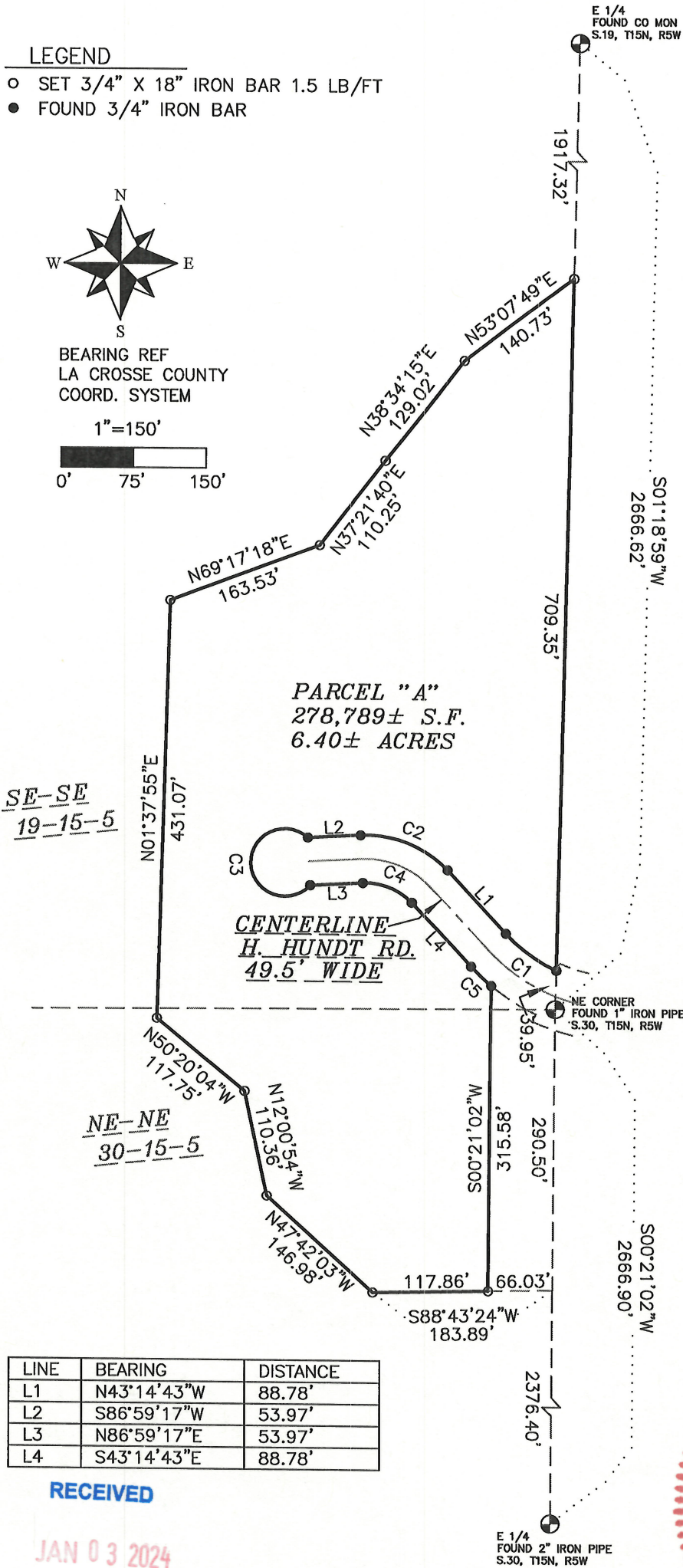


PLAT OF SURVEY

LOCATED IN PART OF THE SE-SE OF SECTION 19,
AND IN PART OF THE NE-NE OF SECTION 30,
T15N, R5W, TOWN OF WASHINGTON, LA CROSSE
COUNTY, WISCONSIN.

LEGEND

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



LINE	BEARING	DISTANCE
L1	N43°14'43"W	88.78'
L2	S86°59'17"W	53.97'
L3	N86°59'17"E	53.97'
L4	S43°14'43"E	88.78'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT BEARING-IN	TANGENT BEARING-OUT
C1	166.24'	64.24'	63.84'	N54°19'02"W	22°08'30"	S43°14'47"E	N65°23'17"W
C2	112.90'	98.06'	95.01'	N68°07'43"W	49°45'59"	S43°14'43"E	N86°59'17"E
C3	35.00'	164.93'	49.50'	S03°00'43"E	269°59'39"	N48°00'54"W	N41°59'28"E
C4	63.40'	55.07'	53.35'	S68°07'43"E	49°46'00"	S43°14'43"E	N86°59'17"E
C5	215.74'	28.89'	28.87'	S47°04'54"E	7°40'24"	N43°14'42"W	N50°55'06"W

RECEIVED

JAN 03 2024
County Surveyor

W-413



PLAT OF SURVEY

LOCATED IN PART OF THE SE-SE OF SECTION 19,
AND IN PART OF THE NE-NE OF SECTION 30,
T15N, R5W, TOWN OF WASHINGTON, LA CROSSE
COUNTY, WISCONSIN.

PARCEL "A" LEGAL DESCRIPTION:

LOCATED IN PART OF THE SE-SE OF SECTION 19, AND IN PART OF THE NE-NE OF SECTION 30, T15N, R5W, TOWN OF WASHINGTON, LA CROSSE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 30; THENCE S00°21'02"W ALONG THE EAST LINE OF SAID NE-NE 290.50 FEET; THENCE S88°43'24"W 66.03 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S88°43'24"W 117.86 FEET; THENCE N47°42'03"W 146.98 FEET; THENCE N12°00'54"W 110.36 FEET; THENCE N50°20'04"W 117.75 FEET; THENCE N01°37'55"E 431.07 FEET; THENCE N69°17'18"E 163.53 FEET; THENCE N37°21'40"E 110.25 FEET; THENCE N38°34'15"E 129.02 FEET; THENCE N53°07'49"E 140.73 FEET TO THE EAST LINE OF SAID SE-SE; THENCE S01°18'59"W ALONG SAID EAST LINE 709.35 FEET TO A POINT ON A 166.24 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, ON THE NORTHERLY R/W OF H. HUNDT ROAD; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N54°19'02"W AND MEASURES 63.84 FEET; THENCE CONTINUING ALONG SAID R/W N43°14'43"W 88.78 FEET TO THE PC OF A 112.90 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N68°07'43"W AND MEASURES 95.01 FEET; THENCE CONTINUING ALONG SAID R/W S86°59'17"W 53.97 FEET TO THE PC OF A 35.00 FOOT RADIUS CURVE, CONCAVE EASTERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS S03°00'43"E AND MEASURES 49.50 FEET TO THE SOUTHERLY R/W OF SAID ROAD; THENCE N86°59'17"E ALONG SAID R/W 53.97 FEET TO THE PC OF A 63.40 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS S68°07'43"E AND MEASURES 53.35 FEET; THENCE CONTINUING ALONG SAID R/W S43°14'43"E 88.78 FEET TO THE PC OF A 215.74 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS S47°04'54"E AND MEASURES 28.87 FEET; THENCE S00°21'02"W 315.58 FEET TO THE POINT OF BEGINNING.

PARCEL "A" CONTAINS 278,789± S.F. OR 6.40± ACRES

PARCEL "A" IS SUBJECT TO AND TOGETHER WITH ANY EASEMENTS, COVENANTS, RESTRICTIONS, OR RIGHTS OF WAY OF RECORD OR NOT OF RECORD.

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: 6/10/2023

