

PRELIMINARY PLAT

WATERVIEW SUBDIVISION

PART OF THE NE 1/4 - NW 1/4, SE 1/4 - NW 1/4 AND
NE 1/4 - SW 1/4, SECTION 27, T15N-R7W, CITY OF LA CROSSE,
LA CROSSE COUNTY, WISCONSIN

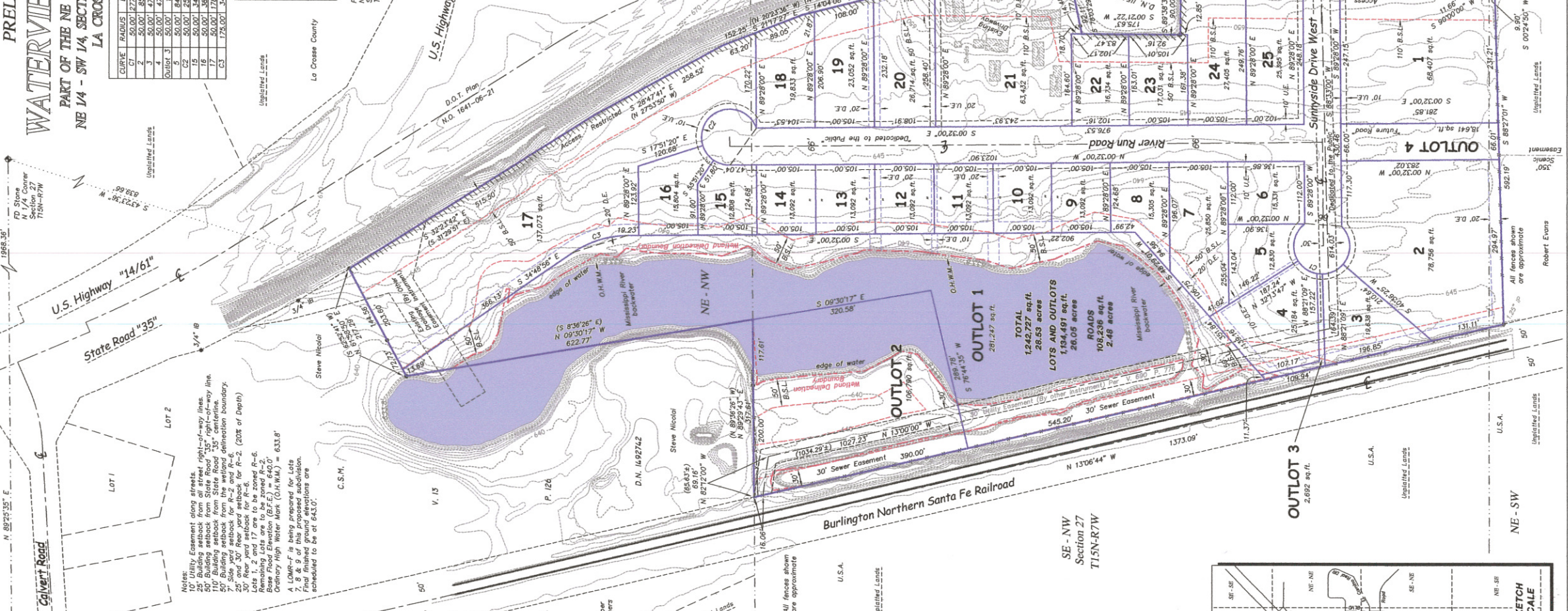
CURVE	RADIUS	DELTA	CHORD	BEARING	CHORD BEARING
1	50.00'	18.5150°	16.7441'	S 70°48'13" E	S 77°24'12" E
2	50.00'	42.5408°	34.2444'	N 49°13'50" E	S 47°53'13" E
3	50.00'	47°44'44"	41.6787'	N 33°49'47" E	N 40°42'11" E
4	50.00'	47°52'52"	41.7879'	N 25°31'13" E	N 40°52'50" E
Circle 1	50.00'	11°32'12"	10.0707'	N 04°07'15" E	N 10°05'50" E
Circle 2	50.00'	24°12'03"	21.9311'	N 52°13'55" W	N 67°49'01" W
15	50.00'	34°14'08"	30.3117'	N 18°50'04" W	N 26°46'51" W
16	50.00'	38°00'56"	33.1171'	S 33°12'26" W	N 39°57'56" W
17	50.00'	179°32'29"	155.8519'	N 18°59'41" W	N 89°59'41" W
C3	175.000'	347°48'58"	104.7111'	N 17°40'38" W	N 103°15'03" W

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.



Department of Administration
Certified _____, 20____
La Crosse County

- ### LEGEND
- Found 1" Iron Pipe (unless stated otherwise)
 - Found 3/4" x 20" Iron Bar (1.50 lb./ft. ft.)
 - Found M&S nails
 - Found M&S nails
 - Boundary of this survey
 - Wisconsin Land Surveyor's Boundary
 - Building Sublot Line
 - 30' Sewer Easement
 - Utility line
 - 30' Utility Easement
 - B.S.L. - Building Sublot Line
 - B.S.L. - Building Sublot Line
 - No vehicle access



Notes:
10' Utility Easement along streets.
50' Building setback from State Road 35.
50' Building setback from State Road 35 centerline.
50' Building setback from the railroad right-of-way boundary.
25' and 30' Rear yard setback for R-2, (20% of Depth).
30' Rear yard setback for R-6.
30' Rear yard setback for R-6.
Remaining Lots are to be zoned R-2.
Base Flood Elevation (B.F.E.) = 640'.
A LDMWF is being prepared for Lots 1-25 and Outlots 1-4.
Final finished ground elevations are scheduled to be at 643.0'.



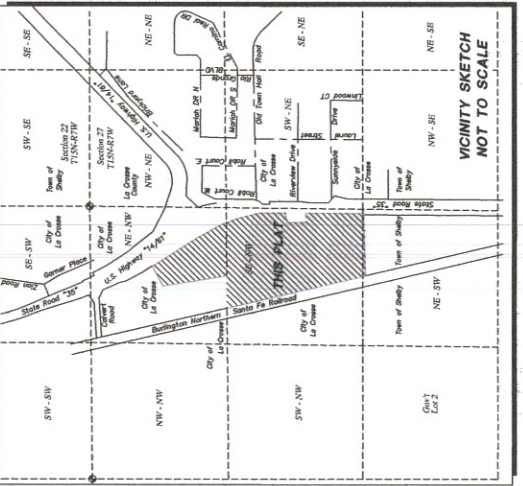
Legal Description

Part of the NE 1/4 of the NW 1/4, SE 1/4 of the NW 1/4, Section 27, T15N-R7W, City of La Crosse, La Crosse County, Wisconsin described as follows:
Commencing at the North 1/4 corner of Section 27, thence S 43°23'35" W 636.68 feet to the eastern most corner of Lot 2, Certified Survey Map, Volume 13, Page 126, Document Number 1492742, the West right-of-way line of State Road 35; and the point of beginning of this description:
thence, along said West right-of-way line, S 32°23'42" E 515.50 feet; along said West right-of-way line,
thence, continuing along said West right-of-way line,
thence S 28°47'41" E 258.52 feet;
thence S 14°04'08" E 241.89 feet;
thence, continuing along said West right-of-way line,
thence, along said West right-of-way line, S 32°23'42" E 515.50 feet; along said West right-of-way line,
thence, continuing along said West right-of-way line,
thence, continuing along said West right-of-way line,
thence S 89°56'26" E 99.00 feet to the southeast corner of said parcel and said West right-of-way line, thence S 89°56'26" E 99.00 feet, more or less, to the South line of the SE 1/4 of the NW 1/4;
thence, continuing along said West right-of-way line, also along said South line, S 89°56'26" E 11.66 feet, to the intersection of said West right-of-way line and the East line of the Burlington Northern Santa Fe Railroad;
thence, along said East right-of-way line, N 13°06'44" W 377.61 feet;
thence, continuing along said South line, N 09°30'17" W 217.29 feet to the point of beginning of this description.
Subject to any easements, covenants and restrictions of record.

That such plat is a correct representation of all of the exterior boundaries of the land surveyed and the subdivision thereof made, and that the same is in accordance with the laws of the State of Wisconsin and the subdivision regulations of the City of La Crosse and La Crosse County in surveying and mapping the same.

Clintan W. Fishler
Professional Land Surveyor #52448
Chute Regional Land Surveyors, LLC
917 South 4th Street
P.O. Box 108
La Crosse, WI 54601
(608) 784-1614

NE-NW, SE-NW
SECTION 27, T15N-R7W
CITY OF LA CROSSE,
LA CROSSE COUNTY, WI



VICINITY SKETCH
NOT TO SCALE