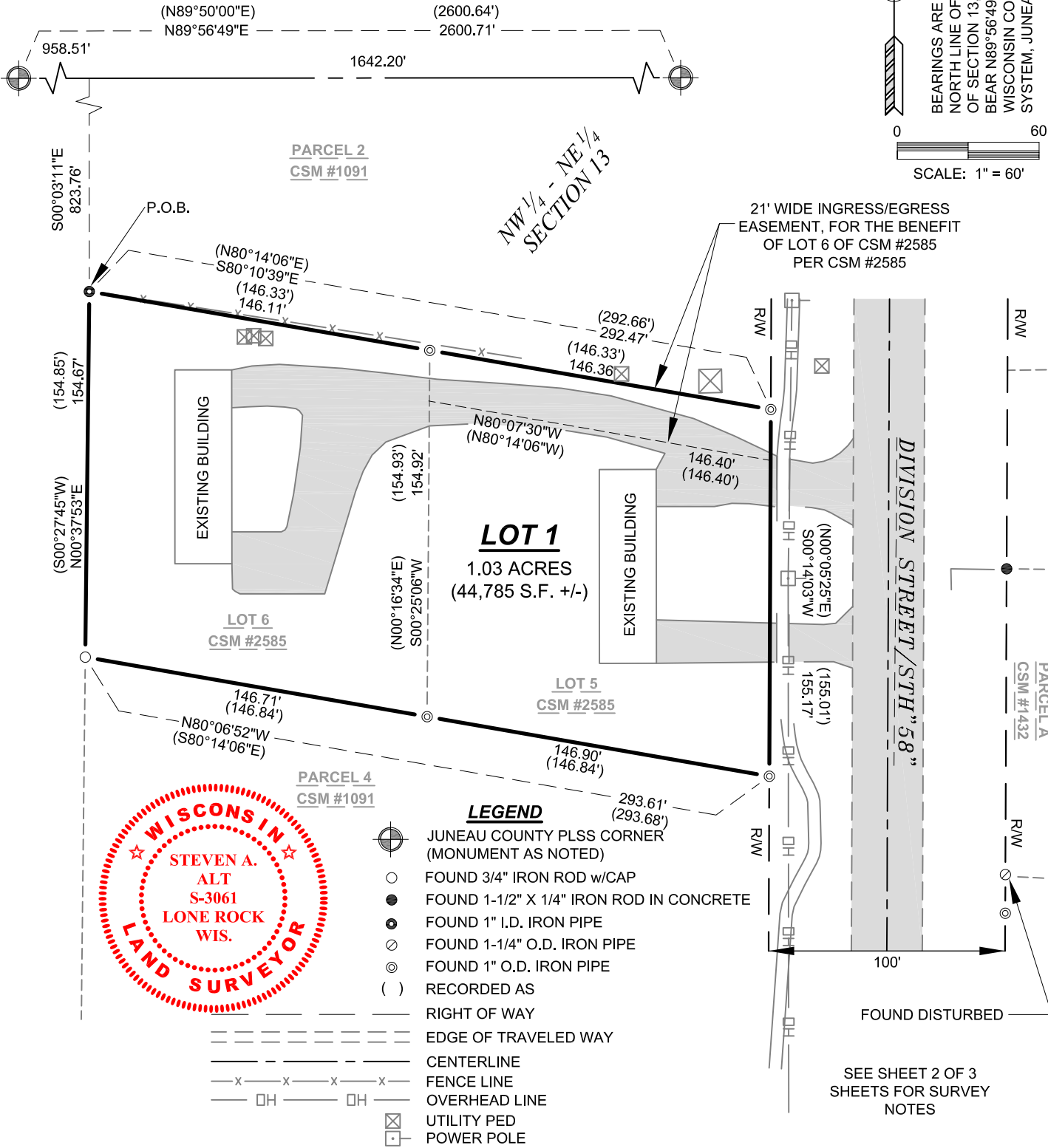
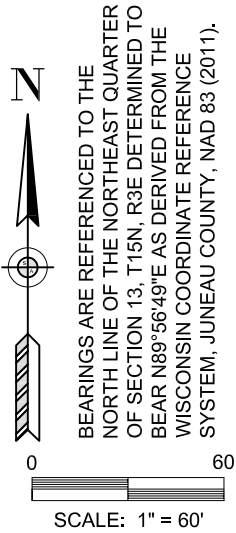


CERTIFIED SURVEY
MAP No. _____

A PARCEL
BEING LOT 5 AND LOT 6 OF CERTIFIED SURVEY MAP #2585, VOLUME 10,
PAGE 103, RECORDED AS DOCUMENT NO. 363785. LOCATED IN THE
NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE
1/4) OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 3 EAST, IN THE CITY
OF MAUSTON, JUNEAU COUNTY, WISCONSIN

NORTH 1/4 CORNER
SECTION 13, T15N, R3E
LOCATION DETERMINED FROM
FOUND AND VERIFIED TIES

NORTHEAST CORNER
SECTION 13, T15N, R3E
2" IRON PIPE AND REFERENCE
TIES FOUND AND VERIFIED



TEAM
ENGINEERING
Transportation | Environmental | Agricultural | Municipal
and Land Surveying
118 EAST MAIN STREET
REEDSBURG, WI 53959
PHONE: (608) 768-5075

PREPARED FOR: AAB PROPERTIES, LLC
ATTN: ALEX BERGENSKE
S2910 FAIRWAY DR
REEDSBURG, WI 53959

DRAWN BY: SAA
CHECKED BY: POJ
DATE: 5/9/2024
SHEET 1 OF 3 SHEETS

CERTIFIED SURVEY MAP No. _____

A PARCEL
BEING LOT 5 AND LOT 6 OF CERTIFIED SURVEY MAP #2585, VOLUME 10, PAGE 103, RECORDED AS
DOCUMENT NO. 363785. LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST
QUARTER (NE 1/4) OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 3 EAST, IN THE CITY OF MAUSTON,
JUNEAU COUNTY, WISCONSIN

SURVEYOR'S NOTES

- 1. IMPROVEMENTS SHOWN HEREON WERE MEASURED AT RANDOM LOCATIONS AND ARE DISPLAYED FOR REFERENCE ONLY.
- 2. RIGHT OF WAY FOR DIVISION STREET/STH "58" IS BASED ON FOUND MONUMENTATION AND C.S.M. NO. 2585, 1432 AND 1437.

SURVEYOR'S CERTIFICATE

I, STEVEN A. ALT, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED A PARCEL BEING LOT 5 AND LOT 6 OF CERTIFIED SURVEY MAP #2585, VOLUME 10, PAGE 103, RECORDED AS DOCUMENT NO. 363785. LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 3 EAST, IN THE CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 13;
THENCE N89°56'49"E, 958.51 FEET ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 13;
THENCE S00°03'11"E, 823.76 FEET TO THE NORTHWEST CORNER OF LOT 6 OF C.S.M. #2585 AND THE POINT OF BEGINNING.

THENCE ALONG THE NORTH LINE OF LOT 6 AND LOT 5 OF C.S.M. #2585, S80°10'39"E, 292.47 FEET TO THE NORTHEAST CORNER OF SAID LOT 5;
THENCE S00°14'03"W, 155.17 FEET ALONG THE EAST LINE OF SAID LOT 5 TO THE SOUTHEAST CORNER THEREOF;
THENCE ALONG THE SOUTH LINE OF LOT 5 AND LOT 6 OF C.S.M. #2585 N80°06'52"W, 293.61 FEET TO THE SOUTHWEST CORNER OF SAID LOT 6;
THENCE N00°37'53"E, 154.67 FEET ALONG THE WEST LINE OF SAID LOT 6 TO THE NORTHWEST CORNER THEREOF AND THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 1.03 ACRES, MORE OR LESS.

THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF AAB PROPERTIES, LLC, THAT SUCH MAP IS A CORRECT REPRESENTATION OF THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION THEREOF. THAT I HAVE FULLY COMPLIED WITH PROVISIONS OF SECTION 236.34 OF THE WISCONSIN STATUTES, THE CITY OF MAUSTON SUBDIVISION REGULATIONS IN SURVEYING, DIVIDING AND MAPPING THE SAME. I FURTHER HEREBY CERTIFY THAT I HAVE SURVEYED, MAPPED, AND MONUMENTED THE ABOVE DESCRIBED PROPERTY IN ACCORDANCE WITH THE PROVISIONS OF WISCONSIN ADMINISTRATIVE CODE A-E 7 AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF THE SURVEY PERFORMED, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 9TH DAY OF MAY, 2024.

STEVEN A. ALT P.L.S. S-3061



OWNERS CERTIFICATE

AS OWNER I HEREBY CERTIFY THAT I CAUSED THE LAND DESCRIBED HEREIN TO BE SURVEYED, DIVIDED, AND MAPPED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP. I ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED TO BE SUBMITTED TO THE COMMON COUNCIL OF THE CITY OF MAUSTON FOR APPROVAL OR OBJECTION.

ALEX BERGENSKE

STATE OF WISCONSIN)
)SS
COUNTY OF)

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 2024, THE ABOVE NAMED ALEX BERGENSKE TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN
MY COMMISSION EXPIRES: _____

TEAM
ENGINEERING
Transportation | Environmental | Agricultural | Municipal
and Land Surveying
118 EAST MAIN STREET
REEDSBURG, WI 53959
PHONE: (608) 768-5075

PREPARED FOR: AAB PROPERTIES, LLC
ATTN: ALEX BERGENSKE
S2910 FAIRWAY DR
REEDSBURG, WI 53959

DRAWN BY: SAA
CHECKED BY: POJ
DATE: 5/9/2024
SHEET 2 OF 3 SHEETS

CERTIFIED SURVEY MAP *no.* _____

A PARCEL

BEING LOT 5 AND LOT 6 OF CERTIFIED SURVEY MAP #2585, VOLUME 10, PAGE 103, RECORDED AS DOCUMENT NO. 363785. LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 13, TOWNSHIP 15 NORTH, RANGE 3 EAST, IN THE CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN

OWNERS CERTIFICATE

AS OWNER I HEREBY CERTIFY THAT I CAUSED THE LAND DESCRIBED HEREIN TO BE SURVEYED, DIVIDED, AND MAPPED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP. I ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED TO BE SUBMITTED TO THE COMMON COUNCIL OF THE CITY OF MAUSTON FOR APPROVAL OR OBJECTION.

JACOB BERGENSKE

STATE OF WISCONSIN)
)SS
COUNTY OF)

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2024, THE ABOVE NAMED JACOB BERGENSKE TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN

MY COMMISSION EXPIRES:_____

CITY OF MAUSTON CERTIFICATE

RESOLVED, THAT THIS CERTIFIED SURVEY IN THE CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN, IS HEREBY APPROVED ON THIS _____ DAY OF _____, 2024.

DARRYL TESKE, MAYOR

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION IS ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MAUSTON ON THIS _____ DAY OF _____, 2024.

NICOLE LYDDY, DEPUTY CLERK

REGISTER OF DEEDS CERTIFICATE

RECEIVED FOR RECORDING THIS _____ DAY OF _____, 2024, AT _____ O'CLOCK _____ M, AND RECORDED IN VOLUME _____ OF CERTIFIED SURVEY MAPS ON PAGES _____ AS DOCUMENT NUMBER _____.

STACY HAVILL, REGISTER OF DEEDS

