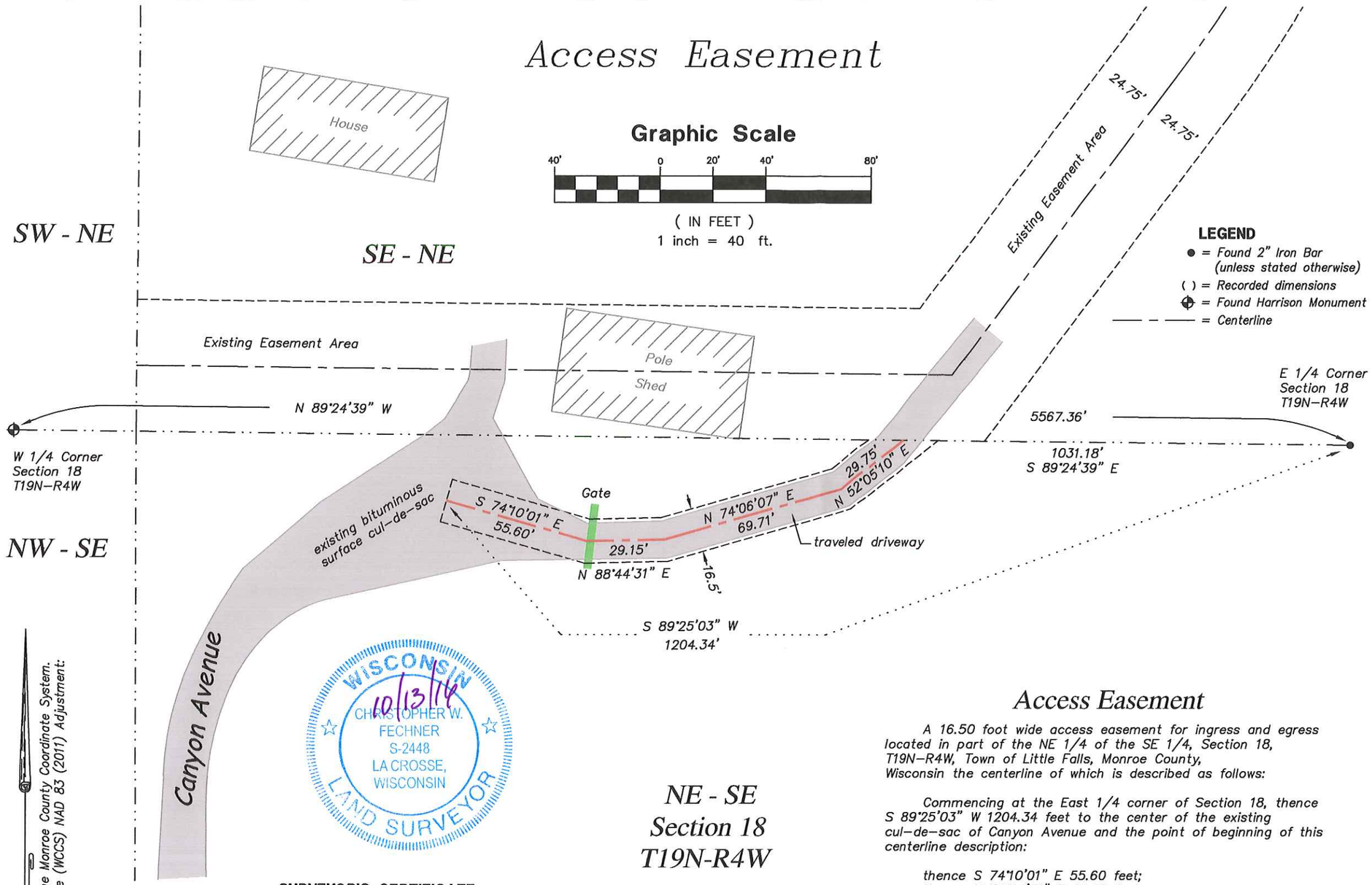
CSR 2496

FILED NOV 22, 2016

Access Easement



WISCONSIN
10/13/16
CHRISTOPHER W. FECHNER
S-2448
LA CROSSE, WISCONSIN
LAND SURVEYOR

LEGEND

- ● = Found 2" Iron Bar (unless stated otherwise)
- ( ) = Recorded dimensions
- ⊕ = Found Harrison Monument
- — — — = Centerline

Access Easement

A 16.50 foot wide access easement for ingress and egress located in part of the NE 1/4 of the SE 1/4, Section 18, T19N–R4W, Town of Little Falls, Monroe County, Wisconsin the centerline of which is described as follows:

Commencing at the East 1/4 corner of Section 18, thence S 89°25'03" W 1204.34 feet to the center of the existing cul–de–sac of Canyon Avenue and the point of beginning of this centerline description:

thence S 74°10'01" E 55.60 feet;
thence N 88°44'31" E 29.15 feet;
thence N 74°06'07" E 69.71 feet;
thence N 52°05'10" E 29.75 feet to the North line of the NE 1/4 of the SE 1/4 and the terminus of this centerline description.

Subject to any easements, covenants and restrictions of record.

SURVEYOR'S CERTIFICATE

I, Christopher W. Fechner, Professional Land Surveyor, hereby certify that the survey shown and represented above is accurate and true to the best of my knowledge and belief and that there are no visible encroachments other than those shown.

Christopher W. Fechner PLS 2448

Coulee Region Land Surveyors
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SURVEY FOR
Kerry Collins

Part of the NE-SE,
Section 18, T19N-R4W,
Town of Little Falls, Monroe County, WI
Canyon Avenue

DRAWN BY: CF TS	DATE: 10-13-2016
REVISED BY:	DATE:
SCALE: 1" = 40'	FIELD CREW: CF RC
PROJECT NO.: S-7142	SHEET 1 OF 1