

CERTIFIED SURVEY MAP

PART OF

THE NW - NW, SECTION 16, T15N-R5W
TOWN OF WASHINGTON, LACROSSE CO WI

WI DEPARTMENT OF TRANSPORTATION
APPROVAL NO. 32-033-0029

BEARINGS REFERENCED TO THE NORTH LINE OF THE NW 1/4,
SECTION 16, T15N-R5W; RECORDED AS: N 86°47'25" W



BRASS CAP
NW CORNER
SECTION 16
T15N-R6W

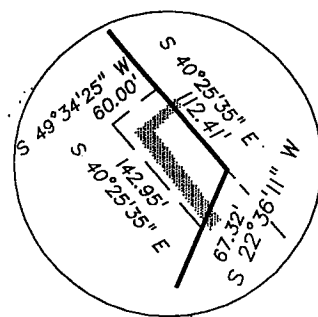
1" IRON PIPE
N 1/4 CORNER
SECTION 16
T15N-R5W

$\Delta = 19^{\circ}36'00''$
 $R = 913.75'$
 $T = 157.83'$
 $L = 312.58'$

33" WHITE OAK

SECTION 16

EASEMENT DETAIL
NO SCALE



TOTAL PARCEL
412,221 sq. ft.
9.46 acres

SECTION 15

NE - NE

UNPLATTED
LANDS
BY OTHERS

STATE ROAD "162"

STATE ROAD "133"

ACCESS
USED FOR
FARMING
PRACTICES
WILL REMAIN
PER ACCESS
COVENANT

WIDTH VARIES

NW - NW

UNPLATTED
LANDS
BY OTHERS

LOT 1
55,598 sq. ft.
1.28 acres

LOT 2
98,850 sq. ft.
2.26 acres

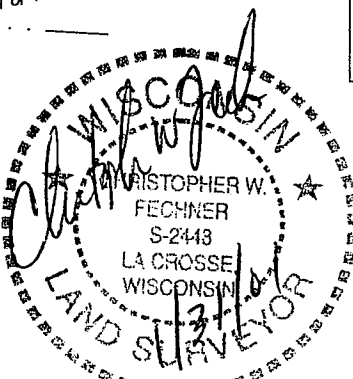
LOT 3
257,773 sq. ft.
5.92 acres

Owner:
Fern Ritter
Route 1, Box 60
Lewiston, MN 55952
S-3773

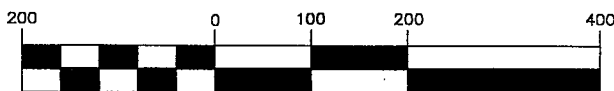
LEGEND

- = Found 1" Iron Pipe (unless stated otherwise)
- = Set 3/4" X 30" Iron Bar (1.50 lb/lin. ft.)
- = Boundary of this survey
- - - = Centerline
- () = Recorded dimensions
- U-U-U- = Utility lines
- x-x-x- = Fence line
- ⊙ = Found County marker
- △ = Found right-of-way post
- DW = Existing Driveway
- X = Driveway to be Removed
- ▨ = Access Restricted

UNPLATTED
LANDS
BY OTHERS



GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.

"SEE PAGE TWO FOR WI D.O.T. APPROVAL NOTES."

Vol. 9
Pg. 162

CERTIFIED SURVEY MAP

PART OF

THE NW - NW, SECTION 16, T15N-R5W
TOWN OF WASHINGTON, LACROSSE CO WI

SURVEYORS CERTIFICATE

I, Christopher W. Fechner, Registered Land Surveyor, do hereby certify that I have surveyed and mapped this Certified Survey Map located in the NW 1/4 of the NW 1/4, Section 16, T15N-R5W, Town of Washington, LaCrosse County, Wisconsin described as follows:

Commencing at the northwest corner of Section 16, thence S 05°56'02" E 250.38 feet to the intersection of the South right-of-way line of State Road "33" and the East right-of-way line of State Road "162" and the point of beginning:

thence, along said South right-of-way line, N 73°26'38" E 66.47 feet;

thence, continuing along said South right-of-way line S 60°01'35" E 8.32 feet;

thence, continuing along said South right-of-way line and the arc of a 913.75 foot radius curve, concave to the southwest, the chord of which bears, S 50°13'35" E 311.06 feet;

thence, continuing along said South right-of-way line, S 40°25'35" E 348.17 feet;

thence S 22°36'11" W 692.52 feet to the South line of the NW 1/4 of the NW 1/4;

thence, along said South line, N 86°43'09" W 278.91 feet to the East right-of-way line of State Road "162";

thence, along said East right-of-way line, N 00°44'21" E 402.28 feet;

thence, continuing along said East right-of-way line, N 00°00'50" E 395.03 feet;

thence N 00°44'21" E 275.36 feet to the point of beginning.

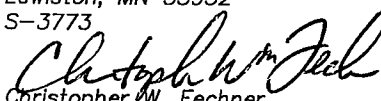
Subject to any easements, covenants and restrictions of record.

That I have made such survey, map and division of land at the direction of Fern Ritter, owner of said land.

That such map is a correct representation of the exterior boundaries of the land surveyed and subdivision thereof made.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and with the subdivision ordinances of LaCrosse County in surveying and mapping the same.

Owner:
Fern Ritter
Route 1, Box 60
Lewiston, MN 55952
S-3773

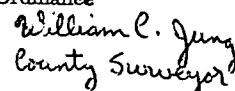

Christopher W. Fechner
Coulee Region Land Surveyors
917 South 4th Street
La Crosse, Wisconsin 54601
1/31/01



"No new improvements or structures are allowed between the right-of-way line and the highway setback line. Improvements and structures include, but are not limited to, signs, parking areas, driveways, wells, septic systems, drainage facilities, buildings and retaining walls. It is expressly intended that this restriction is for the benefit of the public as provided in section 236.293, Wisconsin Statutes, and shall be enforceable by the Wisconsin Department of Transportation or its assigns. Contact the Wisconsin Department of Transportation for more information. The phone number may be obtained by contacting the County Highway Department."

"As owner I hereby restrict all lots and blocks so that no owner, possessor, user, licensee or other person may have any right of direct vehicular ingress from or egress to any highway within the right-of-way of State Roads "33" & "162", as shown on the land division map; it is expressly intended that this restriction constitute a restriction for the benefit of the public as provided in s.236.293, Stats., and shall be enforceable by the department or its assigns."

I hereby certify that this survey complies with the provisions of the La Crosse County Subdivision Control Ordinance


County Surveyor

AN ACCESS COVENANT HAS BEEN SIGNED BY THE CURRENT OWNER AND SHOULD BE REVIEWED BY ALL POTENTIAL PROPERTY OWNERS.

Document Number

AFFIDAVIT OF CORRECTION

Wisconsin Department of Transportation
DT1458 8/2003

AFFIANT, Christopher Fechner, Registered Land Surveyor # 2448,
being a licensed surveyor in the State of Wisconsin, do hereby swear or affirm that
a certain document which was titled as follows:

127850

Certified Survey Map recorded as document number ~~128850~~ in the La Crosse
County Register of Deeds office on June 15, 2001, in Volume 9 of Certified Survey
Maps, Pages 162 and 163. This parcel is located in part of the NW¼ of the NW¼
of Section 16, T15N, R5W, Town of Washington, La Crosse County, Wisconsin,
and the recorded document contained the following language:

Highway Setback Restriction

"No improvements or structures are allowed between the right-of-way line and the
highway setback line. Improvements and structures include, but are not limited to,
signs, parking areas, driveways, wells, septic systems, drainage facilities, buildings
and retaining walls. It is expressly intended that this restriction is for the benefit of
the public as provided in Section 236.293, Wisconsin Statutes, and shall be
enforceable by the Wisconsin Department of Transportation or its assigns. Contact
the Wisconsin Department of Transportation for more information. The phone
number may be obtained by contacting the county highway department."

AFFIANT makes this Affidavit for the purpose of removing the statements that
mention a Highway Setback Restriction.

Return to:

Wisconsin Dept. of Transportation
DTD, District 5
3550 Mormon Coulee Rd
La Crosse, WI 54601
Attn: Michael Lenz

Parcel Identification Number/ Tax Key

Parcel #63-291-431

Christopher W. Fechner

(Surveyor Signature)

Christopher W. Fechner

(Print Name)

5/16/07

Date

Joseph P. Olson (DOT Regional Director)

Date

State of Wisconsin)

) ss.

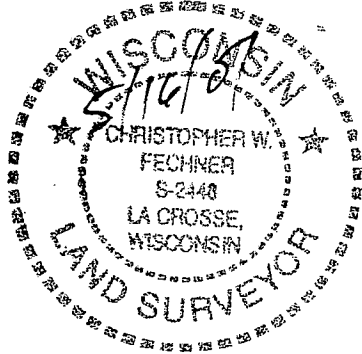
La Crosse County)

On the above date, this instrument was acknowledged before me by
the above-named person(s) or officers

(Signature, Notary Public, State of Wisconsin)

(Print or Type name, Notary public, State of Wisconsin)

(Date commission expires)



Approval Certification

(Name of Local Government)

(Date)

Approved for recording by the government identified above

(Authorized Representative)