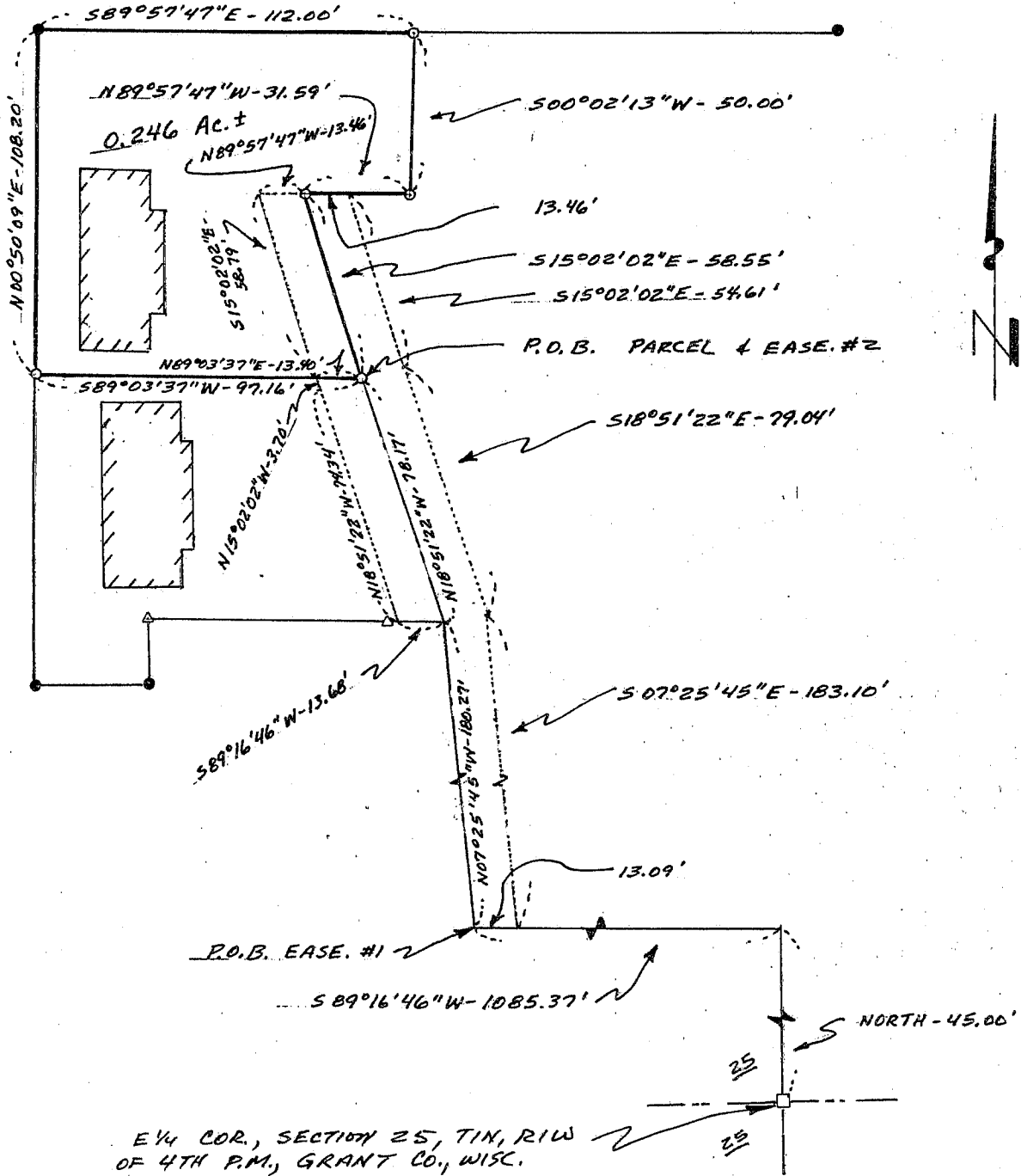
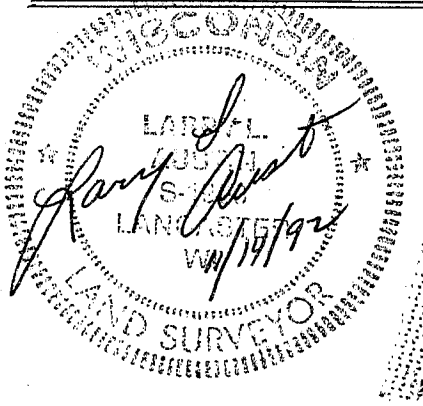
*11/14/92*  
DATE



# PLAT OF SURVEY

SHEET 2 OF 2

CENT. 21- VENTURELLI



SCALE: 1"=50'

## LEGEND

- 1" x 24" IRON PIPE SET
- FD 1" IRON PIPE - SCHMIDT SURVEY SEPT, 1988
- △ FD 1" REBAR - DEC 1989 SURVEY
- FD 2" IRON PIPE

FOR PURPOSES OF THIS SURVEY BEARINGS ARE REFERENCED TO E. LINE, NE 1/4, SEC. 25, T1N, R1W.; ASSUMED TO BEAR NORTH