

LOT LINE ADJUSTMENT

LEGAL DESCRIPTIONS:

PARCEL A

LOT 68 OF STURWOOD ADDITION NO. 3 AND THE NORTH 80.00 FEET OF LOT 2 OF CERTIFIED SURVEY MAP NO. 662, LOCATED IN THE SW 1/4 OF THE NE 1/4 SECTION 35, TOWNSHIP 2 NORTH, RANGE 21 EAST, IN THE CITY OF LAKE GENEVA, COUNTY OF WALWORTH, STATE OF WISCONSIN. SAID DESCRIPTION CONTAINING 21,032.02 SQUARE FEET (0.48 ACRES), MORE OR LESS.

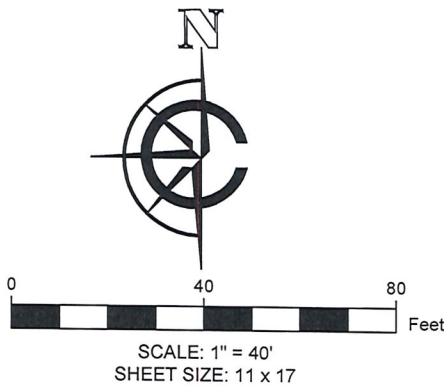
SAID STURWOOD ADDITION NO. 3 BEING A SUBDIVISION DULY RECORDED JUNE 8, 1955 IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY IN VOLUME A OF CITY PLATS ON PAGE 85A, AND AS DOCUMENT NO. P471360.

SAID CERTIFIED SURVEY MAP NO. 662 BEING DULY RECORDED MAY 4, 1977 IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY IN VOLUME 3, PAGE 148, AND AS DOCUMENT NO. 16261.

PARCEL B

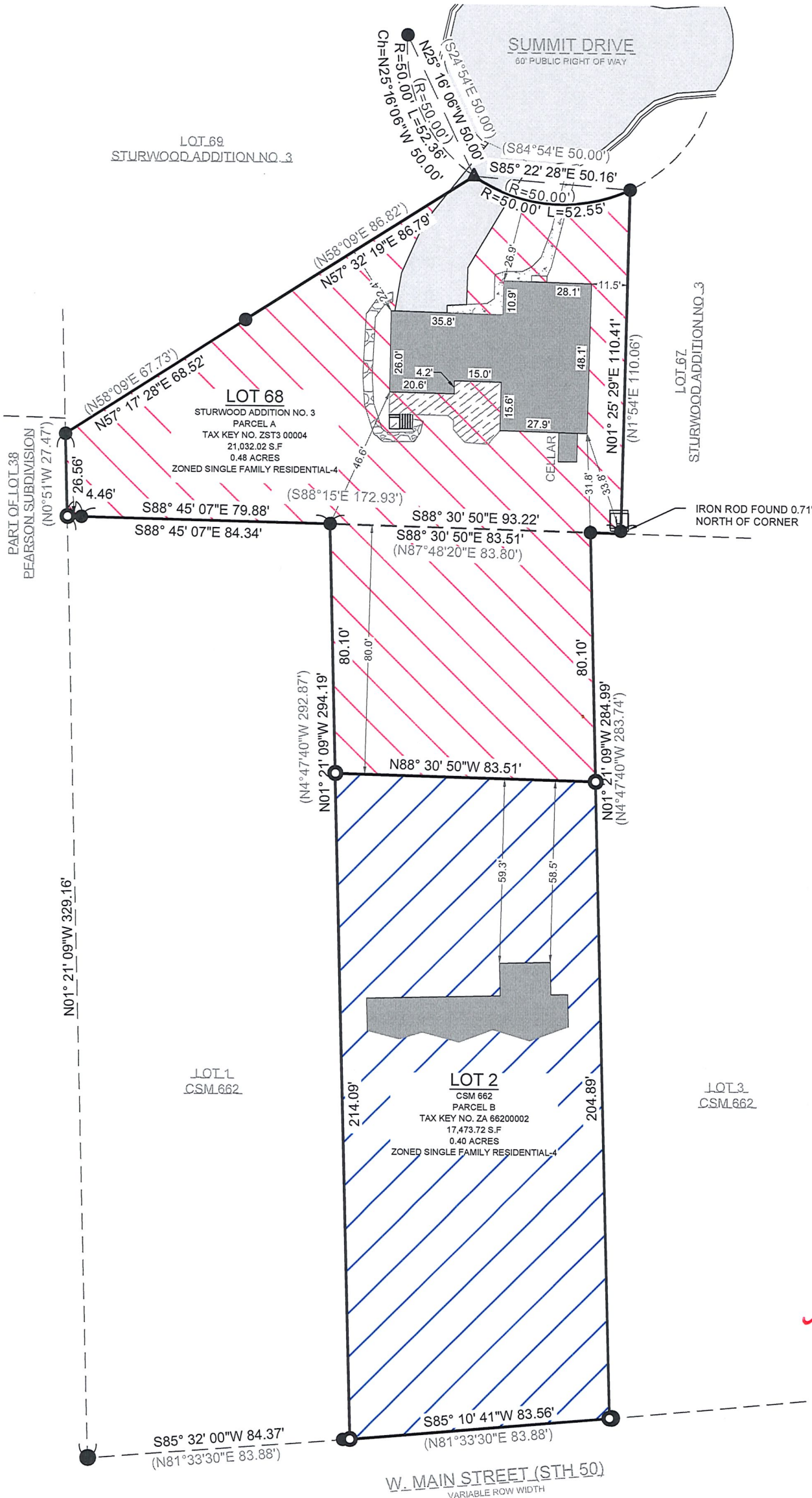
LOT 2 OF CERTIFIED SURVEY MAP NO. 662 EXCLUDING THEREFROM THE NORTH 80.00 FEET OF SAID LOT 2, LOCATED IN THE SW 1/4 OF THE NE 1/4 OF SECTION 35, TOWNSHIP 2 NORTH, RANGE 21 EAST, IN THE CITY OF LAKE GENEVA, COUNTY OF WALWORTH, STATE OF WISCONSIN. SAID DESCRIPTION CONTAINING 17,473.72 SQUARE FEET (0.40 ACRES), MORE OR LESS.

SAID CERTIFIED SURVEY MAP NO. 662 BEING DULY RECORDED MAY 4, 1977 IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY IN VOLUME 3, PAGE 148, AND AS DOCUMENT NO. 16261.



LEGEND

- | | | | |
|--|-------------------|--|---------------------------------------|
| | EXISTING BUILDING | | FOUND 2" IRON PIPE |
| | EXISTING ASPHALT | | FOUND 1" IRON PIPE |
| | EXISTING CONCRETE | | SET 1" I.D. IRON PIPE 18", 1.13# L.F. |
| | EXISTING STONE | | SET MAGNAIL |
| | EXISTING DECK | | FOUND UTILITY PEDESTAL |
| | PARCEL A | | |
| | PARCEL B | | |
| | (xx) | | RECORDED AS |



BASIS OF BEARING:
THE WISCONSIN STATE PLANE COORDINATE SYSTEM,
NAD-83, SOUTH ZONE. THE WEST LINE OF LOT 1 OF CSM 662 IS
ASSUMED TO BEAR N01°21'09"W.

BUILDING SURVEYED TO:
THE EXTERIOR OF SIDING.

SURVEY ORDERED BY:
CHRIS WESTALL

PROPERTY ADDRESS:
1750 SUMMIT DRIVE & 1723 W MAIN STREET
LAKE GENEVA, WI 53147

FIELD WORK COMPLETED ON:
JULY 25, 2025

FIELD CREW CHIEF:
LAWRENCE HACHMEISTER

SURVEYOR:
MICHAEL J. MARTIN, PLS
CARDINAL ENGINEERING LLC



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.

MICHAEL J. MARTIN, PLS #2307

8-13-25
DATE



CARDINAL
PLAN | SURVEY | ENGINEER

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

DATE: 8 / 13 / 2025
SHEET 1 OF 1

JOB No. 25351
SEM