FARRIS, HANSEN & ASSOCIATES, INC.
Engineering, Surveying and Land Planning
715 W. Walworth St. P. O. Box 487
ELKHORN, WISCONSIN 53121
Office: (414) 723-2098

PARCEL A:
Commencing at a point where the E'ly line of East Street intersects the S'ly line of the Chicago, Milwaukee, St. Paul and Pacific Railway Company's right of way through the City of Elkhorn and which point is more particularly described as the NW corner of the real estate acquired by H.M. Thompson, et al, from Philomena Dunphy, et al, by deed dated June 23, 1945 and recorded June 30, 1945 in Vol. 333 of Deeds, on page 369, thence S from said point in the E'ly line of East Street 316.45 feet to a point thence E at right angles to the E'ly line of East Street 489 feet to a point thence N parallel to the E line of East Street 129.18 feet to the S'ly line of the right of way of the Chicago, Milwaukee, St. Paul and Pacific Railway Company; thence NW'ly 523.53 feet in the S'ly line of the right of way of said railway company to the place of beginning, being the identical property acquired by the Elkhorn Lumber Company by deed recorded in Vol. 339 of Deeds, page 507, as surveyed by Lloyd Jensen, County Surveyor, and being in Section 6, Town 2 North, Range 17 East.

PARCEL B:
Lots 5, 6, 7, 8, Block 49 and Lots 1, 2, 3, 4 and 5, Block 51 of Rockwell's Second Addition in the City of Elkhorn, excepting from the above-named Lot 5 Block 51 of Rockwell's Second Addition a strip of land 33 feet wide across the North side thereof in accordance with a certain deed executed by Israel Smith and wife, to the Western Union Railroad Company, said deed being recorded in Volume 48 of Deeds, page 191 in the office of the Register of Deeds for Walworth County, and also excepting and reserving from the above-named Lots 1, 2, 3, 4 and 5 of Block No. 51 Rockwell's Second Addition portions of said lots as described in a certain deed executed by Daniel T. Barker and wife to the Western Union Railroad Company, said deed being recorded in Vol. 61 on page 144 of Deeds in the office of the Register of Deeds for Walworth County, Wisconsin.

I hereby certify that I have surveyed the above described property and that this map consisting of a set of 4 sheets is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of visible structures and fences near said boundaries, apparent easements, roadways and visible encroachments, if any.
This survey is made for the use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one (1) year from the date hereof.

DATED THIS 19TH DAY OF JANUARY, 1988

ROBERT A. FARRIS
S-1293
ELKHORN, WIS.
WISCONSIN
LAND SURVEYOR

O = IRON STAKE FOUND
+ = CHIS X IN CONC. FOUND

SCALE IN FEET
1"=50'

SURVEY OF LUMBER CO. LANDS
CITY OF ELKHORN, WALWORTH CO.
WISCONSIN

DATE	DRAWN BY	REVISIONS	BY	DATE	PROJECT NO.
01/19/88	DL/RF				2949
SCALE	CHECKED BY				LAST REVISION
1"=50'					
	APPROVED BY				SHEET NO.
					1 OF 4

RECEIVED
MAR 30 1989

YRW2-21C, 21, 21A
YUSE-15, 15A

WISCONSIN STREET

SOUTH WASHINGTON ST.

(EAST ST ST) LINCOLN

BLOCK 50

3 4 6 5 7 8

49 2ND. ADD.

BLOCK ROCKWELL'S

83.02'
83.02'

N 89°53'30"E 266.48'

16.0'
2.1'
BUILDING
150'
6.1'
BUILDING
SIDE WALK
UTIL. POLE

INTERIOR LAND & BUILDING CONFIGURATION NOT MAPPED

N 0°16'W 166.04'
SIDE WALK
BUILDING
16.3'
18.06'
6.5'

165.79'
N 0°10'20"W
UTIL. POLE

ENTRY

BUILDING
6.1'
8.8'
6.5'
PORCH
S. 89° 50' 25" W 266.37'
SCALE
CONC. PARKING AREA

66.33'
S 89° 50' 20" W
5.25'
PORCH ENCROACHES .3 INTO STREET ROW
UTIL. POLE

S 0°10'20"E 660.99'
(332')
S 0°10'20"E TOTAL BLOCK 331.73'

TRACK 1
RAILROAD
N 0°39'20" W

EAST CENTRALIA ST

UTIL. POLE
UTIL. POLE
UTIL. POLE

S 89° 50' 20" W 504.95

332.70'
172.25'

SOUTH

8 7 6 5 4 3 2 1

SEE SHEET 3

BLOCK 51

N

WEST LINE OF BLOCK 50 WAS ASSUMED THE BEARING N 0°10'20"W AS THE BASIS FOR THE BEARINGS SHOWN ON THIS PLAT

(XXX) = RECORD DIMENSION FROM FORMER CITY ENGINEER TYLER'S SURVEY OF THIS PART OF CITY (1930's)

○ = IRON STAKE
⊕ = CROSS CUT IN CONC.

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WISCONSIN
ROBERT A. FARRIS
S-1092
ELKHORN, WIS.
LAND SURVEYOR

SURVEY OF LUMBER CO. LANDS CITY OF ELKHORN, WALWORTH CO. WISCONSIN

DATE 01/19/88	DRAWN BY RF	REVISIONS	BY	DATE	PROJECT NO. 2949
SCALE 1"=20'	CHECKED BY				LAST REVISION
	APPROVED BY				SHEET NO. 2 OF 4

TELEDYNE POST 162417

7 8

SEE SHEET 2

EAST CENTRAILIA ST

ROAD TRACK

RAIL

N 0°22'30" E

UTIL POLE

UTIL POLE

ROAD FROM 1.2' N WEST SIDE OF UTIL POLE

66.59 (66.58)

N 69°53'E 71.09'

BUILDING ENCROACHES ON STREET

66.34'

57.42' (57.41) N 89°50'25" E

57.41'

57.42' (57.41)

3.0'

8 SHED

7

6

5

4

3

2

1

CHAIN LINK FNC

SHED

BLOCK 51

67.20' N 81°47'W

111.80' FNC

INTERIOR YARD & BUILDING CONFIGURATION NOT MAPPED

LUMBER YARD

GRAVEL

45.00' N 0°22'30" E

96.00'

N 0°22'30" E 128.50'

BUILDING ENCROACHES ON STREET

3.1' SIDE WALK

N 72°56'30" W 69.24'

36.28'

N 64° 28' W 190.28'

3.9'

STORAGE

CANOPY

LIGHT POLE

SO. WISCONSIN ST

(EAST ST)

LINCOLN

TRACKS

RAIL ROAD

V.S.E. - 18. TAX CODE

CHAIN LINK FNC

RAIL ROAD TRACKS

BLOCK 2

PRESTON'S ADD'N

CLARK ST.

WEST LINE OF [illegible] WAS ASSIGNED THE BEARING N 0°22'30" E AS THE BASIS OF THE BEARINGS SHOWN ON THIS PLAT

(XXX) = RECORD DIMENSIONS FROM FORMER CITY ENGINEER TUBBS SURVEY OF THIS PART OF CITY (1936)

⊕ = CHIS X IN CONC.

○ = IRON STAKE

WISCONSIN ROBERT A. FARRIS S-1293 ELKHORN, WIS. LAND SURVEYOR

SURVEY OF LUMBER CO. LANDS CITY OF ELKHORN, WALWORTH CO WISCONSIN

DATE 1/19/88	DRAWN BY DL/PF	REVISIONS	BY	DATE	PROJECT NO. 2949
SCALE 1"=20'	CHECKED BY				LAST REVISION
	APPROVED BY				SHEET NO. 3 OF 4

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S. LINCOLN ST. (HWY. 67)

(EAST STREET)

℄

CURB

CURB

(316.45')
316.53'

S 0°41'00" W (SOUTH)

O.H. WIRES

FOUND RAIL SPIKE STAKE @ SURFACE OVER FOUND PIPE (1994) APPROX. 2' DEEP

RAILROAD

(C.M.ST.P.&P.)

BUILDING & SLAB ENCROACH ON RAILROAD RIGHT OF WAY

EXISTING STRUCTURE

CONCRETE SLAB

N 68°18'30" W (533.53') 523.83'

EXISTING STRUCTURE

CONCRETE SLAB

EXISTING STRUCTURE

CONCRETE SLAB

PROPOSED WAREHOUSE UNDER CONSTRUCTION

MANHOLE

SET REBAR. ORIGINAL IRON PIPE STAKE PROBABLY STILL EXISTS UNDER MUCH NEW FILL.

SEWER EASEMT. 20'

S 0°14.0' W 818.27'

N

THE WEST LINE OF BLOCK 50 OF ROCKWELL'S 2ND ADDITION WAS ASSIGNED THE BEARING NOTED AS THE BASIS FOR THE BEARINGS SHOWN ON THIS PLAT.

(xxx) = RECORD DIMENSION FROM TITLE DESCRIPTION, AS SHOWN ON SURVEY OF THIS PARCEL BY LLOYD JENSEN IN 1949 WSR 4-19-J

SEWER EASEMENT 20'

MANHOLE

S 89°16' E 489.00'

EXISTING SANITARY SEWER

MANHOLE

FOUND IRON PIPE STAKE @ SURFACE

FENCE ALONG BOUNDARY 1.5' O.H. WIRES ALONG LOT LINE

℄ AS SHOWN ON PREVIOUS SURVEY NOTES (1994) ACCEPTED FENCE CORNER AS BEST EVIDENCE FOR N-S POSITION OF SOUTH BOUNDARY. PROPERTY CORNER FALLS 0.71' EAST OF FENCE CORNER.

WISCONSIN
ROBERT A. FARRIS
S-1293
ELKHORN, WIS.
LAND SURVEYOR

SURVEY OF LUMBER CO. LANDS CITY OF ELKHORN, WALWORTH CO. WISCONSIN

DATE 01/19/88	DRAWN BY RF	REVISIONS	BY	DATE	PROJECT NO. 2949
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TELEPHONE POST N24.17