

# PLAT OF SURVEY

Survey No. 16-5181

December 2, 2016

LOCATION: 509 Broad Street, City of Elkhorn, Wisconsin

PREPARED FOR: Keefe Real Estate, Inc.

RECORDED LEGAL DESCRIPTION (taken from Warranty Deed, Doc. No. 837035):

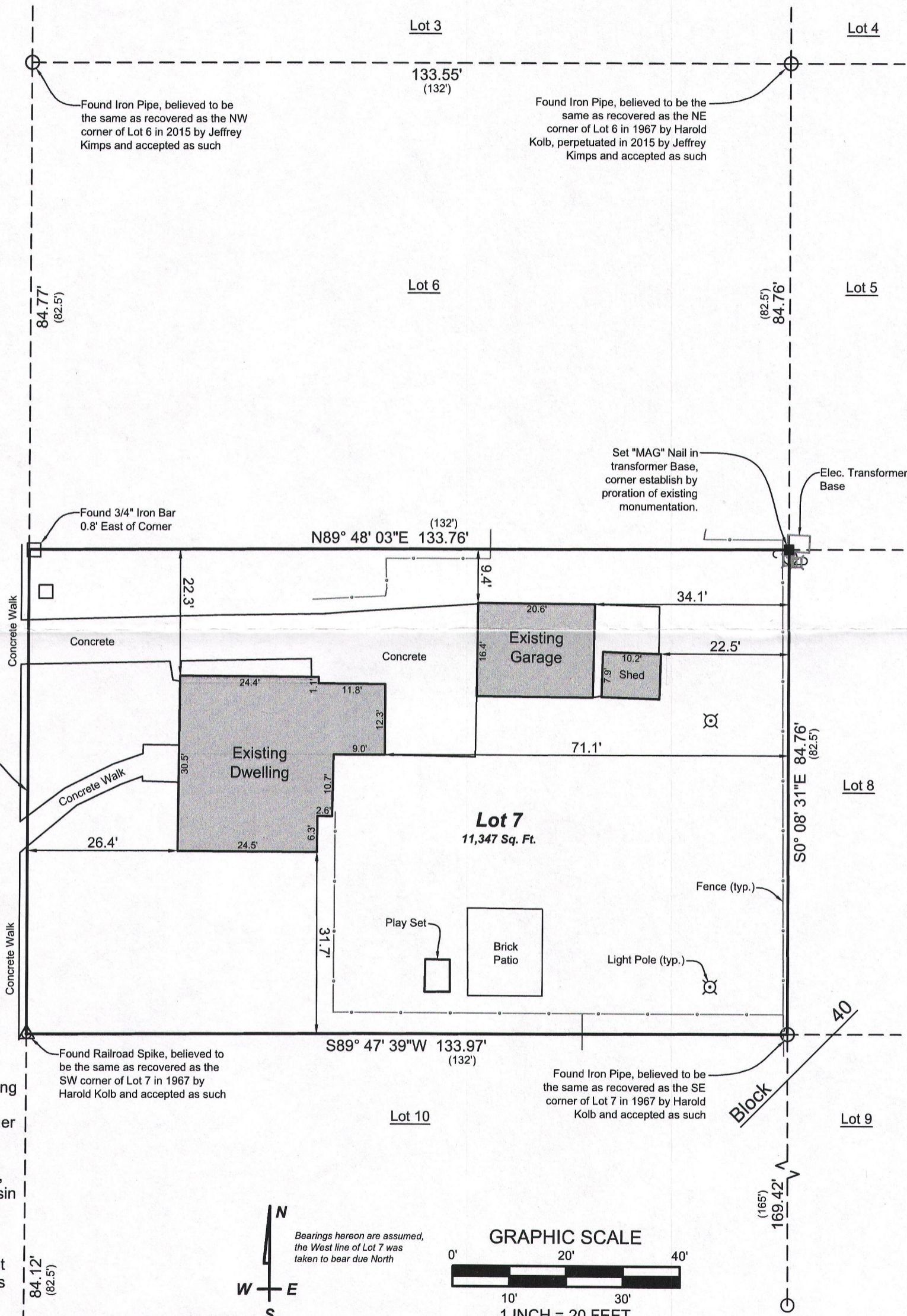
Lot 7 in Block 40 of Davis Addition to the City of Elkhorn, Walworth County, State of Wisconsin.

SUGGESTED LEGAL DESCRIPTION (Due to apparent typos in the Record Description):

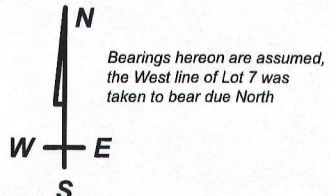
Lot 7 in Block 40 of Davis' Addition to the Village of Elkhorn, according to the recorded plat thereof and located in the East 1/2 of the NE 1/4 of Section 36, Town 3 North, Range 16 East, City of Elkhorn, Walworth County, State of Wisconsin.

### LEGEND

- 1" Iron Pipe - Found
- 3/4" Iron Bar - Found
- Set Mag Nail in Transformer Base
- ⊕ Power Pole
- ⊕ Telephone Pedestal
- (xxx) "Recorded As" data



**Note:**  
 The boundary of the lands surveyed hereon is based on existing monumentation, as previously accepted and perpetuated by other Plats of Survey within Block 40. The Recorded Plat of Davis' Addition to the Village of Elkhorn, depicts the (now former) Wisconsin Central Railroad Right-of-Way running across the SW corner of Lot 7, the 1967 Plat of Survey prepared by Harold Kolb does not show this right of way and depicts Lot 7 as shown hereon.



I have surveyed the above-described property and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all structures thereon, fences, apparent easements and roadways, and visible encroachments, if any.

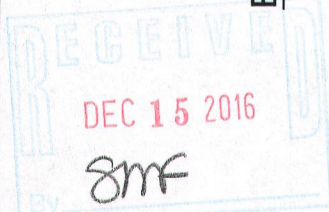
No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat Of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage, or insure the title thereto within one (1) year from date hereof; and as to them I warrant the accuracy of said survey map.

*[Signature]*  
 KENNETH B. MEHRING, PROFESSIONAL LAND SURVEYOR, S-2838

**LYNCH & ASSOCIATES**  
 ENGINEERING CONSULTANTS, LLC  
 5482 S. WESTRIDGE DRIVE  
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DRAWING BY: KBM  
 FIELD WORK BY: LMG



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