PLAT OF SURVEY -0F-

UNIT 125 OF ABBEY SPRINGS CONDOMINIUM NO. 4, CREATED BY A "DECLARATION OF CONDOMINIUM" RECORDED ON JULY 24, 1972 IN VOLUME 74 OF RECORDS , PAGE 80 AS DOCUMENT NO. 652548, TOGETHER WITH ANY AMENDMENTS AND/OR CORRECTIONS THERETO, AND BY ITS CONDOMINIUM PLAT AND ANY AMENDMENTS AND/OR CORRECTIONS THERETO. SAID CONDOMINIUM BEING LOCATED IN THE VILLAGE OF FONTANA, COUNTY OF WALWORTH AND STATE OF WISCONSIN.

SURVEY FOR: BOB WEBSTER OF COMPASS REAL ESTATE VILLAGE OF FONTANA SURVEY ADDRESS: 125 ST. ANDREWS TRAIL, FONTANA, WI 53125 LINN 9 (S88°18'30"E 130.00') S88°15'21"E S88°15'21"E 129.96' 94.93 (S88°18'30"E 95.00') 125.00 124.97 (125.00°) PARCEL #SCDB 400125 0.373 acres **UNIT 125** UNIT 123 N00°46'12' (N00°49'E) S00°49'00"W 45.7 Meandering brick sidewalks are well within the property lines and were not located. N88°15'51"W utility boxes (N88°18'30"W 129.86 130.00') EASEMENT FOR INGRESS AND EGRESS Set a masonry nail 1.98' N88°15'51"W of the found iron pipe to correspond with a previous survey by Abell Surveying & Mapping dated March 5, 1996. FROM ST. ANDREWS TRAIL **UNIT 124 UNIT 126** AND WIDE LEGEND FOUND CONCRETE MONUMENT

FOUND 1-5/16" O.D. IRON PIPE

FOUND 1-1/2" O.D. IRON PIPE

SET MASONRY NAIL

RECORDED AS

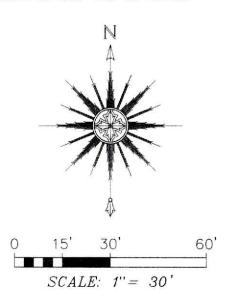
BEARINGS HEREON RELATE TO THE EAST LINE OF UNIT NO. 125 OF ABBEY SPRINGS CONDOMINIUM NO. 4. ASSUMED BEARING OF SOUTH 00°49'00" WEST AS PLATTED.

"I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE MAP IS A CORRECT REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES AND DIMENSIONS OF ALL PRINCIPAL BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS AND ENCROACHMENTS, IF ANY."

"THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM DATE HEREOF.

SATTER SURVEYING, LLC

LAND SURVEYS, MAPPING AND PLANNING 272 ORIGEN STREET BURLINGTON, WI 53105 262-661-4239





THIS IS NOT AN ORIGINAL PRINT UNLESS THIS SEAL IS RED.

APRIL 18, 2025 DATE

032507 JOB NUMBER