# PLAT OF SURVEY

PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 AND PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, SECTION 21, TOWNSHIP 17 NORTH, RANGE 14 EAST, TOWN OF NEPEUSKUM, WINNEBAGO COUNTY, WISCONSIN.

PREPARED FOR:
HAMALE AUCTION SERVICES, LLC
1325 WEST WISCONSIN STREET
PORTAGE, WI 53901

| SCALE | DATE |
|---|---|
| 1" = 150' | June 2021 |

COMPUTER FILE
1-1517-002pos.dwg

DRAWING NO.
1-1517-002

DRAWN BY: A.Sedlar
FIELDWORK: MLR
APPROVED: GAZ

| NO. | DATE | REVISION |
|---|---|---|


Martenson & Eisele, Inc.
1377 Midway Road
Menasha, WI 54952
www.martenson-eisele.com
info@martenson-eisele.com
920.731.0381 1.800.236.0381
Planning
Environmental
Surveying
Engineering
Architecture


## LEGEND

- ■ 1" O.D. IRON PIPE SET, 18" LONG, WEIGHING 1.130 LBS. PER LIN. FOOT
- □ 1" O.D. IRON PIPE FOUND
- ○ 3/4" REBAR FOUND
- GOVERNMENT CORNER

1" = 150'
0 150 300
SCALE IN FEET

BEARINGS ARE REFERENCED TO THE WINNEBAGO COUNTY COORDINATE SYSTEM NAD83(1997) IN WHICH THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 21 BEARS S 88°22'14" E

**LEGAL DESCRIPTION OF TAX PARCEL NO. 014 0440-01:**
PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4, SECTION 21, TOWNSHIP 17 NORTH, RANGE 14 EAST, TOWN OF NEPEUSKUM, WINNEBAGO COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

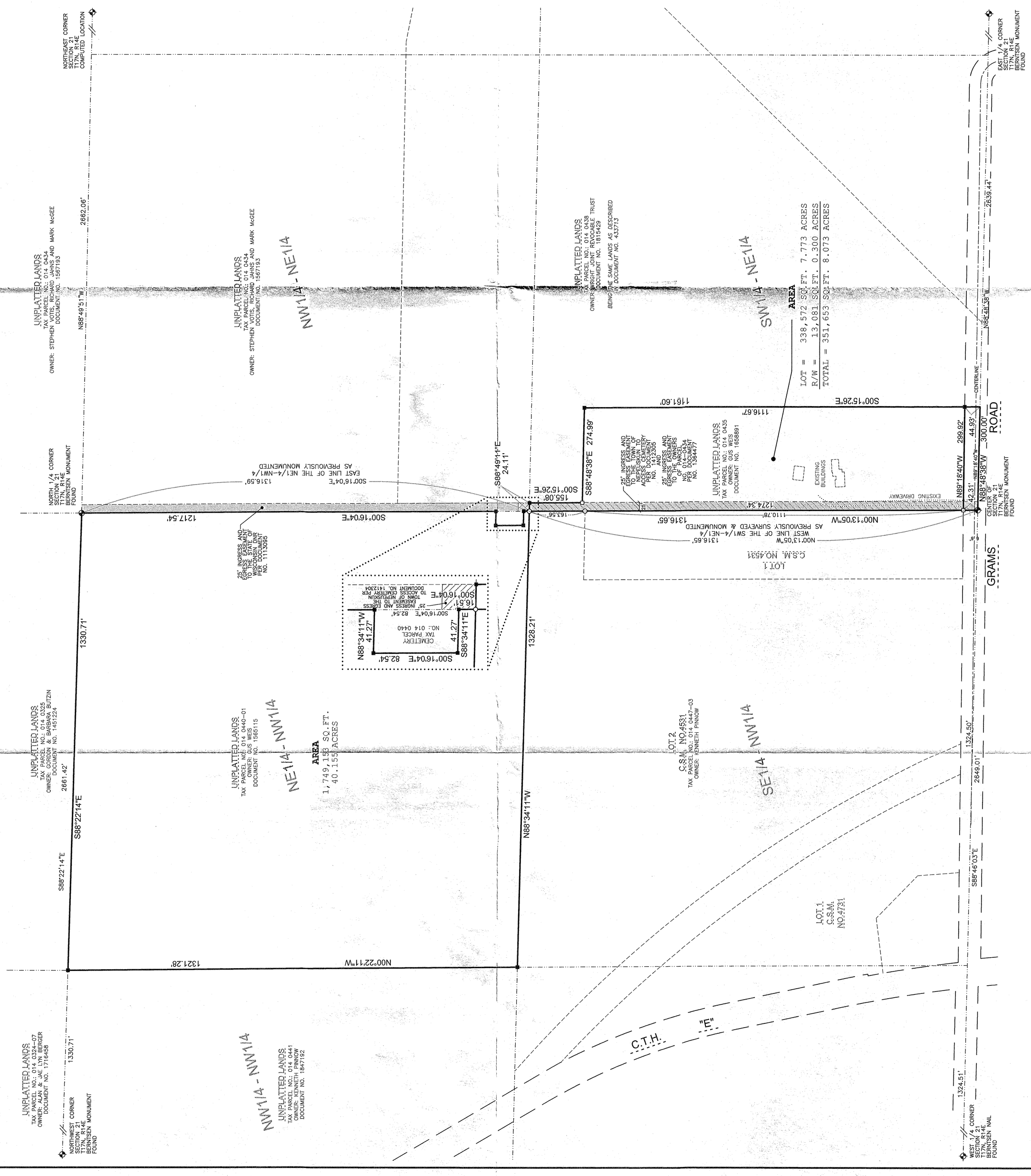
BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 21; THENCE SOUTH 00 DEGREES 16 MINUTES 04 SECONDS EAST, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION AS PREVIOUSLY MONUMENTED, A DISTANCE OF 1217.54 FEET; THENCE NORTH 88 DEGREES 34 MINUTES 11 SECONDS WEST, ALONG THE NORTH LINE OF AN EXISTING CEMETERY, A DISTANCE OF 41.27 FEET; THENCE SOUTH 00 DEGREES 16 MINUTES 04 SECONDS EAST, ALONG THE WEST LINE OF SAID CEMETERY, A DISTANCE OF 82.54 FEET; THENCE SOUTH 88 DEGREES 34 MINUTES 11 SECONDS EAST, ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION AS PREVIOUSLY MONUMENTED, A DISTANCE OF 41.27 FEET, TO THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SECTION, A DISTANCE OF 1328.21 FEET; THENCE SOUTH 88 DEGREES 22 MINUTES 14 SECONDS EAST, ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION, A DISTANCE OF 1330.71 FEET TO THE POINT OF BEGINNING.
CONTAINING 1,749,153 SQUARE FEET [40.155 ACRES].

**LEGAL DESCRIPTION OF TAX PARCEL NO. 014 0435:**
PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, SECTION 21, TOWNSHIP 17 NORTH, RANGE 14 EAST, TOWN OF NEPEUSKUM, WINNEBAGO COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 21; THENCE SOUTH 00 DEGREES 16 MINUTES 04 SECONDS EAST, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SECTION AS PREVIOUSLY MONUMENTED, A DISTANCE OF 1316.59 FEET, TO A FOUND 3/4" REBAR, BEING THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 49 MINUTES 11 SECONDS EAST, ALONG THE NORTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION, A DISTANCE OF 24.11 FEET; THENCE SOUTH 00 DEGREES 15 MINUTES 26 SECONDS EAST, ALONG THE WEST LINE OF LANDS DESCRIBED IN DOCUMENT NO. 1815429, A DISTANCE OF 1328.21 FEET; THENCE SOUTH 88 DEGREES 15 MINUTES 26 SECONDS EAST, CONTINUING ALONG THE WEST LINE OF LANDS DESCRIBED IN DOCUMENT NO. 1815429, A DISTANCE OF 274.99 FEET; THENCE SOUTH 00 DEGREES 48 MINUTES 38 SECONDS EAST, CONTINUING ALONG THE WEST LINE OF LANDS DESCRIBED IN DOCUMENT NO. 1815429, A DISTANCE OF 1161.60 FEET, TO THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION; THENCE NORTH 88 DEGREES 48 MINUTES 38 SECONDS WEST, ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION, A DISTANCE OF 300.00 FEET; THENCE NORTH 00 DEGREES 13 MINUTES 05 SECONDS WEST, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, ALSO BEING THE WEST LINE OF LANDS DESCRIBED IN DOCUMENT NO. 4531, A DISTANCE OF 1316.65 FEET TO A FOUND 3/4" REBAR, TO THE POINT OF BEGINNING. CONTAINING 351,653 SQUARE FEET [8.073 ACRES].

**SURVEYOR'S CERTIFICATE**
I, MICHAEL L. ROUBAL, HEREBY CERTIFY THAT I HAVE SURVEYED THIS PROPERTY AND THIS MAP IS A TRUE REPRESENTATION THEREOF AND IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, A TRUE AND ACCURATE REPRESENTATION THEREOF.

DATED THIS THE 30TH DAY OF JUNE, 2021

MICHAEL L. ROUBAL,
PROFESSIONAL LAND SURVEYOR S-2442

WISCONSIN MICHAEL L ROUBAL S-2442 HORTONVILLE WIS. REGISTERED LAND SURVEYOR