

August 9, 2025

PLAT OF SURVEY

Survey No. 25.6001.04 - Lot 2

LOCATION: MEADOW RIDGE COURT  
LAKE GENEVA, WI 53147

PREPARED FOR: John Matustik - Matustik Builders

PROPERTY DESCRIPTION:  
Lot 2 of Certified Survey Map No. 3766, recorded in Volume 22 of Page 300 of  
Certified Survey Maps as Doc. No. 630888, being part of the Northeast 1/4 of  
Section 15, Town 1 North, Range 17 East, Walworth County, Wisconsin.

CURRENT OWNER: Dana M. Geldermann Trust

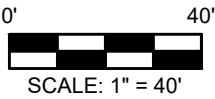
TAX ID: IA376600003

BUILDING SETBACKS SHOWN PER CSM 3766.  
PER CSM 3766: "NOTE: ACCESS TO LOTS 1, 2, AND 3 IS  
LIMITED TO MEADOW RIDGE CIRCLE (NO ACCESS ALLOWED  
ONTO SOUTH SHORE DRIVE OR THE PRIVATE DRIVE  
TO THE EAST.)"

FOUND IRON ROD 0.3'  
NORTH 79°03'34" EAST  
OF CORNER

MEADOW RIDGE  
CIRCLE  
(66' WIDE)

-VACANT-



BEARINGS BASED ON THE EAST  
LINE OF LOT 2 OF CERTIFIED  
SURVEY MAP NO. 3766; SAID LINE  
BEARING S00°52'15"E.

Legend:

- Found Iron Rod
- Found 1" Iron Pipe
- Set 3/4" Iron Rod

**LYNCH & ASSOCIATES**  
ENGINEERING CONSULTANTS, LLC  
5000 S. TOWNE DRIVE, SUITE 160  
NEW BERLIN, WI 53151  
440 MILWAUKEE AVENUE  
BURLINGTON, WI 53105  
(262) 402-5040



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.

*[Signature]*

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

COMPLETION DATE OF  
FIELD WORK: 8/6/2025

P:\Shared\1 - Projects\2025\25.6001 - Matustik\25.6001.04 - Geldermann - N1524 Meadow Ridge Circle-Lake Geneva\CAD\Design\25.6001.04 S - Lot 2.dwg