

LOCATED IN THE SOUTH FRACTIONAL 1/2 - SOUTHWEST 1/4, SECTION 30,
T37N, R08E, TOWN OF NEWBOLD, ONEIDA COUNTY WI.

SURVEYOR'S NOTE:

The lot line re adjustment survey is being completed as the two existing structures and the drainfield have been placed onto NE 321-3.

TOWN OF NEWBOLD LOT DESIGN STANDARDS FOR SOO LAKE

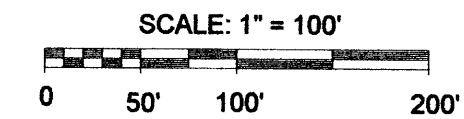
Minimum frontage = 225' THIS SURVEY = NO CHANGE

Minimum lot area = 90,000 square feet: PROPOSED NE 321-1 = 3.90 ACRE
PROPOSED NE 321-3 = 10.03 ACRE

NE 321-1 and 321-3 are listed under Phillip and Joanne Frasier in which a quit claim deed is recommended per description as shown on this plat of survey. Town of Newbold Chapter 13 C land ordinance allows the exchange of land between adjoining land owners as long as the remainder parcel is not designed below the minimum standard as set forth in The Town Of Newbold's land ordinance. Oneida County lot line/setbacks are being applied.

BIXBY LAND SURVEYING INC.
P.O. BOX 1532
RHINELANDER, WI. 54501
715-362-5263 (LAND)
DWG # 705

SURVEY FOR PHILLIP & JOANNA FRASIER



Exempt from Planning & Zoning Review
Date 3/15/2016

PROPERTY DESCRIPTION FOR PARCEL "C"

A parcel of land located in The South Fractional 1/2, of the Southwest 1/4, Section 30, T37N, R08E, Town of Newbold, Oneida County, Wisconsin described as follows:

Commencing at the southwest corner of said section 30; thence N00°34'35"E, a distance of 1325.67 feet to a capped iron pipe; thence S84°28'57"E, a distance of 835.43 feet to the point of beginning; thence S84°39'20"E, a distance of 256.99 feet to an iron pipe; thence S02°20'28"W, a distance of 903.01 feet to an iron pipe on the northerly shore of Soo Lake; thence along a meander line along the north shore of Soo Lake, S80°02'06"W, a distance of 147.72 feet to an iron pipe; thence S79°46'41"W, a distance of 2.50 feet to an iron pipe; thence leaving said shore and meander line, N02°23'30"E, a distance of 42.00 feet to an iron pipe; thence N48°17'58"W, a distance of 119.83 feet to an iron pipe; thence N23°44'48"E, a distance of 117.99 feet to an iron pipe; thence N74°43'28"E, a distance of 52.15 feet to an iron pipe; thence N02°23'53"E, a distance of 561.18 feet to an iron pipe; thence N84°13'54"W, a distance of 160.07 feet to a p.k. nail; thence N22°29'08"E, a distance of 142.86 feet to the point of beginning. Said parcel contains +-3.90 acres up to the the shore of Soo Lake. Including those lands between the above described meander line and the ordinary high water mark of Soo Lake. Subject to and including easements, restrictions, reservations and right-of-ways of record or in use.

A parcel of land located in the south fractional 1/2, of the southwest 1/4, section 30, T37N, R08E, Town of Newbold, Oneida County, Wisconsin described as follows:

PARCEL "A"

Commencing at the southwest corner of said section 30; thence N00°34'35"E, a distance of 903.35 feet to a P.K. nail and point of beginning; thence N66°44'33"E, a distance of 64.82 feet to a p.k. nail; thence S76°20'27"E, a distance of 146.07 feet to a p.k. nail; thence S89°30'12"E, a distance of 156.68 feet to a p.k. nail; thence N68°42'48"E, a distance of 99.99 feet to a p.k. nail; thence N41°40'58"E, a distance of 132.85 feet to a p.k. nail; thence N70°40'08"E, a distance of 255.92 feet to a spike; thence S84°13'54"E, a distance of 160.07 feet to an iron pipe; thence S02°23'53"W, a distance of 561.18 feet to an iron pipe; thence S74°43'28"W, a distance of 52.15 feet to an iron pipe; thence S23°44'48"W, a distance of 117.99 feet to an iron pipe; thence S48°17'58"E, a distance of 119.83 feet to an iron pipe; thence S02°23'30"W, a distance of 42.00 feet to an iron pipe on the northerly shore of Soo Lake; thence along a meander line of said shore, S78°59'51"W, a distance of 231.92 feet to an iron pipe; thence leaving said shore and meander line, N47°22'19"W, a distance of 184.24 feet to an iron pipe; thence N19°33'59"W, a distance of 70.72 feet to an iron pipe; thence N37°13'14"W, a distance of 109.26 feet to an iron pipe; thence N57°26'13"W, a distance of 147.64 feet to an iron pipe; thence N47°59'52"W, a distance of 443.30 feet to the point of beginning. Said parcel contains 10.03 acres. Including those lands between the above described meander line and the ordinary high water mark of Soo Lake. Subject to and including easements, restrictions, reservations and rights-of-way of record or in use.

A parcel of land located in the south fractional 1/2, of the southwest 1/4, section 30, T37N, R08E, Town of Newbold, Oneida County, Wisconsin described as follows:

PARCEL "B"

Commencing at the southwest corner of said section 30; thence N00°34'35"E, a distance of 903.35 feet to a P.K. nail and point of beginning; thence N66°44'33"E, a distance of 64.82 feet to a p.k. nail; thence S76°20'27"E, a distance of 146.07 feet to a p.k. nail; thence S89°30'12"E, a distance of 156.68 feet to a p.k. nail; thence N68°42'48"E, a distance of 99.99 feet to a p.k. nail; thence N41°40'58"E, a distance of 132.85 feet to a p.k. nail; thence N70°40'08"E, a distance of 255.92 feet to a spike; thence S84°13'54"E, a distance of 160.07 feet to an iron pipe; thence S02°23'53"W, a distance of 561.18 feet to an iron pipe; thence S74°43'28"W, a distance of 52.15 feet to an iron pipe; thence S23°44'48"W, a distance of 117.99 feet to an iron pipe; thence S48°17'58"E, a distance of 119.83 feet to an iron pipe; thence S02°23'30"W, a distance of 42.00 feet to an iron pipe on the northerly shore of Soo Lake; thence along a meander line of said shore, S78°59'51"W, a distance of 231.92 feet to an iron pipe; thence leaving said shore and meander line, N47°22'19"W, a distance of 184.24 feet to an iron pipe; thence N19°33'59"W, a distance of 70.72 feet to an iron pipe; thence N37°13'14"W, a distance of 109.26 feet to an iron pipe; thence N57°26'13"W, a distance of 147.64 feet to an iron pipe; thence N47°59'52"W, a distance of 443.30 feet to the point of beginning. Said parcel contains 10.03 acres. Including those lands between the above described meander line and the ordinary high water mark of Soo Lake. Subject to and including easements, restrictions, reservations and rights-of-way of record or in use.

LEGEND

- FOUND 1 1/2" CAPPED IRON PIPE
- FOUND P.K. NAIL
- ⊗ FOUND SPIKE
- FOUND 3/4" IRON PIPE
- FOUND 1" IRON PIPE
- () RECORDED AS
- SET 1 X 18" IRON PIPE

NOTE:

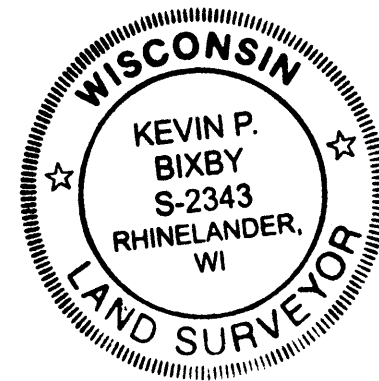
The subject line on this plat of survey is the only lot line that has been inspected at this time. Parcel's "A" and "B" descriptions and boundary lines are being shown at this time to assist with future metes and bounds deeds within the Frasier Estate that maybe transferred. The survey data being utilized is from previous Bixby Land Surveying Inc. data dated 6/20/01

PARCEL "B"
+-10.03 ACRES TO LAKE SHORE
SEE BIXBY LAND SURVEYING INC DWG # 118
SEE V.799 PG 542-543
FOR EASEMENT DESCRIPTION

PARCEL "C"
+-3.90 ACRES
(TO LAKE SHORE)

PARCEL "A"
(SEE BIXBY LAND SURVEYING INC. DWG # 118)
SEE V.799 PG 542-543
FOR EASEMENT DESCRIPTION

C/L 20' WIDE EASEMENT ROAD AS DESCRIBED IN VOLUME 799 PAGE 543
AND EXISTING DRIVE WAY



REVISED ON 03/10/16 TO SHOW PARCEL "A" AND "B" DESCRIPTIONS

I, KEVIN P. BIXBY, PROFESSIONAL LAND SURVEYOR,
HEREBY CERTIFY TO MY CLIENT, THAT I HAVE SURVEYED
THE ABOVE LINE AND THAT THE ABOVE SURVEY IS A TRUE
AND CORRECT REPRESENTATION OF THE LINE SURVEYED
TO THE BEST OF MY KNOWLEDGE AND BELIEF. THAT I HAVE
COMPLIED WITH THE MINIMUM REQUIREMENTS OF AE-7 OF
THE WISCONSIN ADMINISTRATIVE CODE.

KEVIN P. BIXBY

DATE 3/11/16

SW CORNER SECTION 30

SOO LAKE
(BOG AREA)

BEARINGS REFERENCED TO THE WEST LINE OF SECTION 30, T37N, R08E,
ASSUMED TO BEAR N00°34'35"E.