

EAST 1/4 CORNER
SEC.1, T.20N., R.17E.
MAG NAIL FOUND

FOR: - AMERICAN MANAGEMENT GROUP, INC.
- C/O SUSAN THON
- 3305C NORTH BALLARD ROAD
- APPLETON, WI 54911

DESIGNED DEW	DRAWN AMS
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PROJECT NO.
A1038 09-23-00575

DATE
Sept 2023

SHEET NO.

0.

PROPERTY SURVEY MAP
NORTHWEST 1/4, SECTION 1, T.20N., R.17E.,
CITY OF APPLETON, WINNEBAGO COUNTY, WISCONSIN.

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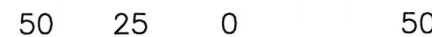
McMAHON
ENGINEERS ARCHITECTS

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LEGEND

- - 3/4" x 18" ROUND IRON REBAR
WEIGHING 1.5 lbs./lineal ft. SET
- - MAG NAIL SET
- ⦿ - 3/4" REBAR FOUND
- ⊗ - GEAR NAIL FOUND
- - 1" IRON PIPE FOUND
- () - RECORDED BEARING AND/OR DISTANCE
- S.F. - SQUARE FEET

BEARINGS ARE REFERENCED TO THE SOUTH
LINE OF THE NORTHWEST 1/4, OF SECTION 1,
TOWNSHIP 20 NORTH, RANGE 17 EAST, WHICH
BEARS S89°00'33"E PER THE WISCONSIN
COUNTY COORDINATE SYSTEM AS PUBLISHED
FOR WINNEBAGO COUNTY



SCALE - FEET

PROPERTY DESCRIPTION:

All of Lot 1 of Certified Survey Map No. 646, recorded in Volume 1 of Certified Survey Maps on Page 646 as Document No. 53954-7, being part of the Northeast 1/4 of the Northwest 1/4 and the Southeast 1/4 of the Northwest 1/4; and unplatted lands being part of the Northeast 1/4 of the Northwest 1/4; all in Section 1, Township 20 North, Range 17 East, City of Appleton, Winnebago County, Wisconsin containing 37,729 square feet of land more or less being more particularly described as follows:

Commencing at the West 1/4 Corner of said Section 1; Thence S89°00'33"E, 2257.99 feet along the South line of the Northwest 1/4 of said Section 1; Thence N00°11'42"E, 1156.76 feet to the Southeast corner of said Lot 1 of Certified Survey Map No. 646 and the Point of Beginning; thence N89°48'18"W (recorded as N89°34'57"W), 155.00 feet along the South line of said Lot 1 to the Southwest corner thereof; thence N00°11'42"E (recorded as N00°25'03"E), 160.68 feet along the West line of said Lot 1 to a Northwest corner thereof; thence N89°48'18"W, 30.00 feet; thence N00°11'42"E, 69.32 feet; thence S89°48'18"E, 185.00 feet; thence S00°11'42"W (recorded as S00°25'03"W), 230.00 feet along the East line of said Lot 1 and it's Northerly extension to the Point of Beginning.

SURVEYOR'S CERTIFICATE:

The property as shown and described on this map was surveyed under my direction and control according to the Wisconsin Administrative Code, Chapter A-E7 of Minimum Standards for Property Surveys, and is a correct representation of said survey, to the best of my knowledge and belief.

Professional Land Surveyor

Date _____

