Bearings are referenced to Certified Survey Map 4996 1811 Racine Street
Menasha, Wisconsin
Ph. 920-991-1866, Fax 920-830-9595 (Frontage Road) Davel Engineering, Inc. Civil Engineers and Land Surveyors Koeller 200.24 N 01°15'56" W South of True 120 Found 0.30' Given under my hand this Wisconsin Administrative Code, and under the direction and control of River Valley One, LLC and LD Engelman, LLC, owners, that this survey is correct to the best of my knowledge and belief, and that this land is located in all of Lot 1 of Certified Survey Map 4996, Section 22, Township 18 North, Range 16 East, 13th Ward, City of Oshkosh, Winnebago County, Wisconsin feet to the point of beginning. Containing 117,390 Square Feet (2.6949 Acres). Subject to all easements and restrictions of record. N89°14′28‴W, 582.65 feet to a point on the east right-of-way line of Koeller Street; thence along said east line, N01°15′56‴W, 200.24 590.55 feet; thence along the east line of said Lot 1, S00°59'47"W, 200.12 feet; thence along the south line of said Lot 1 Beginning at the northwest corner of Lot 1 of Certified Survey Map 4996; thence along the north line of said Lot 1, S89°14'28"E, being part of the Northwest 1/4 of the Southwest 1/4 of Section 22, Township 18 North, Range 16 East, 13th Ward, City of Oshkosh Christian A. Hausfeld, Wiscongin Registered Land Surveyor No. S-2492 Winnebago County, Wisconsin, described as follows: Surveyor's Certificate , Christian A. Hausfeld, registered land surveyor, hereby certify that in full compliance with the provisions of Chapter A-E 7 of the Lot 1 CSM 1100 All of Lot 1 of Certified Survey Map 4996, being part of the Northwest 1/4 of the Southwest 1/4 of N 89°14'28" W Lot 3 CSM 4996 Found 0.10' South of line S 89°14'28" E ,2007. 117,390 SF Lot 1 CSM 4996 (2.6949 Ac) Lot 2 CSM 1100 South of Line Found 0.10 590,55 Found 0.13' South of line 582.65 Unplatted Lands Found 0.33' West of line ( ) Recorded As LEGEND Railroad Spike Found 1" Iron Pipe Found 3/4" Rebar Found 00°59'47" 200.12 Fair Wind Plat | |11 Lot 1 CSM 5121 2\_CSM\_5121 Lot 15 LD Engelman, LLC Oshkosh, WI 54902 601 Oregon St. River Valley One, LLC and Survey for: Date: 04/09/2007 Drafted By: Chris File: 3137pos.dwg 11  $\prod$ 

Plat of Survey

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