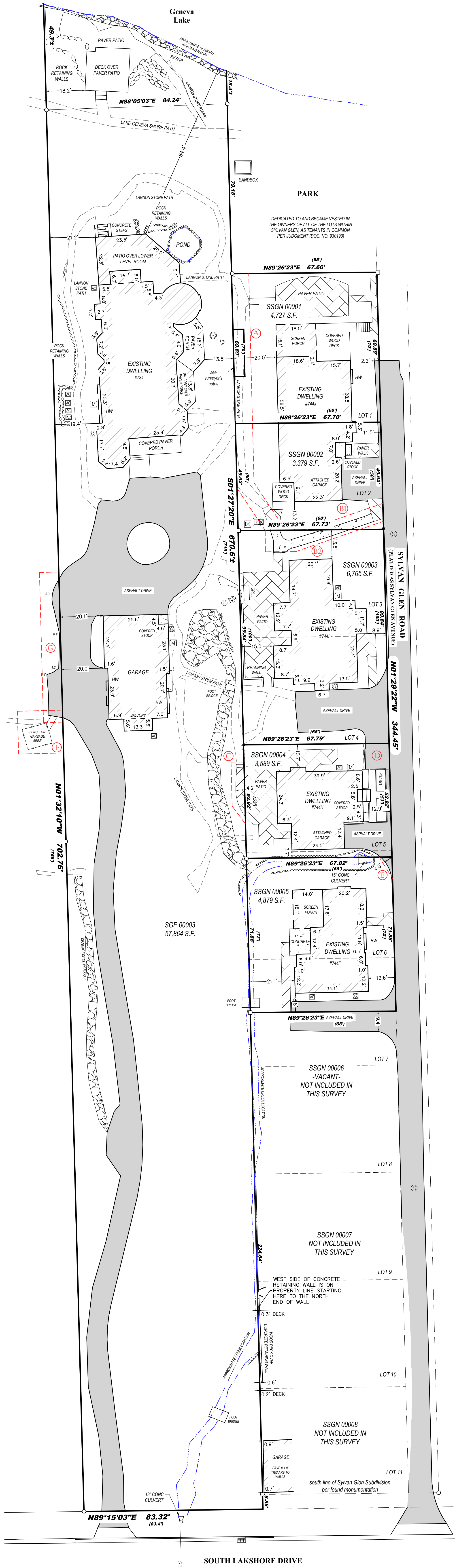


LOCATION: Fontana-On-Geneva Lake, WI
PREPARED FOR: Shodeen Family Property Co.



TAX ID: SGE 00003
LOCATION: 734 South Lakshore Drive
PROPERTY DESCRIPTION:
LOT FOUR (4) ROBERT GARDNER'S SUBDIVISION OF THE VILLAGE OF FONTANA, OTHERWISE DESCRIBED AS:
COMMENCING AT A POINT ON THE EAST AND WEST 1/4 OF SECTION LINE OF SECTION 13 IN TOWN 1 NORTH OF
RANGE 16 EAST, 110 FEET EAST OF THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF
SECTION 13 THENCE NORTH 755 FEET TO GENEVA LAKE, THENCE EAST 83.4 FEET, THENCE SOUTH 719 FEET TO THE
AFORESAID 1/4 SECTION LINE, THENCE NORTH 89 DEGREES WEST IN SAID 1/4 SECTION LINE 83.4 FEET TO THE
PLACE OF BEGINNING.
PER WARRANTY DEED FILED AS DOC. NO. 1061783 RECORDED 5-13-2022

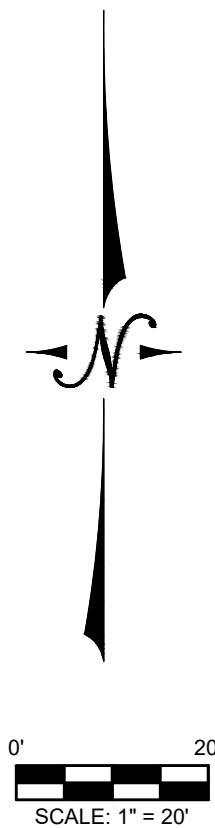
TAX ID: SSGN 00001 & SSGN 00002
LOCATION: 744J Sylvan Glen Drive
PROPERTY DESCRIPTION:
Lot numbers 1 and 2 in Sylvan Glen, said Sylvan Glen being a Subdivision made by J.W. Smith of Lot No.3 of R. Gardner's
Subdivision of the West 1/2 of the S.E. 1/4 of the N.W. 1/4 of Section 13, Town 1 North, Range 16 East, n the County of Walworth,
State of Wisconsin and recorded on the 20thday of August, 1922 in Vol. 7 of Plats on Page 98, records of the Register's Office of
Walworth County, Wisconsin.
Per warranty deed filed as doc. no. 759492 Recorded 4-3-2009

TAX ID: SSGN 00003
LOCATION: 744I Sylvan Glen Drive
PROPERTY DESCRIPTION:
Lots 3 and 4 in Sylvan Glen, being a Subdivision made by J.W. Smith of Lot No. 3 of R. Gardner's Subdivision of the West 1/2 of
the Southeast 1/4 of the Northwest 1/4 of Section 13, Township 1 North, Range 16 East, in the County of Walworth and State of
Wisconsin, and recorded on the 30th day of August 1922 in Vol. 7 of Plats on page 98.
Per warranty deed filed as doc. no. 759494 Recorded 4-3-2009

TAX ID: SSGN 00004
LOCATION: 744H Sylvan Glen Road
PROPERTY DESCRIPTION:
Lot No. 5 and the northerly 3 feet of Lot 6 in Sylvan Glen, said Sylvan Glen being a subdivision made by J.W. Smith of Lot No. 3
of R. Gardner's Subdivision of the West 1/2 of the S.E. 1/4 of the N.W. 1/4 of Section 15, Township 1 North, Range 16 East in the
Village of Fontana-on-Geneva Lake, County of Walworth State of Wisconsin in Vol. 7 of Plats on page 98 records of the Registers
Office of Walworth County, Wisconsin.
Per warranty deed filed as doc. no. 1095524 Recorded 06-04-2024

TAX ID: SSGN 00005
LOCATION: 744F Sylvan Glen Road
Property Description:
PARCEL 1:
LOTS 6 AND THE NORTH 1/2 OF LOT 7 IN SYLVAN GLEN, BEING A SUBDIVISION OF LOT 3 OF ROBERT GARDNER'S
SUBDIVISION OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 13, T1N, R16E,
VILLAGE OF FONTANA, WALWORTH COUNTY, WISCONSIN.
EXCEPTING THEREFROM ALL THAT PORTION OF SAID LOT 7 AS SET FORTH IN A DEED FROM GORDON C. SKEE AND
ELIZABETH J. SKEE TO KENT W. SHODEEN AND JOAN G. SHODEEN RECORDED IN VOLUME 9 OF RECORDS ON PAGE
346 AS DOCUMENT NO. 613925 [The North 3 feet of Lot 6 in Sylvan Glen, said Sylvan Glen being a subdivision of Lot No. 3 of
R. Gardner's Subdivision of the West 1/2 of the S.E. 1/4 of the N.W. 1/4 of Section 15, Township 1 North, Range 16 East, made
by J.W. Smith and recorded in the office of the Register of Deeds in and for Walworth County, Wisconsin, and recorded on the
30th day of August, A.D. 1922 in Volume 7 of Plats on page 98.]

PARCEL 2
A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER SYLVAN GLEN LANE AS SHOW ON THE PLAT OF
SYLVAN GLEN, BEING A SUBDIVISION OF LOT 3 OF ROBERT GARDNER'S SUBDIVISION OF THE WEST 1/2 OF THE
SOUTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 13, T1N, R16E, VILLAGE OF FONTANA, WALWORTH COUNTY,
WISCONSIN.
Per warranty deed filed as doc. no. 938261 Recorded 12-19-2016



BEARINGS HEREON RELATE TO WISCONSIN STATE
PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83.

SURVEYOR'S NOTES:

- LANDS DESCRIBED IN QUIT CLAIM DEED, BEING DOCUMENT
NO. 80015 RECORDED ON 8/27/2014. THE PURPOSE OF
THIS DOCUMENT IS UNCLEAR, POSSIBLY INTENDED TO
TRANSFER LANDS, BUT THE DOCUMENT DOES NOT STATE
WHERE THE LANDS ARE BEING TRANSFERRED. THIS OFFICE
COULD NOT FIND A DOCUMENT EXCEPTING OR ALSO
INCLUDING THE LANDS DESCRIBED.
- APPROXIMATE ORDINARY HIGH WATER MARK - FOR
REFERENCE ONLY PER STATE STATUTE 236.025
- "ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF A
LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC
TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER
ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."

- Legend:
- Electric Transformer
 - Electric Meter
 - Air Conditioner
 - Telephone Pedestal
 - Gas Meter
 - Utility Pedestal
 - Sanitary Manhole
 - Septic Tank Cover
 - Fire Hydrant
 - Water Main Valve
 - Storm Inlet - Curb
 - Satellite Dish
 - HW= HUNG WINDOW
 - Labeling proposed easements
corresponding to additional documents



I certify that I have surveyed the above-described property and in my professional opinion this map is a correct
representation thereof and is made in accordance with the records of the register of deeds as nearly as
practical and that this survey complies with Wisconsin Administrative code 46.27 issued for those items waived,
if any, and is a bound by Wisconsin State Statute 893.37 that derives statute of limitations in regard to surveys.
This survey was prepared for the exclusive use of the client and present interest of the property.

No title policy has been provided to the surveyor regarding the property identified on this map. Therefore this
plat of survey does not guarantee the existence, size and location of any easements, encumbrances,
restrictions or other facts that could otherwise be discussed in an ALTA/ALPS survey.

Ritchie P. S4027
Professional Land Surveyor, S-4027

COMPLETION DATE OF
FIELD WORK: 10/2/2025