

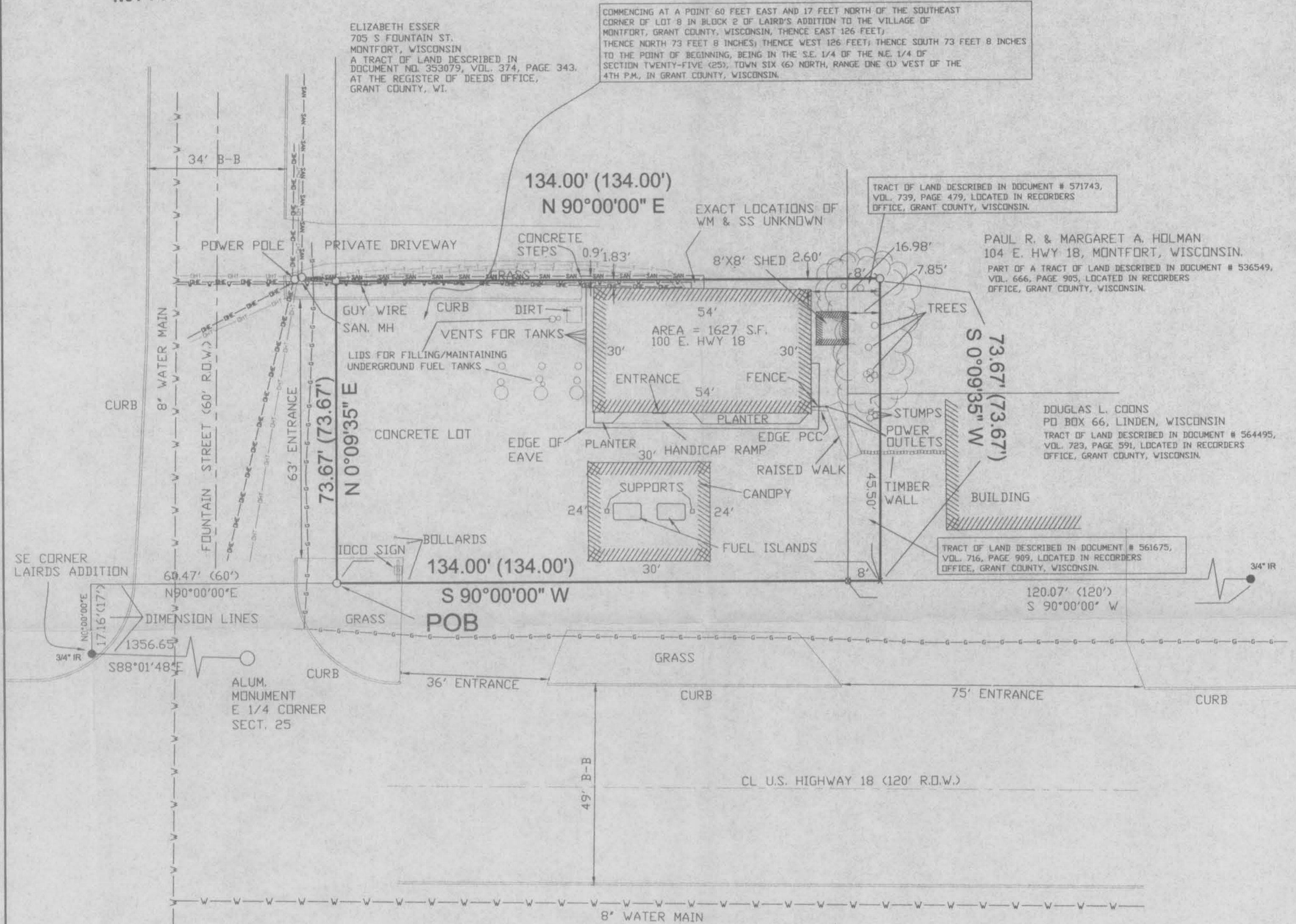
NF/171

NF-171

# ALTA/ACSM LAND TITLE SURVEY

## OF TRACTS OF LAND LOCATED IN THE SE1/4 NE1/4 SECT. 25, T6N, R1W IN THE VILLAGE OF MONTFORT, GRANT COUNTY, WISCONSIN.

**PRELIMINARY-  
NOT FOR CONSTRUCTION**



ELIZABETH ESSER  
705 S FOUNTAIN ST.  
MONTFORT, WISCONSIN  
A TRACT OF LAND DESCRIBED IN  
DOCUMENT NO. 353079, VOL. 374, PAGE 343.  
AT THE REGISTER OF DEEDS OFFICE,  
GRANT COUNTY, WI.

COMMENCING AT A POINT 60 FEET EAST AND 17 FEET NORTH OF THE SOUTHEAST  
CORNER OF LOT 8 IN BLOCK 2 OF LAIRD'S ADDITION TO THE VILLAGE OF  
MONTFORT, GRANT COUNTY, WISCONSIN, THENCE EAST 126 FEET;  
THENCE NORTH 73 FEET 8 INCHES; THENCE WEST 126 FEET; THENCE SOUTH 73 FEET 8 INCHES  
TO THE POINT OF BEGINNING, BEING IN THE SE 1/4 OF THE NE 1/4 OF  
SECTION TWENTY-FIVE (25), TOWN SIX (6) NORTH, RANGE ONE (1) WEST OF THE  
4TH P.M., IN GRANT COUNTY, WISCONSIN.

TRACT OF LAND DESCRIBED IN DOCUMENT # 571743,  
VOL. 739, PAGE 479, LOCATED IN RECORDERS  
OFFICE, GRANT COUNTY, WISCONSIN.

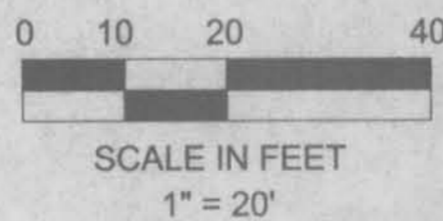
PAUL R. & MARGARET A. HOLMAN  
104 E. HWY 18, MONTFORT, WISCONSIN.  
PART OF A TRACT OF LAND DESCRIBED IN DOCUMENT # 536549,  
VOL. 666, PAGE 905, LOCATED IN RECORDERS  
OFFICE, GRANT COUNTY, WISCONSIN.

DOUGLAS L. COONS  
PO BOX 66, LINDEN, WISCONSIN  
TRACT OF LAND DESCRIBED IN DOCUMENT # 564495,  
VOL. 729, PAGE 591, LOCATED IN RECORDERS  
OFFICE, GRANT COUNTY, WISCONSIN.

TRACT OF LAND DESCRIBED IN DOCUMENT # 561675,  
VOL. 716, PAGE 909, LOCATED IN RECORDERS  
OFFICE, GRANT COUNTY, WISCONSIN.

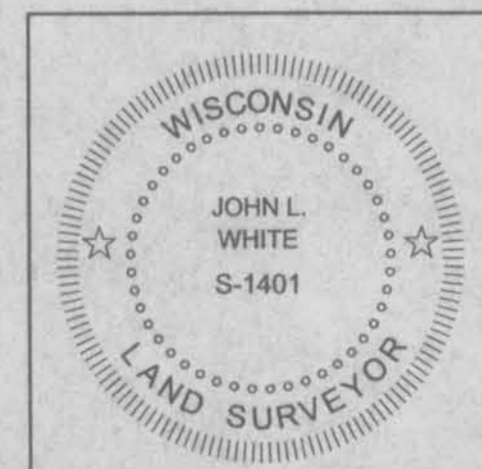
**LEGEND**

- IR 3/4" IRON ROD (PLACED)
- ⊗ X-MARK CUTAW HOLE IN CONCRETE (FOUND)
- ⊗ X-MARK CUT IN CONCRETE (PLACED)
- RECORD PROPERTY LINE
- SURVEYED PROP. LINE
- CENTER LINE CL
- R.O.W. (RIGHT OF WAY)
- OVERHEAD POWER LINE
- BURIED ELECTRIC LINE
- NATURAL GAS
- OVERHEAD TELEPHONE
- BURIED TELEPHONE
- WATER MAIN
- ( ) RECORDED DIMENSION
- P.O.B. POINT OF BEGINNING
- R.O.W. RIGHT OF WAY
- MW MONITORING WELL
- A.C. AIR CONDITIONER
- MH MAN HOLE



**NOTES**

- (1) ALL MEASUREMENTS ARE IN FEET AND DECIMALS THEREOF.
- (2) OWNERS: IOWA OIL COMPANY (IOCO)
- (3) DATE OF FIELD SURVEY: DECEMBER 1, 2000.
- (4) TOTAL SURVEYED AREA: 9872 SQUARE FEET
- (5) BEARINGS BASED UPON THE NORTH R.O.W. LINE U.S. HIGHWAY 18 @ N 90°00'00" E
- (6) ZONING FOR IOCO'S LOT IS COMMERCIAL. SETBACK RESTRICTION OF 0' (FRONT); 25'(REAR); 0' W/ FIREPROOF WALL (11' WITHOUT FIREPROOF WALL); 45' RESTRICTION FOR BUILDING HEIGHT. ZONING ESTABLISHED IN 1982. IOCO STATION BUILT BEFORE 1982 PER VERBAL COMMUNICATION WITH IOWA OIL COMPANY.
- (7) ALL UTILITIES TAKEN BY GROUND SHOTS LOCATED BY DIGGER'S HOTLINE LOCATE# 6855106



DWG.#00228-01

1 SHEET OF 2	SHEET TITLE	PROJECT	NO. 00228	DATE	REVISIONS	DRAWN BY:
	ALTA/ACSM LAND TITLE SURVEY	SURVEY REQUESTED BY:	IOWA OIL COMPANY C/O JOHN NOEL 2080 SOUTHPARK CT. DUBUQUE, IA, 52003 (319) 583-3563	DEC. 18, 2000		TMP
	IOCO @ MONTFORT, WI			SCALE		CHECKED BY:
				1"=20'		JLW

PLOT DATE: 12-13-2000