



REI

CIVIL & ENVIRONMENTAL ENGINEERING, SURVEYING
4080 N. 20TH AVENUE, WAUSAU, WI 54401
(715) 675-9784

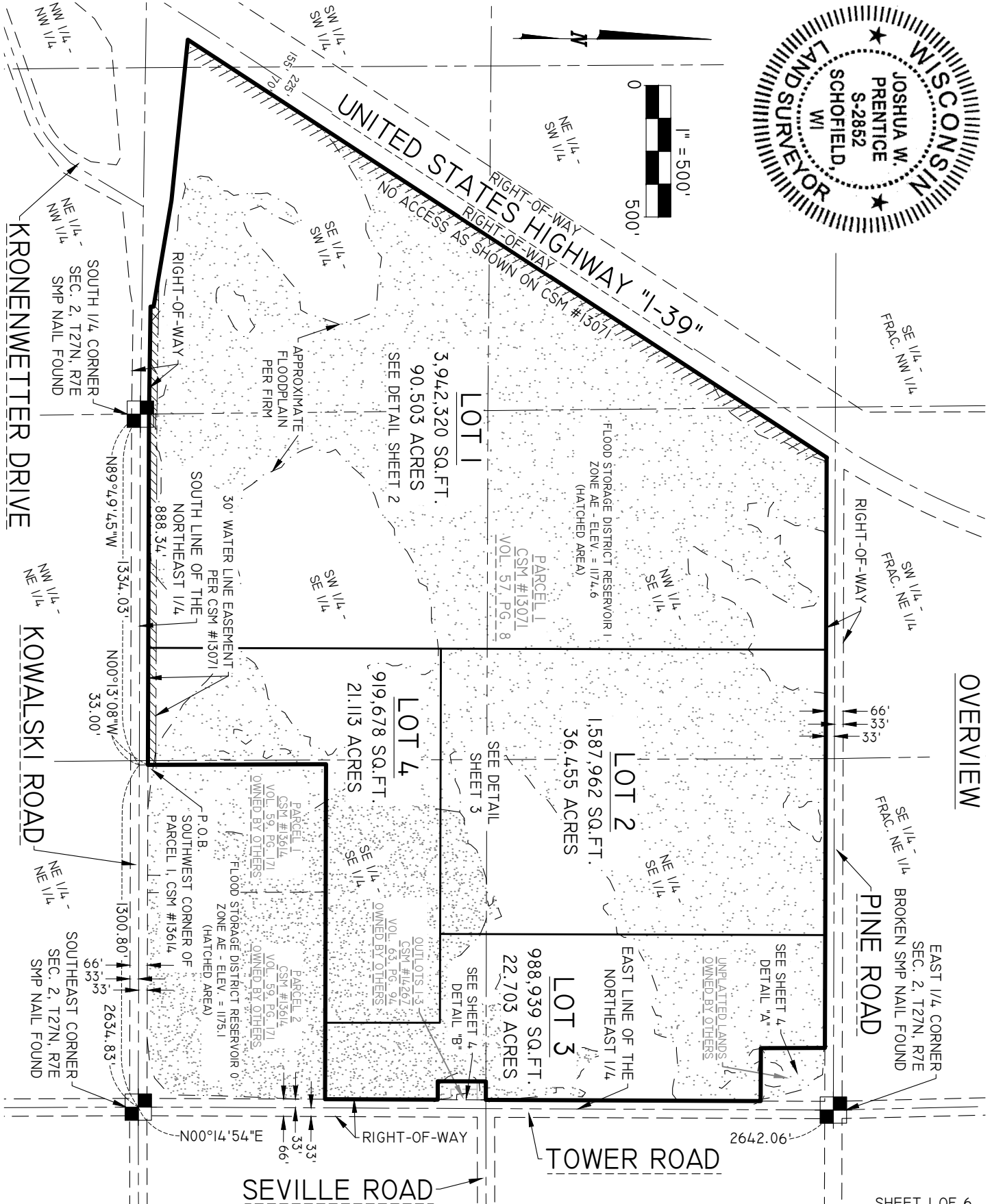
MARATHON COUNTY CERTIFIED SURVEY MAP

MAP NO. _____

PREPARED FOR: TRAILWOOD VENTURES LLC.

LANDOWNER: TRAILWOOD VENTURES LLC.

PART OF PARCEL I OF CERTIFIED SURVEY MAP NUMBER 13071, RECORDED IN VOLUME 57, ON PAGE 8, AS DOCUMENT NUMBER 1349146, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, VILLAGE OF KRONENWETTER, MARATHON COUNTY, WISCONSIN.



OVERVIEW



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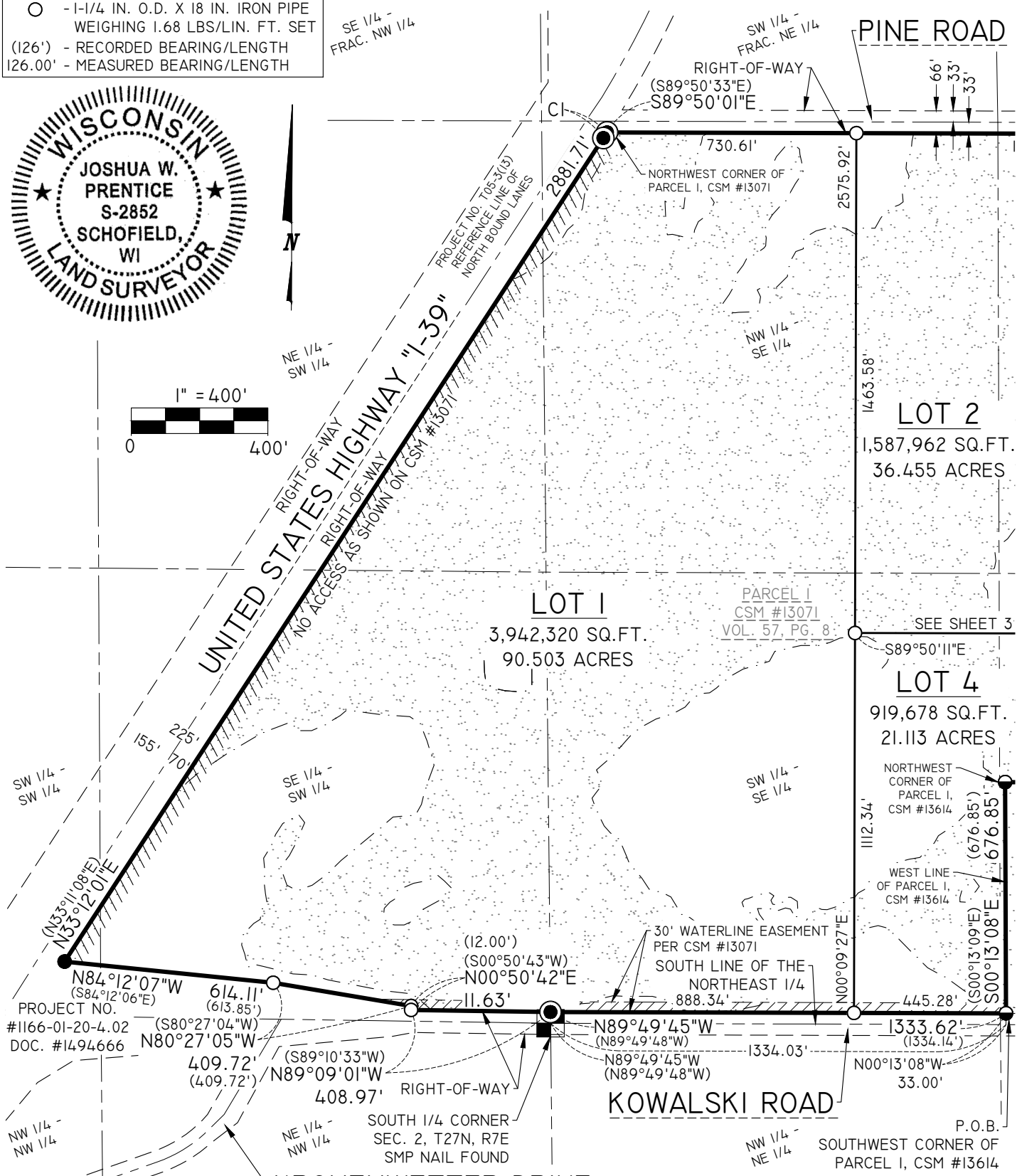
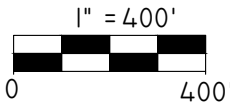
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LEGEND

- - 1 IN. IRON BAR FOUND
- - 1 IN. O.D. IRON PIPE FOUND
- - 1-1/4 IN. O.D. IRON PIPE FOUND
- - 1-1/4 IN. O.D. X 18 IN. IRON PIPE WEIGHING 1.68 LBS/LIN. FT. SET
- (126°) - RECORDED BEARING/LENGTH
- 126.00' - MEASURED BEARING/LENGTH

CURVE TABLE					
CURVE	ARC LENGTH	RADIUS LENGTH	CENTRAL ANGLE	CHORD BEARING	CHORD LENGTH
CI	19.54'	3344.04'	0°20'05"	N33°01'59"E	19.54'
(CI)	(19.84')	(3344.04')	(00°20'24")	(N33°00'56"E)	(19.84')

DETAIL SHEET 2





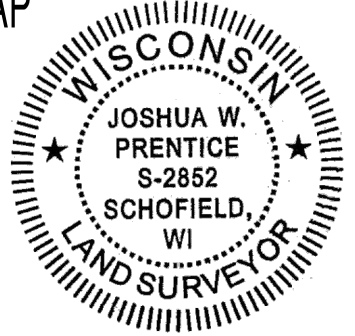
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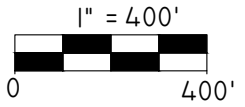
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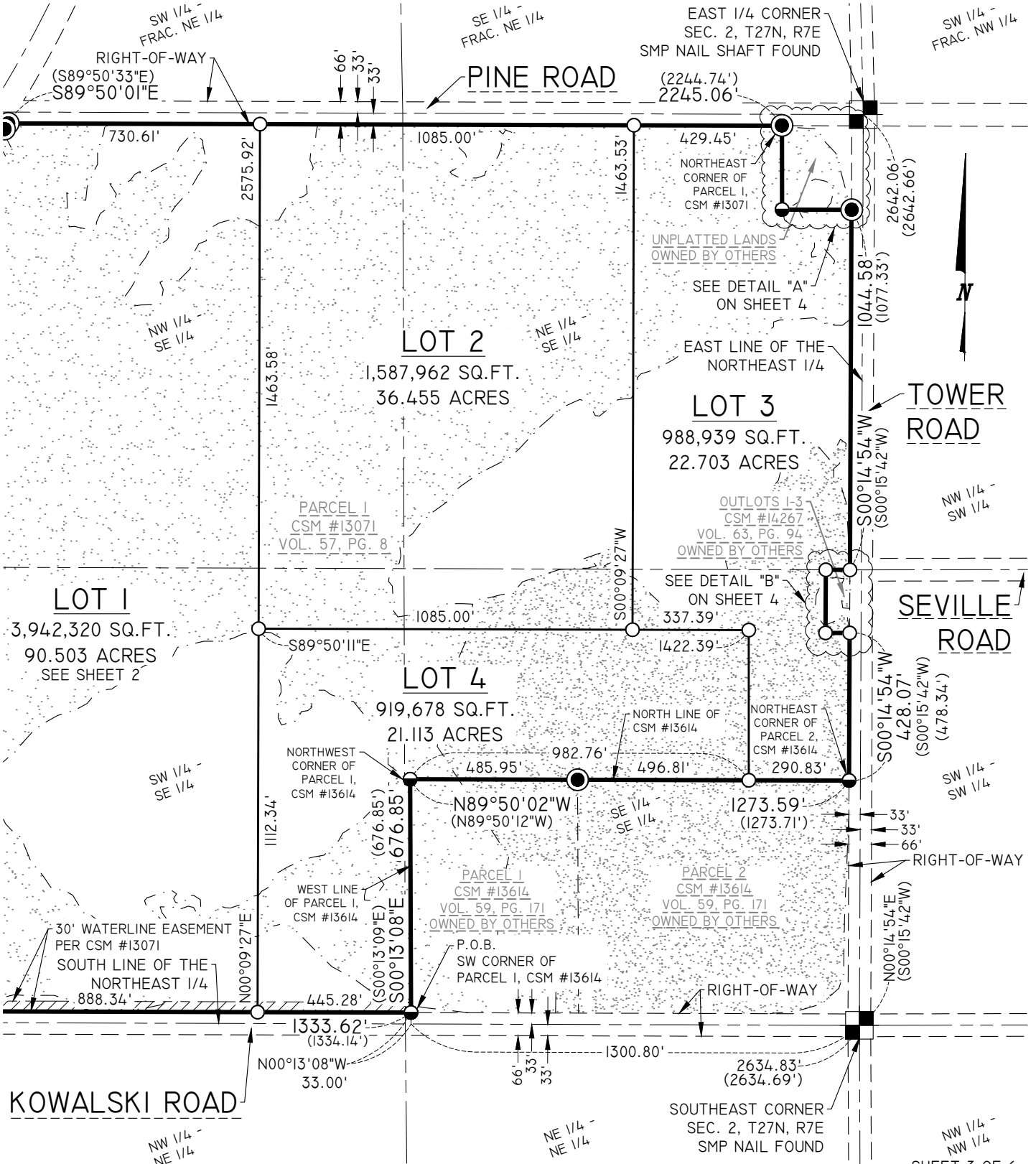


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(I26')	- RECORDED BEARING/LENGTH
I26.00'	- MEASURED BEARING/LENGTH



DETAIL SHEET 3





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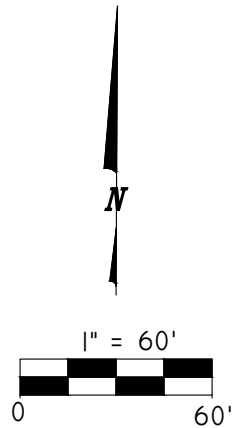
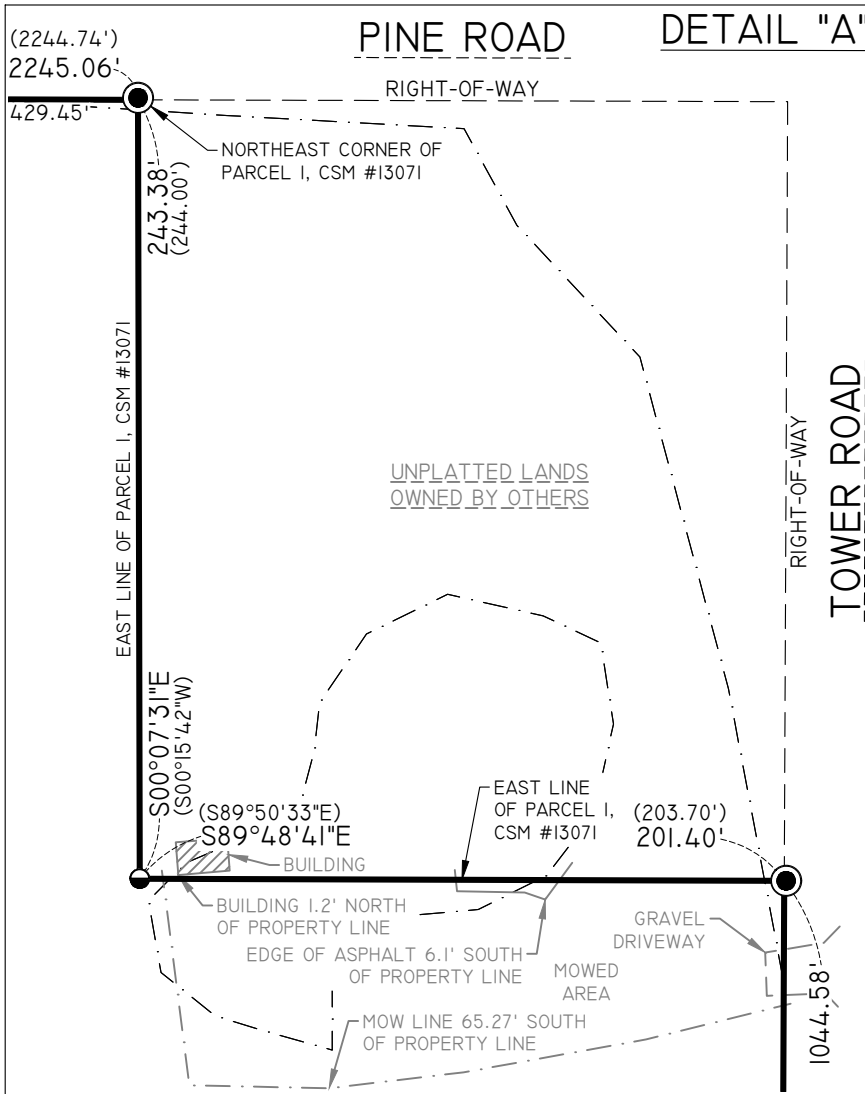
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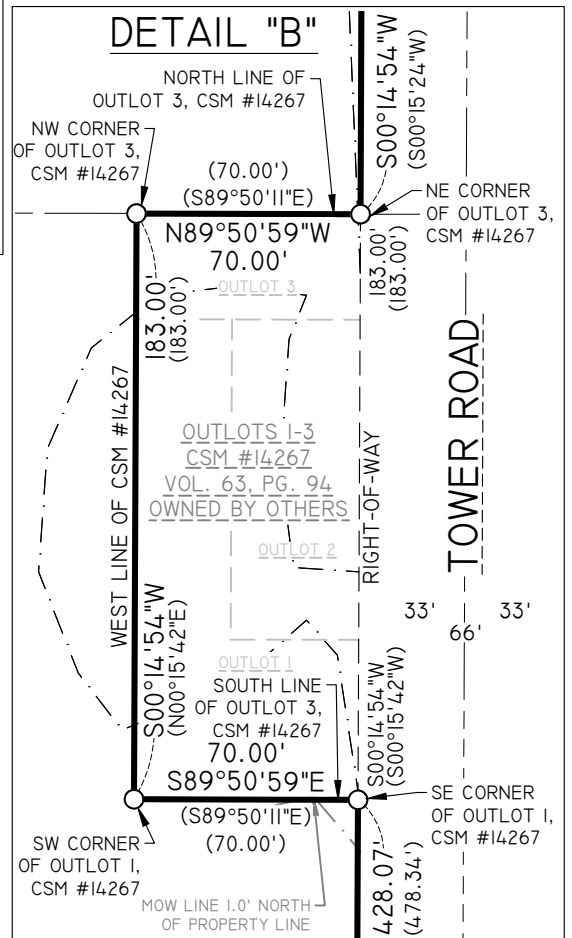
PART OF PARCEL I OF CERTIFIED SURVEY MAP NUMBER I3071, RECORDED IN VOLUME 57, ON PAGE 8, AS DOCUMENT NUMBER I349146, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, VILLAGE OF KRONENWETTER, MARATHON COUNTY, WISCONSIN.



LEGEND	
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	- 1 IN. O.D. IRON PIPE FOUND
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(126')	- RECORDED BEARING/LENGTH
126.00'	- MEASURED BEARING/LENGTH

NOTES:

- FIELD SURVEY WAS COMPLETED ON 8-30-2024.
- BEARINGS ARE BASED ON THE MARATHON COUNTY COORDINATE SYSTEM, NAD 83(2011) DATUM AND REFERENCED TO THE SOUTH LINE OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, MEASURED TO BEAR NORTH 89°49'45" WEST.
- THIS CERTIFIED SURVEY MAP DOES NOT TRANSFER PROPERTY OWNERSHIP, AND THE SALE OR TRANSFER OF PROPERTY REQUIRES A RECORDED DEED EXCEPT FOR PUBLIC DEDICATIONS.
- THE SUBJECT PROPERTY IS IN ZONE "AE" AND DOES LIE WITHIN A FEMA FLOOD ZONE RISK DESIGNATION AREA AS PER FIRM "VILLAGE OF KRONENWETTER, MARATHON COUNTY" COMMUNITY NUMBER 5501930632F AND MAP NUMBER 55073C0632F, EFFECTIVE DATE JANUARY 13, 2023.
- RIGHT-OF-WAY OF ROAD ARE BASED ON SURVEYS OF RECORD.
- PARCEL I OF CERTIFIED SURVEY MAP #I3071 WAS VACANT AT THE TIME OF THE SURVEY.





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SURVEYOR'S CERTIFICATE

I, JOSHUA W. PRENTICE, WISCONSIN PROFESSIONAL LAND SURVEYOR S-2852, DO HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF: THAT I HAVE SURVEYED, MAPPED, AND DIVIDED PART OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13071, RECORDED IN VOLUME 57, ON PAGE 8, AS DOCUMENT NUMBER 1349146, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, VILLAGE OF KRONENWETTER, MARATHON COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 2; THENCE NORTH 89°49'45" WEST, COINCIDENT WITH THE SOUTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 2, 1300.80 FEET; THENCE NORTH 00°13'08" WEST, 33.00 FEET TO SAID SOUTHWEST CORNER OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13614, RECORDED IN VOLUME 59, ON PAGE 171, AS DOCUMENT NUMBER 1390640, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE, NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD AND THE POINT OF BEGINNING; THENCE NORTH 89°49'45" WEST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD, 1333.62 FEET; THENCE NORTH 89°09'01" WEST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD, 408.97 FEET; THENCE NORTH 00°50'42" EAST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD, 11.63 FEET; THENCE NORTH 80°27'05" WEST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD, 409.72 FEET; THENCE NORTH 84°12'07" WEST, COINCIDENT WITH SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD, 614.11 FEET TO THE EAST RIGHT-OF-WAY LINE OF UNITED STATES HIGHWAY "I-39"; THENCE NORTH 33°12'01" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE OF UNITED STATES HIGHWAY "I-39", 2881.71 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST; THENCE 19.54 FEET COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE OF UNITED STATES HIGHWAY "I-39" AND THE ARC OF SAID CURVE, SAID CURVE HAVING A RADIUS LENGTH OF 3344.04 FEET, A CENTRAL ANGLE OF 0°20'05", A CHORD THAT BEARS NORTH 33°01'59" EAST, FOR A DISTANCE OF 19.54 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF PINE ROAD; THENCE SOUTH 89°50'01" EAST, COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY LINE OF PINE ROAD, 2245.06 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13071; THENCE SOUTH 00°07'31" EAST, COINCIDENT WITH EAST LINE OF SAID PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13071, 243.38 FEET; THENCE SOUTH 89°48'41" EAST, COINCIDENT WITH SAID EAST LINE OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13071, 201.40 FEET TO THE WEST RIGHT-OF-WAY LINE OF TOWER ROAD; THENCE SOUTH 00°14'54" WEST, COINCIDENT WITH SAID WEST RIGHT-OF-WAY LINE OF TOWER ROAD, 1044.58 FEET TO THE NORTHEAST CORNER OF OUTLOT 3 OF CERTIFIED SURVEY MAP NUMBER 14267, RECORDED IN VOLUME 63, ON PAGE 94, AS DOCUMENT NUMBER 1440362, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; THENCE NORTH 89°50'59" WEST, COINCIDENT WITH THE NORTH LINE OF SAID OUTLOT 3 OF CERTIFIED SURVEY MAP NUMBER 14267, 70.00 FEET TO THE NORTHWEST CORNER OF SAID OUTLOT 3 OF CERTIFIED SURVEY MAP NUMBER 14267; THENCE SOUTH 00°14'54" WEST, COINCIDENT WITH THE WEST LINE OF SAID CERTIFIED SURVEY MAP NUMBER 14267, 183.00 FEET TO THE SOUTHWEST CORNER OF OUTLOT 1 OF SAID CERTIFIED SURVEY MAP NUMBER 14267; THENCE SOUTH 89°50'59" EAST, COINCIDENT WITH THE SOUTH LINE OF SAID OUTLOT 1 OF CERTIFIED SURVEY MAP NUMBER 14267, 70.00 FEET TO THE SOUTHEAST CORNER OF SAID OUTLOT 1 OF CERTIFIED SURVEY MAP NUMBER 14267 AND SAID WEST RIGHT-OF-WAY LINE OF TOWER ROAD; THENCE SOUTH 00°14'54" WEST, COINCIDENT WITH SAID WEST RIGHT-OF-WAY LINE OF TOWER ROAD, 428.07 FEET TO THE NORTHEAST CORNER OF PARCEL 2 OF SAID CERTIFIED SURVEY MAP NUMBER 13614; THENCE NORTH 89°50'02" WEST, COINCIDENT WITH NORTH LINE OF SAID CERTIFIED SURVEY MAP NUMBER 13614, 1273.59 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13614; THENCE SOUTH 00°13'08" EAST, COINCIDENT WITH SAID WEST LINE OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13614, 676.85 FEET TO SAID SOUTHWEST CORNER OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13614, SAID NORTH RIGHT-OF-WAY LINE OF KOWALSKI ROAD AND THE POINT OF BEGINNING.

THAT THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 7,438,899 SQUARE FEET, 170.774 ACRES, MORE OR LESS.

THAT I HAVE MADE THIS SURVEY, DIVISION AND MAP THEREOF AT THE DIRECTION OF TRAILWOOD ADVENTURES LLC., AGENT OF SAID PARCELS.

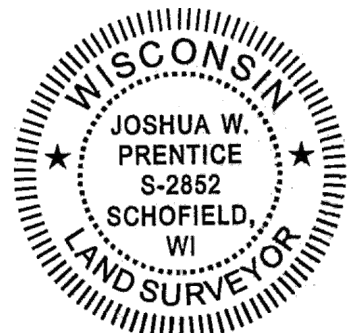
THAT SAID PARCEL IS SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF SECTION 236.34 OF THE WISCONSIN STATUTES, WISCONSIN ADMINISTRATIVE CODE A-E7, AND THE SUBDIVISION REGULATIONS OF THE VILLAGE OF KRONENWETTER.

THAT THIS MAP IS A CORRECT AND ACCURATE REPRESENTATION OF THE EXTERIOR BOUNDARIES OF SAID PARCEL, AND OF THE DIVISION THEREOF MADE.

DATED THIS _____ DAY OF _____

REI
JOSHUA W. PRENTICE
WI P.L.S. S-2852





REI

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VILLAGE OF KRONENWETTER
 APPROVED FOR RECORDING UNDER THE
 TERMS OF THE VILLAGE OF KRONENWETTER
 LAND DIVISION ORDINANCE.

By: _____

DATE: _____

