

113015

Certified Survey Map No. 241
Volume 2, Page 83aLOCATED IN THE SW1/4 OF THE NW1/4, OF
SECTION 20, T25N, R13W, TOWN OF WAUBECK,
PEPIN COUNTY, WISCONSIN.Being a retracement and division of the
parcels described in Vol. 71 on Page 453
& in Vol. 86 on Page 624.Prepared for: Gregory & Kathleen Prissel
N6745 Church / School Lane
Durand, WI 54736Prepared by: Lee Villeneuve, RLS 0984
N6977 430th Street
Menomonie, WI 54751

APPROVED: By the Zoning Office

this 6th day of December, 2004.

By: John Egli, Zoning Administrator

REGISTER'S OFFICE } SS.
Pepin County, Wis.Received for record, the 6 day
of Dec. A.D. 20 04, at

10:45 o'clock P. M. and recorded

In Vol. 2 of C.S. on page 83a &

Monica J. Bauer Dep. 83b

P.D. \$13.00 Register of Deeds

C.R. #1270

**LOT AREA'S**

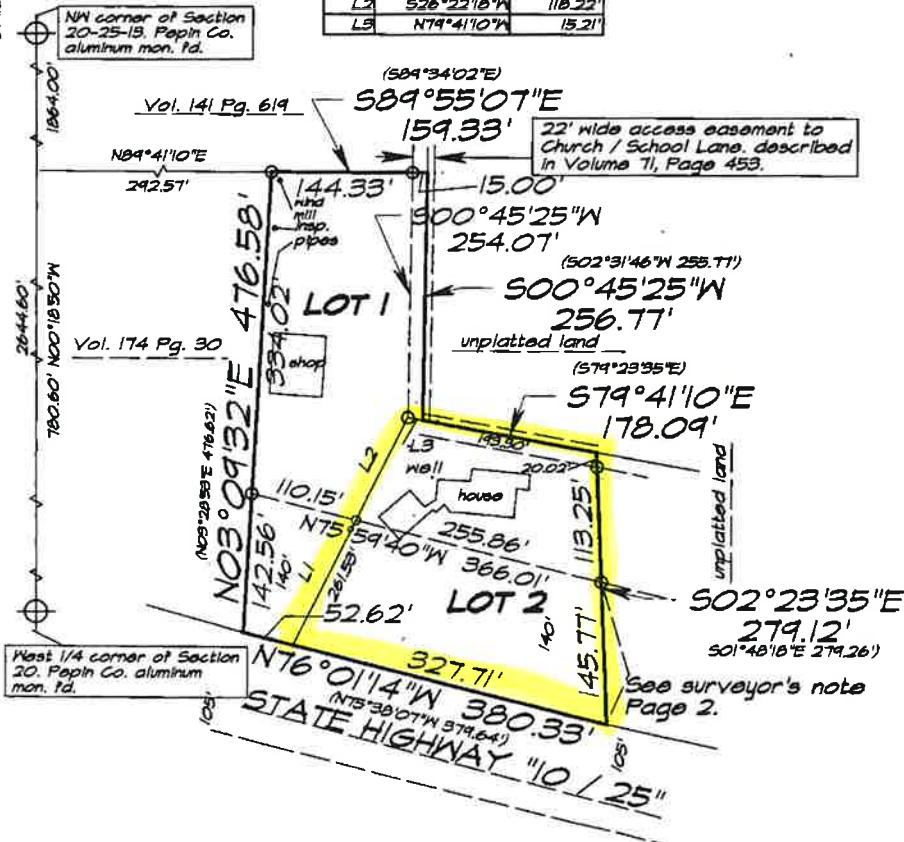
Lot 1 contains 65,764 sq ft / 1.51 acres w/road
 Lot 1 contains 54,374 sq ft / 1.25 acres w/o road
 Lot 2 contains 68,171 sq ft / 1.56 acres w/road
 Lot 2 contains 27,346 sq ft / 0.63 acres w/o road

LEGEND

○ = 1" iron pipe found
 ○ = 3/4" x 24" iron rod set.
 min. ht. = 1.502 lbs./ft.
 (++++) = recorded data

LINE	BEARING	DISTANCE
L1	N26°22'18"E	149.91'
L2	S26°22'18"W	118.22'
L3	N74°41'10"W	15.21'

BASIS OF BEARINGS IS THE PEPIN COUNTY GRID COORDINATE SYSTEM



GRAPHIC SCALE

1" = 150'



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FORM NO. 985-A



Stock No. 26273

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SURVEYORS CERTIFICATE:

I, LEE VILLENEUVE, Registered Wisconsin Land Surveyor, do hereby certify that I have surveyed, divided and mapped part of the southwest quarter of the northwest quarter of Section 20, Township 25 North, Range 13 West, Town of Waubeek, Pepin County, Wisconsin described as follows:

Commencing at the west quarter corner of Section 20, Township 25 North, Range 13 West;
thence on a grid bearing of North-00°18'50"-West, along the west line of the northwest quarter of said Section 20, a distance of 780.60 feet;
thence North-89°41'10"-East, 292.57 feet to the Point of Beginning of the parcel herein described;
thence South-89°55'07"-East, 159.33 feet;
thence South-00°45'25"-West, 256.77 feet;
thence South-79°41'10"-East, 178.09 feet;
thence South-02°23'35"-East, 279.12 feet;
thence North-76°01'14"-West, 380.33 feet;
thence North-03°09'32"-East, 476.58 feet to the Point of Beginning.
Subject to easement of record and State Road "10 / 25" right of way.

Said parcel contains 133,940 square feet = 3.07 acres.

I certify that I have made such survey, land division and map at the direction of Gregory and Kathleen Prissel, W6745 Church / School Lane, Durand, WI 54736, owners, and that such map is a correct representation to scale of the exterior boundaries of the land surveyed. That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of Pepin County in surveying, dividing and mapping the same.
Dated this 23rd day of November, 2004

Lee Villeneuve, Registered Wisconsin Land Surveyor Number 0984.

SURVEYORS NOTE:

The deeds to this parcel describe to the centerline of State Highway "10 / 25".
This map depicts and divides that entire parcel subject to Highway "10 / 25" right of way.

Approved by the Zoning Office this 6th day of December, 2004.

John Egli, Zoning Administrator.

Page 2 of 2 sheets.

