



**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

A PARCEL OF LAND LOCATED IN THE WEST HALF OF THE  
SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 1 NORTH,  
RANGE 17 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN  
WALWORTH COUNTY, WISCONSIN

ZONING C-2

NE CORNER OF THE  
SE 1/4 OF SEC. 22

NW CORNER OF THE  
SW 1/4 OF SEC. 22

N 89°56'02" E 1325.44'

1325.44'

EASEMENT FOR INGRES AND EGRESS

NORTH LINE OF THE W 1/2 OF THE SW 1/4 OF SECTION 22-1-17

SOIL TYPES PER SOIL CONSERVATION SERVICE MAPS ARE CEC2, MyB AND Ph.

S 89°56'02" W  
863.17'

N 00°03'58" W  
136.72'

S 00°03'58" E  
186.72'

UNPLATTED LANDS ZONING A-1

N 89°56'02" E  
461.93'

P.O.B.

D.N.R. IDENTIFIED WETLAND  
PER WALWORTH CO. ZONING  
DISTRICT MAP NO. 5

DITCH

SHORELAND AS PER  
WALWORTH CO. ZONING  
DISTRICT MAP NO. 5

244,929 Sq. Ft.  
5.62 Acres

UNPLATTED LANDS ZONING A-1

N 00°03'58" W  
521.99'

UNPLATTED LANDS ZONING A-1

EAST LINE OF THE W 1/2 OF THE SW 1/4 OF SECTION 22-1-17

S 00°06'44" W  
540.36'

**LOT 1**

N 87°46'48" W  
460.62'

CATCH BASIN

OWNER: Steve Snudden  
N815 Zenda Road  
Lake Geneva, WI. 53147

UNPLATTED LANDS ZONING A-1

SURVEYED BY:  
VANDERSTAPPEN SURVEYING, INC.  
217 W. Judd Street  
Woodstock, Illinois 60098  
(815) 337-8310

**LEGEND**

- 3/4"x 24" IRON ROD 1.5 LBS./LIN. FT. SET
- CONCRETE MONUMENT FOUND

REFERENCE BEARING NORTH LINE OF THE SW 1/4 OF SECTION 22 ASSUMED BEARING N 89°56'02" E.

ZENDA



**GRAPHIC SCALE**



( IN FEET )  
1 inch = 100 ft.

*William J. Vanderstappen*  
WILLIAM J. VANDERSTAPPEN  
WISCONSIN REGISTERED LAND SURVEYOR. NO. 1777

DECEMBER 12, 1996

DATE

JOB NO. 960736B

REVISED 1-14-97

SHEET 1 OF 2

1A-2804-1

117-1661

SURVEYOR'S CERTIFICATE

I, William J. Vanderstappen, Registered Land Surveyor, hereby certify that in full compliance with the provisions of Chapter 236.34 of the Wisconsin Statutes and the Land Division (Subdivision) Ordinance of Walworth County, Wisconsin, and under the direction of Steve Sndden, Owner of said land, I have surveyed, divided and mapped this certified survey, that such plat represents all exterior boundaries and the subdivision of the land surveyed, and that this land is located within the West Half of the Southwest Quarter of Section 22, Township 1 North, Range 17, East of the Fourth Principal Meridian, being described as follows: Commencing at the Northwest corner of the Southwest Quarter; thence North 89 degrees 56 minutes 02 seconds East along the north line of said Southwest Quarter, 1325.44 feet to the east line of said West Half; thence South 0 degrees 06 minutes 44 seconds West along the east line of said West Half, 186.72 feet to the place of beginning; thence continuing South 0 degrees 06 minutes 44 seconds West along said east line, 540.36 feet; thence North 87 degrees 46 minutes 48 seconds West, 460.62 feet; thence North 0 degrees 03 minutes 58 seconds West, 521.99 feet; thence North 89 degrees 56 minutes 02 seconds East, 461.93 feet to the place of beginning, in Walworth County, Wisconsin. CONTAINING 5.62 ACRES OF LAND, MORE OR LESS. ALSO

Ingress & Egress Easement across said West Half of the Southwest Quarter, being described as follows: Beginning at the Northwest corner of said Southwest Quarter; thence North 89 degrees 56 minutes 02 seconds East along the north line of said Southwest Quarter, 912.92 feet; thence South 0 degrees 03 minutes 58 seconds West 186.72 feet; thence South 89 degrees 56 minutes 02 seconds West, 50.00 feet; thence North 0 degrees 03 minutes 58 seconds East, 136.72 feet to a line, 50.00 feet South of and parallel to the North line of said West Half; thence South 89 degrees 56 minutes 02 seconds West along said line 863.17 feet to the west line of said Southwest Southwest Quarter; thence North 0 degrees 13 minutes 28 seconds East, 50.00 feet to the place of beginning, in Walworth County, Wisconsin.

Approved by resolution of the Walworth County Park and Planning Commission, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_.

Chairman

*William J. Vanderstappen*

William J. Vanderstappen, S-1777  
Wisconsin Registered Land Surveyor

DECEMBER 12, 1996  
Date

960736B  
Job Number

