

56

REC'D AUG 12 1997
Sec 2, T3N, R1W

SURVEY PLAT
PREPARED FOR JIM SCHAEFER

PROPERTY DESCRIPTION

OF A PARCEL OF LAND LOCATED IN THE NORTHWEST 1/4 OF SECTION 2, T3N R1W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SECTION 2, T3N R1W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN;
THENCE N 00°12'38" E 1466.10' TO A 3/4" IRON BAR;
THENCE S 88°02'36" E 7.18' TO A 3/4" IRON BAR MARKING THE POINT OF BEGINNING;
THENCE S 88°02'36" E 367.02' TO A POINT IN THE CENTERLINE OF S.T.H. 80;
THENCE NORTHEASTERLY 43.80' ON THE ARC OF A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 1637.10' AND A LONG CHORD WHICH BEARS N 40°24'30" E 43.80' TO A POINT IN SAID CENTERLINE;
THENCE N 41°23'40" E 401.40' TO A POINT IN SAID CENTERLINE;
THENCE N 79°21'56" W 447.25' TO A 3/4" IRON BAR;
THENCE S 82°47'38" W 113.41' TO A 3/4" IRON BAR;
THENCE S 27°22'34" W 211.93' TO A 3/4" IRON BAR;
THENCE S 22°45'59" W 40.78' TO A 3/4" IRON BAR;
THENCE S 01°37'54" E 164.52' TO THE POINT OF BEGINNING, CONTAINING 4.417 ACRES, MORE OR LESS, AND BEING SUBJECT TO ANY AND ALL EASEMENTS OF RECORD, INCLUDING, BUT NOT LIMITED TO A R.O.W. FOR S.T.H. 80.

EASEMENT DESCRIPTION

A 33' WIDE INGRESS-EGRESS EASEMENT THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SECTION 2, T3N R1W OF THE 4TH P.M., GRANT COUNTY, WISCONSIN;
THENCE N 00°12'38" E 1466.10' TO A 3/4" IRON BAR;
THENCE S 88°02'36" E 374.20' TO A POINT IN THE CENTERLINE OF S.T.H. 80;
THENCE NORTHEASTERLY 43.80' ON THE ARC OF A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 1637.10' AND A LONG CHORD WHICH BEARS N 40°24'30" E 43.80' TO A POINT IN SAID CENTERLINE;
THENCE N 41°23'40" E 567.66' TO A POINT IN SAID CENTERLINE, SAID POINT BEING THE POINT OF BEGINNING;
THENCE N 61°39'52" W 72.82';
THENCE N 83°57'21" W 71.96';
THENCE N 89°41'41" W 72.30';
THENCE SOUTHWESTERLY 144.44' ON THE ARC OF A CURVE CONCAVE SOUTHEASTERLY A RADIUS OF 185.55' AND A LONG CHORD WHICH BEARS S 68°00'17" W 140.82';
THENCE S 45°42'16" W 85.97' TO THE NORTH LINE OF A 4.417 ACRE SURVEY BY LARRY AUSTIN DATED 6-19-97, SAID POINT BEING THE TERMINUS POINT.

SURVEYOR'S CERTIFICATE

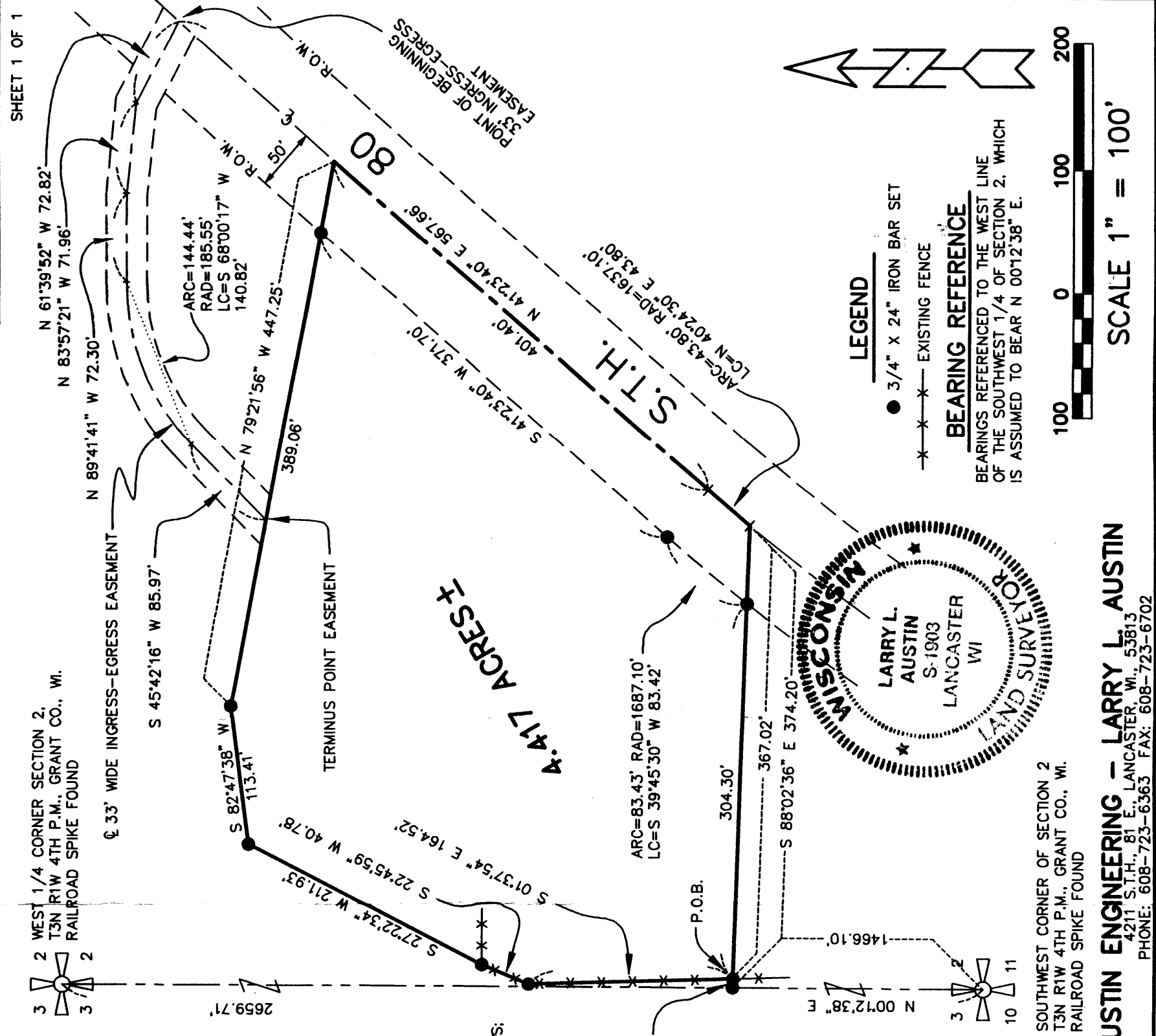
I, LARRY L. AUSTIN, REGISTERED WISCONSIN LAND SURVEYOR, DO HEREBY CERTIFY THAT THE ABOVE DESCRIPTION WAS SURVEYED, MAPPED AND MONUMENTED BY ME OR UNDER MY DIRECT SUPERVISION ALL IN ACCORDANCE WITH THE INSTRUCTIONS OF JIM SCHAEFER, AND TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT IS AN ACCURATE REPRESENTATION THEREOF.

Larry L. Austin
LARRY L. AUSTIN R.L.S. 1903
6/19/97
DATE

NOTES

1. THERE IS NO WARRANTY OF THIS DESCRIPTION WITH RESPECT TO CONFORMANCE TO LOCAL AND COUNTY ORDINANCES.
2. THE HORIZONTAL CURVE FOR S.T.H. 80 AS MARKED BY THE D.O.T. R.O.W. MARKERS IS NON-TANGENT AT THE POINT OF CURVATURE.

DRAWN BY: SW AUSTIN
APPROVED: LL AUSTIN
CREW: BS - DK
FIELDBOOK: 97-12
C:\SURVEY3\T3NR1W\03
C:\EPSA\PROGRAM\T3NR1W\03J53

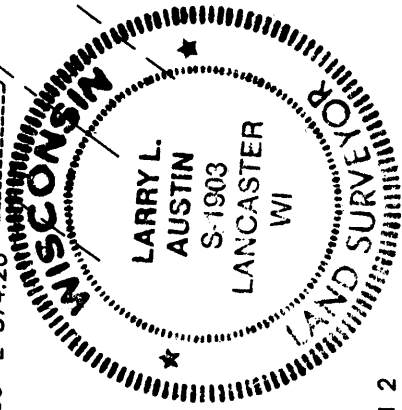


LEGEND

- 3/4" X 24" IRON BAR SET
- EXISTING FENCE

BEARING REFERENCE

BEARINGS REFERENCED TO THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 2, WHICH IS ASSUMED TO BEAR N 00°12'38" E.



SOUTHWEST CORNER OF SECTION 2
T3N R1W 4TH P.M., GRANT CO., WI.
RAILROAD SPIKE FOUND

AUSTIN ENGINEERING - LARRY L. AUSTIN
4211 S.T.H., 81 E. LANCASTER, WI, 53813
PHONE: 608-723-6363 FAX: 608-723-6702

SHEET 1 OF 1