

# PLAT OF SURVEY

PROPOSED RIGHT-OF WAY DEDICATION TO THE CITY OF LA CROSSE

**PARAGON ASSOCIATES**  
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LARSON STREET

NORTHWEST CORNER OF  
 Sec. 21, T16N, R7W

S88°24'42"E 2649.80'

NORTH LINE OF THE NW 1/4

NORTH 1/4 CORNER OF  
 Sec. 21, T16N, R7W

CURB & GUTTER SHOWN AS PRIOR  
 TO JUNE 2020 RECONSTRUCTION

PALACE STREET

N89°37'42"W  
 21.20'

S81°08'21"W 624.62'

P.O.B.

PARCEL B  
 231 S.F. / 0.005 AC.

S44°15'19"E  
 30.63'




N0°28'27"W  
 21.80'

KWIK TRIP WAY

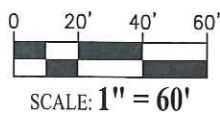
LOT 1  
 CSM V. 12, PG. 187

ADDITION UNDER CONSTRUCTION

**LEGEND**

-  SECTION CORNER, AS NOTED
-  FOUND 3/4" IRON BAR, UNLESS NOTED
-  SET 3/4" X 18" IRON BAR (1.5 LBS/LIN FT)

**BASIS OF BEARINGS**  
 NORTH LINE OF NW 1/4, Sec. 21, T16N, R7R.  
 ASSUMED TO BEAR AS SHOWN.  
 (LA CROSSE COUNTY COORDINATE SYSTEM, MAD 1983(2011))



WISCONSIN  
 JACOB K. STEPHENSON  
 S-3076  
 BLAIR  
 WIS  
 7-10-2020

**SURVEYORS CERTIFICATE**

I, JACOB K. STEPHENSON, PROFESSIONAL LAND SURVEYOR #3076, HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE DESCRIBED PARCEL AT THE DIRECTION OF TODD NEDEGAARD, REPRESENTATIVE FOR KWIK TRIP, AND THE ATTACHED SURVEY MAP IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE.

**LEGAL DESCRIPTION FOR PARCEL B**

**PROPOSED RIGHT-OF WAY DEDICATION TO THE CITY OF LA CROSSE**

A PARCEL OF LAND LOCATED IN THE NW 1/4 OF THE NW 1/4 OF SECTION 21, TOWNSHIP 16 NORTH, RANGE 7 WEST, CITY OF LA CROSSE, LA CROSSE COUNTY, WISCONSIN, BEING PART OF CERTIFIED SURVEY MAP VOLUME 12, PAGE 187, RECORDED AS DOCUMENT NO. 1450872; DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 21

THENCE S88°24'42"E, 2649.80 FEET TO THE NORTH 1/4 CORNER OF SAID SECTION 21;

THENCE S81°08'21"W, 624.62 FEET TO THE NORTHEAST CORNER OF CERTIFIED SURVEY MAP VOLUME 12, PAGE 187, RECORDED AS DOCUMENT NO. 1450872, SAID POINT ALSO BEING THE INTERSECTION OF THE EXISTING SOUTH RIGHT-OF-WAY OF PALACE STREET AND THE WEST RIGHT-OF-WAY OF KWIK TRIP WAY, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE N89°37'42"W, ALONG THE NORTH LINE OF SAID CSM AND THE EXISTING SOUTH RIGHT-OF-WAY OF PALACE STREET, 21.20 FEET;

THENCE S44°15'19"E 30.63 FEET TO THE WEST RIGHT-OF-WAY OF KWIK TRIP WAY;

THENCE N0°28'27"E ALONG SAID WEST RIGHT-OF-WAY, 21.80 FEET TO THE POINT OF BEGINNING

SAID PARCEL CONTAINS 231 SQ.FT. (0.005 ACRES) MORE OR LESS.