

LOCATION: 695 Cedar Point Drive

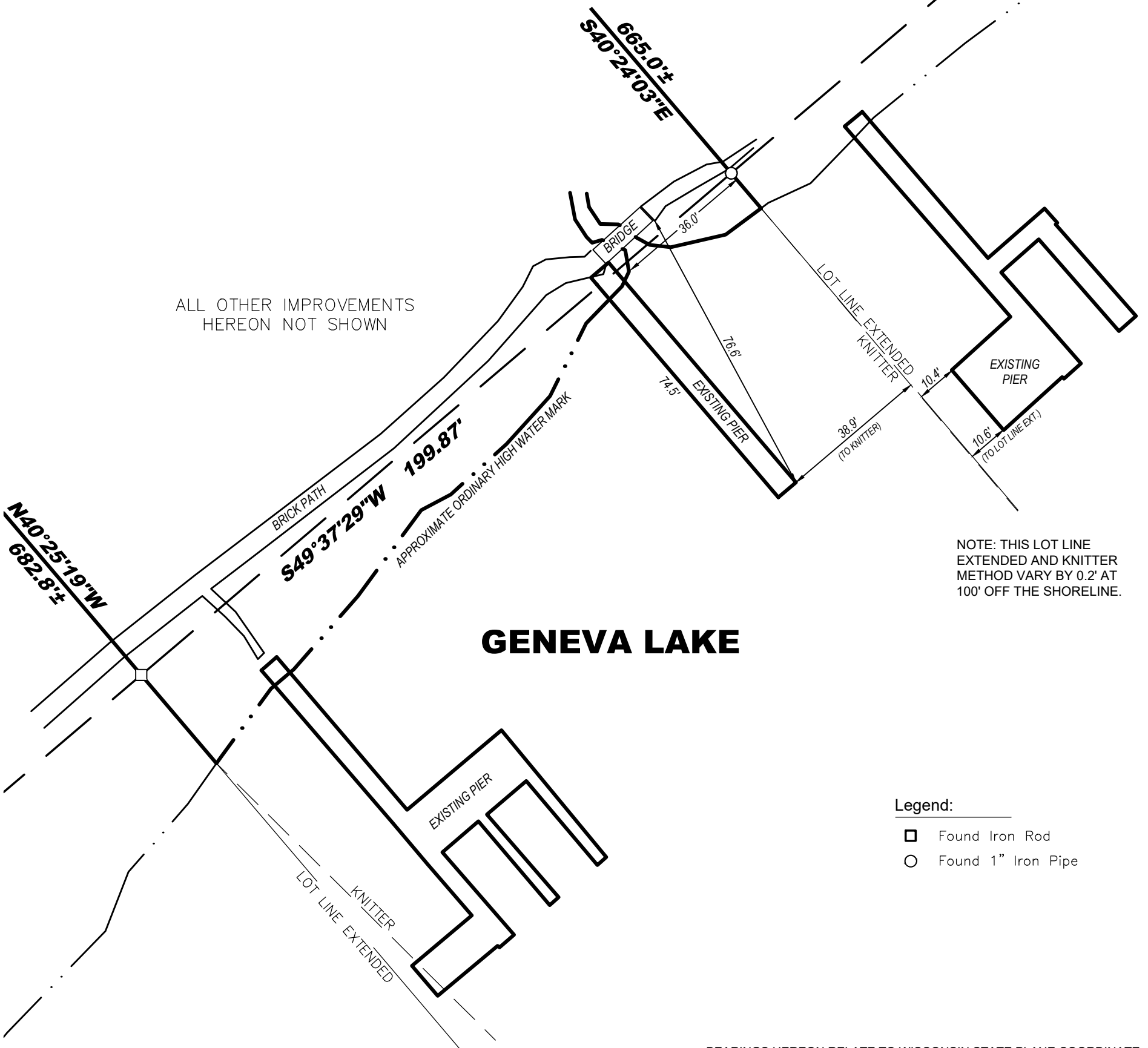
Williams Bay, Wisconsin

PREPARED FOR: Reeds Construction & The Stearns

PROPERTY DESCRIPTION: PART OF

Lot 5 in Cedar Point Subdivision, in Section 5 and 6, Township 1 North, Range 17 East of the 4th P.M., and lying and being in the Village of Williams Bay and in the Town of Linn, County of Walworth and State of Wisconsin, and also Lot 6 in Cedar Point Subdivision, in Section 5 and 6, Township 1 North, Range 17 East of the 4th P.M., and lying and being in the Village of Williams Bay and in the Town of Linn, County of Walworth and State of Wisconsin, EXCEPTING therefrom the northwesterly corner thereof described as follows: Commencing at the northwest corner of said Lot 6; thence Easterly along the Northerly line of said Lot 6 a distance of 50 feet; thence Southerly along a line parallel to and equidistant from the Westerly line of said Lot 6 a distance of 140 feet; thence Westerly along a line parallel to and equidistant from the Northerly line of said Lot 6 a distance of 50 feet; thence Northerly along the Westerly line of said Lot 6 a distance of 140 feet to the point of beginning.

TAX ID: WCP4 00004



ALL OTHER IMPROVEMENTS
HEREON NOT SHOWN

NOTE: THIS LOT LINE
EXTENDED AND KNITTER
METHOD VARY BY 0.2' AT
100' OFF THE SHORELINE.

GENEVA LAKE

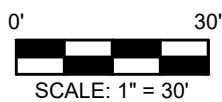
Legend:

- Found Iron Rod
- Found 1" Iron Pipe

BEARINGS HEREON RELATE TO WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE NAD83.

NOTE: APPROXIMATE ORDINARY HIGH WATER MARK - FOR REFERENCE ONLY PER STATE STATUTE 236.025

"ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."



I certify that I have surveyed the above-described property and in my professional opinion this map is a correct representation thereof and is made in accordance with the records of the register of deeds as nearly as practical and that this survey complies with Wisconsin Administrative code AE-7 except for those items waived, if any, and is bound by Wisconsin State Statute 893.37 that defines statute of limitations in regard to surveys. This survey was prepared for the exclusive use of the client and present owners of the property.

No title policy has been provided to the surveyor regarding the property identified on this map. Therefore this plat of survey does not guarantee the existence, size and location of any easements, encumbrances, restrictions or other facts that could otherwise be disclosed in an ALTA/NSPS survey.

Ritchie P. Wenzel, Professional Land Surveyor, S-4027

COMPLETION DATE OF
FIELD WORK: 10/17/2025

P:\Shared\1 - Projects\2025\25.6007 - Reeds Construction\25.6007.01 - Stearns-695 Cedar Pt Dr-Williams Bay\CAD\Design\25.6007.01.S.dwg



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