

LOCATED IN LOTS 1 AND 2 OF FOREST COUNTY CERTIFIED SURVEY MAP VOLUME 4, PAGE 97, AND  
BLOCK 2, SHAW'S FIRST ADDITION TO THE CITY OF CRANDON,  
FOREST COUNTY WISCONSIN

BEARINGS REFERENCED TO THE WEST LINE OF BLOCK 2 OF  
SHAW'S FIRST ADDITION TO THE CITY OF CRANDON,  
ASSUMED TO BEAR N00°08'30"E.

### PROPERTY DESCRIPTIONS

#### PARCEL "A"

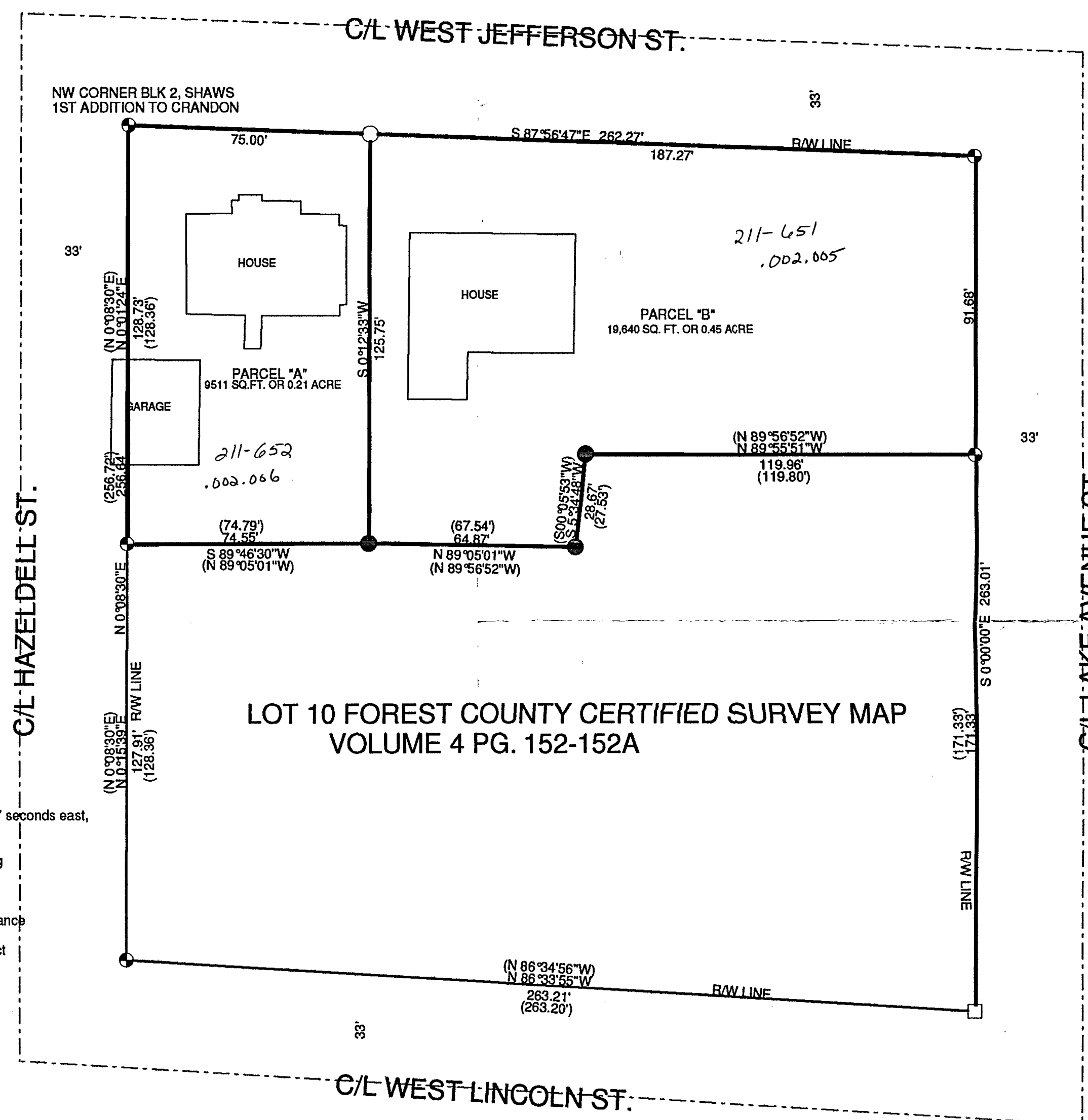
A parcel of land located in lot 1, Forest County Certified Survey Map volume 4 page 97 and block 2, Shaws First Addition to the City of Crandon, Forest County, Wisconsin, described as follows:

Commencing at the northwest corner block 2 Shaws First Addition to the City of Crandon and point of beginning; thence along the south right-of-way line of West Jefferson Street, south 87 degrees 56 minutes 47 seconds east, a distance of 75.00 feet to an iron pipe; thence leaving said right-of-way line, south 00 degrees 12 minutes 33 seconds west, a distance of 125.75 feet to an iron pipe; thence south 89 degrees 46 minutes 30 seconds west, a distance of 74.55 feet to an iron pipe on the easterly right-of-way line of Hazeldell Street; thence along said right-of-way line, north 00 degrees 01 minute 24 seconds east, a distance of 128.73 feet to the point of beginning. Said parcel contains 9,511 square feet or 0.21 acre. Subject to easements, restrictions, reservations and rights-of-way of record or in use.

#### PARCEL "B"

A parcel of land located in lot 2, Forest County Certified Survey Map volume 4 page 97 and block 2, Shaws First Addition to the City of Crandon, Forest County, Wisconsin described as follows:

Commencing at the northwest corner of block two, Shaws First Addition to the City of Crandon; thence along the south right-of-way line of West Jefferson Street, south 87 degrees 56 minutes 47 seconds east, a distance of 75.00 feet to an iron pipe and point of beginning; thence south 87 degrees 56 minutes 47 seconds east, a distance of 187.27 feet to an iron pipe on the westerly right-of-way line of Lake Avenue Street; thence along said right-of-way line south 00 degrees 00 minutes 00 seconds east, a distance of 91.68 feet to an iron pipe; thence leaving said right-of-way line, north 89 degrees 55 minutes 51 seconds west, a distance of 119.96 feet to an iron pipe; thence south 05 degrees 34 minutes 48 seconds west, a distance of 28.67 feet to an iron pipe; thence north 89 degrees 05 minutes 01 second west, a distance of 64.87 feet to an iron pipe; thence south 00 degrees 12 minutes 33 seconds east, a distance of 125.75 feet to the point of beginning. Said parcel contains 19,640 square feet or 0.45 acre. Subject to easements, restrictions, reservations, and rights-of-way of record or in use.



### LEGEND

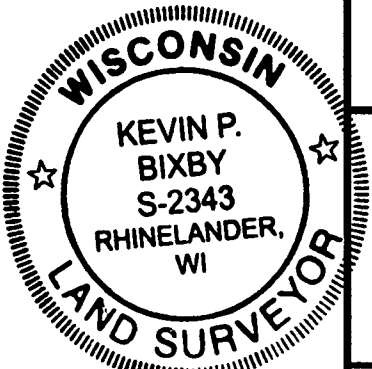
- FOUND 3/4" IRON PIPE
- SET 1" X 12" IRON PIPE
- CALCULATED POSITION
- FOUND 1" IRON PIPE
- ( ) RECORDED AS

I, KEVIN P. BIXBY, HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE PARCELS UNDER THE DIRECTION OF BRUCE PFEIFFER AND THAT THE ABOVE MAP IS A TRUE AND CORRECT REPRESENTATION OF THE PARCELS SURVEYED TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT I HAVE PROVIDED A DESCRIPTION OF THE ABOVE PARCELS ON THIS PLAT. THAT I HAVE COMPLIED WITH THE PROVISIONS OF AE 7 OF THE WISCONSIN ADMINISTRATIVE CODE.

KEVIN P. BIXBY R.L.S. 2343

DATE

FOREST CO. SURVEYOR  
FILE # 361330-00030127  
DATE BY

	DWG. NO. 0186	BIXBY LAND SURVEYING, INC. RHINELANDER, WISCONSIN
	SURVEY FOR <b>BRUCE PFEIFFER</b> MADISON, WISCONSIN	
SCALE: 1"=30' DATE: 01/27/03 DWN. BY: K.B.		

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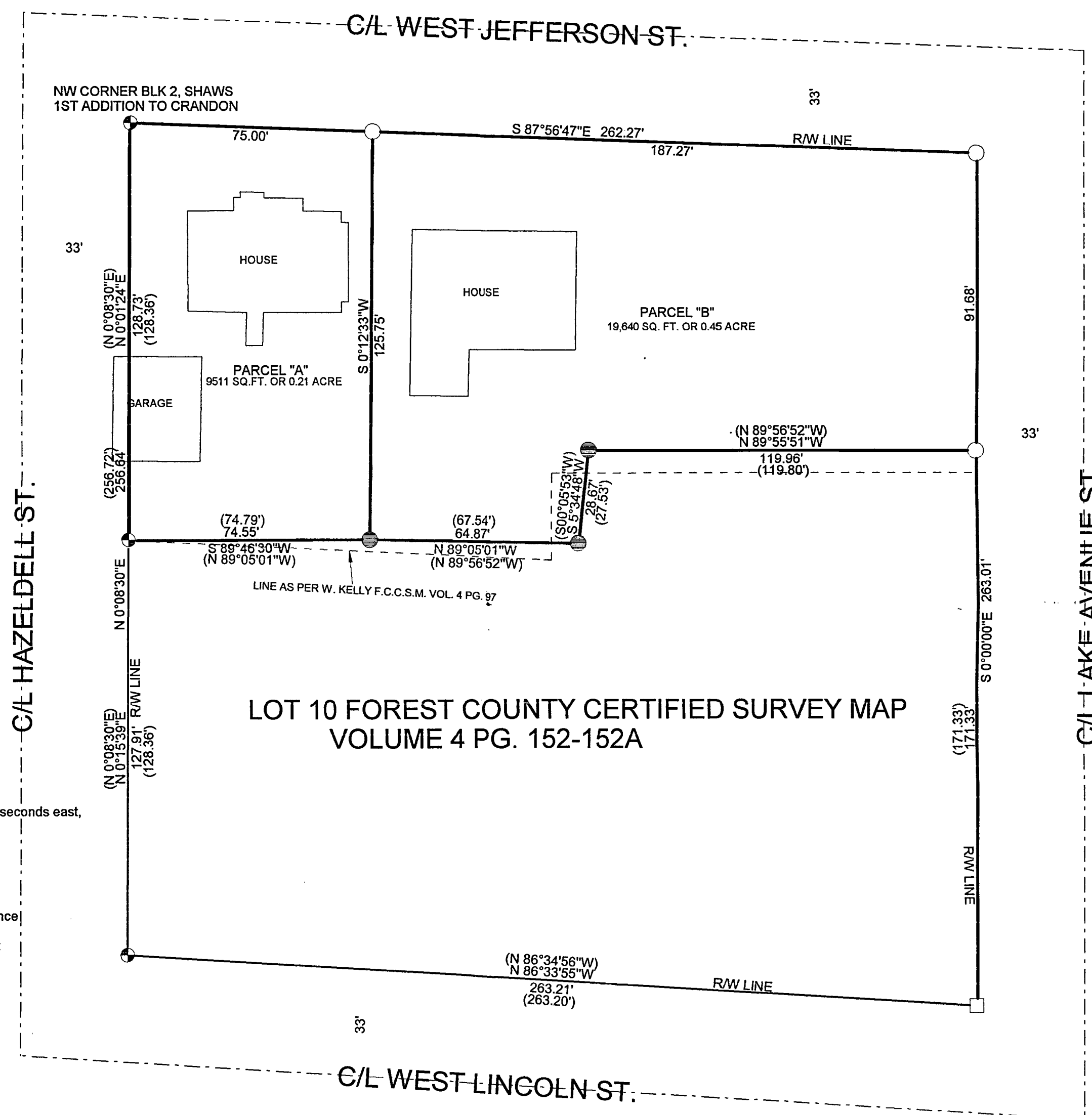
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