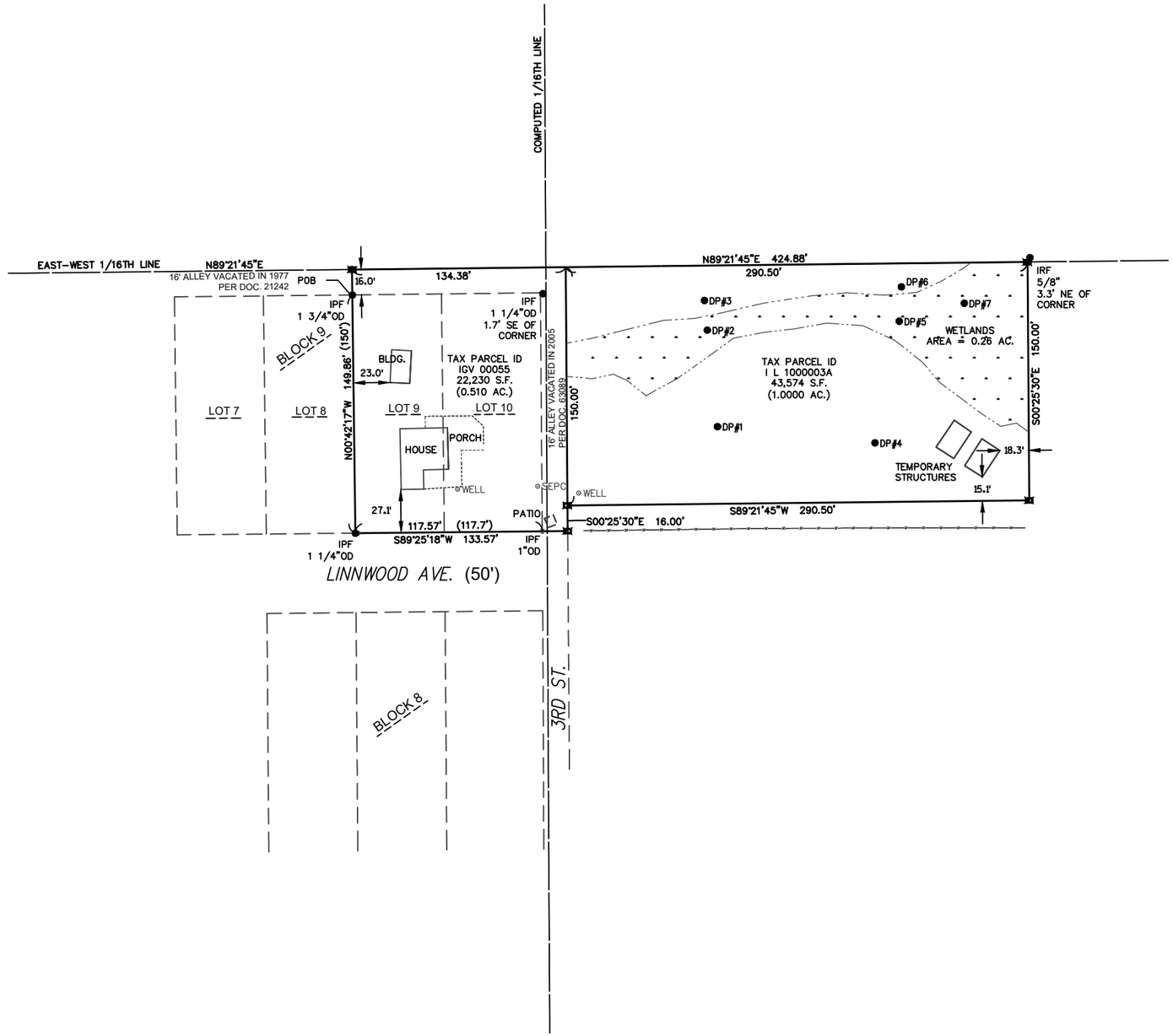
PLAT OF SURVEY

ALL LOTS 9 AND 10, A VACATED ALLEY ADJOINING THE NORTH LINE OF SAID LOTS 9 AND 10, AA VACATED ALLEY ADJOINING THE EAST LINE OF LOT 10 ALL IN THE GENEVISTA AND LAWRENCES ADDITION TO GENEVISTA SUBDIVISION AND LANDS ALL IN THE SOUTHEAST 1/4; AND SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 IN SECTION 10, IN TOWNSHIP 1 NORTH, RANGE 17 EAST, IN THE TOWN OF LINN, WALWORTH COUNTY, WISCONSIN.

LEGEND

POB	= POINT OF BEGINNING
(XXX)	= RECORD
O	= FOUND REBAR OR MONUMENTATION, AS NOTED
▣	= IRON PIPE SET 1.25"O.D.x18", WEIGHING 1.13 LBS./FT.
OD	= OUTSIDE DIAMETER
● IPF	= IRON PIPE FOUND
● IRF	= IRON ROD FOUND
⊙WELL	= WELL
● DP#1	= DATA POINTS
——x——	= BARBED WIRE FENCE
⊥⊥⊥	= WETLAND
⊙SEPC	= SEPTIC TANK COVER
S.F.	= SQUARE FEET



LEGAL DESCRIPTION

All Lots 9 and 10, a vacated alley adjoining the north line of said Lots 9 and 10, and a vacated alley adjoining the east line of Lot 10 all in the Genevista and Lawrences Addition to Genevista subdivision and lands all in the Southeast 1/4 and Southwest 1/4 of the Southeast 1/4 of Section 10, Township 1 North, Range 17 East, Town of Linn, Walworth County, Wisconsin, more particularly described as follows;

Beginning at the northwest corner of said Lot 9; thence North 00°42'17" West 16.00 feet to the north line of said Genevista and Lawrences Addition to Genevista subdivision and the north line of said Southeast 1/4; thence North 89°21'45" East along said north line, 424.88 feet; thence South 00°25'30" East 150.00 feet; thence South 89°21'45" West 290.50 feet to the east line of said subdivision; thence South 00°25'30" East along said east line, 16.00 feet; thence South 89°25'18" West along said north line of Linwood Avenue, 133.57 feet to said west line of said Lot 9; thence North 00°42'17" West along said north line, 149.86 feet to the point of beginning.

FOR INFORMATIONAL PURPOSES ONLY:

PROPERTY ADDRESS: W3604 LINNWOOD AVENUE, LAKE GENEVA, WI 53147

AREA: THE LAND AREA OF THE SUBJECT PROPERTY IS 65,805 SQUARE FEET OR 1.511 ACRES MORE OR LESS

PARCEL NUMBER: IGV 00055

SURVEYOR'S NOTES:

Held the existing monumentation for the west line of Lot 9 of Genevista and Lawrence's Addition to Genevista Subdivision and the north line of said subdivision which matches the north line of said Southeast 1/4 (East - West 1/16th line) as measured. The 290.5' x 150' (1 acre) tax parcel I L 1000003A, purchased by WD 39298 in 1978 begins at the Northwest corner of the Southeast 1/4 of Section 10. However, the computed location of the North - South 1/16th line does not match the west line of said Southeast 1/4 or the east line of said subdivision. The 290.5' segment is assumed to begin at the east edge of said subdivision along the north line of said Southeast 1/4 and south 150' and west 290.5', creating the 1 acre parcel.

WETLAND DELINEATION FOR PARCEL ID I L 1000003A ONLY
Dated: Sept. 26, 2019
Dave Meyer, WIDNR Assured Delineator
Wetland & Waterway Consulting, LLC
Email: Dave@wetlandwi.com

SURVEYOR'S CERTIFICATE:

I hereby certify that the above-described property has been surveyed under my direction and that the map is a true represenetation thereof and shows the size and location of the property, its exterior boundaries, and the location of the buildnig structures. this survey is made for the use of the present owners of the proeprty and also those who purchas, mortgage, or guaranee the title thereto with one (1) year from the date hereof.

Gary R. Splinter S-2239
December 18th, 2019

kapur
1224 S. Pine Street
Burlington, Wisconsin
53105
kapurinc.com

PROJECT:
W3604 LINNWOOD AVE.

LOCATION:
TOWN OF LINN, WALWORTH COUNTY, WISCONSIN

CLIENT:
DAVID KRONWALL

RELEASE:
FINAL

REVISIONS:

#	DATE	DESCRIPTION

NORTH ARROW:

SCALE: 1" = 80'
0 20 40 60 80

SEAL:
WISCONSIN
GARY R. SPLINTER S-2239 OAK CREEK WI
LAND SURVEYOR

all in

SHEET:
PLAT OF SURVEY

PROJECT MANAGER:	GRS
PROJECT NUMBER:	200106
DATE:	12/18/2019

SHEET NUMBER:
1 OF 1

FILENAME: D:\Walworth_Co\Linn_Town\Priv\200106_3604_Linnwood_Ave\Survey\DWG\200106_PLAT.dwg