PLAT OF SURVEY

LEGAL DESCRIPTION:
THE SOUTH 22-1/2 (22.50) FEET OF LOT 1 IN BLOCK 31 OF THE ORIGINAL PLAT OF THE VILLAGE OF GENEVA (NOW CITY OF LAKE GENEVA), WISCONSIN; ALSO A RIGHT-OF-WAY, IN COMMON WITH OTHERS, OVER AND ACROSS THE STRIP OF LAND 22-1/2 (22.50) FEET NORTH AND SOUTH AND 10 FEET EAST AND WEST ADJOINING THE ABOVE TRACT AND BEING IN LOT 2 IN SAID BLOCK 31 IN THE ORIGINAL PLAT OF THE VILLAGE OF GENEVA (NOW CITY OF LAKE GENEVA), COUNTY OF WALWORTH, WISCONSIN. SAID ORIGINAL PLAT BEING A SUBDIVISION DULY RECORDED DECEMBER 23, 1870 IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY AS DOCUMENT NO. C001S04A

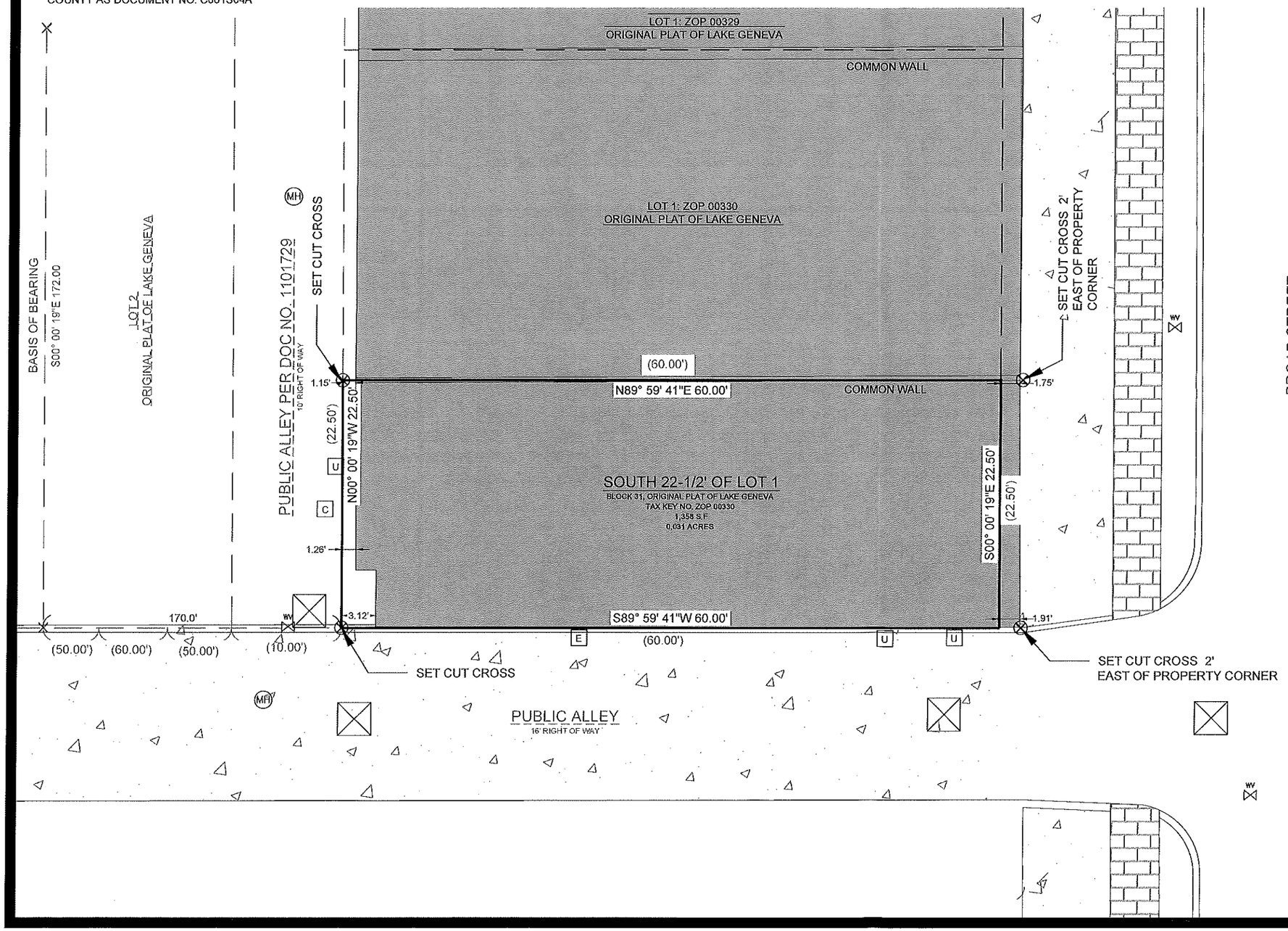
LEGEND

- EXISTING BUILDING
- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING PAVERS
- (XX) RECORDED AS
- FOUND STORM DRAIN
- (C) FOUND COMM. PEDESTAL
- (U) FOUND UTILITY PEDESTAL
- (E) FOUND ELECTRIC PEDESTAL
- (MH) FOUND MANHOLE
- FOUND CUT-CROSS
- SET CUT-CROSS
- (WV) FOUND WATER VALVE

N

0 10 20 Feet

SCALE: 1" = 10'
SHEET SIZE: 11 x 17



BASIS OF BEARING:
THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD-83 (2011).

EASTERLY PROPERTY LINE OF LOT 1, BLOCK 31 ASSUMED TO BEAR N00° 00' 19"W

BUILDING SURVEYED TO:
THE EXTERIOR OF SIDING.

SURVEY ORDERED BY:
SHADI QATTAWI

PROPERTY ADDRESS:
140 BROAD ST
LAKE GENEVA, WI 53147

FIELD WORK COMPLETED ON:
JUNE 27, 2025

FIELD CREW CHIEF:
GARRICK OLEJNIK

SURVEYOR:
MICHAEL J. MARTIN, PLS
CARDINAL ENGINEERING LLC

WISCONSIN
MICHAEL J. MARTIN
S-2307
EAGLE, WI
LAND SURVEYOR

I, MICHAEL J. MARTIN, PLS-2307, HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE MAP OR PLAT IS A TRUE AND CORRECT REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF ALL VISIBLE STRUCTURES AND DIMENSIONS OF ALL PRINCIPLE BUILDINGS THEREON; BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS, AND VISIBLE ENCROACHMENTS IF ANY.

THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WAS PREPARED IN ACCORDANCE WITH CHAPTER A-E.7 "MINIMUM STANDARDS FOR PROPERTY SURVEYS" OF THE WISCONSIN ADMINISTRATIVE CODE AND IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNER(S) OF THE PROPERTY AND ALSO FOR THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE TITLES THERETO WITHIN ONE(1) YEAR FROM THE DATE HEREOF.

m j martin — 7/1/2025

MICHAEL J. MARTIN, PLS #2307 — *DATE*

CARDINAL
PLAN | SURVEY | ENGINEER

526 S WELLS STREET,
LAKE GENEVA, WI 53147
262-757-8776
PLANSURVEYENGINEER.COM

DATE: 06 / 30 / 2025 JOB No. 25328
SHEET 1 OF 1 ARD