

Plat of a survey for THOMAS BYRNE AND ELLEN McDERMOTT-BYRNE Lot 16 and part of Lots 14 and 15 of Block 14 of Sunset Hills, a subdivision located of Section 33, Town 2 North Range 17 East, Town of Geneva, Walworth County, Wisconsin, described as follows: Begin at an iron pipe marking the Northeast corner of said Lot 16; thence South 0° 1' 03" West, along the East line of said Lots 15 and 16, 74.11 feet, thence North 88° 59' 17" West 75.28 feet; thence South 1° 00' 43" West 39.00 feet; thence North 88° 59' 17" West 39.00 feet to the West line of said Lot 14; thence North 0° 01' 51" East, along the West line of said Lots 14, 15, and 16, 112.63 feet to an iron pipe marking the Northwest corner of sad Lot 16, thence South 89° 13' 45" East, along the North line of said Lot 16, 114.92 feet to the point of beginning.

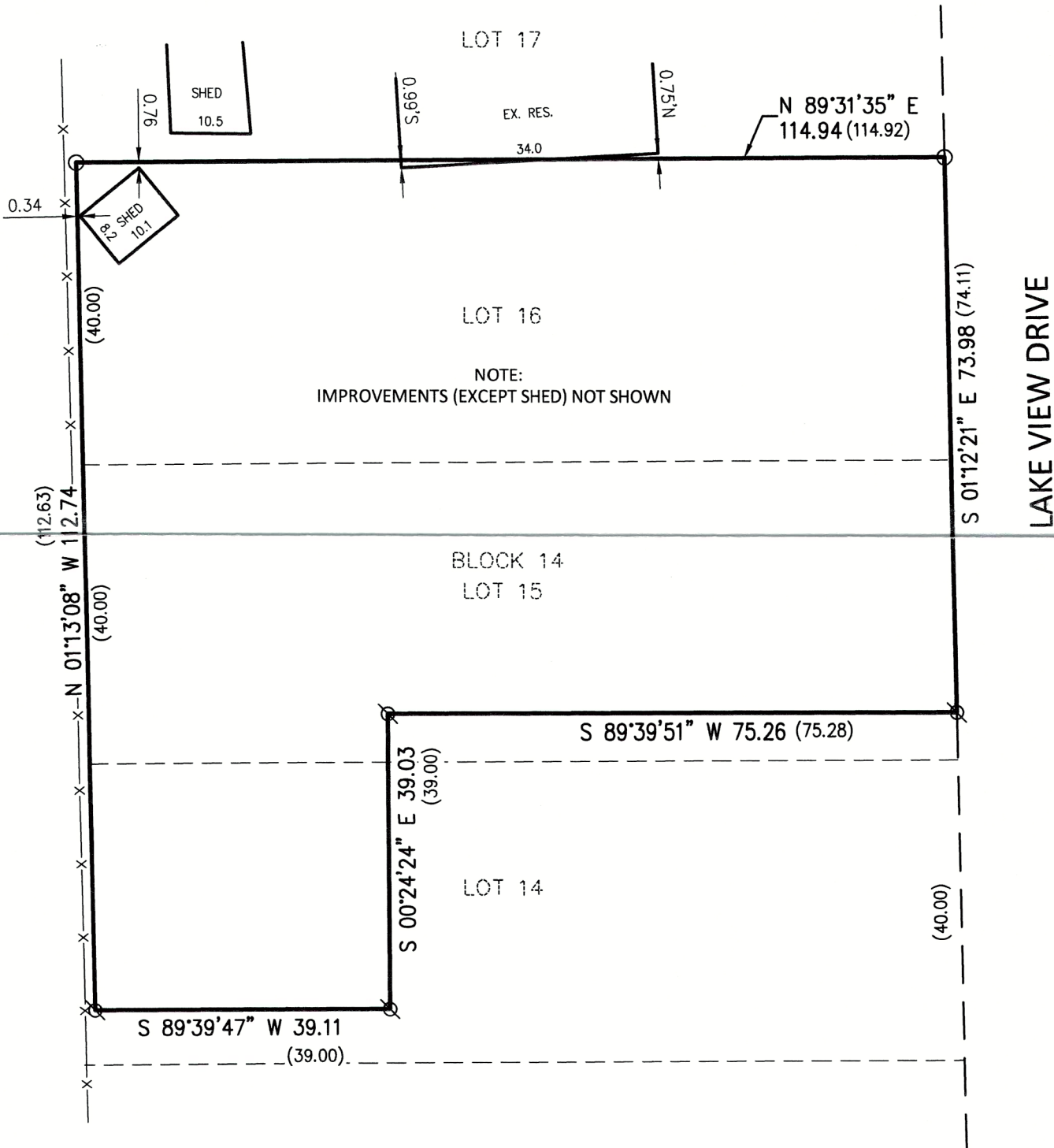
Certificate

The above-described property has been surveyed under my direction and the map hereon drawn is a correct representation thereof to the best of my knowledge and belief.

No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

05/18/2023

Mark R. Madsen



NOTE

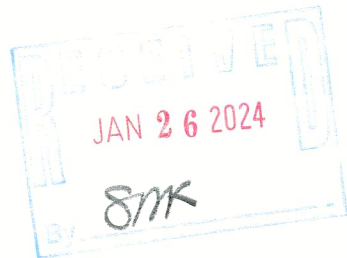
BEARING BASE: GRID NORTH, WISCONSIN
COORDINATE SYSTEM, SOUTH ZONE.
BASED UPON NAD 1983 / 2011.

LEGEND

- IRON PIPE FOUND
- ⊗ IRON BAR FOUND
- x— FENCE



Nielsen Madsen + Barber
CIVIL ENGINEERS AND LAND SURVEYORS
1458 Horizon Blvd. Suite 200, Racine, WI. 53406
Tele: (262)634-5588 Website: www.nmbasc.net



FIELD WORK 5-17-2023 BY JWP/KRF
DRAWN 5-18-2023 BY SCB
SCALE 1" = 20'
SHEET 1 OF 1 SHEETS
JOB NO. 2023.0083.01

217.5151

Parcel# JSH 00018A