

LEGAL DESCRIPTION

Lot 24 and Lot 25 and an undivided fractional interest in Outlot 1 of the Sharon Green Subdivision, being a replat of Sharon Green Condominium, being Lot 20, Block 8, Citizens Addition and Lot 2 of Certified Survey Map No. 2814, being part of the Northeast 1/4, Northwest 1/4, Southwest 1/4, and Southeast 1/4 of the Southeast 1/4 of Section 33, Township 1 North, Range 15 East, in the Village of Sharon, Walworth County, Wisconsin.

Tax Key No. USGS 00024 & USGS 00025

LEGAL DESCRIPTION TO BE DESCRIBED AS:

Lots 24 and 25 and an undivided fractional interest in Outlot 1 of the Sharon Green Subdivision, as recorded in the Register of Deeds office for Walworth County as Document No. 1069170, being part of the Southeast 1/4 and Southwest 1/4 of the Southeast 1/4 of Section 33, Township 1 North, Range 15 East, Village of Sharon, Walworth County, Wisconsin, described as follows:

Beginning at the northwest corner of Lot 24 of said Sharon Green Subdivision; thence North 86°48'17" East along the north line of said Lot 24, 300.00 feet; thence South 13°58'47" East along the east line of said Lot 24, 91.61 feet; thence South 13°25'09" East along the east line of said Lot 25, 91.46 feet; thence South 86°48'17" West along the south line of said Lot 25, 300.00 feet to the east right of way line of Eastview Drive and a point on a curve; thence northwesterly 45.11 feet along the arc of said curve to the left, whose radius is 441.00 feet and whose chord bears North 11°56'03" West, 45.09 feet; thence North 14°51'53" West along said east right of way line, 113.29 feet; to a point of curvature; thence northwesterly 24.76 feet along the arc of said curve to the right, whose radius is 216.63 feet and whose chord bears North 11°25'27" West, 24.74 feet to the Point of Beginning.

GENERAL NOTES

- 1. Survey prepared for: Drew and Ashley Cowan
- 2. Field work completed on APRIL 28, 2023.
- 3. Address: Eastview Drive Sharon, WI 53585

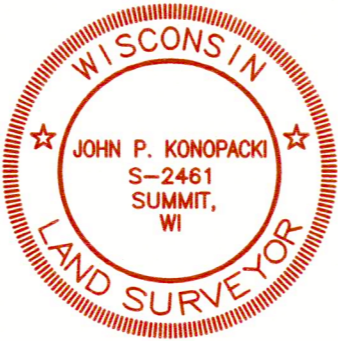
I, John P. Konopacki, Professional Land Surveyor, hereby certify that this survey map is correct to the best of my knowledge and belief with the information provided and complies with requirements of Chapter A-E 7 s.35.93 of the Wisconsin State Statutes.

SIGNED
JOHN P. KONOPACKI,
PROFESSIONAL LAND SURVEYOR S-2461

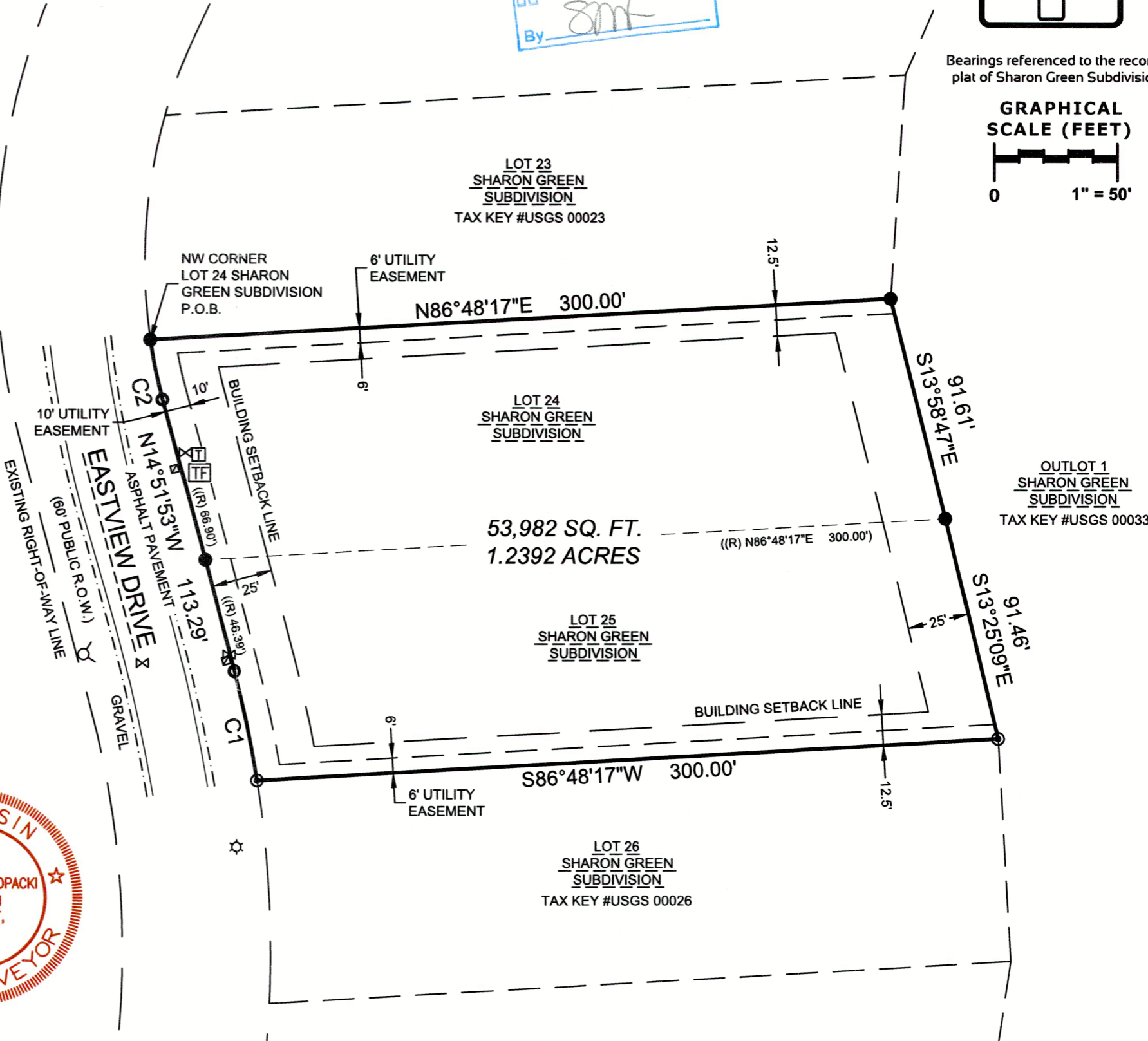
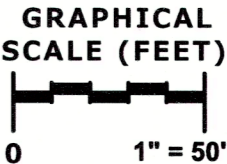
CURVE TABLE				
CURVE NO.	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	45.11'	441.00'	N11°56'03"W	45.09'
C2	24.76'	216.63'	N11°35'27"W	24.74'

LEGEND

- LIGHT POLE
- TRANSFORMER
- TELEPHONE PEDESTAL
- FOUND 3/8" IRON ROD
- FOUND 3/4" IRON ROD
- FOUND 1-1/4" IRON ROD
- HYDRANT
- WATER VALVE
- SEWER LATERAL



Bearings referenced to the recorded plat of Sharon Green Subdivision.



DRAFTED BY:ST