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LEE A. MARSHALL, BROKER
180 W. SEMINARY ST.
RICHLAND CENTER, WI 53581
608-647-6371 FAX 608-647-6372

V473 Acres: 6.59 Price: \$ 17,900.00

LOCATION: Highway 14 West of Richland Center for 6 miles then
North on County Highway Z for 1.5 miles – property on the left

POSSESSION: At Closing

TAXES: 2017 - \$ 336.54

AFFORDABLE 6.59 ACRE RURAL PARCEL

Mostly wooded parcel 7 miles Northwest of Richland Center. Nice parcel for building (zoned Ag-Forestry) a cabin, etc. but no soil test has been completed.

Spring on the property. Driveway (joint) in place. Nearby trout fishing.

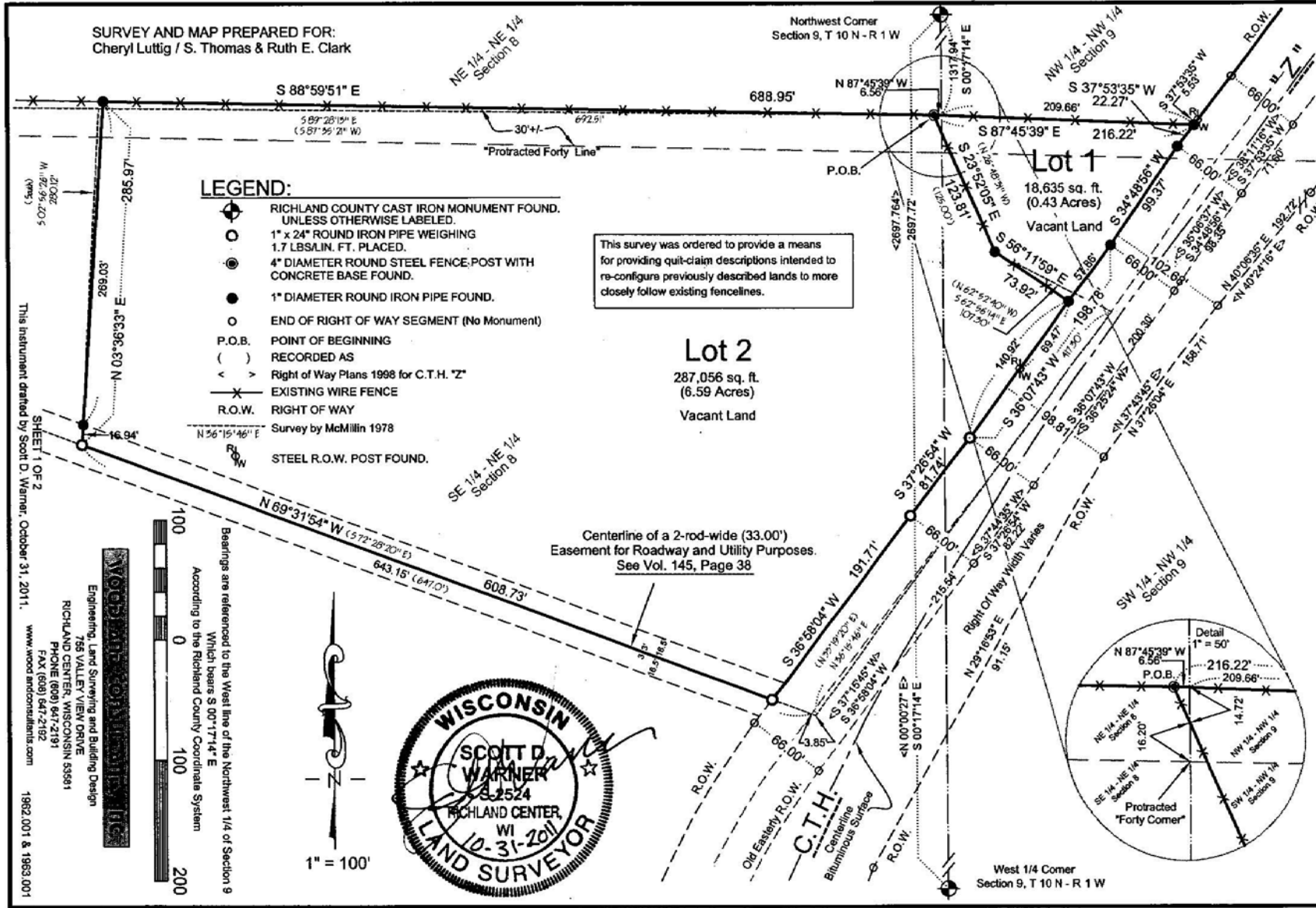
Enjoy scenic Southwest Wisconsin at an affordable price.



THE ABOVE INFORMATION IS CONSIDERED RELIABLE
BUT NOT GUARANTEED BY MARSHALL AGENCY REALTORS

CERTIFIED SURVEY MAP NUMBER 913

Part of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) and part of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section 9, and also part of the Northeast Quarter (NE1/4) of the Northwest Quarter (NE1/4) and part of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of Section 8, Town 10 North, Range 1 West, Town of Dayton, Richland County, Wisconsin.

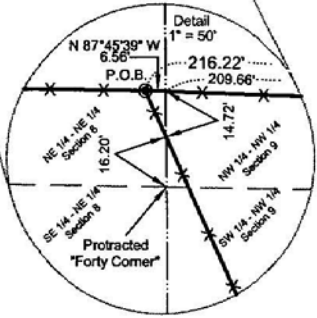


- LEGEND:**
- ⊕ RICHLAND COUNTY CAST IRON MONUMENT FOUND, UNLESS OTHERWISE LABELED.
 - 1" x 24" ROUND IRON PIPE WEIGHING 1.7 LBS/LIN. FT. PLACED.
 - 4" DIAMETER ROUND STEEL FENCE POST WITH CONCRETE BASE FOUND.
 - 1" DIAMETER ROUND IRON PIPE FOUND.
 - END OF RIGHT OF WAY SEGMENT (No Monument)
 - P.O.B. POINT OF BEGINNING
 - () RECORDED AS
 - < > Right of Way Plans 1998 for C.T.H. "Z"
 - ✕ EXISTING WIRE FENCE
 - R.O.W. RIGHT OF WAY
 - Survey by McMillin 1978
 - STEEL R.O.W. POST FOUND.

This survey was ordered to provide a means for providing quit-claim descriptions intended to re-configure previously described lands to more closely follow existing fence-lines.

Lot 2
287,056 sq. ft.
(6.59 Acres)
Vacant Land

Centerline of a 2-rod-wide (33.00')
Easement for Roadway and Utility Purposes.
See Vol. 145, Page 38



Bearings are referenced to the West line of the Northwest 1/4 of Section 9
Which bears S 00°17'14" E
According to the Richland County Coordinate System

100
0
100
200

SHEET 1 OF 2
This instrument drafted by Scott D. Warner, October 31, 2011.
www.woodandconsultants.com 1982.001 & 1983.001

Engineering, Land Surveying and Building Design
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SURVEY AND MAP PREPARED FOR:
Cheryl Luttig / S. Thomas & Ruth E. Clark