

**Part of the Northwest 1/4 of the Northwest 1/4
SECTION 5, TOWNSHIP 35 NORTH, RANGE 6 EAST
Town of Bradley, Lincoln County, Wisconsin**

EXTERIOR DESCRIPTION

Part of the Northwest 1/4 of the Northwest 1/4, Section 5, Township 35 North, Range 6 East, Town of Bradley, Lincoln County, Wisconsin as shown on a survey map by McMullen & Associates, Incorporated of Minocqua, Wisconsin dated the 23rd day of January, 2023 with a job number of 222004 and previously described in document numbers 548425, 547454 and 408244 as recorded at the Lincoln County Register of Deeds office and more particularly described as follows:

Commencing at the west 1/4 corner of said section marked by a Berntsen Monument; thence N 22°15'26" E (Grid north based on the Lincoln County coordinate system referenced to the west line of the section which bears N 00°02'53" E) a distance of 1,481.54' to a 2.375" iron pipe marking a 1/16 line established by others (the south line of said Northwest 1/4 of the Northwest 1/4), said point being the POINT OF BEGINNING.

Thence N 00°03'42" E a distance of 63.20' to a 2.375" iron pipe marking the north right of way of Kablatz Road per CSM number 1606; thence along the north, east and south right of way of said road the following: N 76°42'04" W a distance of 103.87' to a point; N 37°58'07" W a distance of 23.50' to a 1.050" iron pipe; N 01°29'10" E a distance of 351.87' to a point; N 08°40'47" E a distance of 83.45' to a point; and N 46°34'57" E a distance of 130.36' to a 0.750" iron bar; thence crossing said road N 00°07'22" W a distance of 90.88' to a 1.050" iron pipe marking the north right of way of said road; thence leaving said right of way N 00°04'30" E a distance of 152.63' to a 2.375" iron pipe near the shore of Lake Nokomis; thence along said lake N 84°18'41" E a distance of 100.29' to a 2.375" iron pipe; thence leaving said lake S 00°02'53" W a distance of 427.13' to a 2.375" iron pipe; thence N 85°24'50" E a distance of 206.67' to a 2.375" iron pipe; thence S 00°02'53" W a distance of 482.66' to a 2.375" iron pipe marking said 1/16 line; thence along said line N 88°03'46" W a distance of 306.16' to the POINT OF BEGINNING.

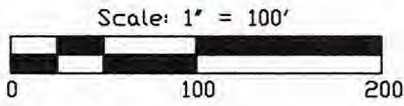
Together with and subject to any easements, restrictions and reservations of record or of use. Subject to a strip of land 30' wide along the high water mark of Lake Nokomis and subject to the right of way of Kablatz Road.

*Lake Nokomis
(Rice River Flowage)*



Meander Corner
Lincoln County Monument
See Recorded Monument Record

RECEIVED BY LINCOLN COUNTY
SURVEYOR THIS 14TH DAY
OF June 20 23
Tom Dahn
COUNTY SURVEYOR



- LEGEND**
- - 1.050" Iron Pipe Found
 - - 0.750" Iron Bar Found
 - ⊙ - 2.375" Iron Pipe Found
 - ⊗ - 2.375" Iron Pipe Set
 - ⊗ - Survey Marker Nail Set
 - ▲ - Calculated Point (not monumented)
 - (...) - Recorded as values

GRID NORTH
Based on the Lincoln County
coordinate system referenced to the
west line of the section which bears
North 00°02'53" East



SURVEYOR'S CERTIFICATE

I, Benton A. McMullen, Wisconsin Professional Land Surveyor # S-2555, do hereby certify that I have surveyed and mapped the property shown hereon, and that I have complied with the applicable requirement of the Wisconsin Administrative Code Chapter A-E 7, and that this map represents a true and accurate survey of said property to the best of my knowledge and belief.

This survey was performed under the order of: Jeff Felzkowski

Kablatz Road

CSM #1606
Lot -D-

Document No.
548425

Document No.
547454

1/16 line by others
1/16 line per County GPS

R.O.W. (per existing roadbed)
Existing Roadbed
R.O.W. (per existing roadbed)

Quarter Corner
Berntsen Monument
See Recorded Monument Record

N 22°15'26" E 1481.54'

NOTES

- 1) IRON PIPE DIAMETERS GIVEN ARE OUTSIDE DIAMETERS.
- 2) IT IS NOT THE INTENT OF THIS SURVEY MAP TO SHOW EASEMENTS.
- 3) SURVEY PERFORMED TO FLAG / MARK THE PROPERTY LINES (EXISTING STRUCTURES / DRIVEWAYS / WETLANDS / ETC. WERE NOT LOCATED OR SHOWN).

FIELD SURVEY WORK COMPLETED ON
THE 28th DAY OF November, 2022

PROFESSIONAL LAND SURVEYOR
BENTON A. MCMULLEN
NUMBER: S-2555

MCMULLEN & ASSOCIATES, INCORPORATED "Your true north surveyors and soil testers" PO BOX 51, MINOCQUA, WISCONSIN 54548 TELEPHONE (715) 356-3011		
"FELZKOWSKI SURVEY"		
DRAFTED BY: Benton A. McMullen	DATE: January 23, 2023	
SCALE: 1" = 100'	JOB NO: 222044	SHEET 1 OF 1 SHEETS

5841A