Plat of Survey

of

Tax Parcel XAS 00097,

located in the Southwest 1/4 of the Southwest 1/4 of Section 17, Town 2 North, Range 16 East, City of Delavan, Walworth County, Wisconsin.

Legal Description

A parcel of land described in a Warranty Deed recorded December 22, 2010 as Document No. 805695 as shown below:

Lot 3, Block 10, Allynhurst Subdivision in the City of Delavan, Walworth County, Wisconsin, according to the recorded plat thereof in Volume 12 of Plats on pages 89 and 90.

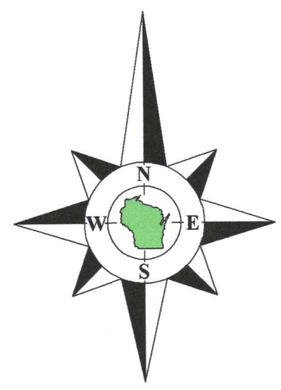
ALSO a part of Lot 1, Block 10, Allynhurst Subdivision, City of Delavan, Walworth County, Wisconsin, described as follows: Beginning at the Northwest corner of said Lot 1; thence North 89° 08' East 24.58 feet to the Northwest corner of Lot 3 in said Block 10; thence South 0° 34' East along the West line of said Lot 3, 181.70 feet; thence South 48° 02' East, along the Southwesterly line of said Lot 3, 26.87 feet; thence South 89° 08' West 44.38 feet to the West line of the aforementioned Lot 1; thence North 0° 34' West 200.00 feet to the place of beginning.

SUBJECT TO a non-exclusive perpetual easement for ingress and egress over the following described parcel: a part of Lot 1, Block 10, Allynhurst Subdivision, City of Delavan, Walworth County, Wisconsin, described as follows: Beginning at the Northwest corner of said Lot 1; thence North 89° 08' East 24.58 feet to the Northwest corner of said Lot 3 in said Block 10; thence South 0° 34' East along the West line of said Lot 3, 181.70 feet; thence South 48° 02' East along the Southwesterly line of said Lot 3, 26.87 feet; thence South 89° 08' West 44.38 feet to the West line of the aforementioned Lot 1; thence North 0° 34' West 200.00 feet to the place of beginning.

Surveyed for:

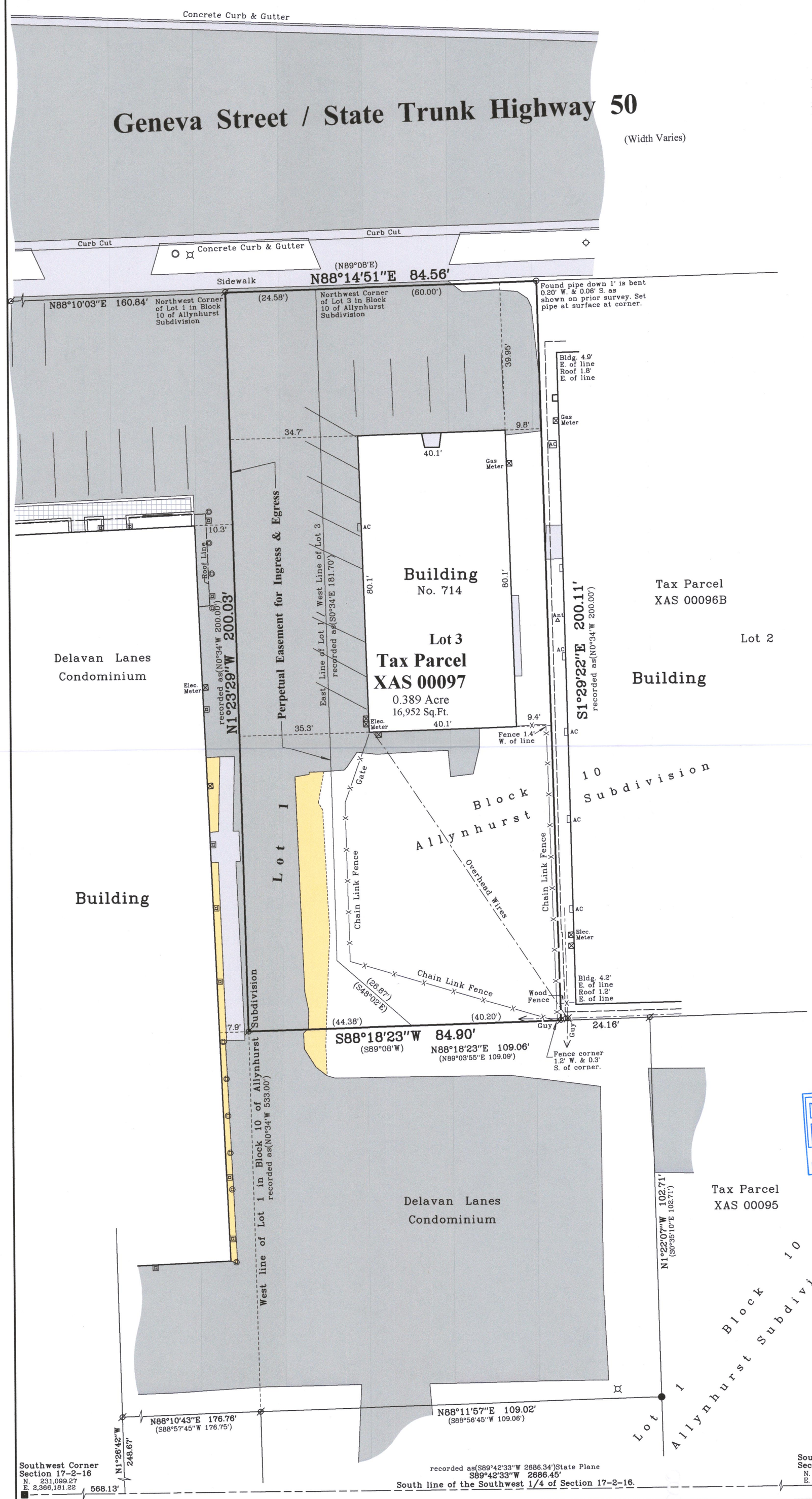
John Benedict Property Management, L.L.C.

P.O. Box 1104
Woodstock, Illinois. 60098



Bearings referenced to the East line of the Southwest 1/4 of Section 17-2-16, recorded as N0°52'00"W in the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).

Coordinates are referenced to the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).



WISCONSIN
DOUGLAS OLSON S-2093 ELKHORN, WI
LAND SURVEYOR

Not Certified Unless Stamped in Red.

RECEIVED
OCT 13 2021
By

Notes:

1) This Plat of Survey is not certified unless signed and sealed in red ink.
2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.
3) The Survey Date shown on this Plat of Survey is the completion date of the field work.

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All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property in compliance with Chapter A-E 7 of the Wisconsin Administrative Code and that the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Professional Land Surveyor - 2093

2021.105

Sheet 1 of 1 Sheets

Drawing Name:

Job Reference Number
2021.105

Legend of Symbols & Abbreviations

- Found County Section Corner
- Found Iron Pipe / Found Iron Rod
- Set Iron Pipe, 1" dia.
- ( ) Recorded Information
- Utility Pole / Light on Building
- Utility Pedestal / Water Valve
- Light Pole / Manhole / Bollard
- Asphalt Surface / Gravel Surface
- Concrete Surface / Brick Pavers

N North, S South, E East, W West, In Bearings, ° Degrees, ' Minutes, " Seconds, In Distances, ' Feet, " Inches

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Email: doug@olsonsurveying.com
Website: www.olsonsurveying.com

Scale in Feet
1" = 20'

0' 10' 20' 40' 60'

Survey Date: September 13, 2021.
Revisions:

XAS-97

002-2744