

RIVER VALLEY LAND SURVEYING

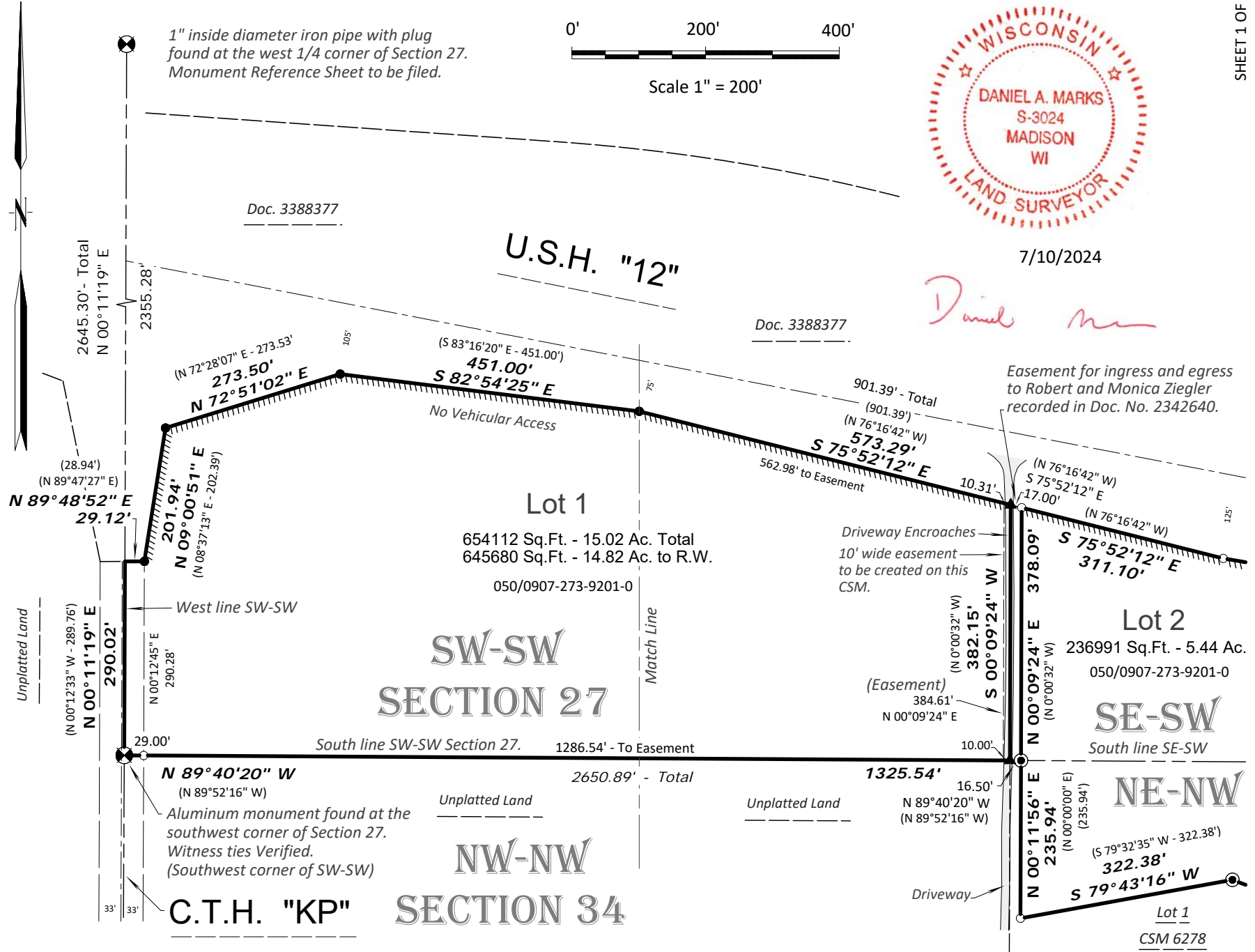
DANIEL MARKS - PHONE (608)643-4391
721 KENNEDY STREET - SAUK CITY - WI - 53583

PREPARED FOR:

Robert and Monica Ziegler
7168 US Highway 12
Sauk City, WI 53583

CERTIFIED SURVEY MAP NO.

LOCATED IN THE SE1/4 OF THE SW1/4 AND SW1/4 OF SECTION 27 AND
THE NE1/4 OF THE NW1/4 AND NW1/4 OF SECTION 34, T9N, R7E,
TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

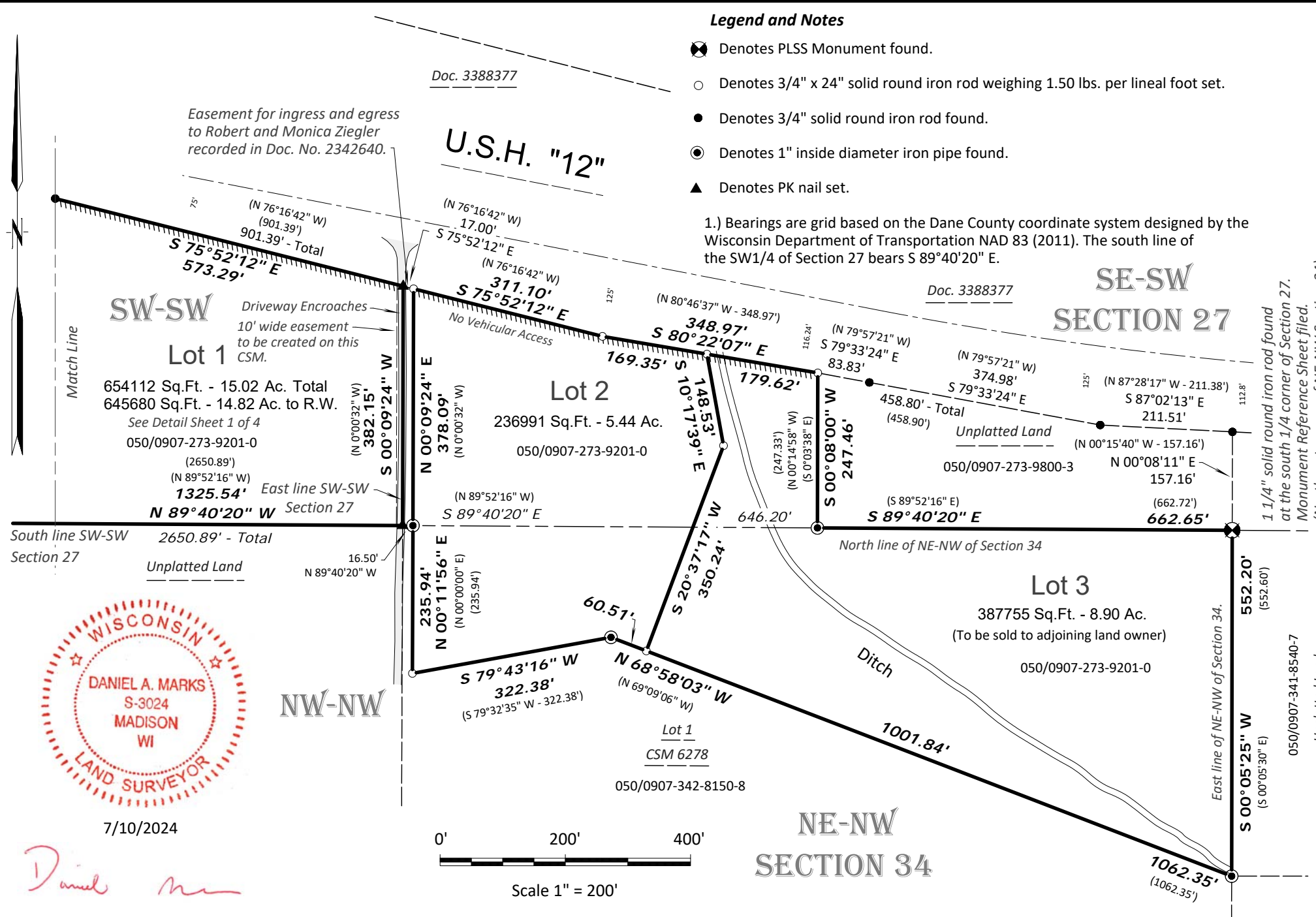


7/10/2024

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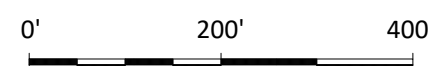
CERTIFIED SURVEY MAP

LOCATED IN THE SE1/4 OF THE SW1/4 AND SW1/4 OF SECTION 27 AND THE NE1/4 OF THE NW1/4 AND NW1/4 OF SECTION 34, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



7/10/2024

Daniel Marks



Scale 1" = 200'

- Legend and Notes**
- ⊗ Denotes PLSS Monument found.
 - Denotes 3/4" x 24" solid round iron rod weighing 1.50 lbs. per lineal foot set.
 - Denotes 3/4" solid round iron rod found.
 - ⊙ Denotes 1" inside diameter iron pipe found.
 - ▲ Denotes PK nail set.

1.) Bearings are grid based on the Dane County coordinate system designed by the Wisconsin Department of Transportation NAD 83 (2011). The south line of the SW1/4 of Section 27 bears S 89°40'20" E.

1 1/4" solid round iron rod found at the south 1/4 corner of Section 27. Monument Reference Sheet filed. (Northeast corner of NE-NW Section 34)

050/0907-341-8540-7 Unplatted Land

CERTIFIED SURVEY MAP

LOCATED IN THE SE1/4 OF THE SW1/4 AND THE SW1/4 OF THE SW1/4 OF SECTION 27 AND THE NE1/4 OF THE NW1/4 AND NW1/4 OF THE NW1/4 OF SECTION 34, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

NOTES CONTINUED

- 2.) Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
- 3.) Recorded bearings and distances are shown in parentheses.
- 4.) Refer to building site information contained in Dane County soil survey.
- 5.) U.S. Highway 12 is an Access Controlled Highway pursuant to Project ID 530-01-29. Owners are responsible to ensure the number and use of access points complies with that identified in recorded documents.
- 6.) Field work completed 5/20/2024

SURVEYOR'S CERTIFICATE

I, Daniel Marks, Registered Land Surveyor, do hereby certify: That I have surveyed, divided, mapped and monumented a parcel of land located in the SE1/4 of the SW1/4 and SW1/4 of the SW1/4 of Section 27 and the NE1/4 of the NW1/4 and NW1/4 of the NW1/4 of Section 34, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:

Beginning at an aluminum monument at the southwest corner of the SW1/4 of the SW1/4 of said Section 27; thence N00°11'19"E along the west line of said SW1/4 of the SW1/4, 290.02 ft. (recorded as N00°12'33"W, 289.76 ft.) to the south right of way of U.S. Highway "12"; thence N89°48'52"E along said south right of way, 29.12 ft. (recorded as N89°47'27"E, 28.94 ft.) to a 3/4" solid round iron rod; thence N09°00'51"E along said south right of way, 201.94 ft. (recorded as N08°37'13"E, 202.39 ft.) to a 3/4" solid round iron rod; thence N72°51'02"E along said south right of way, 273.50 ft. (recorded as N72°28'07"E, 273.53 ft.) to a 3/4" solid round iron rod; thence S82°54'25"E (recorded as S83°16'20"E) along said south right of way, 451.00 ft. to a 3/4" solid round iron rod; thence S75°52'12"E (recorded as N76°16'42"W) along said south right of way, 573.29 ft. to a pk nail; thence continuing S75°52'12"E (recorded as N76°16'42"W) along said south right of way, 17.00 ft. to a 3/4" solid round iron rod; thence continuing S75°52'12"E (recorded as N76°16'42"W) along said south right of way, 311.10 ft. to a 3/4" solid round iron rod; thence S80°22'07"E (recorded as N80°46'37"W) along said south right of way, 348.97 ft. to a 3/4" solid round iron rod; thence S00°08'00"W, 247.46 ft. (recorded as S0°03'38"E and N00°14'58"W, 247.33 ft.) to a 1" inside diameter iron pipe on the north line of the NE1/4 of the NW1/4 of said Section 34; thence S89°40'20"E along said north line, 662.65 ft. (recorded as S89°52'16"E, 662.72 ft.) to a 1 1/4" solid round iron rod at the northeast corner of the NE1/4 of the NW1/4 of said Section 34; thence S00°05'25"W along the east line of said NE1/4 of the NW1/4, 552.20 ft. (recorded as S00°05'30"E, 552.60 ft.) to a 1" inside diameter iron pipe at the northeast corner of Lot 1 of Dane County Certified Survey Map No. 6278; thence N68°58'03"W (recorded as N69°09'06"W) along the north line of said Lot 1, 1,062.35 ft. to a 1" inside diameter iron pipe; thence S79°43'16"W (recorded as S79°32'35"W) along the north line of said Lot 1, 322.38 ft. to a 3/4" solid round iron rod; thence N00°11'56"E (recorded as N00°00'00"E) along a northerly line of said Lot 1, 235.94 ft. to a 1" inside diameter iron pipe; thence N00°09'24"E (recorded as N0°00'32"W) along a northerly line of said Lot 1, 378.09 ft. to a 3/4" solid round iron rod on the south right of way line of U.S. Highway "12"; thence N75°52'12"W (recorded as N76°16'42"W) along said south right of way, 17.00 ft. to a pk nail on the west line of Lot 1 of Dane County Certified Survey Map No. 6278 and the east line of the SW1/4 of the SW1/4 of said Section 27; thence S00°09'24"W (recorded as N0°00'32"W) along the west line of said Lot 1 and the east line of said SW1/4 of the SW1/4, 382.15 ft. to a pk nail at the southeast corner of said SW1/4 of the SW1/4; thence N89°40'20"W (recorded as N89°52'16"W) along the south line of said SW1/4 of the SW1/4, 1,325.54 ft. to the point of beginning.

That I have made such survey and land division under the direction of Robert Ziegler.

That I have fully complied with the provisions of Section 236.34 of the Wisconsin Statutes, Chapter AE-7 per AE-7.05(8) and the Dane County Subdivision Regulations in surveying, mapping and dividing the same.

That such map is a correct representation of all of the exterior boundaries of the land surveyed and division thereof made and is accurate and correct to the best of my knowledge and belief.

Dated this 10th day of July, 2024

Daniel Marks, Professional Land Surveyor S-3024



CERTIFIED SURVEY MAP

LOCATED IN THE SE1/4 OF THE SW1/4 AND THE SW1/4 OF THE SW1/4 OF SECTION 27 AND THE NE1/4 OF THE NW1/4 AND NW1/4 OF THE NW1/4 OF SECTION 34, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

As owners, we hereby certify that we caused the land described on this certified survey map to be surveyed, divided and mapped as represented. We also certify that this certified survey map is required to be submitted to the following for approval: Town of Roxbury and Dane County Zoning and Land Regulation Committee.

Robert L. Ziegler, Sr.

Monica R. Ziegler

STATE OF WISCONSIN)

Personally came before me this _____ day of _____, 2024, the above named Robert L. Ziegler Sr. and Monica R. Ziegler to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public, State of Wisconsin

My commission expires on _____

TOWN BOARD RESOLUTION

Resolved that this certified survey map in the Town of Roxbury, Robert L. Ziegler, Sr. and Monica R. Ziegler owners, are hereby approved by the Town of Roxbury.

Nick Ganser, Town Chairman

Date

DANE COUNTY APPROVAL

Approved for recording by the Dane County Zoning and Land Regulation Committee action of _____, 2024.

Authorized Representative



7/10/2024

Daniel Marks