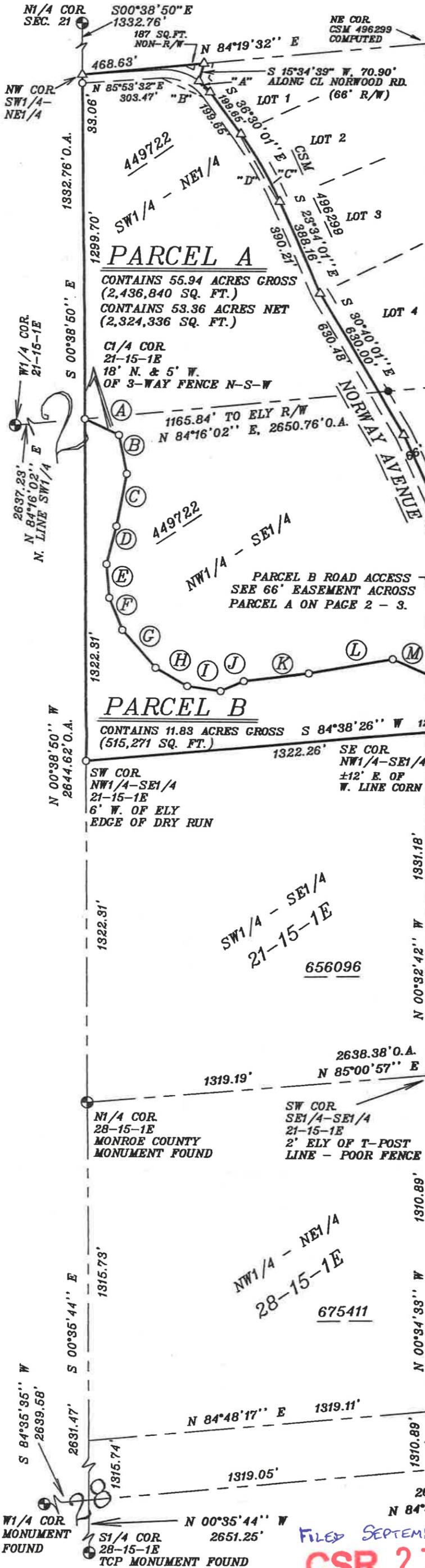


CSR 2727

PLAT OF SURVEY

PARTS OF THE SW1/4-NE1/4, NW1/4-SE1/4, NE1/4-SE1/4 AND SE1/4-SE1/4, SEC. 21, AND PART OF THE NE1/4-NE1/4, SEC. 28, AND PART OF THE NW1/4-NW1/4, SEC. 27, ALL IN T15N, R1E, TOWN OF GLENDALE, MONROE COUNTY, WISCONSIN.

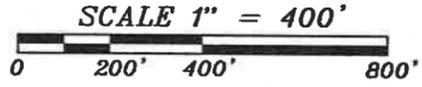


CLIENT: PARCEL B & C BUYER
KEVIN A. & LINDSAY A. BIERMEIER
31239 NORWAY AVENUE
KENDALL, WI 54638

CLIENT: PARCEL A, B, & C SELLER
STEVEN E. ZIRK
29896 NORWAY AVENUE
KENDALL, WI 54638

PARCEL A BUYER
SCOTT WOODWORTH

BEARINGS ARE REFERENCED TO THE WISCONSIN COORDINATE SYSTEM FOR MONROE COUNTY, (NAD83(2011)), WHERE THE WEST LINE OF THE NE1/4 OF SECTION 21 BEARS S 00°38'50"E.



CURVE DATA

CURVE	"A"	"B"	"C"	"D"
I	16°17'59"	57°36'27"	12°56'00"	12°56'00"
R	216.78'	183.78'	1323.38'	1290.38'
L	61.67'	184.78'	298.72'	291.27'
CH	61.46'	177.09'	298.09'	290.65'
CH. BRG.	S44°39'00"E	S65°18'15"E	S30°02'01"E	S30°02'01"E
TANG. IN	S52°48'00"E	N85°53'32"E	S36°30'01"E	S36°30'01"E
TANG. OUT	S36°30'01"E	S36°30'01"E	S23°34'01"E	S23°34'01"E

CURVE	"E"	"F"	"G"	"H"
I	02°01'43"	07°39'49"	19°38'17"	20°00'11"
R	1881.24'	1914.24'	1881.24'	1914.24'
L	66.61'	55.58'	644.80'	668.31'
CH	66.60'	55.58'	641.65'	664.92'
CH. BRG.	S24°39'03"E	S24°28'06"E	S35°29'04"E	S35°18'07"E
TANG. IN	S23°38'12"E	S23°38'12"E	S25°39'55"E	S25°18'01"E
TANG. OUT	S25°39'55"E	S25°18'01"E	S45°18'12"E	S45°18'12"E

CURVE	"I"	"J"	"K"	"L"
I	07°06'32"	06°04'11"	26°51'32"	38°43'18"
R	1500.00'	1467.00'	90.00'	123.00'
L	186.11'	155.41'	42.19'	83.13'
CH	185.99'	155.34'	41.80'	81.55'
CH. BRG.	S41°44'56"E	S42°16'06"E	S37°15'57"E	S43°11'50"E
TANG. IN	S45°18'12"E	S45°18'12"E	S23°50'11"E	S23°50'11"E
TANG. OUT	S38°11'40"E	S39°14'01"E	S50°41'43"E	S62°33'29"E

KEY

- SET 3/4" X 18" REBAR WEIGHING 1.50 LBS/LIN FT
- △ SET MAG NAIL
- FOUND 3/4" DIA. REBAR
- ⊙ FOUND 1-1/4" O.D. PIPE
- ⊕ FOUND CAST IRON MONUMENT
- O.A. OVERALL DISTANCE

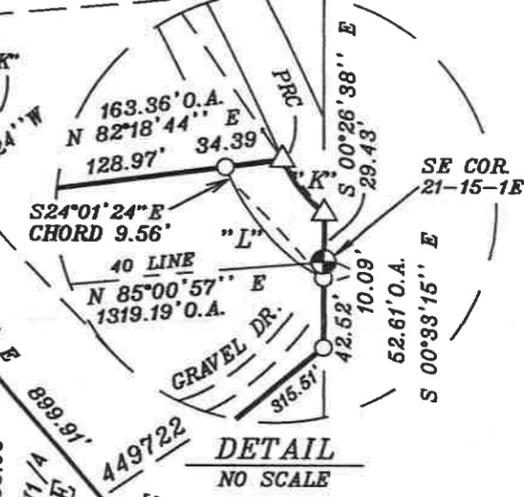


COURSES

- Ⓐ S 65°05'08" E, 145.00'
- Ⓑ S 17°47'30" E, 152.98'
- Ⓒ S 10°49'38" W, 204.09'
- Ⓓ S 14°16'25" W, 151.01'
- Ⓔ S 05°07'39" E, 129.61'
- Ⓕ S 22°32'42" E, 134.96'
- Ⓖ S 47°41'39" E, 192.96'
- Ⓗ S 59°48'17" E, 140.30'
- Ⓘ S 81°29'44" E, 128.75'
- Ⓝ S 65°18'37" E, 97.49'
- Ⓚ S 82°36'57" E, 250.52'
- Ⓛ S 79°55'10" E, 326.06'
- Ⓜ S 66°35'07" E, 165.63'
- Ⓝ S 29°49'09" E, 90.47'
- Ⓞ S 29°49'09" E, 146.30'
- Ⓟ N 89°31'21" W, 298.94' O.A.
- Ⓠ S 49°42'30" W, 120.00'
- Ⓡ S 40°17'30" E, 425.20'
- Ⓢ N 69°01'21" E, 157.20'
- Ⓣ N 82°18'44" E, 163.36' O.A.

PARCEL C

CONTAINS 65.55 ACRES GROSS
(2,855,551 SQ. FT.)
CONTAINS 64.65 ACRES NET
(2,816,217 SQ. FT.)



SURVEYOR'S CERTIFICATE:

I, Gregory A. Fauerbach, Professional Land Surveyor, certify that this survey is correct to the best of my knowledge and belief.

Dated 8-20-19 Gregory A. Fauerbach

GREGORY A. FAUERBACH PLS 2169
552 Water Ave., PO Box 140, Hillsboro, WI 54634

FILED SEPTEMBER 3, 2019

CSR 2727

PARCEL A DESCRIPTION:

Commencing at the N1/4 Corner of Section 21, T15N, R1E, Town of Glendale, Monroe County, Wisconsin; Thence S 00°38'50" E along the westerly line of the NW1/4 of the NE1/4 of Section 21, 1332.76 feet to the centerline of Norway Avenue and NW Corner of the SW1/4 of the NW1/4 of Section 21 and point of beginning:

Thence N 84°19'32" E along the northerly line of the SW1/4 of the NE1/4 of Section 21, 468.63 feet to the centerline of Norwood Road;
 Thence S 15°34'39" W along the centerline, 70.90 feet to it's intersection with the centerline curve of Norway Avenue;
 Thence southeasterly 61.67 feet along the arc of the centerline curve of Norway Avenue, concave southwesterly and having a radius of 216.78 feet (the long chord of which bears S 44°39'00" E, 61.46 feet);
 Thence S 36°30'01" E along the centerline, 199.65 feet;
 Thence southeasterly 298.72 feet along the arc of the centerline curve, concave southwesterly and having a radius of 1323.38 feet (the long chord of which bears S 30°02'01" E, 298.09 feet);
 Thence S 23°34'01" E along the centerline 388.16 feet;
 Thence S 30°40'01" E along the centerline, 630.00 feet;
 Thence S 25°12'12" E along the centerline, 815.99 feet;
 Thence S 23°38'12" E 341.71 feet;
 Thence southeasterly 66.61 feet along the arc of the centerline curve of Norway Avenue, concave northeasterly and having a radius of 1881.24 feet (the long chord of which bears S 24°39'03" E, 66.60 feet) to the southerly line of the NE1/4 of the SE1/4 of Section 21;
 Thence S 84°38'26" W along the southerly line, 35.14 feet to the southwesterly R/W of Norway Avenue;
 Thence continuing S 84°38'26" W, 243.13 feet;
 Thence N 29°49'09" W, 236.77 feet;
 Thence N 66°35'07" W, 165.63 feet;
 Thence S 79°55'10" W, 326.06 feet;
 Thence S 82°36'57" W, 250.52 feet;
 Thence S 65°18'37" W, 97.49 feet;
 Thence N 81°29'44" W, 128.75 feet;
 Thence N 59°48'17" W, 140.30 feet;
 Thence N 41°41'39" W, 192.96 feet;
 Thence N 22°32'42" W, 134.96 feet;
 Thence N 05°07'39" W, 129.61 feet;
 Thence N 14°16'25" E, 151.01 feet;
 Thence N 10°49'38" E, 204.09 feet;
 Thence N 11°47'30" W, 152.98 feet;
 Thence N 65°05'08" W, 145.00 feet to the Center of Section 21;
 Thence N 00°38'50" W along the westerly line of the SW1/4 of the NE1/4 of Section 21, 1299.70 feet to the southerly R/W of Norway Avenue;
 Thence continuing S 00°38'50" W, 33.06 feet to the point of beginning.



Contains 55.94 acres (2,436,840 sq. ft.) and is subject the R/W of both Norway Avenue and Norwood Road, and all easements of record.

Subject to a 66 foot wide access easement parcel running from Norway Avenue westerly, adjacent-to and 66 feet northerly of the southerly line of the NE1/4 of the SE1/4 of Section 21, described as follows:

Commencing at the SW Corner of the NE1/4 of the SE1/4 of Section 21, T15N, R1E; Thence N 84°38'26" E along the southerly line of the NE1/4 of the SE1/4 of Section 21, 124.24 feet to the point of beginning;
 Thence N 29°49'09" W, 72.51 feet;
 Thence N 84°38'26" E parallel with the southerly line of said NE1/4 of the SE1/4, 285.26 feet to the centerline of Norway Avenue;
 Thence S 23°38'12" E along the centerline, 3.30 feet;

Thence southeasterly 66.61 feet along the arc of the centerline curve of Norway Avenue, concave northeasterly and having a radius of 1881.24 feet (the long chord of which bears S 24°39'03" E, 66.60 feet) to the southerly line of the NE1/4 of the SE1/4 of Section 21;
Thence S 84°38'26" W along the southerly line, 278.27 feet to the point of beginning.

PARCEL B DESCRIPTION:

Commencing at the N1/4 Corner of Section 21, T15N, R1E, Town of Glendale, Monroe County, Wisconsin; Thence S 00°38'50" E along the westerly line of the NW1/4 of the NE1/4 of Section 21, 1332.76 feet to the centerline of Norway Avenue and NW Corner of the SW1/4 of the NE1/4 of Section 21; Thence continuing S 00°38'50" E along the westerly line of the SW1/4 of the NE1/4 of Section 21, 1332.76 feet to the Center of Section 21 and point of beginning:

- Thence S 65°05'08" E, 145.00 feet
- Thence S 11°47'30" E, 152.98 feet;
- Thence S 10°49'38" W, 204.09 feet;
- Thence S 14°16'25" W, 151.01 feet;
- Thence S 05°07'39" E, 129.61 feet;
- Thence S 22°32'42" E, 134.96 feet;
- Thence S 41°41'39" E, 192.96 feet;
- Thence S 59°48'17" E, 140.30 feet;
- Thence S 81°29'44" E, 128.75 feet;
- Thence N 65°18'37" E, 97.49 feet;
- Thence N 82°36'57" E, 250.52 feet;
- Thence N 79°55'10" E, 326.06 feet;
- Thence S 66°35'07" E, 165.63 feet;
- Thence S 29°49'09" E, 236.77 feet to the southerly line of the NE1/4 of



the SE1/4 of Section 21;
Thence S 84°38'26" W, 124.24 feet to the SE Corner of the NW1/4 of the SE1/4 of Section 21;
Thence continuing S 84°38'26" W along the southerly line of the NW1/4 of the SE1/4 of Section 21, 1322.26 feet to the SW Corner of said NW1/4 of the SE1/4;
Thence N 00°38'50" W along the westerly line of said SW1/4 of the SE1/4, 1322.31 feet to the point of beginning.

Contains 11.83 acres (515,271 sq. ft.) and is subject to all easements of record.

Together with and benefitted by a 66 foot wide access easement parcel running from Norway Avenue westerly, adjacent-to and 66 feet northerly of the southerly line of the NE1/4 of the SE1/4 of Section 21, described as follows:

Commencing at the SW Corner of said NE1/4 of the SE1/4 of Section 21, T15N, R1E; Thence N 84°38'26" E along the southerly line of said NE1/4 of the SE1/4, 124.24 feet to the point of beginning:
Thence N 29°49'09" W, 72.51 feet;
Thence N 84°38'26" E parallel with the southerly line of said NE1/4 of the SE1/4, 285.26 feet to the centerline of Norway Avenue;
Thence S 23°38'12" E along the centerline, 3.30 feet;
Thence southeasterly 66.61 feet along the arc of the centerline curve of Norway Avenue, concave northeasterly and having a radius of 1881.24 feet (the long chord of which bears S 24°39'03" E, 66.60 feet) to the southerly line of the NE1/4 of the SE1/4 of Section 21;
Thence S 84°38'26" W along the southerly line, 278.27 feet to the point of beginning.

PARCEL C DESCRIPTION:

Beginning at the SE Corner of Section 21, T15N, R1E, Town of Glendale, Monroe County, Wisconsin;
 Thence S 00°33'15" E along the easterly line of the NE1/4 of the NE1/4 of Section 28, T15N, R1E, 10.09 feet to the southwesterly R/W Curve of Norway Avenue;
 Thence continuing S 00°33'15" E, 42.52 feet;
 Thence S 49°38'24" W, 315.51 feet;
 Thence S 40°11'21" E, 899.91 feet;
 Thence S 00°32'59" E, 325.62 feet to the southerly line of the NW1/4 of the NW1/4 of Section 27, T15N, R1E;
 Thence S 83°47'54" W along said southerly line, 333.26 feet to the SE Corner of the NE1/4 of the NE1/4 of Section 28;
 Thence S 84°48'17" W along the southerly line of said NE1/4 of the NE1/4, 1319.08 feet to the SW Corner of said NE1/4 of the NE1/4;
 Thence N 00°34'33" W along the westerly line of said NE1/4 of the NE1/4, 1310.89 feet to the SW Corner of the SE1/4 of the SE1/4 of Section 21;
 Thence N 00°32'42" W along the westerly line of said SE1/4 of the SE1/4, 1331.18 feet to the NW Corner of the SE1/4 of the SE1/4 of Section 21;
 Thence N 84°38'26" E along the northerly line of said SE1/4 of the SE1/4, 367.37 feet to the westerly R/W curve of Norway Avenue;
 Thence continuing N 84°38'26" E, 35.14 feet to the centerline curve of Norway Avenue;
 Thence southeasterly 644.80 feet along the arc of the centerline curve of Norway Avenue, concave northeasterly and having a radius of 1881.24 feet (the long chord of which bears S 35°29'04" E, 641.65 feet);
 Thence S 45°18'12" E along the centerline, 296.94 feet;
 Thence southeasterly 186.11 feet along the arc of the centerline curve of Norway Avenue, concave southwesterly and having a radius of 1500.00 feet (the long chord of which bears S 41°44'56" E, 185.99 feet);
 Thence N 89°31'21" W along the northerly line of Doc. 610192, 42.58 feet to the westerly R/W curve of Norway Avenue;
 Thence continuing N 89°31'21" W along said northerly line, 256.36 feet;
 Thence S 49°42'30" W along said northerly line, 120.00 feet to the NW Corner of CSM Doc. 597737;
 Thence S 40°17'30" E along the CSM, 425.20 feet to it's SW Corner;
 Thence N 69°01'21" E along the CSM, 157.20 feet;
 Thence N 82°18'44" E along the CSM, 128.97 feet to the southwesterly R/W curve of Norway Avenue;
 Thence continuing N 82°18'44" E along the CSM 34.39 feet to the point of reverse curve in the centerline of Norway Avenue;
 Thence southeasterly 42.19 feet along the arc of the centerline curve of Norway Avenue, concave northeasterly and having a radius of 90.00 feet (the long chord of which bears S 37°15'57" E, 41.80 feet) to the easterly line of the SE1/4 of the SE1/4 of Section 21;
 Thence S 00°26'38" E along said easterly line, 29.43 feet to the point of beginning.

Contains 65.55 acres (2,855,551 sq. ft.) and is subject the R/W of Norway Avenue to all easements of record.

Fauerbach Surveying & Eng., LLC
 552 Water Ave., PO Box 140
 Hillsboro, WI 54634
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 fse1@comantenna.com

