

Tax Parcel
TVGC 00043
Ecological Concepts, Inc.
Warranty Deed
June 11, 2004.
Doc. No. 606670.

Former Farm Field
No crop this season
Overgrown with weeds

Metal Storage
Container

Apparent formerly access
onto property
from adjacent parcel.

Former gravel
now overgrown
driveway
with grass

Tax Parcel
TVGC 00043A
Winfried J. Wratschko
& Kim E. Wratschko
Personal Representative's Deed
September 4, 2003.
Doc. No. 573942.

N88°14'59"E 177.06'

Mown Grass
Parking Area
For Ball Fields
To The North

Lot 1
C.S.M. 4670
Tax Parcel
TA467000001
1.016 Acre
44,271 Sq.Ft.

Gravel Driveway

South Carter Street
(66' Wide)

Gravel Driveway

Walworth Street
(U.S. Highway 12) (County Trunk H) (66' Wide)

East 1/4 Corner
Section 35-1-18
N. 187,461.98
E. 2,451,892.11

ALTA/NSPS Land Title Survey

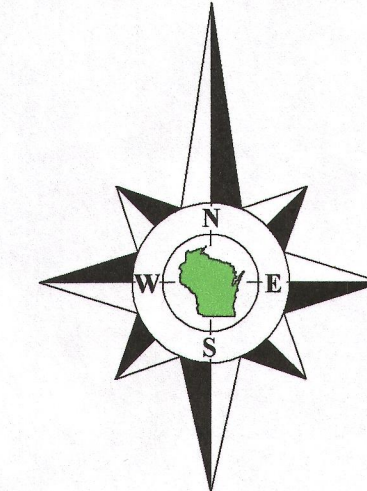
of

A parcel of land described in Title Commitment File No. 01040-18553, Amendment No. 1, prepared by Stewart Title Guaranty Company, dated September 1, 2016, and revised September 7, 2016, as shown below:

Lot 1 of Certified Survey Map No. 4670 located the Northeast 1/4 of the Southeast 1/4 of Section 35, Town 1 North, Range 18 East, Village of Genoa City, Walworth County, Wisconsin, recorded August 23, 2016, as Document No. 930904.

Tax Key No: TA467000001

Schedule B - II of Title Commitment File No. 01040-18553, Amendment No. 1, prepared by Stewart Title Guaranty Company, dated September 1, 2016, and revised September 7, 2016, lists no survey related easements and restrictions.



Bearings reference to the Wisconsin State
Plane Coordinate System, South Zone.

Notes:

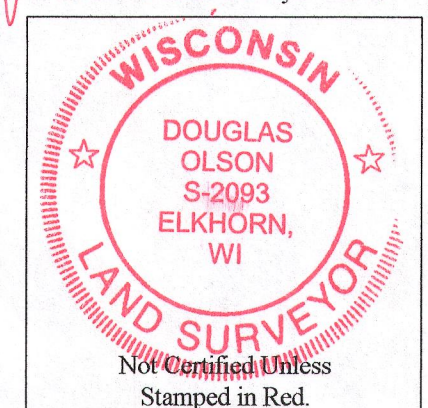
- According to Flood Insurance Rate Map (FIRM) No. 55127C0364D and 55127C0477D for the Village of Genoa City, Effective date: October 2, 2009, this site falls in Zone X: Areas determined to be outside the 0.2% annual chance floodplain.
- There are no marked parking spaces on this site.
- There are no buildings observed on this site.
- Site is zoned B-2 Highway Business District which lists the following basic requirements.
(3) Area, height and yard requirements.
(a) Lot
[1] Width: 75 feet minimum
[2] Area: 10,000 square feet minimum; except hotels and motels: 30,000 square feet minimum plus an additional 800 square feet for each lodging room in excess of 35.
(b) Building Height: 45 feet maximum
(c) Yards:
[1] Street:
[a] State, federal or county: 40 feet minimum
[b] Village roads: 15 feet minimum
[2] Side:
[a] Principal uses: six feet.
- Sign 1 - "Prime Park Genoa City Little League Welcomes You"
Sign 2 - "Eco-Tech Recycling Center Landmark Services Cooperative Office"

To: Millco Investments
Millco Acquisition Company, LLC
DG Retail, LLC
Dubin Singer PC
Millco DG Genoa City, LLC
Midland States Bank
Ecological Concepts, Inc.
Stewart Title Guaranty Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 6(a), 6(b), 7(a), 7(b), 8, 9, 11, 13, 14, 16, 17 and 18 of Table A thereof.
The field work was completed on August 23, 2016.

September 7, 2016.

Douglas G. Olson
Wisconsin Professional Land Surveyor - 2093



Notes:

- This survey plat is not certified unless signed and sealed in red ink.
- This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.

Survey Date: August 23, 2016.
Revisions:

Scale in Feet
1" = 20'
0' 10' 20' 40'

Olson Land Surveying, LLC

45 South Wisconsin Street * P.O. Box 322 * Elkhorn, Wisconsin, 53121
Telephone: (262) 723-3434 * Facsimile: (262) 723-8044
Email: doug@olsonsurveying.com



Legend
Found County Section Corner
Found Iron Rod, 1" dia.
Found Iron Rod, 5/8" dia.
Found Iron Rod, 3/4" dia.
Found Iron Rod, 1" dia.
Found Iron Rod, 1 1/2" dia.
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Found Iron Rod, 196" dia.
Found Iron Rod, 200" dia.

Sheet 1 of 1 Sheets
Drawing Name:
Job Reference Number
2016.036

2016.036