

# TOPOGRAPHIC & BOUNDARY SURVEY

A PART OF LOTS 5 AND 6 OF BLOCK 34 OF THE ASSESSOR'S REPLAT OF THE SECOND ADDITION TO THE CITY OF RHINELANDER, LOCATED IN SECTION 5, TOWNSHIP 36 NORTH, RANGE 9 EAST, CITY OF RHINELANDER, ONEIDA COUNTY, WISCONSIN.

Control Point Table			
Point #	Description	Northing	Easting
1	Mag Nail	162855.508	264921.108
2	Mag Nail	162909.614	264802.766
3	Mag Nail	163059.590	264848.779

BENCH MARKS		
NO.	DESCRIPTION	ELEV.
QM0188	BRONZE SURVEY DISK IMBEDDED IN EAST SIDE OF POST OFFICE, DOWNTOWN RHINELANDER	1553.82
202	TRAFFIC SIGNAL WITH MAST ARM - SOUTHEAST BOLT ON BASE	1542.34
203	10" SPIKE IN POWER POLE 76KK65	1545.27

## GENERAL NOTES:

- The locations of underground utilities shown hereon are based on available documentation and marks placed on the ground by others, these locations may or may not reflect the actual locations of said utilities. Diggers hotline should be notified before any subsurface work is conducted.
- Elevations are based on NAVD 88 (2012) and referenced to Benchmark QM0188. See benchmark table.
- The field work was completed on October 15th, 2015.
- Right of way of South Oneida Ave. was determined from found monumentation along the West right of way line.
- Right of way of Lincoln Street was determined from found monumentation along the South right of way line.
- Right of way of Barnes Street was determined from found monumentation along the North right of way line and the right of way plat from VMSDOT project 9407-04-70.
- This survey is based on the title information contained in First American Title Insurance Company ALTA Commitment No. TP36728 effective September 22nd, 2015 by First American Title Insurance Company.
- The lateral for the underground waterline to the existing building of the surveyed parcel could not be located in its entirety by the Rhinelander Water Utility Department. Location as shown is approximate.

## LEGAL DESCRIPTION

A part of Lots 5 and 6 of Block 34 of the Assessor's Replat of the Second Addition to the City of Rhinelander, located in Section 5, Township 36 North, Range 9 East, City of Rhinelander, Oneida County, Wisconsin more particularly described as follows:

Commencing at the Southwest corner of said Section 5; Thence North 89°33'46" East along the South line of the Southwest 1/4 of said Section 5, 204.59 feet; Thence North 0°28'14" West, 1257.27 feet to the North right of way line of Barnes Street, the beginning of a non tangential curve to the right, and the point of beginning; Thence 154.98 feet along the arc of said non tangential curve and said North right of way line, said arc having a radius of 5691.71 feet, a central angle of 1°33'36" and a chord that bears North 50°35'01" West for 154.98 feet to the East right of way line of South Oneida Avenue; Thence North 0°12'42" East along said East right of way line, 67.95 feet; Thence North 53°21'13" East along said East right of way line, 106.12 feet to the South right of way line of Lincoln Street; Thence South 89°43'04" East along said South right of way line of Lincoln Street, 36.03 feet to the Northwest corner of Lot 4 of said Assessor's Replat of the Second Addition to the City of Rhinelander, Thence South 0°25'24" West along the West line of said Lot 4, 229.52 feet to the North right of way line of Barnes Street and the point of beginning.

The above described parcel of land contains 19,135 square feet, or 0.439 acres, more or less.

That said parcel is subject to all easements, restrictions and right of ways of record.

LEGEND		
● BENCHMARK	○ ROUND STORM INLET	○ TRAFFIC LIGHT
△ CONTROL POINT	○ STORM MANHOLE	○ TRAFFIC LIGHT WITH MAST
▽ FOUND RAILROAD SPIKE	○ WV WATER VALVE	○ SHRUB
○ FOUND MAG NAIL	○ WM WATER MANHOLE	--- EXISTING CONTOUR 1' INTERVALS
○ FOUND 3/4" REBAR	○ LIGHT POLE	--- EXISTING UNDERGROUND ELECTRIC
○ FOUND 3/4" AXLE ROD	○ UTILITY METER	--- EXISTING OVERHEAD UTILITIES
○ FOUND 3/4" O.D. IRON PIPE	○ GAS VALVE	--- EXISTING UNDERGROUND GAS LINE
○ FOUND 1" O.D. IRON PIPE	○ POWER POLE	--- EXISTING WATERLINE
○ FOUND 1-1/4" O.D. IRON PIPE	○ POWER POLE WITH LIGHT	--- EXISTING UNDERGROUND COMMUNICATION LINE
○ FOUND 1.5" O.D. IRON PIPE	○ GUY WIRE	--- EXISTING STORM SEWER
○ FOUND 2" O.D. IRON PIPE	○ SIGN	--- EXISTING SANITARY SEWER
○ SET MAG NAIL	○ UTILITY MANHOLE	--- WOOD FENCE
○ RECORD BEARING/DISTANCE	○ CONCRETE BOLLARD	--- CHAIN LINK FENCE
■ CONCRETE		
■ STORM SEWER INLET		
○ SANITARY MANHOLE		

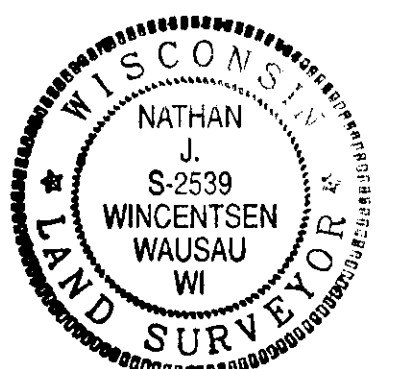
## SURVEYOR'S CERTIFICATE:

I, Nathan J. Wincentsen, Professional Land Surveyor S-2539, hereby certify to the best of my knowledge and belief, that at the direction of Concord Development Company, I have surveyed and mapped the parcel as described hereon. I further certify that said survey and map thereof are a correct and accurate representation of the exterior boundaries of said parcel and that I have fully complied with the provisions of Wisconsin administrative Code A-E7 in surveying and mapping said lands.

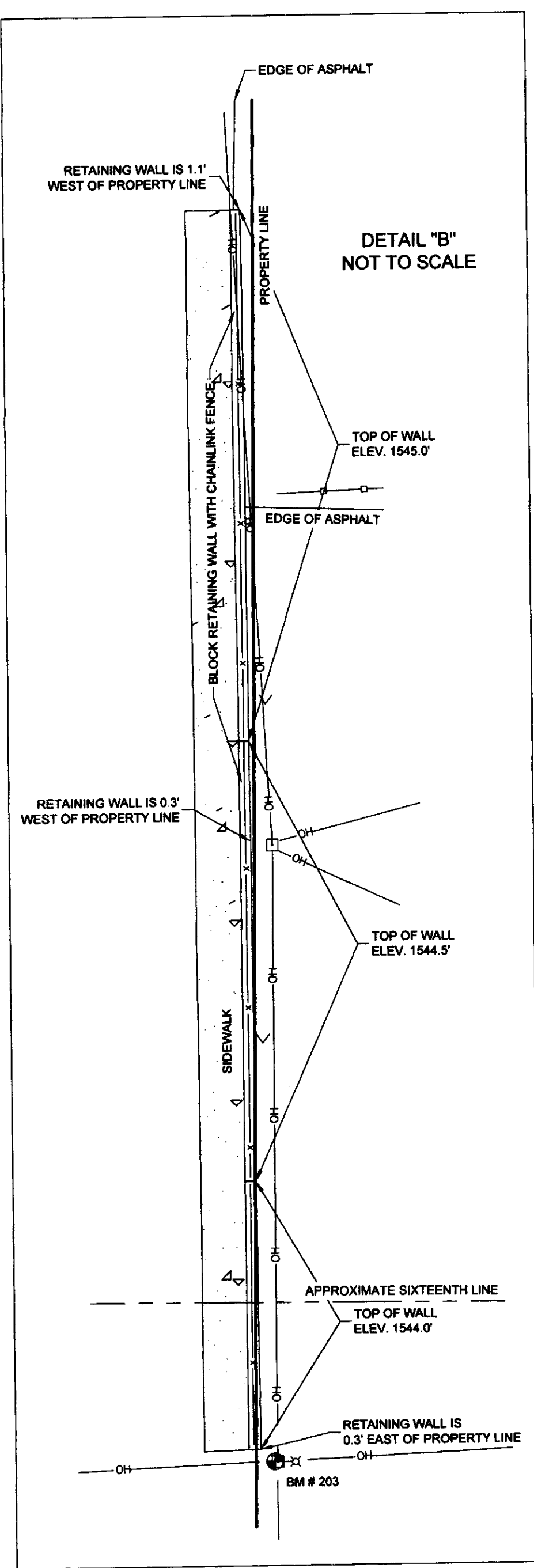
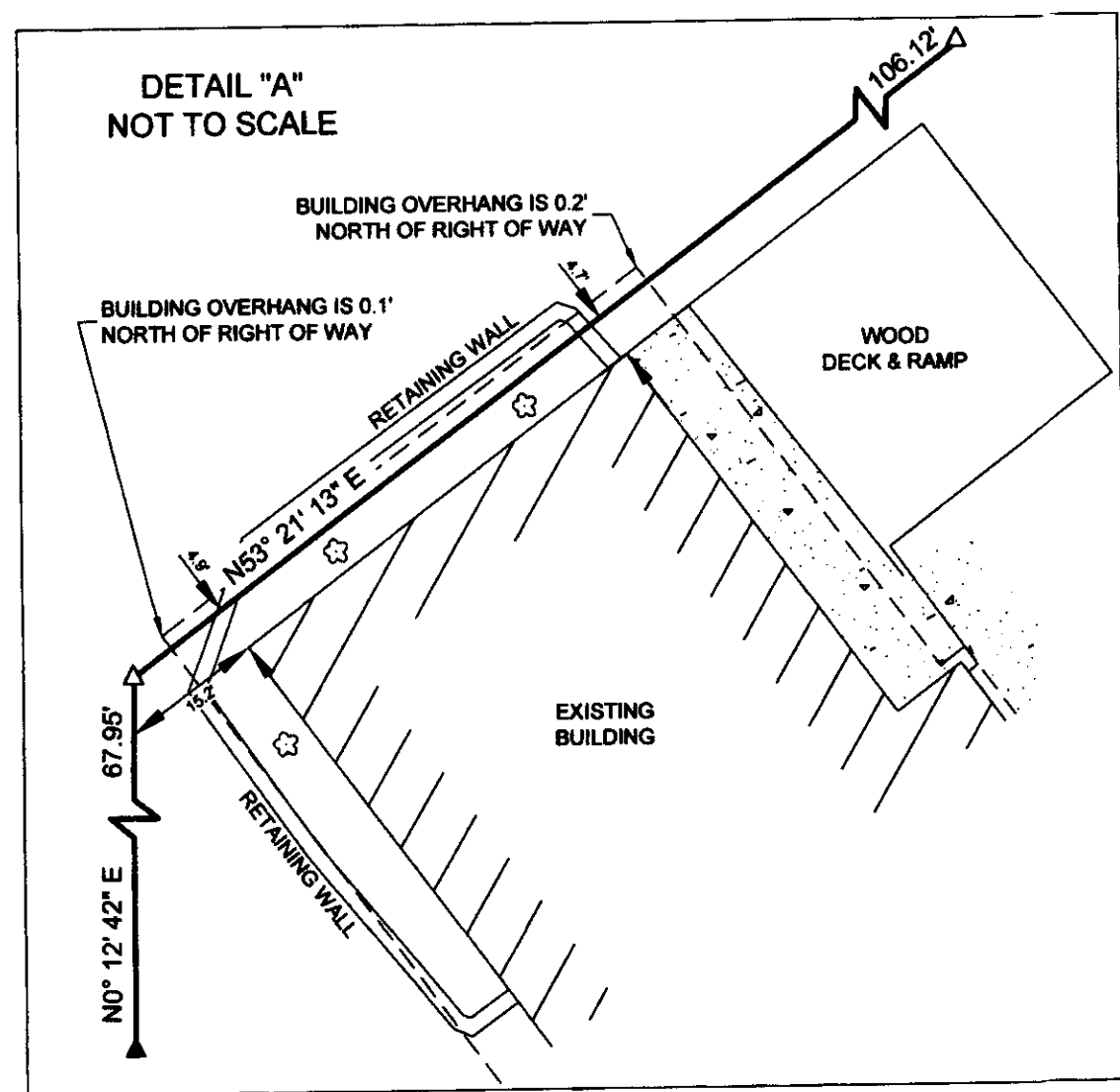
Dated this 8th day of August 2016

*Nathan J. Wincentsen*  
Nathan J. Wincentsen  
WI P.L.S. S-2539

MAP # C2895  
DATE FILED 8/16/16  
BY HB  
DESCRIPTION 15107  
ONEIDA CO. SURVEYOR'S OFFICE



SOUTH 1/4 CORNER  
SEC 5, T36N, R9E  
FOUND 2" CAPPED IRON PIPE



LOT 1  
OWNED BY OTHERS

GOVT. LOT 3  
SECTION 6

SE 1/4 - SE 1/4  
SECTION 6

LOT 2

LOT 3

LOT 4

LOT 5

LOT 6

LOT 7

LOT 8

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