

PLAT OF SURVEY FOR PROPOSED LOT LINE ADJUSTMENT

LOCATION: Delavan, WI

PREPARED FOR: Shodeen Homes

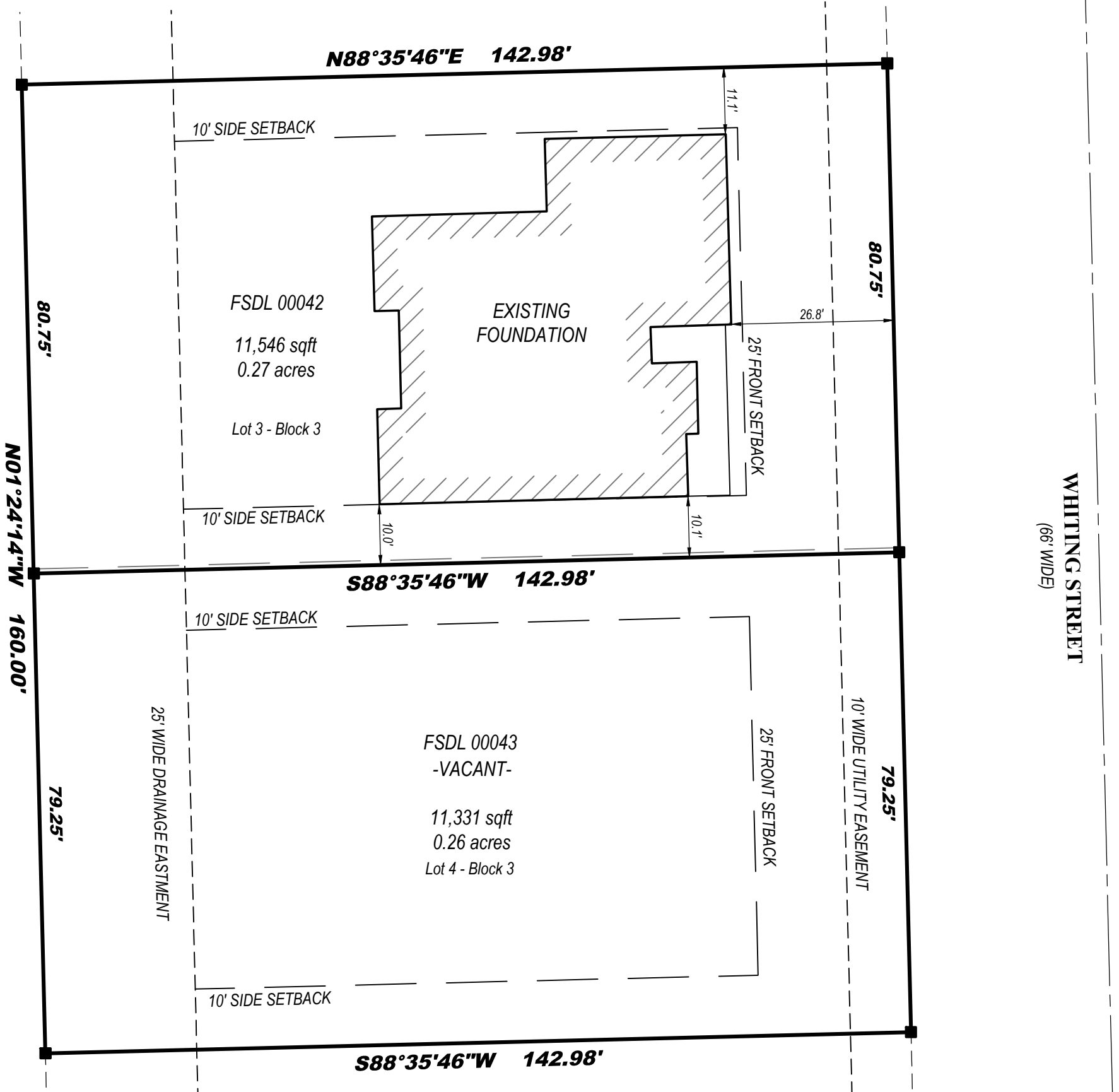
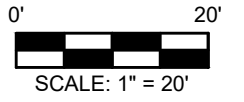
EXISTING PROPERTY DESCRIPTION:

Block 3 - Lot 03 & Lot 04 of The Shores of Delavan Lake, a Subdivision of Outlots 1 and 2 of C.S.M. 4761, Lot 1 of C.S.M. 4668, Outlot 1 of Mound Road Estates, a Subdivision, and unplatted lands; located in the Northwest 1/4 of the Northeast 1/4, the Northeast 1/4 of the Northeast 1/4, the Southeast 1/4 of the Northeast 1/4, and the Southwest 1/4 of the Northeast 1/4, all in Section 15; Together with part of the Northwest 1/4 of the Northwest 1/4, the Northeast 1/4 of the Northwest 1/4, the Southeast 1/4 of the Northwest 1/4, and the Southwest 1/4 of the Northwest 1/4, all in Section 14; Together with part of Northwest 1/4 of the Southwest 1/4, and the Southwest 1/4 of the Southwest 1/4 all in Section 14; Together with the Northwest 1/4 of the Southeast 1/4, and Northeast 1/4, of the Southeast 1/4 all in Section 15; Township 2 North, Range 16 East, Town of Delavan, Walworth County, Wisconsin.

TAX ID: FSDL 00042 & FSDL 00043

PROPOSED LANDS TO BE TRANSFERRED FROM FSDL 00043 TO FSDL 00042:

BEING THE NORTH 0.75 FEET OF BLOCK 3 - LOT 04 OF THE SHORES OF DELAVAN LAKE, A SUBDIVISION, LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 2 NORTH RANGE 16 EAST OF THE FOURTH PRINCIPAL MERIDIAN, TOWN OF DELAVAN, WALWORTH COUNTY, WISCONSIN. CONTAINING 107 SQFT OR 0.002 ACRES MORE OR LESS.



Legend:

■ Set 3/4" Iron Rod

BUILDING SETBACKS SHOWN PER SUBDIVISION PLAT.

This lot line adjustment is for the purposes of the sale of exchange of land between adjoining land owners that does not create additional lots and the original parcels are not reduced below the minimum size required by the Walworth County Code of Ordinances (Zoning/ Shoreland Zoning.)



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: 02/10/2026

BEARINGS HEREON RELATE TO THE NORTH LINE OF BLOCK 3 - LOT 03 OF THE SHORES OF DELAVAN LAKE; ASSUMED BEARING NORTH 88°35'46" EAST.