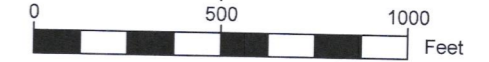


# PLAT OF SURVEY

FOUR PARCELS OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12 IN TOWNSHIP 1 NORTH, RANGE 15 EAST, AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHWEST 1/4 OF SECTION 13 IN TOWNSHIP 1 NORTH, RANGE 15 EAST THE TOWN OF LINN, WALWORTH COUNTY, WISCONSIN.



SCALE: 1"=500'

- NOTE:
1. BASIS OF BEARING: THE WISCONSIN STATE PLANE COORDINATE SYSTEM, NAD-83, SOUTH ZONE.
  2. FIELD WORK COMPLETED FEBRUARY 25, 2021
  3. FIELD CREW CHIEF: LOGAN RANDLE.

THIS PLAT AND LEGAL DESCRIPTION IS FOR THE SAME PROPERTY AS DESCRIBED IN THE DEED PROVIDED.

LEGAL DESCRIPTION:

FOUR PARCELS OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12 IN TOWNSHIP 1 NORTH, RANGE 15 EAST, AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE NORTHWEST 1/4 OF SECTION 13 IN TOWNSHIP 1 NORTH, RANGE 15 EAST THE TOWN OF LINN, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS:

PARCEL 1:  
LOT 1 OF CERTIFIED SURVEY MAP NO. 2545, RECORDED AS DOCUMENT NO. 298777 AT THE WALWORTH COUNTY REGISTER OF DEEDS.  
TAX KEY NO: AA254500001

PARCEL 2:  
COMMENCING AT THE W 1/4 CORNER OF SAID SECTION 13; THENCE N87°06'40"E 507.54' TO THE PLACE OF BEGINNING; THENCE N04°38'48"W 174.40'; THENCE N04°38'48"W 174.40' TO AN IRON PIPE; THENCE S86°56'42"W 111.93' TO AN IRON PIPE; THENCE N00°41'17"W 538.11' TO AN IRON PIPE; THENCE N01°06'22"W 573.15' TO AN IRON PIPE; THENCE N86°50'03"E, 938.14' TO A CONCRETE FENCE POST; THENCE N00°51'39"W 1322.08' TO AN IRON PIPE; THENCE N86°47'50"E 1352.07' TO THE NORTH CORNER OF SAID SECTION 13; THENCE S00°46'08"E 2652.57' TO A CONCRETE MONUMENT AT THE CENTER OF SAID SECTION 13; THENCE S87°06'40"W 2159.04' TO THE PLACE OF BEGINNING.  
TAX KEY NO: A S 1300004

PARCEL 3:  
THE SOUTH 30 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12, T1N, R15E.  
TAX KEY NO: A S 1200007

PARCEL 4:  
THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 13, T1N, R15E, EXCEPTING THEREFROM LOT 1 OF CSM NO. 1095, RECORDED AS DOCUMENT NO. 64701 AT THE WALWORTH COUNTY REGISTER OF DEEDS.  
TAX KEY NO: A S 1300003  
SURVEY ORDERED BY:

CHAD POLLARD  
CLAIR LAW OFFICES

PROPERTY ADDRESS:

AA254500001, AS1300004, AS1200007, AS1300003  
TOWN OF SHARON, WI

SURVEYOR:  
PAUL H. VAN HENKELUM, PLS  
CARDINAL ENGINEERING LLC



"I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THE MAP IS A TRUE AND CORRECT REPRESENTATION OF ITS EXTERIOR BOUNDARIES AND SHOWS THE SIZE AND LOCATION OF ALL VISIBLE STRUCTURES, APPARENT EASEMENTS AND ENCROACHMENTS, IF ANY."

*Paul H. Van Henkelum*  
PAUL H VAN HENKELUM, PLS #1931  
DATE 4/5/2021



CARDINAL ENGINEERING LLC  
DESIGNING IN TRUE DIRECTIONS

PO BOX 281 - 1200 LA SALLE ST.  
LAKE GENEVA, WI 53147  
262-757-8776  
CARDINALENGINEERINGWI.COM

DATE: 04/05/2021 JOB No. 21322  
SHEET 1 OF 1 JBM

GROSS AREA=221.38 ACRES  
NET AREA= 219.37 (EXCLUSIVE OF ROAD R.O.W.)

- LEGEND
- FOUND 1" IRON PIPE
  - FOUND IRON ROD
  - SET 1" IRON PIPE
  - UTILITY PEDESTAL
  - ⊕ POWER POLE

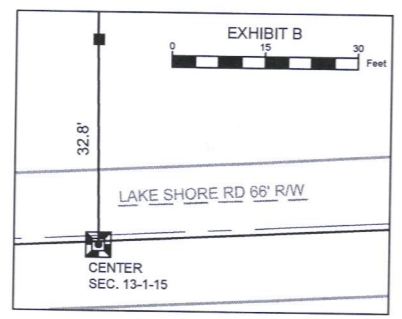
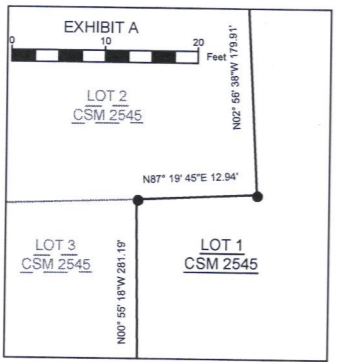
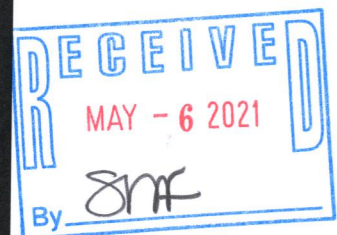
LINE TABLE				
LINE NUMBER	LENGTH (FT)	DIRECTION	RECORDED AS LENGTH (FT)	RECORDED AS DIRECTION
L1	507.54	N87° 06' 40"E	—	—
L2	174.40	N04° 38' 48"W	174.32	S02° 50' 00"E
L3	111.93	S86° 56' 42"W	111.88	S87° 50' 50"W
L4	538.11	N00° 41' 17"W	—	—
L5	573.15	N01° 06' 22"W	—	—
L6	281.19	N00° 55' 18"W	280.92	S00° 01' 09"W
L7	12.94	N87° 19' 45"E	12.80	N88° 01' 21"E
L8	179.91	N02° 56' 38"W	179.97	S02° 00' 00"E
L9	309.20	S02° 54' 06"E	309.20	N02° 00' 00"W
L10	59.68	S86° 48' 01"E	59.72	N86° 00' 00"W
L11	290.12	S01° 08' 26"E	290.28	N00° 14' 33"W
L12	273.34	S00° 40' 15"E	271.78	S00° 51' 09"W
L13	181.09	N86° 54' 06"E	181.00	EAST
L14	329.00	N01° 00' 43"W	328.87	N02° 15' 40"E
L15	489.06	N86° 55' 29"E	—	—

LEGAL DESCRIPTION PER DEED:

PARCEL 1:  
LOT 1 OF CERTIFIED SURVEY MAP NO. 2545, RECORDED ON DECEMBER 20, 1994, IN VOLUME 12 OF CERTIFIED SURVEY MAPS, PAGE 321, AS DOCUMENT NO. 298777, LOCATED IN THE SOUTHEAST 1/4 AND SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12 AND THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 13, ALL IN TOWN 1 NORTH, RANGE 15 EAST, IN THE TOWN OF SHARON, WALWORTH COUNTY, WISCONSIN.  
TAX KEY NO: AA254500001

PARCEL 2:  
THE E 1/2 OF THE NW 1/4 AND ALSO PART OF THE SW 1/4 OF THE NW 1/4 OF SECTION 13, T1N, R15E, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS TO WIT: COMMENCING AT THE W 1/4 CORNER OF SAID SECTION 13; THENCE N 88° 00' 10" E ALONG THE E-W 1/4 LINE OF SAID SECTION 13, 503.98 FEET TO THE PLACE OF BEGINNING; THENCE N 02° 20' 00" W 207.33 FEET TO AN IRON PIPE; THENCE S 87° 50' 50" W 111.88 FEET TO AN IRON PIPE; THENCE N 00° 00' 50" E 538.00 FEET TO AN IRON PIPE, SAID PIPE BEING THE SE CORNER OF THE TRIUNE LUTHERAN CHURCH PROPERTY DESCRIBED IN VOLUME 570, PAGE 286, WALWORTH COUNTY RECORDS; THENCE CONTINUE N 00° 00' 50" E 574.00 FEET TO AN IRON PIPE AT THE NE CORNER OF THE ABOVE MENTIONED CHURCH PROPERTY; THENCE N 87° 46' 44" E, 938.01 FEET TO A CONCRETE FENCE POST; THENCE N 00° 02' 28" E 1322.98 FEET TO AN IRON PIPE; THENCE N 87° 38' 33" E 1351.36 FEET TO AN IRON PIPE; THENCE S 00° 05' 47" W 2654.24 FEET TO A CONCRETE MONUMENT AT THE CENTER OF SECTION 13; THENCE S 88° 00' 10" W 2162.47 FEET ALONG THE E-W 1/4 LINE OF SAID SECTION 13, ALSO THE CENTERLINE OF LAKE SHORE ROAD TO THE PLACE OF BEGINNING.  
TAX KEY NO: A S 1300004

PARCEL 3:  
THE SOUTH 30 ACRES OF SOUTHWEST 1/4 OF SOUTHEAST 1/4 OF SECTION 12; ALSO WEST 1/2 OF WEST 1/2 OF NORTHEAST 1/4 AND THAT PART OF EAST 1/2 OF WEST 1/2 OF NORTHEAST 1/4 DESCRIBED AS FOLLOWS: COMMENCING AT SOUTHWEST CORNER OF SAID EAST 1/2 OF WEST 1/2 OF NORTHEAST 1/4, THENCE EAST 10 RODS, THENCE NORTH 16 RODS, THENCE WEST 10 RODS, THENCE SOUTH TO PLACE OF BEGINNING, ALL IN SECTION 13, ALL IN T. 1 N. R. 15 E., TOWN OF SHARON, WALWORTH COUNTY, WISCONSIN, EXCEPTING THEREFROM, LOT 1 OF CERTIFIED SURVEY MAP NO. 1095 ACCORDING TO THE RECORDED PLAT THEREOF RECORDED IN VOLUME 5 OF CERTIFIED SURVEYS ON PAGE 99 AS DOCUMENT NO. 64701.  
TAX KEY NO: A S 1200007 AND A S 1300003



AS13-4 AS13-3 ASD-7 AA2545-1

115-493