

PLAT OF SURVEY FOR DOUG FARRELL

LOCATED IN PART OF THE NORTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER AND PART OF THE NORTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER AND PART OF THE SOUTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER OF SECTION SIXTEEN, TOWN EIGHT NORTH, RANGE TWO WEST, TOWNSHIP OF WATTERSTOWN, GRANT COUNTY, WISCONSIN.

BASIS OF BEARINGS: WEST LINE OF THE NW 1/4 OF SECTION 16 IS ASSUMED TO BEAR N 00° 12' 40" E



NORTHWEST CORNER SECTION 16, T8N, R2W 1 - 1/2" IRON PIPE LOCATED

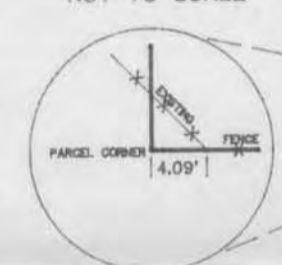
N 00°12' 40" E 1319.75' WEST LINE NW 1/4 - NW 1/4 S 00°12' 40" W 1205.59'

S. T. H. WISCONSIN & WESTERN RAILROAD

RAILROAD R/W CURVE DATA R=11689.20' Δ=03°55' 54" L=802.12' T=401.22' Ch=801.97' Ch Brg: S 68°05' 50" W

160,379 sq.ft. 3.682 ACRES VACANT

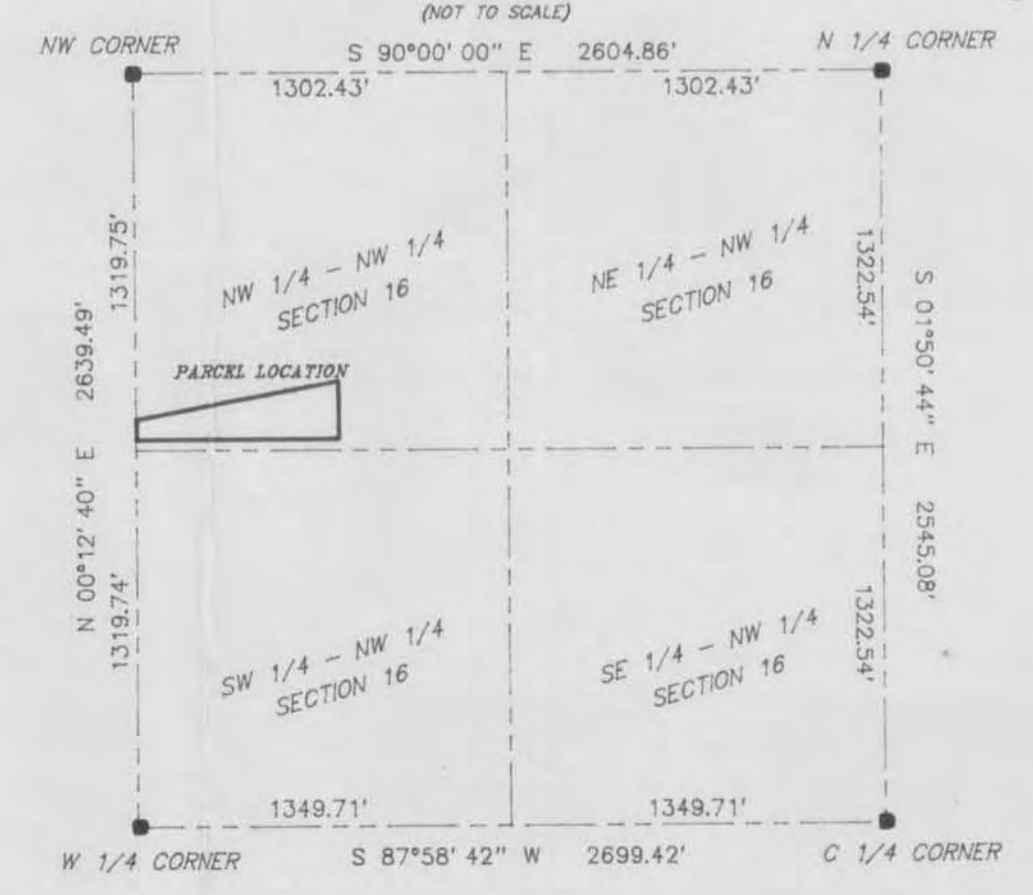
DETAIL "A" NOT TO SCALE



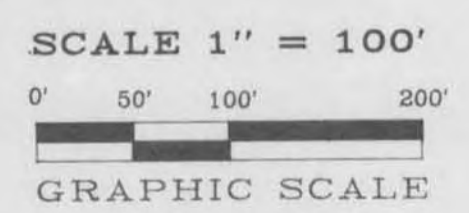
S 00°12' 40" W 63.98' S 89°38' 40" E 722.96' N 00°12' 40" E 50.16'

NOTE: SOUTH LINE NW 1/4 - NW 1/4 DOES NOT MATCH OCCUPIED LINE, QUIT CLAIM DEEDS MAY BE EXCHANGED TO RECTIFY DISCREPANCY.

QUARTER SECTION SUBDIVISION DIAGRAM (NOT TO SCALE)



REVISED TO CORRECT HIGHWAY NAME



- --- INDICATES 3/4" X 24" IRON ROD PLACED (WEIGHING 1.5 LBS/LINEAL FT.)
x-x-x-x-x INDICATES EXISTING FENCE
▲ --- INDICATES RAILROAD SPIKE PLACED

BENCHMARK SURVEYS OF SW. WIS., INC. P. O. BOX 486, 133 N. CENTRAL AVE., RICHLAND CENTER, WI 53581 (608) 647-8533
JOB NUMBER 1345 SHEET 1 OF 3
DR. BY: SMW / CJC NOVEMBER, 1995

I HAVE SURVEYED THE PROPERTY DEPICTED HEREON AND THIS IS A CORRECT REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL STRUCTURES THEREON, FENCES, ROADWAYS, APPARENT EASEMENTS AND ANY VISIBLE ENCROACHMENTS, IF ANY. THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE OR GUARANTEE THE TITLE THEREOF, WITHIN ONE (1) YEAR HEREOF; AND AS TO THEM I HEREBY CERTIFY THAT SAID SURVEY AND THIS MAP WERE MADE IN ACCORDANCE WITH ACCEPTABLE PROFESSIONAL STANDARDS AND THE INFORMATION CONTAINED HEREON IS TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF A TRUE REPRESENTATION THEREOF.

JAN 23 1996

**Description for Doug Farrell:**

All that part of the Northwest One-quarter of the Northwest One-quarter of Section Sixteen, Town Eight North, Range Two West, Township of Watterstown, Grant County, Wisconsin; bounded and described as follows:

Commencing at the Northwest corner of Section 16; thence South  $00^{\circ} 12' 40''$  West along the West line of the Northwest One-quarter, 1205.59 feet to a point on the Southerly right-of-way of a railroad and the point of beginning of the parcel hereinafter described; thence South  $00^{\circ} 12' 40''$  West along the West line of the Northwest One-quarter, 63.98 feet to a point 4.09 feet West of an existing fence corner; thence South  $89^{\circ} 38' 40''$  East along an existing fence line, 722.96 feet; thence North  $03^{\circ} 19' 33''$  East 368.24 feet to a point on the Southerly right-of-way line of a railroad, said point being on the arc of a curve; thence along said right-of-way line and said arc 802.12 feet, said arc having a radius of 11689.20 feet the center of which lies to the Southeast, chord bearing South  $68^{\circ} 05' 50''$  West, 801.97 feet to a point on the West line of the Northwest One-quarter and the point of beginning, containing 160,379 square feet or 3.682 acres of land.

**Together with:** A 33 foot wide easement for ingress and egress located in part of the Northwest One-quarter of the Northwest One-quarter, part of the Northeast One-quarter of the Northwest One-quarter and part of the Southeast One-quarter of the Northwest One-quarter of Section 16, Town 8 North, Range 2 West, Township of Watterstown, Grant County, Wisconsin, the centerline of which is described as follows:

Commencing at the Northwest corner of Section 16; thence South  $00^{\circ} 12' 40''$  West along the West line of the Northwest One-quarter, 1269.57 feet to a point 4.09 feet West of an existing fence corner; thence South  $89^{\circ} 38' 40''$  East along an existing fence line, 722.96 feet; thence North  $03^{\circ} 19' 33''$  East 16.52 feet to the point of beginning of the centerline hereinafter described; thence North  $89^{\circ} 42' 52''$  East 486.61 feet; thence South  $84^{\circ} 52' 14''$  East 264.57 feet to a point on the centerline of Old County Trunk Highway "C" and the point of termination of said centerline.



**Description for Doug Farrell cont'd.:**

**Also together with:** A 33 foot wide easement for ingress and egress located in part of the Northwest One-quarter of the Northwest One-quarter of Section 16, Town 8 North, Range 2 West, Township of Watterstown, Grant County, Wisconsin, the centerline of which is described as follows:

Commencing at the Northwest corner of Section 16; thence South  $00^{\circ} 12' 40''$  West along the West line of the Northwest One-quarter, 1269.57 feet to a point 4.09 feet West of an existing fence corner; thence South  $89^{\circ} 38' 40''$  East along an existing fence line, 722.96 feet; thence North  $03^{\circ} 19' 33''$  East 307.18 feet to the point of beginning of the centerline hereinafter described; thence North  $82^{\circ} 06' 22''$  East 73.80 feet to the centerline of existing driveway; thence North  $06^{\circ} 58' 59''$  West along said centerline, 73.18 feet to a point on the Southerly right-of-way of the railroad and point of termination of the above described centerline.

