

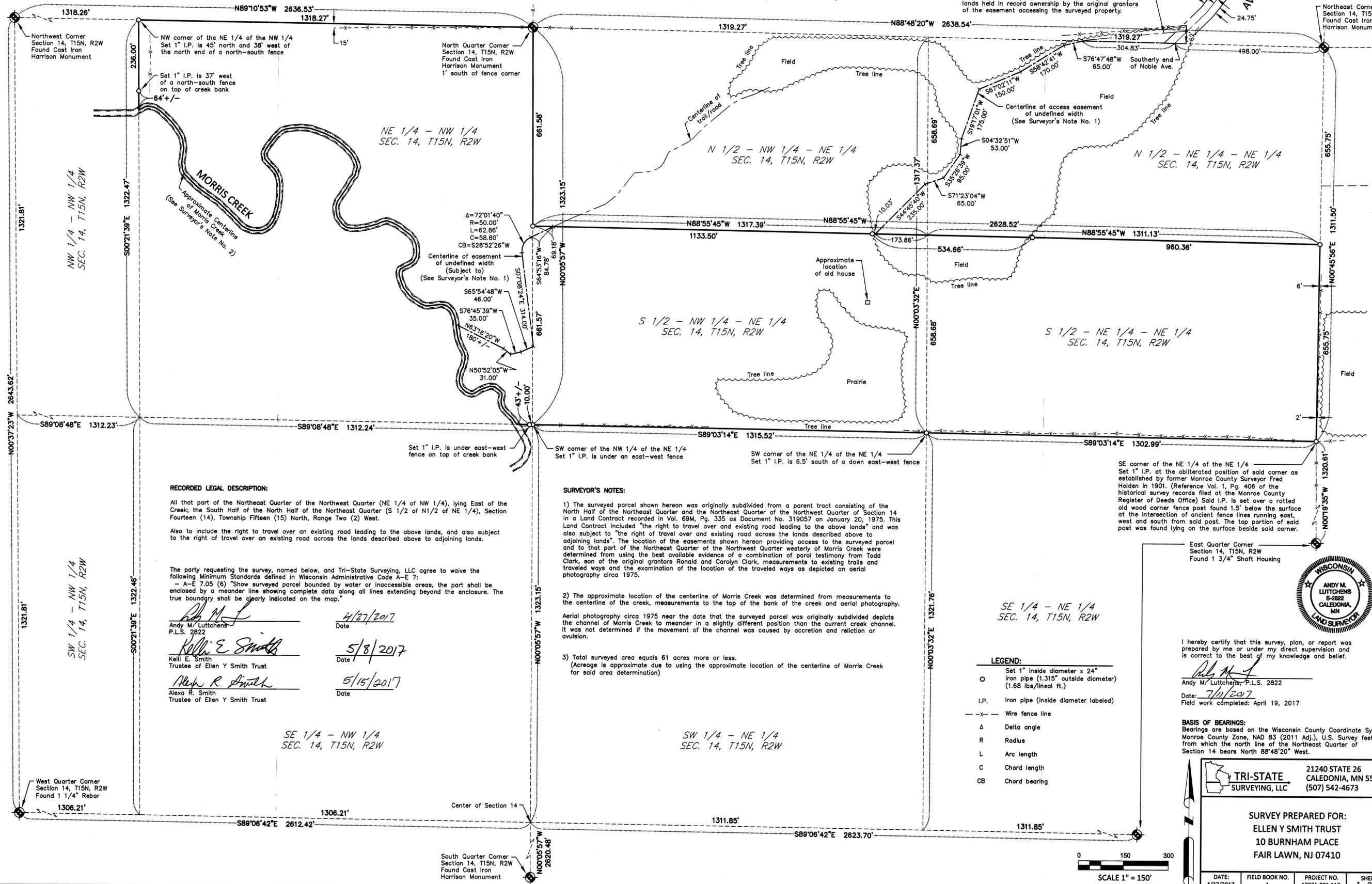
CSR 2552

# PLAT OF SURVEY

PART OF THE NE 1/4 OF THE NW 1/4 AND THE S 1/2 OF THE NW 1/4 OF THE NE 1/4 AND THE S 1/2 OF THE NE 1/4 OF THE NE 1/4 OF SECTION 14, TOWNSHIP 15 NORTH, RANGE 2 WEST, TOWN OF SHELDON, MONROE COUNTY, WISCONSIN.

The location of the northerly edge of the field, said to be the traveled way of the access easement, lies in the Southeast Quarter of the Southeast Quarter of Section 11 westerly of Noble Avenue, being northerly of lands held in record ownership by the original grantors of the easement accessing the surveyed property.

CSR 2552  
FILED AUG. 1, 2017



### RECORDED LEGAL DESCRIPTION:

All that part of the Northeast Quarter of the Northwest Quarter (NE 1/4 of NW 1/4), lying East of the Creek; the South Half of the North Half of the Northeast Quarter (S 1/2 of N1/2 of NE 1/4), Section Fourteen (14), Township Fifteen (15) North, Range Two (2) West.

Also to include the right to travel over an existing road leading to the above lands, and also subject to the right to travel over an existing road across the lands described above to adjoining lands.

The party requesting the survey, named below, and Tri-State Surveying, LLC agree to waive the following Minimum Standards defined in Wisconsin Administrative Code A-E 7:  
- A-E 7.05 (6) "Show surveyed parcel bounded by water or inaccessible areas, the part shall be enclosed by a meander line showing complete data along all lines extending beyond the enclosure. The true boundary shall be clearly indicated on the map."

*Andy M. Lutichens*  
Andy M. Lutichens  
P.L.S. 2822  
Date: 4/27/2017

*Kelli E. Smith*  
Kelli E. Smith  
Trustee of Ellen Y Smith Trust  
Date: 5/8/2017

*Alexa R. Smith*  
Alexa R. Smith  
Trustee of Ellen Y Smith Trust  
Date: 5/15/2017

### SURVEYOR'S NOTES:

- 1) The surveyed parcel shown hereon was originally subdivided from a parent tract consisting of the North Half of the Northeast Quarter and the Northeast Quarter of the Northwest Quarter of Section 14 in a Land Contract recorded in Vol. 69M, Pg. 335 as Document No. 319057 on January 20, 1975. This Land Contract included "the right to travel over and existing road leading to the above lands" and was also subject to "the right of travel over and existing road across the lands described above to adjoining lands". The location of the easements shown hereon providing access to the surveyed parcel and to that part of the Northeast Quarter of the Northwest Quarter westerly of Morris Creek were determined from using the best available evidence of a combination of parol testimony from Todd Clark, son of the original grantors Ronald and Carolyn Clark, measurements to existing trails and traveled ways and the examination of the location of the traveled ways as depicted on aerial photography circa 1975.
- 2) The approximate location of the centerline of Morris Creek was determined from measurements to the centerline of the creek, measurements to the top of the bank of the creek and aerial photography. Aerial photography circa 1975 near the date that the surveyed parcel was originally subdivided depicts the channel of Morris Creek to meander in a slightly different position than the current creek channel. It was not determined if the movement of the channel was caused by accretion and reliction or avulsion.
- 3) Total surveyed area equals 61 acres more or less. (Acreage is approximate due to using the approximate location of the centerline of Morris Creek for said area determination)

SE 1/4 - NE 1/4  
SEC. 14, T15N, R2W

### LEGEND:

- Set 1" inside diameter x 24" iron pipe (1.315" outside diameter) (1.68 lbs/lineal ft.)
- I.P. Iron pipe (inside diameter labeled)
- x- Wire fence line
- Δ Delta angle
- R Radius
- L Arc length
- C Chord length
- CB Chord bearing

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and is correct to the best of my knowledge and belief.

*Andy M. Lutichens*  
Andy M. Lutichens, P.L.S. 2822  
Date: 7/1/2017  
Field work completed: April 19, 2017

**BASIS OF BEARINGS:**  
Bearings are based on the Wisconsin County Coordinate System, Monroe County Zone, NAD 83 (2011 Adj.), U.S. Survey feet, from which the north line of the Northeast Quarter of Section 14 bears North 88°48'20" West.

**TRI-STATE SURVEYING, LLC**  
21240 STATE 26  
CALEDONIA, MN 55921  
(507) 542-4673

**SURVEY PREPARED FOR:**  
ELLEN Y SMITH TRUST  
10 BURNHAM PLACE  
FAIR LAWN, NJ 07410

DATE: 4/27/2017 FIELD BOOK NO. 4 PROJECT NO. 17021-001.110 SHEET 1 OF 1

