

# PLAT OF SURVEY

PART OF THE SE1/4 OF THE FRACTIONAL NW1/4 OF SECTION 19, TOWNSHIP 32 NORTH, RANGE 14 EAST, TOWN OF WOLF RIVER, LANGLADE COUNTY, WI

**NORTHCENTRAL LAND SURVEYING, LLC**  
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 DRAFTED & DRAWN BY: JASON J. PFLIEGER  
 OWNER OF PROPERTY: LOIS FARSON TRUST  
 SURVEY PREPARED FOR: LOIS FARSON  
 DATE OF FIELDWORK: 11/5/2024  
 FILE NUMBER: 2024137 FARSON



NW CORNER SECTION 19-32N-14E EXISTING 2" IRON PIPE WITH BRASS CAP

NW CORNER SECTION 19-32N-14E EXISTING 2" IRON PIPE WITH BRASS CAP

N1/4 CORNER SECTION 19-32N-14E EXISTING SMP SPIKE

W1/4 CORNER SECTION 19-32N-14E SET LANGLADE CO. MON.

C1/4 CORNER SECTION 19-32N-14E EXISTING 2" IRON PIPE WITH BRASS CAP

N1/4 CORNER SECTION 19-32N-14E EXISTING SMP SPIKE



**LEGEND**

- ⊙ = SECTION CORNER AS NOTED
- = 3/4" X 18" REBAR 1.50lbs/ft SET

**BEARING REFERENCE**

BEARINGS REFERENCED TO THE NORTH LINE OF THE NW1/4 BEARING S 88°45'52" W PER WCCS (LANGLADE COUNTY) NAD83 (2011)



SCALE 1" = 80'

**DESCRIPTION**

PART OF THE SOUTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 32 NORTH, RANGE 14 EAST, TOWN OF WOLF RIVER, LANGLADE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 19; THENCE S 88°45'52" W ALONG THE NORTH LINE OF THE FRACTIONAL NORTHWEST QUARTER, 1305.20 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER; THENCE S 0°03'32" W ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER, 1307.63 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER AND TO THE POINT OF BEGINNING; THENCE N 89°37'03" E ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER, 290.94 FEET TO THE WEST LINE OF THE FORMER RAILROAD; THENCE S 4°45'36" W ALONG THE WEST LINE OF THE FORMER RAILROAD, 386.50 FEET TO A POINT BEING 23 FEET MORE OR LESS FROM THE ORDINARY HIGH WATER MARK OF NINE MILE CREEK AND TO THE BEGINNING OF A MEANDER LINE; THENCE S 74°19'28" W ALONG THE MEANDER LINE, 269.35 FEET TO A POINT BEING 96 FEET MORE OR LESS FROM THE ORDINARY HIGH WATER MARK OF NINE MILE CREEK AND TO THE END OF THE MEANDER LINE; THENCE THENCE N 0°03'32" E ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE FRACTIONAL NORTHWEST QUARTER, 465.00 FEET TO THE POINT OF BEGINNING. INCLUDING ALL LANDS LYING BETWEEN THE MEANDER LINE AND THE ORDINARY HIGH WATER MARK OF NINE MILE CREEK. SUBJECT TO ALL EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS OF WAY OF RECORD AND USE.

**SURVEYORS CERTIFICATE**

I, JASON J. PFLIEGER, PROFESSIONAL LAND SURVEYOR S-3148-8, DO HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT AT THE DIRECTION OF LOIS FARSON, OWNER OF SAID LANDS, I HAVE SURVEYED AND MAPPED THE LANDS DESCRIBED HEREON. I FURTHER CERTIFY THAT SAID SURVEY AND MAP THEREOF ARE A CORRECT AND ACCURATE REPRESENTATION OF THE EXTERIOR BOUNDARIES OF SAID LAND AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF WISCONSIN ADMINISTRATIVE CODE A-E7 IN SURVEYING AND MAPPING SAID LANDS.

*J. Pflieger*  
 JASON J. PFLIEGER P.L.S. 3148-8

DATED THIS 5TH DAY OF NOVEMBER, 2024

NORTH LINE FRACTIONAL NW1/5 1305.20' S 88°45'52" W

WEST LINE NE1/4 FRAC. NW1/4 S 0°03'32" W 1307.63'

N 89°37'03" E 290.94'

WEST LINE SE1/4 FRAC. NW1/4 456.00'

WEST LINE SE1/4 FRAC. NW1/4 N 0°03'32" E 465.00'

S 4°45'36" W

FORMER SOO LINE RAILROAD

386.50'

±2.95.000 ACRES  
 ±128,608 SQ.FT.

MEANDER LINE S 74°19'28" W

ANY LANDS BELOW THE ORDINARY HIGH WATER MARK OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION.

RECORD # 20624  
 LANGLADE COUNTY SURVEYORS OFFICE  
 DATE FILED: 11/21/24 BY: DJ