

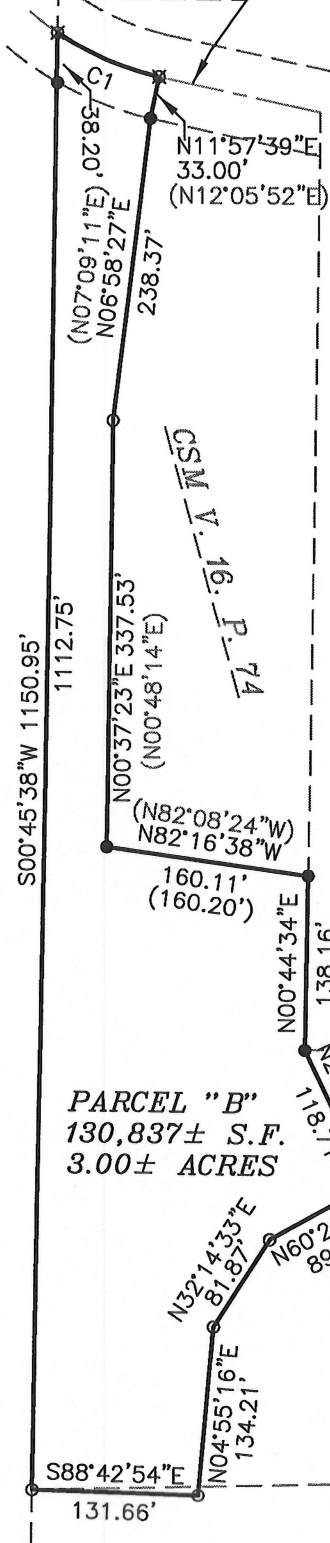
PLAT OF SURVEY

LOCATED IN PARTS OF THE SW-NE AND NW-SE OF SECTION 19, T15N, R5W, TOWN OF WASHINGTON, LA CROSSE COUNTY, WISCONSIN.

LEGEND

- SET 3/4" X 18" IRON BAR 1.5 LB/FT
- ⊠ SET 3/4" X 12" IRON BAR
- FOUND 3/4" IRON BAR

CENTERLINE
KAMMEL COULEE RD.
66' WIDE



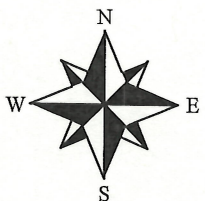
PARCEL "B" LEGAL DESCRIPTION:
LOCATED IN PARTS OF THE SW-NE AND NW-SE OF SECTION 19, T15N, R5W, TOWN OF WASHINGTON, LA CROSSE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 19; THENCE N86°09'03"W 2449.51 FEET TO THE POINT OF BEGINNING; THENCE N25°33'43"W 118.71 FEET; THENCE N00°44'34"E 138.16 FEET TO THE SOUTHEAST CORNER OF CSM V. 16, P. 74; THENCE N82°16'38"W ALONG THE SOUTH LINE THEREOF 160.11 FEET TO THE SOUTHWEST CORNER OF SAID CSM; THENCE ALONG THE WEST LINES OF SAID CSM N00°37'23"E 337.53 FEET AND N06°58'27"E 238.37 FEET TO THE SOUTHERLY R/W OF KAMMEL COULEE ROAD; THENCE N11°57'39"E 33.00 FEET TO A POINT ON A 236.50 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY ON THE CENTERLINE OF SAID KAMMEL COULEE ROAD; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N67°23'38"W AND MEASURES 87.38 FEET TO THE WEST LINE OF SAID NE 1/4; THENCE S00°45'38"W ALONG SAID WEST LINE 1150.95 FEET TO THE SOUTHWEST CORNER OF SAID NE 1/4; THENCE S88°42'54"E 131.66 FEET; THENCE N04°55'16"E 134.21 FEET; THENCE N32°14'33"E 81.87 FEET; THENCE N60°26'17"E 89.39 FEET TO THE POINT OF BEGINNING
PARCEL "B" CONTAINS 130,837± S.F. OR 3.00± ACRES
PARCEL "B" IS SUBJECT TO AND TOGETHER WITH ANY EASEMENTS, COVENANTS, RESTRICTIONS, OR RIGHTS OF WAY OF RECORD OR NOT OF RECORD.

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT BEARING-IN	TANGENT BEARING-OUT
C1	236.50'	87.88'	87.38'	N67°23'38"W	21°17'27"	S56°44'54"E	N78°02'21"W

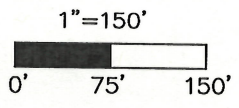
PARCEL "B"
130,837± S.F.
3.00± ACRES

I, CHRISTIAN J. RUNNING, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY FOR KEVIN BIONDO COMPLIES WITH AE-7 OF THE WISCONSIN STATUTES, AND THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

CHRISTIAN J. RUNNING
PLS 2558
DATE: 6/12/2023



BEARING REF
LA CROSSE COUNTY
COORD. SYSTEM



RECEIVED
JAN 03 2024
County Surveyor

