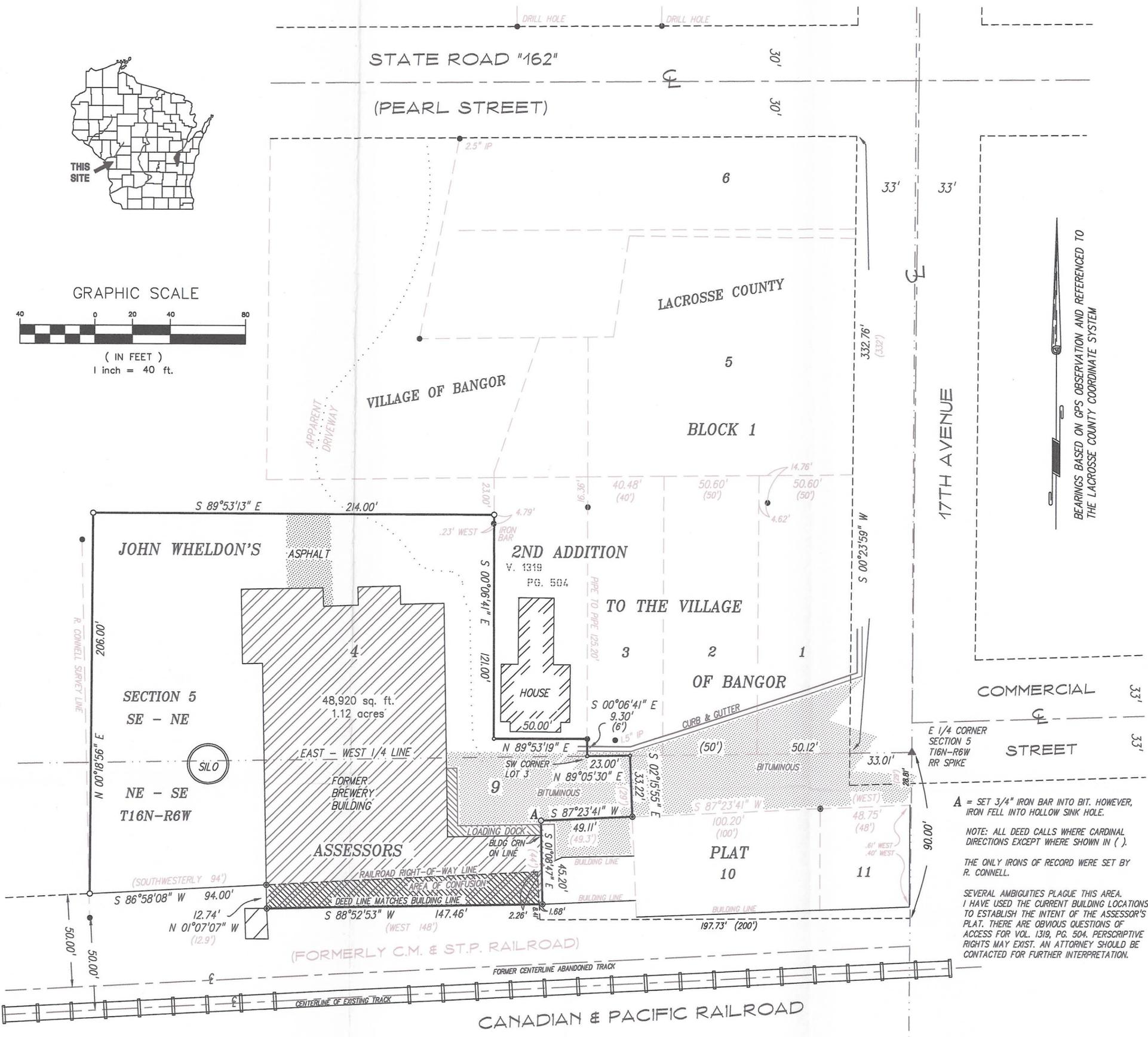


BEARINGS BASED ON GPS OBSERVATION AND REFERENCED TO THE LACROSSE COUNTY COORDINATE SYSTEM



**A** = SET 3/4" IRON BAR INTO BIT. HOWEVER, IRON FELL INTO HOLLOW SINK HOLE.

NOTE: ALL DEED CALLS WHERE CARDINAL DIRECTIONS EXCEPT WHERE SHOWN IN ( ).

THE ONLY IRONS OF RECORD WERE SET BY R. CONNELL.

SEVERAL AMBIGUITIES PLAGUE THIS AREA. I HAVE USED THE CURRENT BUILDING LOCATIONS TO ESTABLISH THE INTENT OF THE ASSESSOR'S PLAT. THERE ARE OBVIOUS QUESTIONS OF ACCESS FOR VOL. 1319, PG. 504. PERSPECTIVE RIGHTS MAY EXIST. AN ATTORNEY SHOULD BE CONTACTED FOR FURTHER INTERPRETATION.

**SURVEYOR'S DESCRIPTION**

Part of Lot 4, John Wheldon's Second Addition to the Village of Bangor; and part of Lot 9, Assessors Plat to the Village of Bangor located in part of the SE 1/4 of the NE 1/4 and the NE 1/4 of the SE 1/4, Section 5, T16N-R5W, Village of Bangor, LaCrosse County, Wisconsin described as follows: Beginning at the southwest corner of Lot 3 of said John Wheldon's Second Addition; thence, along the South line of said Lot 3 and the South line of the SE 1/4 of the NE 1/4, N 89°05'30" E 23.00 feet; thence S 02°15'55" E 33.22 feet to the northwest corner of Lot 10, Assessors Plat to the Village of Bangor, occupied by a building corner; thence S 87°23'41" W 49.11 feet; thence S 01°08'47" E 45.20 feet; thence S 88°52'53" W 147.46 feet; thence N 01°07'07" W 12.74 feet to the north right-of-way line of the Canadian Pacific Railroad; thence, along said right-of-way line, S 86°58'08" W 94.00 feet; thence N 00°18'56" E 206.00 feet; thence S 89°53'13" E 214.00 feet to the West line of that parcel described in Vol. 1319, Pg. 504; thence S 00°06'41" E 121.00 feet to the southwest corner thereof; thence N 89°53'19" E 50.00 feet to the southeast corner thereof; thence S 00°06'41" E 9.30 feet to the point of beginning.

Subject to any portion taken or used for railroad right-of-way.

Subject to any portion taken or used for right-of-way for Commercial Street.

Subject to any easements, covenants and restrictions of record.



- LEGEND**
- = Found 1" Iron Pipe (unless stated otherwise)
  - ⊙ = Building corner at Property corner
  - = Set 3/4" x 24" Iron Bar (1.50 lb./lin. ft.)
  - ( ) = Recorded dimensions
  - = Found MAG nail
  - = Set MAG nail
  - ⊕ = Found County marker
  - = Boundary of this survey
  - — — = Centerline
  - - - - - = Utility lines
  - x - x - = Fence line

**SURVEYOR'S CERTIFICATE**

I, Christopher W. Fechner, Registered Land Surveyor, hereby certify that the survey shown and represented above is accurate and true to the best of my knowledge and belief and that there are no encroachments other than those shown.

*Christopher W. Fechner*  
Christopher W. Fechner RLS 2448

**SURVEY FOR VILLAGE OF BANGOR**

PART OF THE ASSESSOR'S PLAT AND JOHN WHELDON'S 2ND ADDITION VILLAGE OF BANGOR, LACROSSE CO. WI COMMERCIAL STREET

DRAWN BY:	DATE:
CF	7/14/05
REVISED BY:	DATE:
SCALE:	1" = 40'
PROJECT NO.:	CREW:
S 5224	RC ZD CF

SHEET 1 OF 1

FORMER HUSSA BREWERY SITE  
VILLAGE OF BANGOR  
LACROSSE COUNTY, WI

COULEE REGION LAND SURVEYORS, INC.  
917 SO. 4TH STREET - P.O. BOX 1954  
LA CROSSE, WISCONSIN 54601  
PHONE (608) 784-1614 FAX (608) 784-1408