

1/16th CORNER PER
MAXWELL SURVEYS

1/16th CORNER PER
MAXWELL SURVEYS

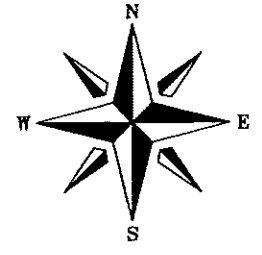
PLAT OF SURVEY

LOCATED IN THE SW1/4 OF THE SE1/4, SECTION 17, T12N, R4W,
TOWN OF FRANKLIN, VERNON COUNTY, WISCONSIN.

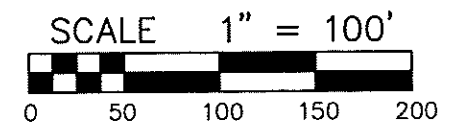
OWNER: YVONNE GERLACH
S6112 C.T.H. J
VIROQUA, WI. 54665

LEGEND

- ⊙ EXISTING 3/4" DIA. IRON ROD
- ⊙ EXISTING 1-1/4" DIA. IRON PIPE
- ⊙ SET 3/4" DIA. X 24" IRON RE-BAR,
1.50 LBS./LIN.FT.



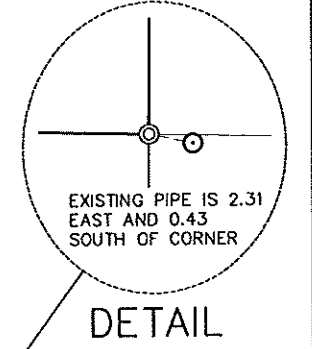
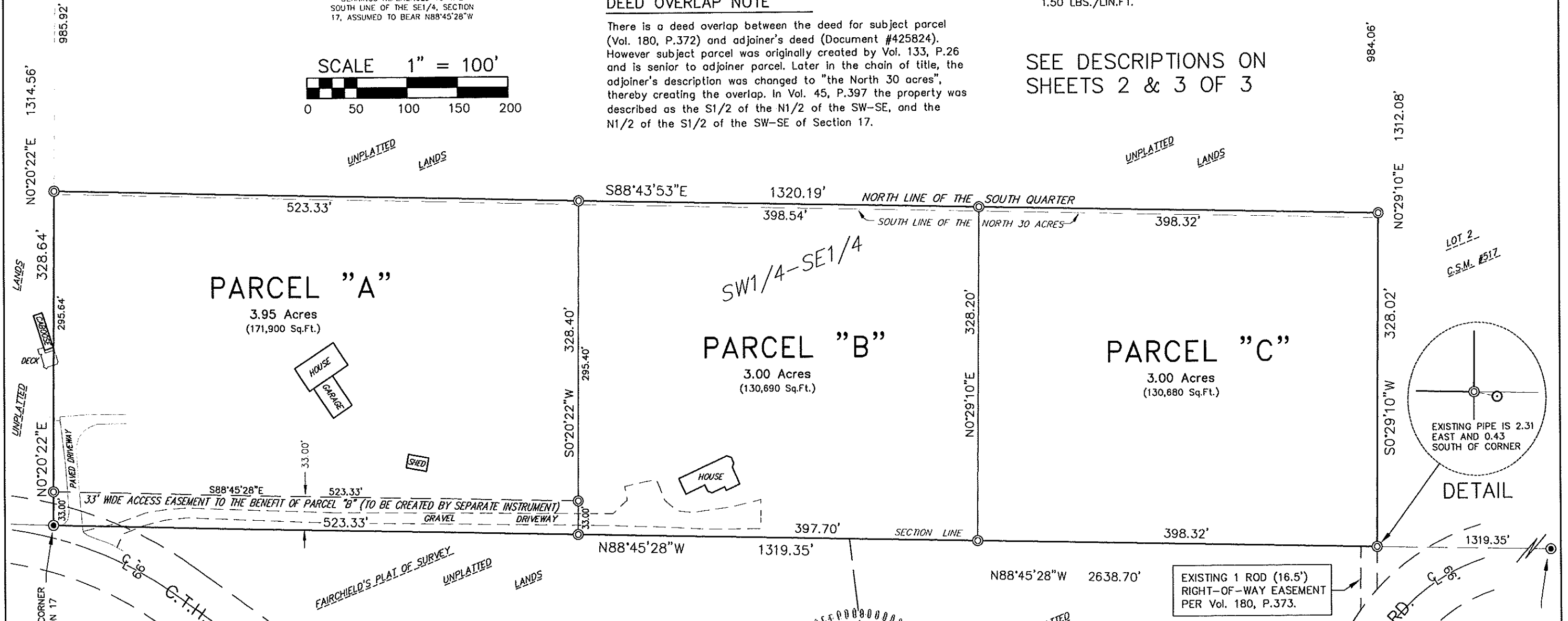
BEARINGS REFERENCED TO THE
SOUTH LINE OF THE SE1/4, SECTION
17, ASSUMED TO BEAR N88°45'28"W



DEED OVERLAP NOTE

There is a deed overlap between the deed for subject parcel (Vol. 180, P.372) and adjoiner's deed (Document #425824). However subject parcel was originally created by Vol. 133, P.26 and is senior to adjoiner parcel. Later in the chain of title, the adjoiner's description was changed to "the North 30 acres", thereby creating the overlap. In Vol. 45, P.397 the property was described as the S1/2 of the N1/2 of the SW-SE, and the N1/2 of the S1/2 of the SW-SE of Section 17.

SEE DESCRIPTIONS ON
SHEETS 2 & 3 OF 3

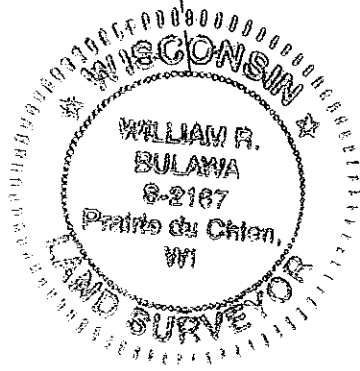


EXISTING 1 ROD (16.5')
RIGHT-OF-WAY EASEMENT
PER Vol. 180, P.373.

SURVEYOR'S CERTIFICATE:

I, WILLIAM R. BULAWA, WISCONSIN REGISTERED LAND SURVEYOR #2167, HEREBY CERTIFY THAT I HAVE SURVEYED THE LAND SHOWN ON THIS PLAT BY THE DIRECTION OF YVONNE GERLACH, OWNER, AND THAT SAID SURVEY AND PLAT ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

William R. Bulawa 7-13-2010
VIERBICHER ASSOCIATES, INCORPORATED DATE
WILLIAM R. BULAWA, REGISTERED LAND SURVEYOR #2167



vierbicher
planners | engineers | advisors

REEDSBURG - MADISON - PRAIRIE DU CHIEN
126 West Blackhawk Avenue Prairie du Chien, Wisconsin 53821
Phone: (608) 326-1051 Fax: (608) 326-1052

PLAT OF SURVEY DESCRIPTIONS

PARENT PARCEL DESCRIPTION OF RECORD (Vol.180, P.372)

The S1/4 of the SW1/4-SE1/4 of Sec. 17, Twp. 12 North, Range 4 West. Right-of-way Easement over and across the Northeast corner, 1 rod in width, over the NW1/4-NE1/4 of Sec. 20, Twp. 12 North, Range 4 West, from the town road to the SW1/4-SE1/4 of Sec. 17, Twp. 12 North, Range 4 West.

PARCEL "A" DESCRIPTION

A parcel of land located in the SW1/4 of the SE1/4, Section 17, T12N, R4W, Town of Franklin, Vernon County, Wisconsin, described as follows:

Beginning at the South Quarter Corner of Section 17; thence N00°20'22"E, 328.64 feet to a 3/4" diameter iron rod set at the northwest corner of the South one quarter of the SW1/4 of the SE1/4 of Section 17; thence S88°43'53"E along the north line of the South one quarter of the SW1/4 of the SE1/4 of Section 17, 523.33 feet to a 3/4" diameter iron rod set; thence S00°20'22"W, 328.40 feet to a 3/4" diameter iron rod set on the south line of the SW1/4 of the SE1/4 of Section 17; thence N88°45'28"W along said south line of the SW1/4 of the SE1/4 of Section 17, 523.33 feet to the Point of Beginning.

Containing 3.95 acres, more or less.

Being subject to an access easement over and across said parcel of land, described as follows:

Beginning at the South Quarter Corner of Section 17; thence N00°20'22"E along the west line of the SW1/4 of the SE1/4 of Section 17, 33.00 feet to a 3/4" diameter iron rod set; thence S88°45'28"E, 523.33 feet to a 3/4" diameter iron rod set; thence S00°20'22"W, 33.00 feet to a 3/4" diameter iron rod set on the south line of the SW1/4 of the SE1/4 of Section 17; thence N88°45'28"W along said south line of the SW1/4 of the SE1/4 of Section 17, 523.33 feet to the Point of Beginning.

PARCEL "B" DESCRIPTION

A parcel of land located in the SW1/4 of the SE1/4, Section 17, T12N, R4W, Town of Franklin, Vernon County, Wisconsin, described as follows:

Commencing at the South Quarter Corner of Section 17; thence S88°45'28"E along the south line of the SW1/4 of the SE1/4 of Section 17, 523.33 feet to a 3/4" diameter iron rod set at the Point of Beginning; thence N00°20'22"E, 328.40 feet to a 3/4" diameter iron rod set on the north line of the South one quarter of the SW1/4 of the SE1/4 of Section 17; thence S88°43'53"E along said north line of the South one quarter of the SW1/4 of the SE1/4 of Section 17, 398.54 feet to a 3/4" diameter iron rod set; thence S00°29'10"W, 328.20 feet to a 3/4" diameter iron rod set on the south line of the SW1/4 of the SE1/4 of Section 17; thence N88°45'28"W along said south line of the SW1/4 of the SE1/4 of Section 17, 397.70 feet to the Point of Beginning.

Containing 3.00 acres, more or less.

Together with an access easement over and across a parcel of land located in the SW1/4 of the SE1/4, Section 17, T12N, R4W, Town of Franklin, Vernon County, Wisconsin, described as follows:

Beginning at the South Quarter Corner of Section 17; thence N00°20'22"E along the west line of the SW1/4 of the SE1/4 of Section 17, 33.00 feet to a 3/4" diameter iron rod set; thence S88°45'28"E, 523.33 feet to a 3/4" diameter iron rod set; thence S00°20'22"W, 33.00 feet to a 3/4" diameter iron rod set on the south line of the SW1/4 of the SE1/4 of Section 17; thence N88°45'28"W along said south line of the SW1/4 of the SE1/4 of Section 17, 523.33 feet to the Point of Beginning.

PARCEL "C" DESCRIPTION

A parcel of land located in the SW1/4 of the SE1/4, Section 17, T12N, R4W, Town of Franklin, Vernon County, Wisconsin, described as follows:

Commencing at the South Quarter Corner of Section 17; thence S88°45'28"E along the south line of the SW1/4 of the SE1/4 of Section 17, 921.03 feet to a 3/4" diameter iron rod set at the Point of Beginning; thence N00°29'10"E, 328.20 feet to a 3/4" diameter iron rod set on the north line of the South one quarter of the SW1/4 of the SE1/4 of Section 17; thence S88°43'53"E along said north line of the South one quarter of the SW1/4 of the SE1/4 of Section 17, 398.32 feet to a 3/4" diameter iron rod set at the northeast corner thereof; thence S00°29'10"W, 328.02 feet to a 3/4" diameter iron rod set at the southeast corner of the SW1/4 of the SE1/4 of Section 17; thence N88°45'28"W along the south line of the SW1/4 of the SE1/4 of Section 17, 398.32 feet to the Point of Beginning.

Containing 3.00 acres, more or less.

Together with an access easement over and across a parcel of land located in the NW1/4 of the NE1/4, Section 20, T12N, R4W, Town of Franklin, Vernon County, Wisconsin, as recorded in Vol. 180, P.373, Vernon County Register of Deeds, as follows:

Right-of-way Easement over and across the Northeast corner, 1 rod in width, over the NW1/4-NE1/4 of Sec. 20, Twp. 12 North, Range 4 West, from the town road to the SW1/4-SE1/4 of Sec. 17, Twp. 12 North, Range 4 West.