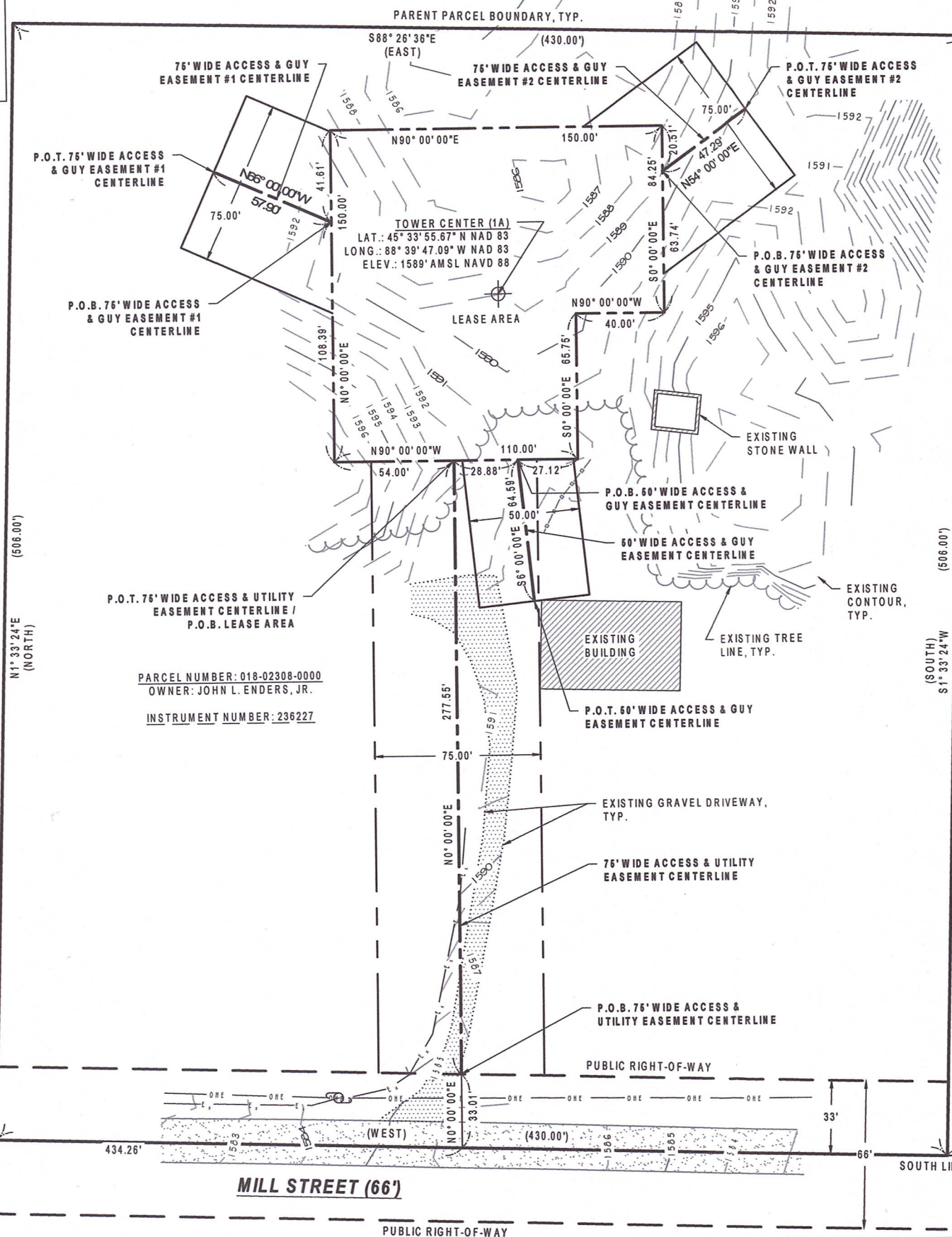


FOREST CO SURVEYOR
FILE # 341530-20250911
DATE 11/19/2025 BY JAG

LEGEND

P.O.B.
P.O.C.
P.O.T.
()
RECORDED DATA
PARENT PARCEL BOUNDARY
EXISTING RIGHT-OF-WAY
EXISTING WOOD FENCE
EXISTING TREELINE
EXISTING OVERHEAD ELEC.
EXISTING BURIED ELECTRIC
EXISTING UTILITY POLE
EXISTING ASPHALT
EXISTING GRAVEL
LEASE AREA
EASEMENT SIDELINE
EASEMENT CENTERLINE
SECTION LINE
QUARTER SECTION LINE



OVERALL SITE PLAN
SCALE: AS NOTED

SOUTH QUARTER CORNER
SECTION 30, T36N, R15E
FOUND, MAG NAIL (P.O.C.)

PARENT PARCEL DESCRIPTION PER TITLE REPORT BY KNIGHT BARRY TITLE SERVICES LLC

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 OF SE 1/4), SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE WEST HALF (W 1/2) OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 OF SE 1/4), SECTION THIRTY (30), THENCE RUNNING WEST ON THE SECTION LINE BETWEEN SECTIONS THIRTY (30) AND THIRTY-ONE (31), A DISTANCE OF FOUR HUNDRED THIRTY (430) FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 OF SE 1/4), OF SAID SECTION THIRTY (30), FIVE HUNDRED SIX (506) FEET; THENCE RUNNING EAST PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 OF SE 1/4), FOUR HUNDRED THIRTY (430) FEET AND TO A LINE DRAWN THROUGH THE CENTER OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW 1/4 OF SE 1/4); THENCE RUNNING SOUTH ON THE SAID CENTERLINE FIVE HUNDRED SIX (506) FEET, TO THE PLACE OF BEGINNING.

SURVEYOR'S NOTES

- 1) ALL EASEMENTS AND/OR LEASE AREAS SHOWN AND NOT LABELED AS EXISTING SHALL BE PENDING UNTIL RECORDED.
- 2) AN ATTEMPT WAS MADE TO LOCATE ALL PROPERTY CORNERS AND MONUMENTS. WHERE NO MONUMENTS WERE FOUND, THE PROPERTY LINE WAS DRAWN BASED ON RECORDED AND/OR FILED DOCUMENTS.
- 3) NOT TO BE USED AS CONSTRUCTION DRAWINGS.
- 4) LOCATION OF UTILITIES EXISTING ON OR SERVING THE SURVEYED PROPERTY WAS DETERMINED BY OBSERVED EVIDENCE, EVIDENCE FROM PLANS PROVIDED TO THE SURVEYOR OR MARKINGS PURSUANT TO A UTILITY LOCATE REQUESTED BY THE SURVEYOR. WISCONSIN DIGGER'S HOTLINE UTILITY LOCATE NUMBER 20251409973.
- 5) FIELDWORK WAS PERFORMED BY RAMAKER & ASSOCIATES AND REVIEWED BY TRENT D. NELSON, WISCONSIN SURVEYOR NUMBER 3132-8.
- 6) THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE A LEASE AREA AND ASSOCIATED EASEMENTS FOR TELECOMMUNICATIONS EQUIPMENT. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL. SETTING MISSING PROPERTY CORNER MONUMENTS IS OUTSIDE THE SCOPE OF THE WORK BEING PERFORMED.
- 7) PARENT PARCEL DESCRIPTION FROM RECORDED AND/OR FILED DOCUMENTS.
- 8) THIS MAP WAS PREPARED WITH THE AID OF A TITLE REPORT BY KNIGHT BARRY TITLE SERVICES LLC, FILE NUMBER: 2316155, COMMITMENT DATE: 01/28/2025.
- 9) BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SE 1/4 OF SECTION 30, T36N, R15E, MEASURED TO BEAR S88°26'36"E BY GPS GRID USING THE WISCONSIN COUNTY COORDINATE SYSTEM, FOREST COUNTY, U.S. FOOT.
- 10) VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988.
- 11) F.E.M.A. FLOOD PANEL MAP NUMBER 55041C0510C, ZONE X, OTHER AREAS (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).

SOUTHEAST CORNER
SECTION 30, T36N, R15E
FOUND, ALUMINUM
MONUMENT

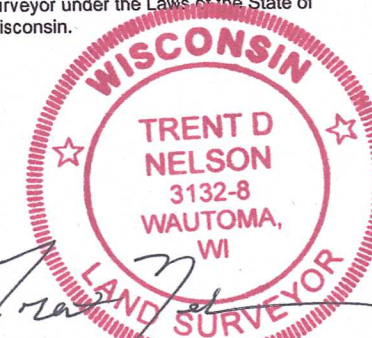

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(608) 643-4100 www.ramaker.com


417 PINE STREET
GREEN BAY, WI 54305-1060
PHONE: (920) 940-0147



Certification & Seal:

I hereby certify that this Survey Document was prepared and the related Survey Work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Wisconsin.



Trent D. Nelson, PLS
License Number: 3132-8

REV	DATE	DESCRIPTION
1	09/11/2025	ISSUE FINAL

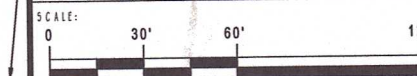
PROJECT TITLE:

LAONA DT

PROJECT ADDRESS:
4658 MILL STREET
LAONA, WI 54541
FOREST COUNTY

SHEET TITLE:

LEASE SURVEY



PROJECT NUMBER: 61892
SHEET NUMBER: 1 OF 2

LEASE AREA METES & BOUNDS DESCRIPTION

A PORTION OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) OF SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MAG NAIL LOCATING THE SOUTH QUARTER CORNER OF SAID SECTION 30; THENCE S88°26'36"E, 434.26 FEET ALONG THE SOUTH LINE OF THE SE1/4 OF SAID SECTION 30; THENCE N0°00'00"E, 33.01 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF MILL STREET; THENCE CONTINUING N0°00'00"E, 277.55 FEET TO THE POINT OF BEGINNING; THENCE N90°00'00"W, 54.00 FEET; THENCE N0°00'00"E, 150.00 FEET; THENCE N90°00'00"E, 150.00 FEET; THENCE S0°00'00"E, 84.25 FEET; THENCE N90°00'00"W, 40.00 FEET; THENCE S0°00'00"E, 65.75 FEET; THENCE N90°00'00"W, 56.00 FEET TO THE POINT OF BEGINNING. SAID LEASE AREA CONTAINS 19,870 SQUARE FEET (0.46 ACRES) AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED UNRECORDED.

75' WIDE ACCESS & UTILITY EASEMENT CENTERLINE DESCRIPTION

A PORTION OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) OF SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MAG NAIL LOCATING THE SOUTH QUARTER CORNER OF SAID SECTION 30; THENCE S88°26'36"E, 434.26 FEET ALONG THE SOUTH LINE OF THE SE1/4 OF SAID SECTION 30; THENCE N0°00'00"E, 33.01 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF MILL STREET AND THE POINT OF BEGINNING; THENCE CONTINUING N0°00'00"E, 277.55 FEET TO THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA AND THE POINT OF TERMINATION. SAID EASEMENT CENTERLINE CONTAINS 277.55 LINEAR FEET, MORE OR LESS, AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED UNRECORDED. SIDELINES OF SAID EASEMENT SHALL BE 37.50 FEET EITHER SIDE OF DESCRIBED CENTERLINE AND SHALL BEGIN AT THE NORTH RIGHT-OF-WAY OF MILL STREET.

75' WIDE ACCESS & GUY EASEMENT #1 CENTERLINE DESCRIPTION

A PORTION OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) OF SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MAG NAIL LOCATING THE SOUTH QUARTER CORNER OF SAID SECTION 30; THENCE S88°26'36"E, 434.26 FEET ALONG THE SOUTH LINE OF THE SE1/4 OF SAID SECTION 30; THENCE N0°00'00"E, 33.01 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF MILL STREET; THENCE CONTINUING N0°00'00"E, 277.55 FEET TO A POINT ON THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA; THENCE N90°00'00"W, 54.00 FEET TO THE SOUTHWEST CORNER OF THE AFOREMENTIONED LEASE AREA; THENCE N0°00'00"E, 108.39 FEET ALONG THE WEST LINE OF THE AFOREMENTIONED LEASE AREA TO THE POINT OF BEGINNING; THENCE N66°00'00"W, 57.90 FEET TO THE POINT OF TERMINATION. SAID EASEMENT CENTERLINE CONTAINS 57.90 LINEAR FEET, MORE OR LESS, AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED UNRECORDED. SIDELINES OF SAID EASEMENT SHALL BE 37.50 FEET EITHER SIDE OF DESCRIBED CENTERLINE AND SHALL BEGIN AT THE WEST LINE OF THE AFOREMENTIONED LEASE AREA.

75' WIDE ACCESS & GUY EASEMENT #2 CENTERLINE DESCRIPTION

A PORTION OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) OF SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MAG NAIL LOCATING THE SOUTH QUARTER CORNER OF SAID SECTION 30; THENCE S88°26'36"E, 434.26 FEET ALONG THE SOUTH LINE OF THE SE1/4 OF SAID SECTION 30; THENCE N0°00'00"E, 33.01 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF MILL STREET; THENCE CONTINUING N0°00'00"E, 277.55 FEET TO A POINT ON THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA; THENCE N90°00'00"W, 54.00 FEET TO THE SOUTHWEST CORNER OF THE AFOREMENTIONED LEASE AREA; THENCE N0°00'00"E, 150.00 FEET TO THE NORTHWEST CORNER OF THE AFOREMENTIONED LEASE AREA; THENCE N90°00'00"E, 150.00 FEET TO THE NORTHEAST CORNER OF THE AFOREMENTIONED LEASE AREA; THENCE S0°00'00"E, 20.51 FEET ALONG THE EAST LINE OF THE AFOREMENTIONED LEASE AREA TO THE POINT OF BEGINNING; THENCE N54°00'00"E, 47.29 FEET TO THE POINT OF TERMINATION. SAID EASEMENT CENTERLINE CONTAINS 47.29 LINEAR FEET, MORE OR LESS, AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED UNRECORDED. SIDELINES OF SAID EASEMENT SHALL BE 37.50 FEET EITHER SIDE OF DESCRIBED CENTERLINE AND SHALL BEGIN AT THE NORTH AND EAST LINES OF THE AFOREMENTIONED LEASE AREA.

50' WIDE ACCESS & GUY EASEMENT CENTERLINE DESCRIPTION

A PORTION OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4-SE1/4) OF SECTION THIRTY (30), TOWNSHIP THIRTY-SIX (36) NORTH, RANGE FIFTEEN (15) EAST, TOWN OF LAONA, FOREST COUNTY, WISCONSIN AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND MAG NAIL LOCATING THE SOUTH QUARTER CORNER OF SAID SECTION 30; THENCE S88°26'36"E, 434.26 FEET ALONG THE SOUTH LINE OF THE SE1/4 OF SAID SECTION 30; THENCE N0°00'00"E, 33.01 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF MILL STREET; THENCE CONTINUING N0°00'00"E, 277.55 FEET TO A POINT ON THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA; THENCE N90°00'00"E, 28.88 FEET ALONG THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA TO THE POINT OF BEGINNING; THENCE S6°00'00"E, 64.59 FEET TO THE POINT OF TERMINATION. SAID EASEMENT CENTERLINE CONTAINS 64.59 LINEAR FEET, MORE OR LESS, AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED UNRECORDED. SIDELINES OF SAID EASEMENT SHALL BE 25.00 FEET EITHER SIDE OF DESCRIBED CENTERLINE AND SHALL BEGIN AT THE SOUTH LINE OF THE AFOREMENTIONED LEASE AREA.

TITLE REPORT REVIEW

PREPARED BY: KNIGHT BARRY TITLE SERVICES LLC
FILE NUMBER: 2316155
COMMITMENT DATE: 01/28/2025

SCHEDULE B, PART 2 EXCEPTIONS:

1. - 8. (GENERAL EXCEPTIONS.)

9. - 10. (NON-SURVEY EXCEPTION.)

11. PUBLIC OR PRIVATE RIGHTS, IF ANY, IN SUCH PORTION OF THE LAND AS MAY BE PRESENTLY USED, LAID OUT, OR DEDICATED IN ANY MANNER WHATSOEVER, FOR STREET, HIGHWAY AND/OR ALLEY PURPOSES. (MILL STREET PUBLIC RIGHT-OF-WAY SHOWN ON SURVEY.)

12. RESERVATION OF EASEMENT FOR INGRESS AND EGRESS AS CONTAINED IN WARRANTY DEED, DATED FEBRUARY 4, 1969 AND RECORDED FEBRUARY 10, 1969 IN VOLUME 103, PAGE 396 AS DOCUMENT NO. 95923. (AFFECTS PARENT PARCEL. EASEMENT BLANKET IN NATURE.)

13. RESERVATION OF EASEMENT FOR INGRESS AND EGRESS AS CONTAINED IN WARRANTY DEED, DATED FEBRUARY 4, 1969 AND RECORDED APRIL 17, 1969 IN VOLUME 103, PAGE 667 AS DOCUMENT NO. 96159. (AFFECTS PARENT PARCEL. EASEMENT BLANKET IN NATURE.)

14. EASEMENT FOR INGRESS AND EGRESS AS CONTAINED IN WARRANTY DEED, DATED NOVEMBER 11, 1969 AND RECORDED NOVEMBER 25, 1969 IN VOLUME 105, PAGE 415 AS DOCUMENT NO. 97416. (AFFECTS PARENT PARCEL. EASEMENT BLANKET IN NATURE.)

15. - 17. (NON-SURVEY EXCEPTION.)



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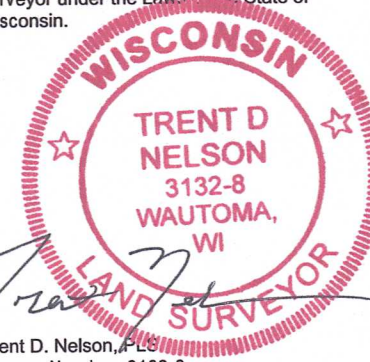
417 PINE STREET
GREEN BAY, WI 54305-1060
PHONE: (920) 940-0147



NORTH

Certification & Seal:

I hereby certify that this Survey Document was prepared and the related Survey Work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Wisconsin.



Trent D. Nelson, PLS
License Number: 3132-8

REV	DATE	DESCRIPTION
ISSUE	DATE	09/11/2025
PHASE	FINAL	ISSUED
PROJECT TITLE:		
LAONA DT		
PROJECT ADDRESS:		
4658 MILL STREET LAONA, WI 54541 FOREST COUNTY		
SHEET TITLE:		
LEASE SURVEY		
SCALE:		
NONE		
PROJECT NUMBER	61892	
SHEET NUMBER	2 OF 2	