Legend

Tax Parcels

ORIGINAL TAX PARCELS

1 inch = 450 feet

Lafayette County Land Information
626 Main St
Darlington, WI 53530

2015 WROC Imagery
Map features are a representation only and do not replace a survey or other legally recorded documents
Map Created: June 2020

Legend

- Tax Parcels

DOC 361267

1 inch = 450 feet

Lafayette County Land Information
626 Main St
Darlington, WI 53530

2015 WROC Imagery
Map features are a representation only and do not replace a survey or other legally recorded documents

Map Created: June 2020

Legend

- Tax Parcels

DOC 361310

1 inch = 450 feet

Lafayette County Land Information
626 Main St
Darlington, WI 53530

2015 WROC Imagery
Map features are a representation only and do not replace a survey or other legally recorded documents
Map Created: June 2020

Legend

- Tax Parcels

AFTER SPLIT

1 inch = 450 feet

Lafayette County Land Information
626 Main St
Darlington, WI 53530

2015 WROC Imagery
Map features are a representation only and do not replace a survey or other legally recorded documents

Map Created: June 2020

8 1 0 4 8 6 7
Tx:4024426

State Bar of Wisconsin Form 1-2003
WARRANTY DEED

Document Number | Document Name

Document Number: 361267
LAFAYETTE COUNTY, WI
JOSEPH G. BOLL
REGISTER OF DEEDS

05/26/2020 10:48 AM
TRANSFER FEE: 556.50
EXEMPTION #:
PAGES: 2

Recording Area

Name and Return Address
Russell Law Offices, SC
PO Box 66
Darlington, WI 53530

THIS DEED, made between Jeffrey E. Riley, a married man and Cheryl A. Riley, a single person, as to all their interests ("Grantor," whether one or more), and Kuhl Back Forty, LLC, a Wisconsin Limited Liabilty Company ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in LAFAYETTE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

SEE ATTACHED ADDENDUM

33.010.0245.0000 (p)
33.010.0310.0000 (p)
Parcel Identification Number (PIN)

This is not homestead property.
~~(is)~~ (is not)

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except: Municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, and general taxes levied in the year of closing.

Dated May 20, 2020

(SEAL) * Jeffrey E. Riley

(SEAL) * Cheryl A. Riley

(SEAL) *

(SEAL) *

AUTHENTICATION

Signature(s) _____

authenticated on _____

*

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:
Attorney Nathan Russell – State Bar No. 1047499

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
LAFAYETTE COUNTY)

Personally came before me on May 20, 2020, the above-named Jeffrey E. Riley and Cheryl A. Riley to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

* Nathan Russell
Notary Public, State of Wisconsin
My Commission (is permanent) (_____)

NATHAN R. RUSSELL NOTARY PUBLIC STATE OF WISCONSIN

(Signatures may be authenticated or acknowledged. Both are not necessary.)
NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

* Type name below signatures.

A parcel of land located in the Southeast Quarter (SE¼) of the Southeast Quarter (SE¼) of Section Sixteen (16) and in the Northeast Quarter (NE¼) of the Northeast Quarter (NE¼) of Section Twenty-one (21), Township Two (2) North, Range Three (3) East of the 4th P.M., Town of Darlington, Lafayette County, Wisconsin, containing 31.34 acres, more or less, and being described as follows:

Commencing at a 7/8" rebar marking the South Quarter (S 1/4) corner of said Section 16;
thence North 89° 19' 01" East 1310.45 feet along the South line of said Section 16 to a 3/4" rebar marking the Southwest corner of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) thereof, said corner being the point of beginning;
thence North 00° 19' 46" West 68.90 feet along the West line of the Southeast Quarter (SE 1/4) of said Southeast Quarter (SE 1/4) to a 3/4" rebar marking the Southwest corner of that property described in Document Number 263627, Lafayette County Registry;
thence South 89° 52' 00" East 173.29 feet along the South line of said property to a 3/4" rebar;
thence North 24° 33' 31" East 188.34 feet along a line of said property to a 3/4" rebar;
thence North 18° 09' 46" West 353.61 feet along a line of said property to a P.K. Nail in the centerline of County Highway "E";
thence North 57° 36' 16" East 356.49 feet along said centerline to the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;
thence South 14° 15' 14" East 229.17 feet along the West line of said property to a 1" iron pipe marking the Southwest corner thereof;
thence South 14° 26' 57" East 686.58 feet to a 3/4" rebar marking the Northwest corner of that property as described in Document Number 252280, Lafayette County Registry;
thence South 02° 47' 26" East 620.07 feet along the West line of said property to a 3/4" rebar;
thence South 37° 54' 21" East 356.09 feet along a line of said property and it's extension thereof to a 3/4" rebar marking a meander corner which is located South 37%%d 54' 21" East 54 feet, more or less, from the Northerly water's edge of Ames Branch;
thence North 61° 34' 37" East 138.53 feet along a meander line to a 3/4" rebar marking a meander corner;
thence North 83° 48' 25" East 104.67 feet along a meander line to a 3/4" rebar marking a meander corner which is South 00%%d 50' 35" East 90 feet, more or less from the Northerly water's edge of Ames Branch and on the Westerly right of way of State Highway #23;
thence South 00° 50' 35" East 366.13 feet along said right of way to a 3/4" rebar on the South line of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of said Section 21;
thence South 89° 40' 49" West 1171.84 feet along the South line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4) to a 3/4" rebar marking the Southwest corner thereof;
thence North 00° 57' 11" East 1316.08 feet along the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4) to the point of beginning, INCLUDING all lands between the above described meander line and the Northerly water's edge of Ames Branch.

8 1 0 4 9 2 9
Tx:4024466

State Bar of Wisconsin Form 1-2003
WARRANTY DEED

Document Number | Document Name

Document Number: 361310
LAFAYETTE COUNTY, WI
JOSEPH G. BOLL
REGISTER OF DEEDS

05/29/2020 08:09 AM
TRANSFER FEE: 335.70
EXEMPTION #:
PAGES: 2

Recording Area

Name and Return Address
Russell Law Offices, SC
PO Box 66
Darlington, WI 53530

THIS DEED, made between Jeffrey E. Riley, a married man and Cheryl A. Riley, a single person, as to all their interests ("Grantor," whether one or more), and Andrew Lindenberg and Haley Lindenberg, husband and wife as survivorship marital property ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in LAFAYETTE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

SEE ATTACHED ADDENDUM

33.010.0242.0000
33.010.0245.0000 (p)
Parcel Identification Number (PIN)

This is not homestead property.
~~(is)~~ (is not)

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except: Municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, and general taxes levied in the year of closing.

Dated May 28, 2020

(SEAL) * Jeffrey E Riley

(SEAL) * Cheryl A Riley

(SEAL) *

(SEAL) *

AUTHENTICATION

Signature(s) _____

authenticated on _____

*

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:
Attorney Nathan Russell – State Bar No. 1047499

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
LAFAYETTE COUNTY)

Personally came before me on May 28, 2020, the above-named Jeffrey E. Riley and Cheryl A. Riley to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

NATHAN R. RUSSELL NOTARY PUBLIC STATE OF WISCONSIN

* Nathan Russell
Notary Public, State of Wisconsin
My Commission (is permanent) (expires: _____)

(Signatures may be authenticated or acknowledged. Both are not necessary.)
NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

* Type name below signatures.

A parcel of land located in the Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) and the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE¼) of Section Sixteen (16), Township Two (2) North, Range Three (3) East of the 4th P.M., Town of Darlington, Lafayette County, Wisconsin, and being described as follows:

Commencing at an Aluminum capped rebar marking the East Quarter (E ¼) corner of said Section 16;

thence South 89° 58' 47" West 1314.08 feet along the North line of the Northeast Quarter (NE¼) of the Southeast Quarter (SE¼) of said Section to a 1" iron pipe marking the Northwest corner thereof;

thence South 00° 19' 46" East 159.71 feet along the West line of the East Half (E½) of the Southeast Quarter (SE¼) of said Section to a 1" iron pipe marking the point of beginning;

thence continuing South 00° 19' 46" East 2004.66 feet along said West line to a P.K. Nail marking the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;

thence 167.33 feet on the arc of a curve to the left with a radius of 6550.00 feet and a long chord bearing North 59° 13' 26" East 167.33 feet along the North line of said property to a P.K. Nail;

thence North 57° 36' 16" East 356.49 feet along the centerline of County Highway "E" to the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;

thence North 57° 37' 10" East 151.28 feet along the North line of said property;

thence North 34° 26' 33" West 357.64 feet along a line of that property as described in Document Number 356366, Lafayette County Registry to a 1" iron pipe;

thence North 12° 11' 16" West 37.99 feet along a line of said property to a 1" iron pipe;

thence North 03° 51' 38" East 25.53 feet along a line of said property to a 1" iron pipe;

thence North 27° 53' 42" East 26.60 feet along a line of said property to a 1" iron pipe;

thence North 49° 55' 16" East 57.57 feet along a line of said property to a 1" iron pipe;

thence North 38° 09' 33" East 36.00 feet along a line of said property to a 1" iron pipe;

thence North 20° 46' 27" East 48.30 feet along a line of said property to a 1" iron pipe;

thence North 14° 30' 19" East 34.43 feet along a line of said property to a 1" iron pipe;

thence North 07° 07' 11" East 624.62 feet along a line of that property as described in Document Number 356368, Lafayette County Registry to a 1" iron pipe;

thence North 10° 33' 32" West 452.49 feet along a line of said property to a 1" iron pipe;

thence North 83° 05' 53" West 477.94 feet along a line of said property to the point of beginning.

010.0245.0000	010.0245.4000	Per Doc. 361267, a 31.34 Acre parcel was created out of two original tax parcels (010.0245.0000 & 010.0310.0000)
010.0310.0000		We created a new tax parcel for the new surveyed description:
		010.0245.4000 (NEW PARCEL) Now: 31.34 Acres (POS3810/Parcel 2)
		THEN
010.0242.0000	010.0242.2000	Per Doc. 361310, a 20.67 Acre parcel was created out of one of the remainder tax parcels above AND an
010.0245.0000		existing tax parcel (010.0242.0000). We created a new tax parcel for the new surveyed description:
		010.0242.2000 (NEW PARCEL) Now: 20.67 Acres (POS3810/Parcel 1)
	010.0245.5000	For the remnants, I created two new tax parcel numbers:
	010.0310.2000	010.0242.0000 (Was: 13.24 Acres) DELETE THIS PARCEL - is completely in new tax parcel 010.0242.2000
		010.0245.0000 (Was: 31.42 Acres) DELETE THIS PARCEL
		010.0310.0000 (Was: 32.48 Acres) DELETE THIS PARCEL
		010.0245.5000 (NEW PARCEL) Now: 17.72 Acres - Remnant
		010.0310.2000 (NEW PARCEL) Now: 7.41 Acres - Remnant

LINE	BEARING	DISTANCE	RECORDED
L1	N 12°11'16" W	37.99'	(N 12°11'15" W) (37.99')
L2	N 03°51'38" E	25.53'	(N 03°51'39" E) (25.53')
L3	N 27°53'42" E	26.60'	(N 27°53'43" E) (26.60')
L4	N 49°55'16" E	57.57'	(N 49°55'17" E) (57.57')
L5	N 38°09'33" E	36.00'	(N 38°09'34" E) (36.00')
L6	N 20°46'27" E	48.30'	(N 12°46'28" E) (48.30')
L7	N 14°30'19" E	34.43'	(N 14°30'20" E) (34.43')

The South line of the SE 1/4 of Section 16 bears N 89°19'01" E according to the Lafayette County Coordinate System WISCORS NAD 83 (2011) which was determined by G.P.S. observation.

TRACT 1 DESCRIPTION:
Located in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) and the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Sixteen (16), Township Two (2) North, Range Three (3) East of the 4th P.M., Town of Darlington, Lafayette County, Wisconsin, containing 20.67 acres, more or less, and being described as follows:

Commencing at an Aluminum capped rebar marking the East Quarter (E 1/4) corner of said Section 16; thence South 89° 58' 47" West 1314.08 feet along the North line of the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of said Section to a 1" iron pipe marking the Northwest corner thereof; thence South 00° 19' 46" East 159.71 feet along the West line of the East Half (E 1/2) of the Southeast Quarter (SE 1/4) of said Section to a 1" iron pipe marking the point of beginning; thence continuing South 00° 19' 46" East 2004.66 feet along said West line to a P.K. Nail marking the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;
thence 167.33 feet on the arc of a curve to the left with a radius of 6550.00 feet and a long chord bearing North 59° 13' 26" East 167.33 feet along the North line of said property to a P.K. Nail;
thence North 57° 36' 16" East 356.49 feet along the centerline of County Highway "E" to the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;
thence North 57° 37' 10" East 151.28 feet along the North line of said property;
thence North 34° 26' 33" West 357.64 feet along a line of that property as described in Document Number 356366, Lafayette County Registry to a 1" iron pipe;
thence North 12° 11' 16" West 37.99 feet along a line of said property to a 1" iron pipe;
thence North 03° 51' 38" East 25.53 feet along a line of said property to a 1" iron pipe;
thence North 27° 53' 42" East 26.60 feet along a line of said property to a 1" iron pipe;
thence North 49° 55' 16" East 57.57 feet along a line of said property to a 1" iron pipe;
thence North 38° 09' 33" East 36.00 feet along a line of said property to a 1" iron pipe;
thence North 20° 46' 27" East 48.30 feet along a line of said property to a 1" iron pipe;
thence North 14° 30' 19" East 34.43 feet along a line of said property to a 1" iron pipe;
thence North 07° 07' 11" East 624.62 feet along a line of that property as described in Document Number 356368, Lafayette County Registry to a 1" iron pipe;
thence North 10° 33' 32" West 452.49 feet along a line of said property to a 1" iron pipe;
thence North 83° 05' 53" West 477.94 feet along a line of said property to the point of beginning.

TRACT 2 DESCRIPTION:
Located in the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) of Section Sixteen (16) and in the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section Twenty-one (21), Township Two (2) North, Range Three (3) East of the 4th P.M., Town of Darlington, Lafayette County, Wisconsin, containing 31.34 acres, more or less, and being described as follows:

Commencing at a 7/8" rebar marking the South Quarter (S 1/4) corner of said Section 16; thence North 89° 19' 01" East 1310.45 feet along the South line of said Section 16 to a 3/4" rebar marking the Southwest corner of the Southeast Quarter (SE 1/4) of the Southeast Quarter (SE 1/4) thereof, said corner being the point of beginning;
thence North 00° 19' 46" West 68.90 feet along the West line of the Southeast Quarter (SE 1/4) of said Southeast Quarter (SE 1/4) to a 3/4" rebar marking the Southwest corner of that property described in Document Number 263627, Lafayette County Registry;
thence South 89° 52' 00" East 173.29 feet along the South line of said property to a 3/4" rebar;
thence North 24° 33' 31" East 188.34 feet along a line of said property to a 3/4" rebar;
thence North 18° 09' 46" West 353.61 feet along a line of said property to a P.K. Nail in the centerline of County Highway "E";
thence North 57° 36' 16" East 356.49 feet along said centerline to the Northwest corner of that property as described in Document Number 263627, Lafayette County Registry;
thence South 14° 15' 14" East 229.17 feet along the West line of said property to a 1" iron pipe marking the Southwest corner thereof;
thence South 14° 26' 57" East 686.58 feet to a 3/4" rebar marking the Northwest corner of that property as described in Document Number 252280, Lafayette County Registry;
thence South 02° 47' 26" East 620.07 feet along the West line of said property to a 3/4" rebar;
thence South 37° 54' 21" East 356.09 feet along a line of said property and it's extension thereof to a 3/4" rebar marking a meander corner which is located South 37° 54' 21" East 54 feet, more or less, from the Northerly water's edge of Ames Branch;
thence North 61° 34' 37" East 138.53 feet along a meander line to a 3/4" rebar marking a meander corner;
thence North 83° 48' 25" East 104.67 feet along a meander line to a 3/4" rebar marking a meander corner which is South 00° 50' 35" East 90 feet, more or less from the Northerly water's edge of Ames Branch and on the Westerly right of way of State Highway #23;
thence South 00° 50' 35" East 366.13 feet along said right of way to a 3/4" rebar on the South line of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of said Section 21;
thence South 89° 40' 49" West 1171.84 feet along the South line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4) to a 3/4" rebar marking the Southwest corner thereof;
thence North 00° 57' 11" East 1316.08 feet along the West line of the Northeast Quarter (NE 1/4) of said Northeast Quarter (NE 1/4) to the point of beginning, INCLUDING all lands between the above described meander line and the Northerly water's edge of Ames Branch.
Tract being subject to any and all easements of record and/or usage.

SURVEYOR'S CERTIFICATE:
I, Aaron J. Austin, Professional Wisconsin Land Surveyor, hereby certify:

That the descriptions hereon were surveyed, mapped and monumented as shown on this plat by me or under my direct supervision and the field work was completed on 5-14-2020.
That this survey was prepared under the instructions of Darrell Crapp.
That this survey complies with Chapter A-E 7 of the Wisconsin Administrative Code and to the best of my knowledge and belief, this plat is an accurate representation thereof.
That all plans that do not show a seal imprint in red ink may contain unauthorized alterations.
The certification contained on this document shall not apply to any copies.

Dated this 14th day of May, 2020.

WISCONSIN AARON J. AUSTIN
Aaron J. Austin, S-2922
AARON J. AUSTIN S-2922 LANCASTER WI LAND SURVEYOR

LEGEND

- Section Corner–as designated
- 3/4" rebar found
- 1" diameter iron pipe found
- P.K. Nail found
- 3/4" x 18" rebar set with cap
- No monument set
- M.C. Meander Corner
- ( ) Recorded as
- [ ] Property described in Document Number, Lafayette County Registry
- Boundary of Survey
- Section line
- Centerline
- Right of Way
- Previously surveyed line
- Meander line
- Existing fence

PLAT OF SURVEY

PREPARED FOR: DARRELL CRAPP
LOCATED IN SECTIONS 16 & 21, T2N R3E, TOWN OF DARLINGTON, LAFAYETTE COUNTY, WISCONSIN

Austin Engineering LLC
austinengineeringllc.com
4211 HWY 81 E
LANCASTER, WI 53813
PHONE 608–723–6363
FAX 608–723–6702

JOB NO: 20S058
H:\CRD\20S058
H:\PLAT\T2NR3E\16\20S058–CRAPP

FIELDBOOK: TDSR
DRAWN BY: AJ AUSTIN
CREW: S. AUSTIN, O. AUSTIN

SHEET 1 OF 1