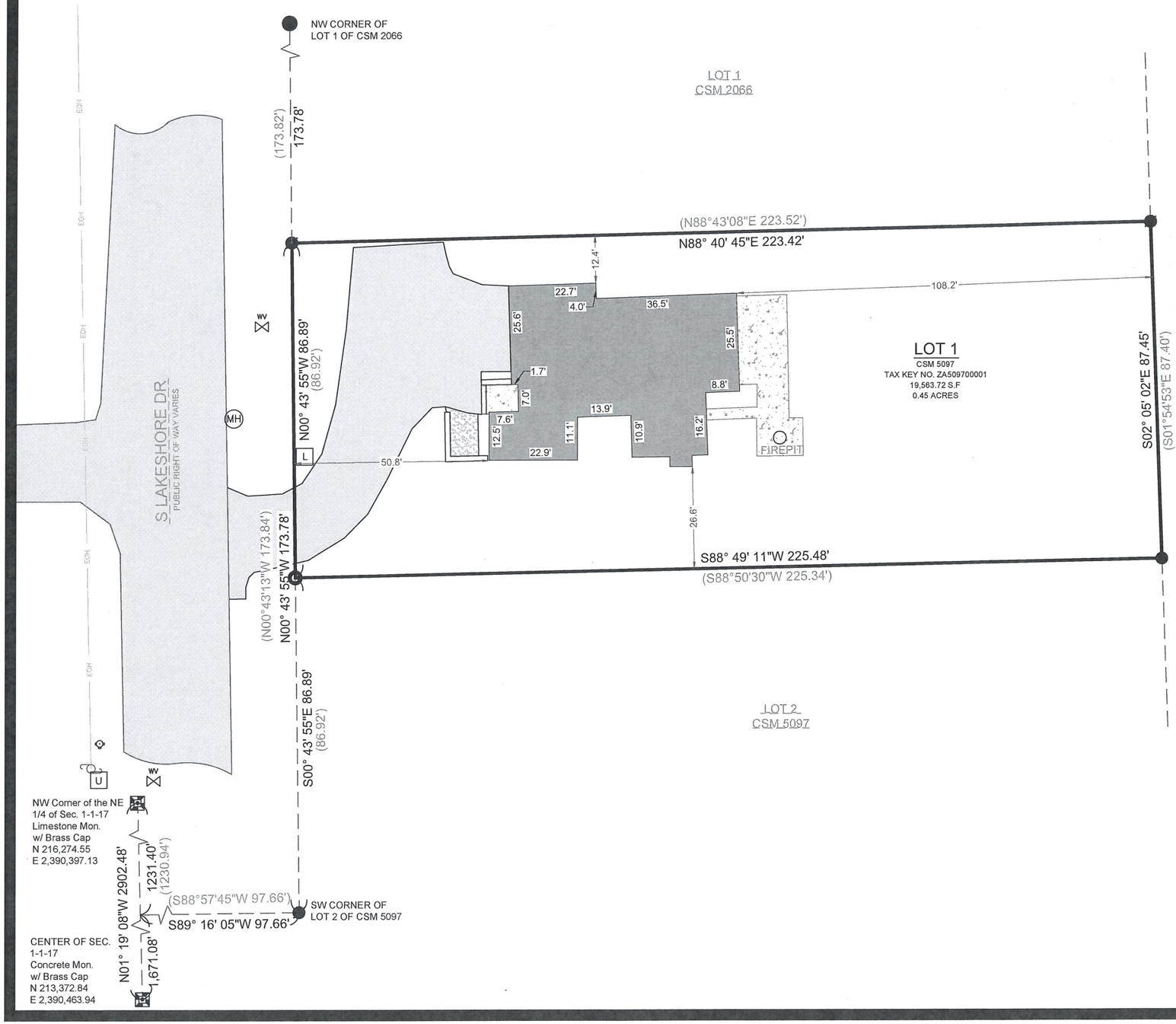
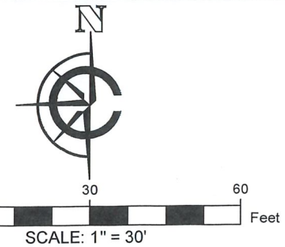
PLAT OF SURVEY

LEGAL DESCRIPTION:
LOT 1 OF CERTIFIED SURVEY MAP 5097, A CERTIFIED SURVEY MAP BEING A PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 1 NORTH, RANGE 17 EAST, CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN.

SAID CERTIFIED SURVEY MAP 5097 BEING DULY RECORDED ON APRIL 28, 2023, IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY AS DOCUMENT 1078060.





SCALE: 1" = 30'
SHEET SIZE: 11 x 17

LEGEND

- EXISTING BUILDING
- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- (XX) RECORDED AS
- UTILITY POLE
- FOUND FIRE HYDRANT
- FOUND 2" IRON PIPE
- FOUND 1" IRON PIPE
- FOUND IRON ROD
- FOUND CONC. MONUMENT
- SET 1" I.D. IRON PIPE 18", 1.13#/ L.F.
- WV FOUND WATER VALVE
- MH FOUND MANHOLE
- U FOUND UTILITY PEDESTAL
- L FOUND LIGHT POST
- EOH EXISTING OVERHEAD UTILITY

BASIS OF BEARING:
THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD-83 (2011). THE NORTH LOT LINE OF LOT 1 OF CSM 5097 IS ASSUMED TO BEAR N88°40'45"E.

BUILDING SURVEYED TO:
THE EXTERIOR OF SIDING.

SURVEY ORDERED BY:
JOHN ENGERMAN

PROPERTY ADDRESS:
999 S LAKE SHORE DRIVE,
LAKE GENEVA, WISCONSIN 53147

FIELD WORK COMPLETED ON:
AUGUST 19, 2025

FIELD CREW CHIEF:
LUKE LILLA

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 — 8-28-25

MICHAEL J. MARTIN, PLS #2307 — *DATE*

CARDINAL
PLAN | SURVEY | ENGINEER

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

DATE: 8 / 28 / 2025 JOB No. 25372
SHEET 1 OF 1 SEM

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PLOTTED: 8/28/2025 9:28:17 AM