

Sec 3 T6N R1W

126

REC'D JUL 5 1996

SHEET 1 OF 4

SURVEY PLAT

VAVRICKA

6103FB9605WPWV

Of 4 parcels of land located in Section 3 T 6 N, R 1 W of the 4th P.M., Grant County, Wisconsin, said parcels being more particularly described as follows:

PARCEL 1: LUNDEL 60 ACRES

"All that part of the Southeast Quarter (SE 1/4) of the Northeast Quarter (NE 1/4) of Section Four (4) lying East of County Trunk "G" and South of the Town Road running in an Easterly and Westerly direction; all in Township Six (6) North, Range One (1) West of the 4th P.M., Grant County, Wisconsin."

Commencing at the Southwest corner of Section 3, T 6 N, R 1 W of the 4th P.M., Grant County, Wisconsin; thence N 00deg 26min 44sec W 1320.78 ft along the West line of said Section 3 to the Southwest corner of the Northwest 1/4 of the Southwest 1/4, said corner being the Point of Beginning;

thence N 00deg 26min 44sec W 1320.78 ft to the West 1/4 Corner of said Section 3;

thence N 00deg 26min 44sec W 367.92 ft to the center line of Snow Bottom Road;

thence N 80deg 05min 10sec E 637.16 ft along said center line;

thence Northeasterly 249.71 ft along said center line on the arc of a curve concave

Northwesterly, having a radius of 1702.24 ft and a long chord which bears

N 75deg 53min 01sec E 249.49 ft;

thence N 71deg 40min 52sec E 229.69 ft along said center line;

thence Easterly 319.35 ft along said center line on the arc of a curve concave Southerly having a radius of 520.98 ft and a long chord which bears N 89deg 14min 29sec E 314.37 ft;

thence S 01deg 47min 36sec W 1922.13 ft to the Southeast corner of the Northwest 1/4 of the Southwest 1/4 of said Section 3;

thence S 89deg 22min 50sec W 1328.79 ft along the South line of said forty to the Point of Beginning, containing in all 60 acres, more or less and being subject to any and all easements of record, including but not limited to R.O.W.'s for Snow Bottom Road and C.T.H. "G".

PARCEL 2: JENKS 66 ACRE

Commencing at the South 1/4 corner of Section 3, T 6 N, R 1 W of the 4th P.M., Grant County, Wisconsin; thence S 89deg 22min 38sec W 386.02 ft along the South line of said Section 3 to the Point of Beginning;

thence N 00deg 20min 50sec W 3092.89 ft to a point in the center line of Snow Bottom Road;

thence S 87deg 37min 04sec W 382.21 ft along said center line;

thence Westerly 168.02 ft along said center line on the arc of a curve concave Northerly having a radius of 399.46 ft and a long chord which bears N 80deg 19min 56sec W 166.79 ft.;

thence N 68deg 16min 57sec W 302.55 ft along said center line;

thence Westerly 44.70 ft along said center line on the arc of a curve concave Southerly having a radius of 520.98 ft and a long chord which bears N 70deg 44min 25sec W 44.68 ft;

thence S 01deg 47min 36sec W 1922.13 ft to the Southeast corner of the Northwest 1/4 of the Southwest 1/4 of said Section 3;

thence S 00deg 20min 50sec E 1320.71 ft along the East line of said forty to the South line of said Section 3;

thence N 89deg 22min 38sec E 940.50 ft along said South line to the Point of Beginning, containing 66.000 acres, more or less, and being subject to any and all easements of record, including but not limited to a R.O.W. for Snowbottom Road as shown on the attached plat.

PARCEL 3: PARCEL WITH ORIGINAL BUILDINGS

Commencing at the South 1/4 corner of Section 3, T 6 N, R 1 W of the 4th P.M., Grant County, Wisconsin; thence S 89deg 22min 38sec W 386.02 ft along the South line of said Section 3;

thence N 00deg 20min 50sec W 1406.42 ft to the Point of Beginning;

thence N 79deg 50min 20sec E 1139.34 ft;

thence N 00deg 12min 15sec W 326.09 ft;

thence S 85deg 51min 51sec E 407.45 ft;

thence N 15deg 47min 40sec W 479.18 ft;

thence N 54deg 46min 39sec W 417.64 ft;

thence N 29deg 21min 56sec E 129.54 ft to the center line of Snow Bottom Road;

thence Northwesterly 136.90' along said center line on the arc of a curve concave Northeasterly having a radius of 984.30 ft and a long chord which bears N 56deg 42min 24sec W 136.79 ft;

thence N 52deg 43min 20sec W 276.39 ft along said center line;

thence Northwesterly 494.16 ft along said center line on the arc of a curve concave Southwesterly having a radius of 713.89 ft and a long chord which bears N 72deg 33min 08sec W 484.35 ft;

thence S 87deg 37min 04sec W 332.80 ft along said center line;

thence S 00deg 20min 50sec E 1686.47 ft to the Point of Beginning, containing 42.720 acres, more or less, and being subject to any and all easements of record, including, but not limited to a R.O.W. for Snow Bottom Road as shown on the attached plat.

PARCEL 4: RICHARD WEIGEL

Commencing at the South 1/4 of Section 3, T 6 N, R 1 W of the 4th P.M., Grant County, Wisconsin, said corner being the Point of Beginning;

thence S 89deg 22min 38sec W 386.02 ft along the South line of said Section 3;

thence N 00deg 20min 50sec W 1406.42 ft;

thence N 79deg 50min 20sec E 1139.34 ft;

thence N 00deg 12min 15sec W 326.09 ft;

thence S 85deg 51min 51sec E 407.45 ft;

thence N 15deg 47min 40sec W 479.18 ft;

thence N 54deg 46min 39sec W 417.64 ft;

thence N 29deg 21min 56sec E 129.54 ft to the center line of Snow Bottom Road;

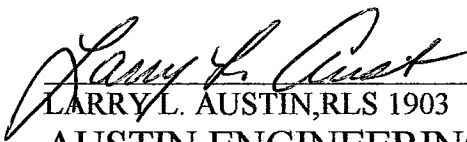
thence Southeasterly 447.36 ft along said center line on the arc of a curve concave Northeasterly having a radius of 984.30 ft and a long chord which bears S 73deg 42min 41sec E 443.52 ft;

thence S 86deg 43min 54sec E 167.65 ft along said center line;

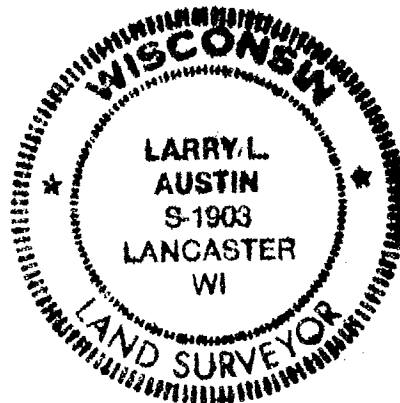
thence S 00deg 12min 15sec E 2554.18 ft along the East line of the West 1/2 of the Southeast 1/4;

thence S 88deg 50min 58sec W 1326.56 ft along the South line of said Section 3 to the Point of Beginning, containing 70.000 acres, more or less, and being subject to any and all easements of record, including, but not limited to a R.O.W. for Snow Bottom Road as shown on the attached plat.

SURVEYOR'S CERTIFICATE: I, Larry L. Austin, Registered Wisconsin Land Surveyor do hereby certify that the above survey, description, and plat were prepared by me or under my direct supervision, in accordance with the instructions of Ed Vavricka, Richard Weigel, and Virgil Bendorf, and to the best of my knowledge and belief, this plat is an accurate representation thereof.


LARRY L. AUSTIN, RLS 1903
AUSTIN ENGINEERING
4211 HWY 81 E
LANCASTER, WISCONSIN 53813
PHONE 608-723-6363
FAX 608-723-6702

6/19/96
DATE

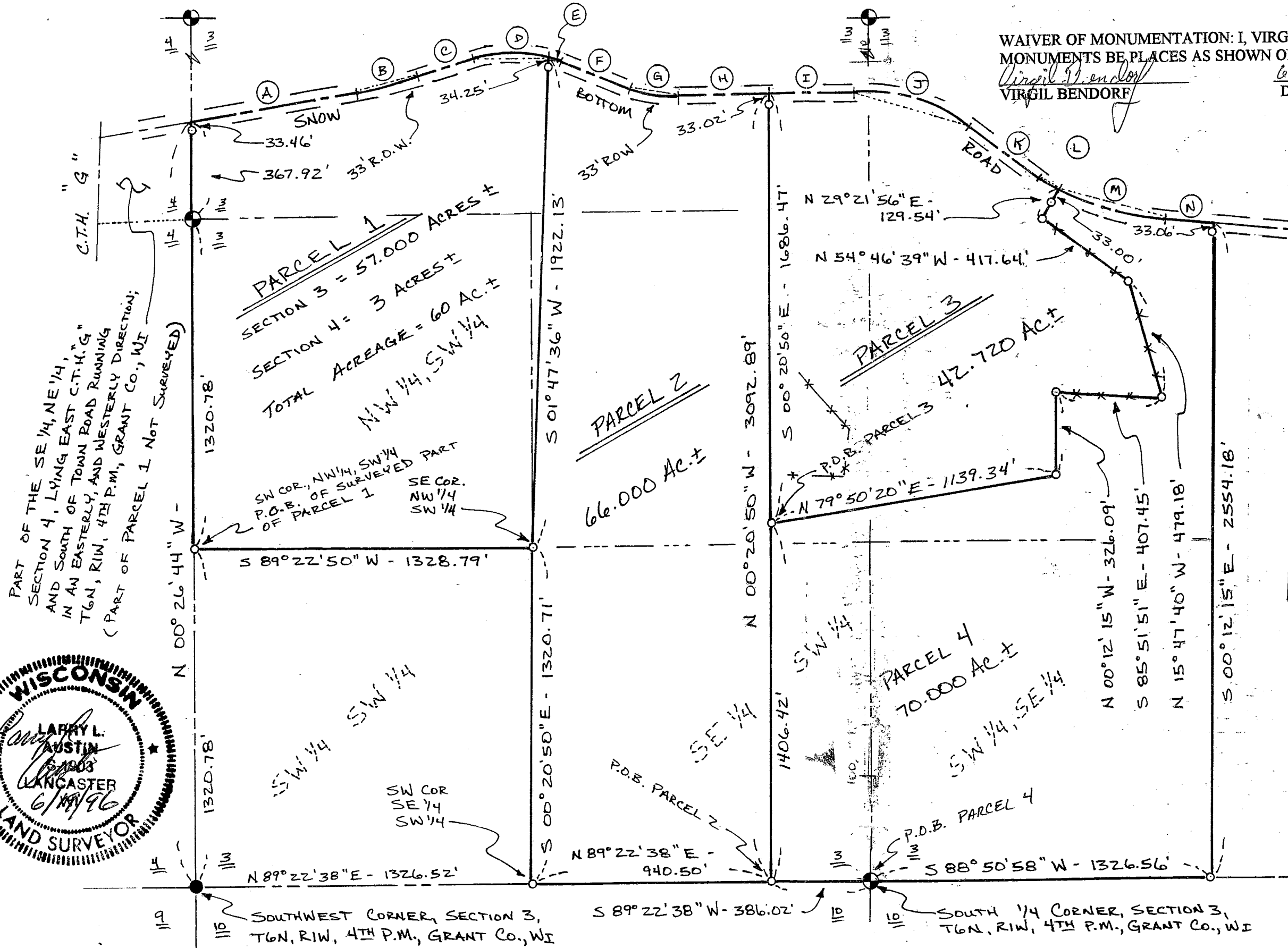


SURVEY PLAT

VAVRICKA
6103FB9605WPWV,

WAIVER OF MONUMENTATION: I, VIRGIL BENDORF, DO HEREBY REQUEST THAT THE MONUMENTS BE PLACED AS SHOWN ON THIS PLAT.

Virgil Bendorf
VIRGIL BENDORF
DATE 6-19-96



CENTERLINE COURSE TABULATION

(A)	N 80°05'10" E 637.16'
(B)	ARC 249.71' RAD. 1702.24' L.C. N 75°53'01" E 249.49'
(C)	N 71°40'52" E 229.69'
(D)	ARC 319.35' RAD. 520.98' L.C. N 89°14'29" E 314.37'
(E)	ARC 44.70' RAD. 520.98' L.C. N 70°44'25" W 44.68'
(F)	N 68°16'57" W 302.55'
(G)	ARC 168.02' RAD. 399.46' L.C. N 80°19'56" W 166.79'
(H)	S 87°37'04" W 382.21'
(I)	S 87°37'04" W 332.80'
(J)	ARC 494.16' RAD. 713.89' L.C. N 72°33'08" W 484.35'
(K)	N 52°43'20" W 276.39'
(L)	ARC 136.90' RAD. 984.30' L.C. N 56°42'24" W 136.79'
(M)	ARC 447.36' RAD. 984.30' L.C. S 73°42'41" E 443.52'
(N)	S 86°43'54" E 167.65'

LEGEND

- ALUMINUM MONUMENT FOUND
- ⊕ NO. 6 X 24" IRON BAR WITH ALUMINUM CAP SET
- NO. 6 X 24" IRON BAR SET
- ** EXISTING FENCE



PART OF THE SE 1/4, NE 1/4, AND SOUTH OF TOWN ROAD RUNNING IN AN EASTERLY, AND WESTERLY DIRECTION; T6N, R1W, 4TH P.M., GRANT CO., WI (PART OF PARCEL 1 NOT SURVEYED)

PARCEL 1
SECTION 3 = 57.000 ACRES ±
SECTION 4 = 3 ACRES ±
TOTAL ACREAGE = 60 AC. ±
NW 1/4, SW 1/4

PARCEL 2
66.000 AC. ±

PARCEL 3
42.720 AC. ±

PARCEL 4
70.000 AC. ±

SOUTHWEST CORNER, SECTION 3, T6N, R1W, 4TH P.M., GRANT CO., WI

SOUTH 1/4 CORNER, SECTION 3, T6N, R1W, 4TH P.M., GRANT CO., WI

SCALE 1" = 400'