



REI

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

MARATHON COUNTY CERTIFIED SURVEY MAP

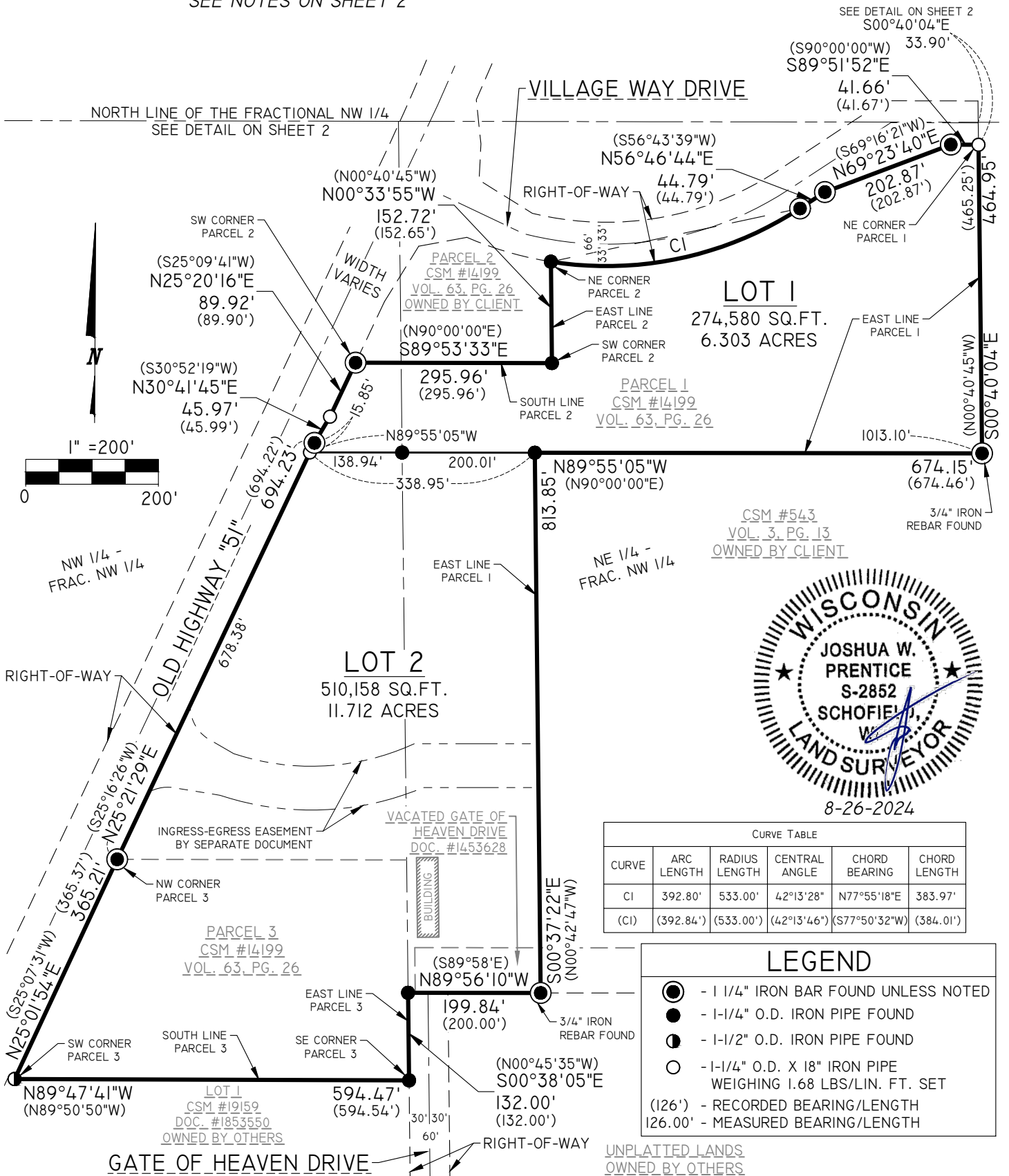
MAP NO. _____

PREPARED FOR: WAUSAU HOMES INC.

LANDOWNER: WISCONSIN PUBLIC SERVICE CORPORATION

PART OF THE NORTHEAST 1/4 OF THE FRACTIONAL NORTHWEST 1/4 AND ALL OF PARCEL 1 AND PARCEL 3 OF CERTIFIED SURVEY MAP NUMBER 14199, RECORDED IN VOLUME 63, ON PAGE 26, AS DOCUMENT NUMBER 1434703, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; ALL LOCATED IN THE NORTHWEST 1/4 OF THE FRACTIONAL NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE FRACTIONAL NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, VILLAGE OF KRONENWETTER, MARATHON COUNTY, WISCONSIN.

SEE NOTES ON SHEET 2





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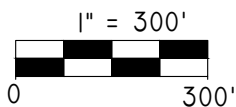
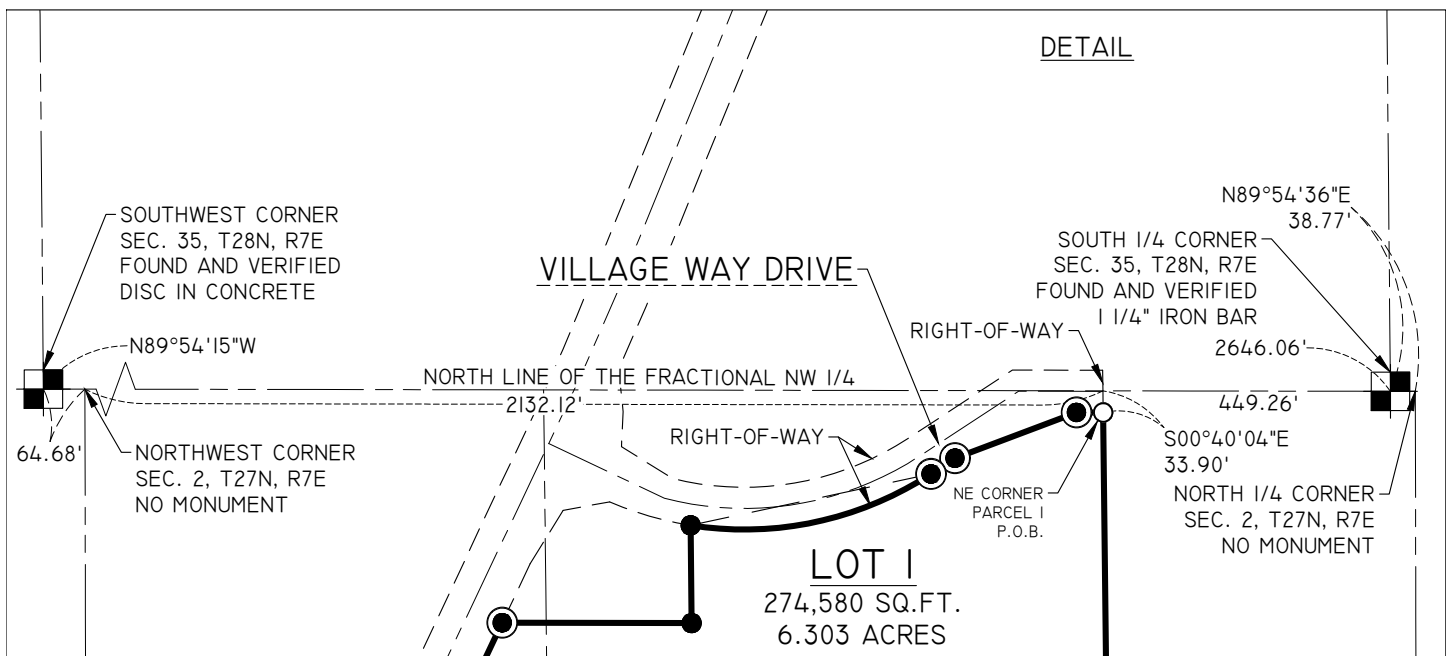
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NOTES:

1. FIELD SURVEY WAS COMPLETED ON 07-30-2024.
2. BEARINGS ARE BASED ON THE MARATHON COUNTY COORDINATE SYSTEM, NAD 83(2011) DATUM AND REFERENCED TO THE NORTH LINE OF THE FRACTIONAL NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, MEASURED TO BEAR NORTH 89°54'15" WEST.
4. THIS CERTIFIED SURVEY MAP DOES NOT TRANSFER PROPERTY OWNERSHIP, AND THE SALE OR TRANSFER OF PROPERTY REQUIRES A RECORDED DEED EXCEPT FOR PUBLIC DEDICATIONS.



LEGEND	
	- 1 1/4" IRON BAR FOUND UNLESS NOTED
	- 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





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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 THE NORTHEAST 1/4 OF THE FRACTIONAL NORTHWEST 1/4 AND ALL OF PARCEL 1 AND PARCEL 3 OF CERTIFIED SURVEY MAP NUMBER 14199, RECORDED IN VOLUME 63, ON PAGE 26, AS DOCUMENT NUMBER 1434703, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; ALL LOCATED IN THE NORTHWEST 1/4 OF THE FRACTIONAL NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE FRACTIONAL NORTHWEST 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 SOUTH 1/4 CORNER OF SECTION 35, TOWNSHIP 28 NORTH, RANGE 7 EAST, ALSO BEING ON THE NORTH LINE OF SAID FRACTIONAL NORTHWEST 1/4 OF SECTION 2; THENCE NORTH 89°54'15" WEST, COINCIDENT WITH SAID NORTH LINE OF THE FRACTIONAL NORTHWEST 1/4 OF SECTION 2, 449.26 FEET TO THE EAST RIGHT-OF-WAY LINE OF VILLAGE WAY DRIVE; THENCE SOUTH 00°40'04" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE, 33.90 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 1 AND THE POINT OF BEGINNING; THENCE SOUTH 00°40'04" EAST, COINCIDENT WITH THE EAST LINE OF SAID PARCEL 1, 464.95 FEET; THENCE NORTH 89°55'05" WEST, COINCIDENT WITH SAID EAST LINE OF PARCEL 1, 674.15 FEET; THENCE SOUTH 00°37'22" EAST, COINCIDENT WITH SAID EAST LINE OF PARCEL 1 AND THE SOUTHERLY EXTENSION THEREOF, 813.85 FEET; THENCE NORTH 89°56'10" WEST, 199.84 FEET TO THE EAST LINE OF SAID PARCEL 3; THENCE SOUTH 00°38'05" EAST, COINCIDENT WITH SAID EAST LINE OF PARCEL 3, 132.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 3; THENCE NORTH 89°47'41" WEST, COINCIDENT WITH THE SOUTH LINE OF SAID PARCEL 3, 594.47 FEET TO THE EAST RIGHT-OF-WAY LINE OF OLD HIGHWAY "51"; THENCE NORTH 25°01'54" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE, 365.21 FEET TO THE NORTHWEST CORNER OF SAID PARCEL 3; THENCE NORTH 25°21'29" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE, 694.23 FEET; THENCE NORTH 30°41'45" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE, 45.97 FEET; THENCE NORTH 25°20'16" EAST, COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE, 89.92 FEET TO THE SOUTHWEST CORNER OF PARCEL 2 OF SAID CERTIFIED SURVEY MAP NUMBER 14199; THENCE SOUTH 89°53'33" EAST, COINCIDENT WITH THE SOUTH LINE OF SAID PARCEL 2, 295.96 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 2; THENCE NORTH 00°33'55" WEST, COINCIDENT WITH THE EAST LINE OF SAID PARCEL 2, 152.72 FEET TO THE NORTHEAST CORNER OF SAID PARCEL 2, THE SOUTH RIGHT-OF-WAY LINE OF VILLAGE WAY DRIVE, AND THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST; THENCE 392.80 FEET, COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY LINE AND THE ARC OF SAID CURVE, SAID CURVE HAVING A RADIUS LENGTH OF 533.00 FEET, A CENTRAL ANGLE OF 42°13'28", AND A CHORD THAT BEARS NORTH 77°55'18" EAST FOR A DISTANCE OF 383.97 FEET; THENCE NORTH 56°46'44" EAST, COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY LINE, 44.79 FEET; THENCE NORTH 69°23'40" EAST, COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY LINE, 202.87 FEET; THENCE SOUTH 89°51'52" EAST, COINCIDENT WITH SAID SOUTH RIGHT-OF-WAY LINE, 41.66 FEET TO THE SAID NORTHEAST CORNER OF SAID PARCEL 1 AND THE POINT OF BEGINNING.

THAT THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 784,738 SQUARE FEET, 18.015 ACRES, MORE OR LESS.

THAT I HAVE MADE THIS SURVEY, DIVISION AND MAP THEREOF AT THE DIRECTION OF WAUSAU HOMES INC., AGENT OF SAID PARCELS.

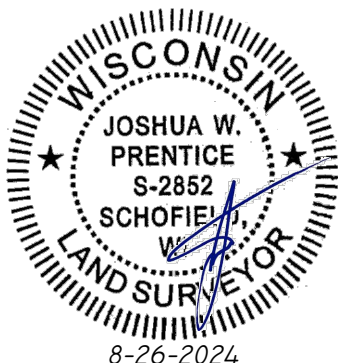
THAT SAID PARCEL IS SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS-OF-WAY OF RECORD.

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 KRONENWETER.

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

DATED THIS 26TH DAY OF AUGUST, 2024

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



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

By: _____

DATE: _____