# PLAT OF SURVEY

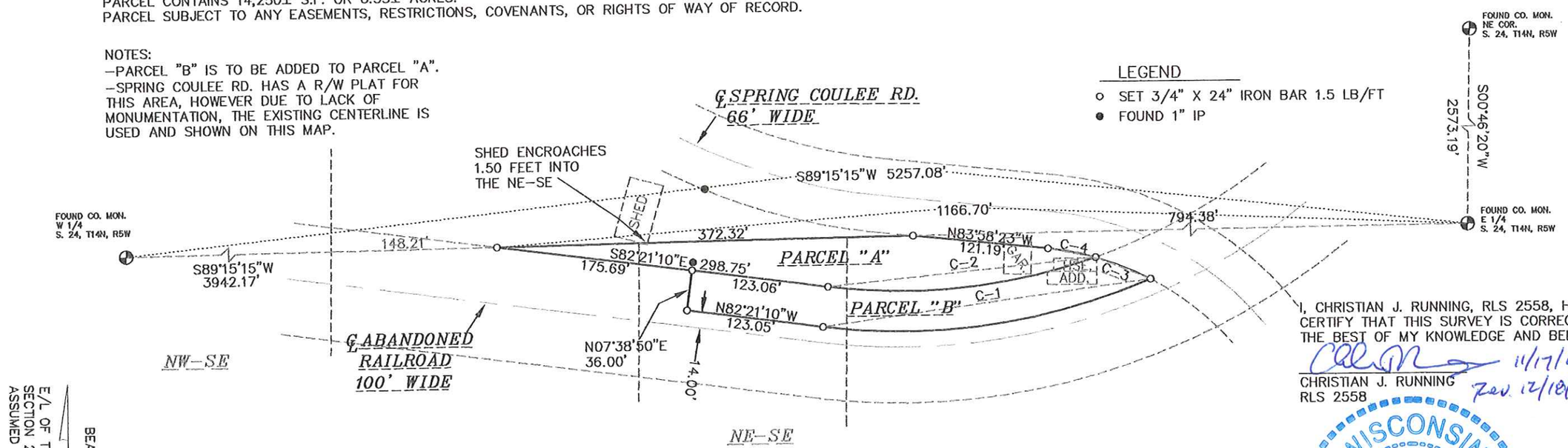
## LOCATED IN THE PART OF THE NE–SE OF SECTION 24, T14N, R5W, TOWN OF COON, VERNON COUNTY, WISCONSIN.

PARCEL "A"
LOCATED IN THE PART OF THE NE–SE OF SECTION 24, T14N, R5W, TOWN OF COON, VERNON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 24; THENCE S89°15'15"W ALONG THE EAST–WEST 1/4 LINE OF SAID SECTION 24, 794.38 FEET TO A POINT ON THE SOUTHWESTERLY R/W OF SPRING COULEE RD, AND THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID EAST–WEST 1/4 LINE 372.32 FEET; THENCE S82°21'10"E 298.75 FEET TO THE PC OF A 523.69 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N84°22'01"E AND MEASURES 240.60 FEET TO A POINT ON A 253.77 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, ON SAID SOUTHERLY R/W OF SPRING COULEE RD.; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N79°03'18"W AND MEASURES 43.51 FEET; THENCE CONTINUING ALONG SAID R/W N83°58'23"W 121.19 FEET TO THE POINT OF BEGINNING.
PARCEL CONTAINS 15,603± S.F. OR 0.36± ACRES.
PARCEL SUBJECT TO ANY EASEMENTS, RESTRICTIONS, COVENANTS, OR RIGHTS OF WAY OF RECORD.

PARCEL "B"
LOCATED IN THE PART OF THE NE–SE OF SECTION 24, T14N, R5W, TOWN OF COON, VERNON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 24; THENCE S89°15'15"W ALONG THE EAST–WEST 1/4 LINE OF SAID SECTION 24, 1166.70 FEET; THENCE S82°21'10"E 175.69 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S82°21'10"E 123.06 FEET TO THE PC OF A 523.69 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS N84°22'01"E AND MEASURES 240.60 FEET TO THE PC OF A 253.77 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY ON THE SOUTHERLY R/W OF SPRING COULEE RD.; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS S68°09'03"E AND MEASURES 52.93 FEET TO A POINT ON A 559.69 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE ALONG THE ARC OF SAID CURVE, THE CHORD OF WHICH BEARS S82°18'47"W AND MEASURES 296.02 FEET; THENCE N82°21'10"W 123.05 FEET; THENCE N07°38'50"E 36.00 FEET TO THE POINT OF BEGINNING.
PARCEL CONTAINS 14,250± S.F. OR 0.33± ACRES.
PARCEL SUBJECT TO ANY EASEMENTS, RESTRICTIONS, COVENANTS, OR RIGHTS OF WAY OF RECORD.

NOTES:
–PARCEL "B" IS TO BE ADDED TO PARCEL "A".
–SPRING COULEE RD. HAS A R/W PLAT FOR THIS AREA, HOWEVER DUE TO LACK OF MONUMENTATION, THE EXISTING CENTERLINE IS USED AND SHOWN ON THIS MAP.

LEGEND
o SET 3/4" X 24" IRON BAR 1.5 LB/FT
● FOUND 1" IP




I, CHRISTIAN J. RUNNING, RLS 2558, HEREBY CERTIFY THAT THIS SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

11/17/08
Rev. 12/18/08

CHRISTIAN J. RUNNING
RLS 2558

WISCONSIN
CHRISTIAN J. RUNNING
S-2558
LA CROSSE, WISCONSIN
LAND SURVEYOR

E/L OF THE NE 1/4 SECTION 24, T14N, R5W ASSUMED S00°46'20"W
BEARING REF

1"=100'
0' 50' 100'

FOR:
RANDY LETTERLY
E 6857 SPRING COULEE RD.
WESTBY, WI
54667

BY:
RUNNING LAND SURVEYING
1631 GEORGE ST.
LA CROSSE, WI
54603
608–779–5322

| C-1 | C-2 | C-3 | C-4 |
|---|---|---|---|
| Δ=30°40'06" | Δ=26°33'38" | Δ=11°58'23" | Δ=9°50'09" |
| R=559.69' | R=523.69' | R=253.77' | R=253.77' |
| A=299.58' | A=242.76' | A=53.03' | A=43.56' |
| C=296.02' | C=240.60' | C=52.93' | C=43.51' |
| CB S82°18'47"W | CB N84°22'01"E | CB S68°09'03"E | CB N79°03'18"W |
| TAN. BRGS. | TAN. BRGS. | TAN. BRGS. | TAN. BRGS. |
| S82°21'10"E | S82°21'10"E | N62°09'51"W | N74°08'14"W |
| N66°58'44"E | N71°05'12"E | N74°08'14"W | N83°58'23"W |