Plat of Survey

of

Lands located in the Northeast 1/4 of Section 32 and the Northwest 1/4 of Section 33, Town 1 North, Range 15 East, Village of Sharon, Walworth County, Wisconsin.

A parcel of land described in Title Commitment No. 436549 prepared by Chicago Title Insurance Company, dated May 12, 2010, as shown below:

PARCEL 1:
The South 352.29 feet of the following described parcel of land: All that part of Lot 1, Block 6 of Citizens Addition to the Village of Sharon, Walworth County, Wisconsin as per Plat recorded in the office of the Register of Deeds in and for the County of Walworth and State of Wisconsin, described as beginning at the NE corner of said Lot 1 Block 6 of Citizens Addition to the Village of Sharon, thence South 36 rods on the East line of said lot, thence West 9 rods, thence North 36 rods parallel with the East line of said Lot to the North line of said Lot, thence East 9 rods to the place of beginning.

Tax Key No: UCA 00098

PARCEL 2:
Part of the Northeast 1/4 of the Northeast 1/4 of Section 32, T1N, R15E, Village of Sharon, Walworth County, Wisconsin; part of Lot 1 of Block 6 of Citizen's Addition to the Village of Sharon, and part of Wise and Blossom Streets shown on the plat of Wise & Nelson Addition, all in the Village of Sharon, Walworth County, Wisconsin more particularly described as follows: Beginning at an iron pipe found marking the Northwest corner of said Lot 1; thence S 2° 12' W 208.75 feet to an iron pipe found marking the Southwest corner of a parcel described as Exception "C" in Volume 520 of Deeds on page 467; thence East 524.24 feet along the South line of said Exception "C" and the South line of Certified Survey Map No. 215 to an iron pipe found marking the Southeast corner of Lot 3 of said Map and the West line of a parcel described as Exception "B" in Volume 520 of Deeds on page 467; thence S 2° 05' 30" W 384.70 feet along the West line of said Exception "B" to the Southwest corner thereof; thence East 148.5 feet to an iron pipe found marking the Southwest corner of Lot 1 of Wise & Nelson Addition; thence S 2° 05' 30" W 33.02 feet to an iron pipe found marking the Southeast corner of Lot 1 Block 6 of Citizen's Addition as shown on the plat of Citizen's Addition; thence West 343.67 feet to an iron pipe marking the Northwest corner of Lot 2 Block 6 of Citizen's Addition; thence S 2° 04' W 24.75 feet to an iron pipe found marking the Northeast corner of a parcel described as Exception "A" in Volume 520 of Deeds on page 467; thence S 89° 59' W 329.83 feet to an iron pipe found marking the Northwest corner of said Exception "A" and the Northeast corner of Certified Survey Map No. 1407; thence N 89° 39' W 338.26 feet along the North line of said Map No. 1407 (being also a line formerly described as 41.5 rods South and parallel to the North line of Section 32) to an iron pipe found in the Northerly right of way line of New Factory Road; thence N 60° 01' 30" W 450.75 feet to an iron pipe found in said Northerly right of way line; thence N 0° 16' E 428.00 feet along the East line of lands described in Volume 258 of Records on page 656 to an iron pipe found in the Southerly Right of Way Line of School Street; thence S 89° 40' E 751.81 feet to the point of beginning.

Excepting therefrom all that portion of said NE 1/4 of the NE 1/4 as is set forth in a Quit Claim Deed from Sharon Interstate Grain to the Village of Sharon recorded in Volume 628 of Records on Page 1307 as Document No. 276690; and,

Further Excepting therefrom all that portion of said NE 1/4 of the NE 1/4 as is set forth in a Warranty Deed from Sharon Interstate Grain, Inc. to Complete Feed Service, LLC, recorded October 13, 2003 as Document No. 579745.

Tax Key No: UCA 00096 and UWV 00001C

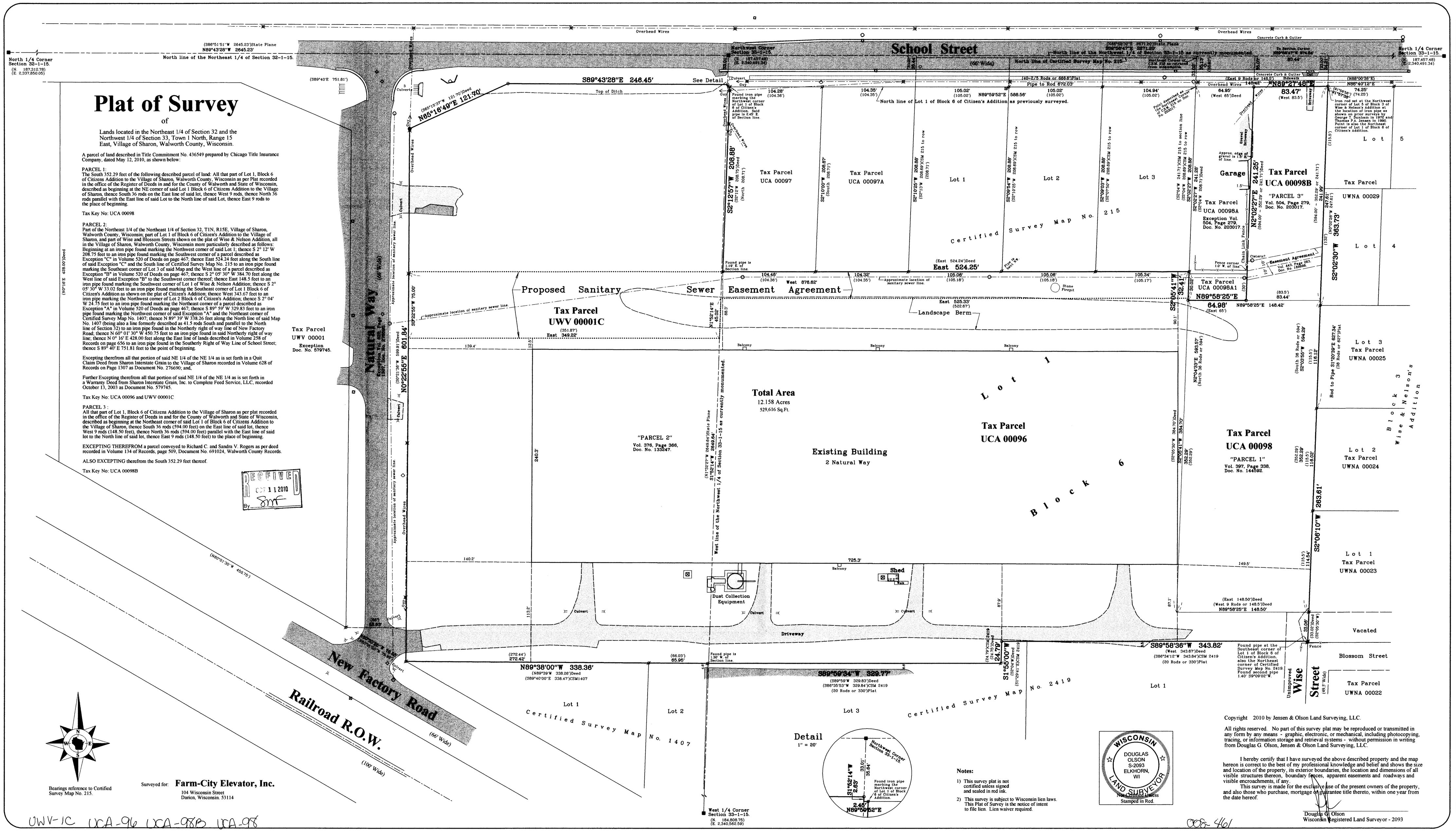
PARCEL 3 :
All that part of Lot 1, Block 6 of Citizens Addition to the Village of Sharon as per plat recorded in the office of the Register of Deeds in and for the County of Walworth and State of Wisconsin, described as beginning at the Northeast corner of said Lot 1 of Block 6 of Citizens Addition to the Village of Sharon, thence South 36 rods (594.00 feet) on the East line of said lot, thence West 9 rods (148.50 feet), thence North 36 rods (594.00 feet) parallel with the East line of said lot to the North line of said lot, thence East 9 rods (148.50 feet) to the place of beginning.

EXCEPTING THEREFROM a parcel conveyed to Richard C. and Sandra V. Rogers as per deed recorded in Volume 134 of Records, page 509, Document No. 691024, Walworth County Records.

ALSO EXCEPTING therefrom the South 352.29 feet thereof.

Tax Key No: UCA 00098B

RECEIVED
OCT 1 1 2010
By: SMT



Notes:

1) This survey plat is not certified unless signed and sealed in red ink.

2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.

WISCONSIN
DOUGLAS OLSON
S-2093
ELKHORN, WI
LAND SURVEYOR
Not Valid Unless Stamped in Red.

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All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Jensen & Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property and the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Registered Land Surveyor - 2093

UWV-1C UCA-96 UCA-98B UCA-98

008-461

Survey date: May 28, 2010.
Revisions: No. 1 – Sanitary Sewer Line and Easement.

Scale in Feet
1" = 40'
0' 20' 40' 80' 120'

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Legend
Found County Section Corner
Found Iron Rod
Found Iron Pipe
Found Nail or dik.
Recorded Information
Catch Basin
Utility Pole
Electric Meter or Transformer
Fire Hydrant
Water Valve
Concrete Surface
Gravel Surface

Sheet 1 of 1 Sheets

Drawing Name: U:\plat\2010\040\2010040Plat.dwg

Job Reference Number
2010.040

2010.040