

PLAT OF SURVEY

LOTS 1 & 3 OF CERTIFIED SURVEY MAP 5143, RECORDED AS DOCUMENT 1092928 AT THE
WALWORTH COUNTY REGISTER OF DEEDS, LOCATED IN GOVERNMENT LOT 1 IN THE
FRACTIONAL NW 1/4 OF SECTION 14, T.1N., R.16.E. OF THE 4TH P.M.,
VILLAGE OF FONTANA-ON-GENEVA-LAKE, WALWORTH COUNTY, WISCONSIN.

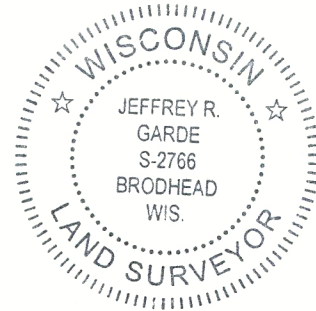
STATE OF WISCONSIN }
COUNTY OF ROCK } SS.

I HEREBY CERTIFY THAT I HAVE SUPERVISED THE SURVEY OF THE PROPERTY DESCRIBED ABOVE FOR
THE EXCLUSIVE USE OF CCI AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE PLAT HEREON
DRAWN CORRECTLY REPRESENTS SAID SURVEY AND ITS LOCATION AND COMPLIES WITH CHAPTER A-E7.

GIVEN UNDER MY HAND AND SEAL THIS 24th DAY OF MARCH, 2025, AT JANESVILLE, WISCONSIN.

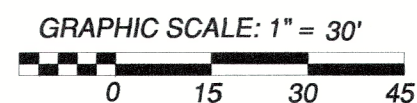

JEFFREY R. GARDE P.L.S. NUMBER 2766

If the surveyor's signature is not red in color, the map is a copy and
may contain unauthorized alterations. The certification contained hereon
shall not apply to any copies.



LEGEND

- FOUND 3/4" IRON PIN
- FOUND 1" IRON PIPE
- SET IRON PIN, 3/4"x 24",
(1.5 LBS./LIN.FT.)
- SET MAG NAIL



NOTES:
LAST DAY OF FIELDWORK MARCH 21, 2025.

THIS SURVEY IS SUBJECT TO ANY AND ALL EASEMENTS AND
AGREEMENTS, RECORDED AND UNRECORDED.

THE WEST LINE OF HIGH STREET IS ASSUMED TO BEAR S00°40'12"E.

THIS SURVEY IS A RETRACEMENT OF CERTIFIED SURVEY MAP #5143
BY R.H. BATTERMAN & CO. INC. DATED MARCH 6, 2024.

LOTS 1-4 OF C.S.M. NO. 5143 ARE UNDER CONSTRUCTION AT THE
TIME OF SURVEY.

THIRD AVENUE

(59.5' PUBLIC RIGHT OF WAY)

DOUGLAS STREET

(49.5' PUBLIC RIGHT OF WAY)

HIGH STREET

(49.5' PUBLIC RIGHT OF WAY)

FONTANA BOULEVARD

(RIGHT OF WAY WIDTH VARIES)

DETAIL A.1
SCALE 1" = 1'

S00° 30' 33"E
0.72'

For: CCI
Project No. 125-081

Combs & Associates

- LAND SURVEYING
- LAND PLANNING
- CIVIL ENGINEERING

109 W. MILWAUKEE ST.
JANESVILLE, WI 53548
www.combssurvey.com

tel: 608-752-0575
fax: 608-752-0534