

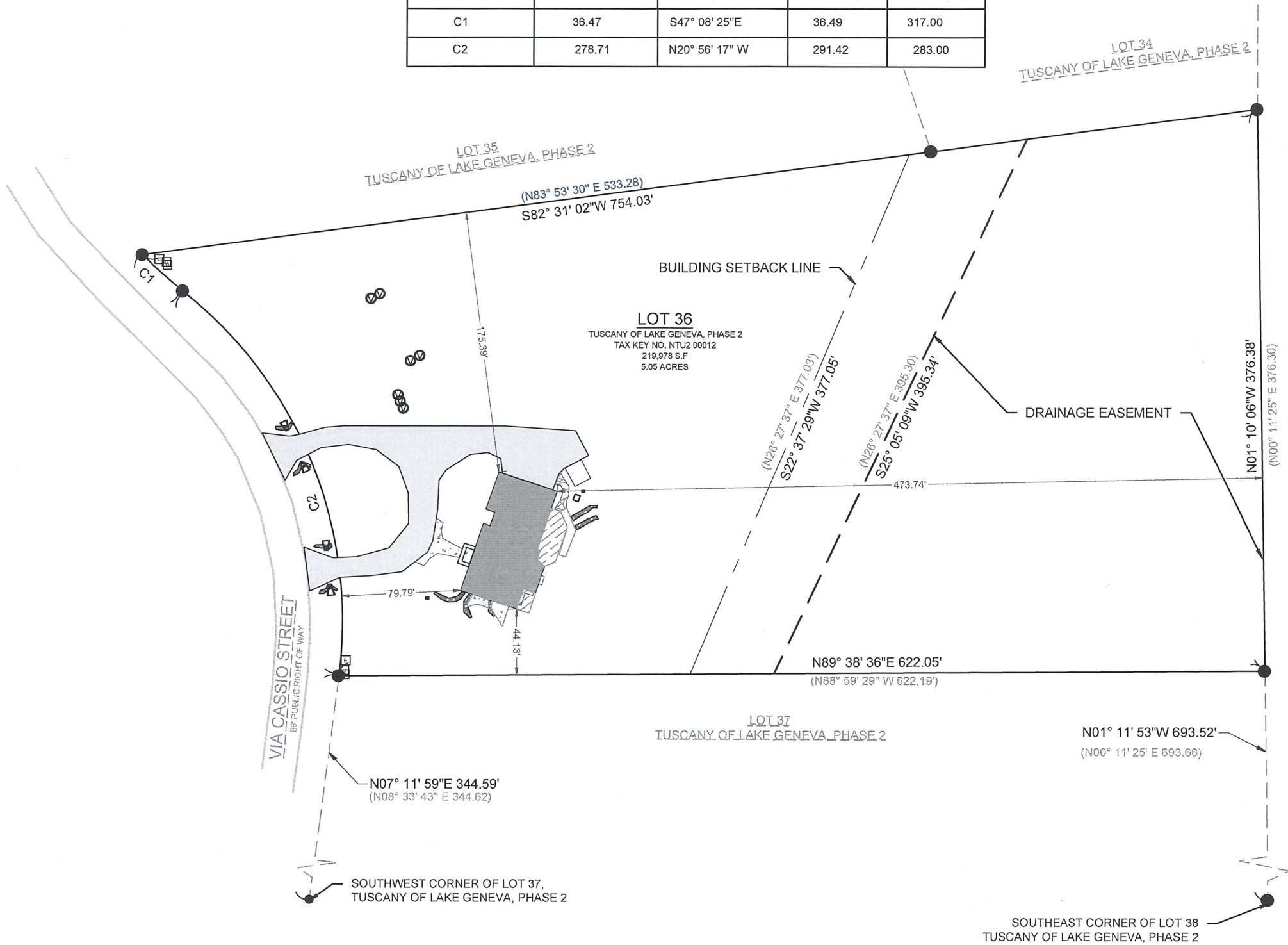
PLAT OF SURVEY

LEGAL DESCRIPTION:
A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 34 IN TOWNSHIP 2 NORTH, RANGE 18 EAST, AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 1 NORTH RANGE 18 EAST IN THE TOWN OF LYONS, WALWORTH COUNTY, WISCONSIN.

MORE PARTICULARLY DESCRIBED AS:
LOT 36 OF TUSCANY OF LAKE GENEVA, PHASE 2. SAID SUBDIVISION BEING DULY RECORDED ON JULY 19, 1997, IN THE OFFICE OF THE REGISTER OF DEEDS FOR WALWORTH COUNTY IN CABINET B, SLIDE 193

PARCEL CURVES				
CURVE NUMBER	CHORD LENGTH	CHORD BEARING	LENGTH (FT)	RADIUS (FT)
C1	36.69	S48° 24' 39"E	36.71	317.00
C2	278.51	N22° 19' 34"W	291.18	283.00

RECORDED PARCEL CURVES				
CURVE NUMBER	CHORD LENGTH	CHORD BEARING	LENGTH (FT)	RADIUS (FT)
C1	36.47	S47° 08' 25"E	36.49	317.00
C2	278.71	N20° 56' 17" W	291.42	283.00



SCALE: 1" = 40'
SHEET SIZE: 11 x 17

- LEGEND
- EXISTING BUILDING
 - EXISTING ASPHALT
 - EXISTING CONCRETE
 - EXISTING DECK
 - EXISTING STONE
 - FOUND 1" IRON PIPE
 - FOUND .5" IRON PIPE
 - RECORDED AS
 - FOUND UTILITY PEDESTAL
 - FOUND ELECTRIC PEDESTAL
 - FOUND CULVERT / INVERT
 - PVC PIPE

BASIS OF BEARING:
THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD-83 (2011).

NORTH LINE OF LOT 36 OF TUSCANY OF LAKE GENEVA ASSUMED TO BEAR S82° 31' 02" W

BUILDING SURVEYED TO:
THE EXTERIOR OF SIDING.

SURVEY ORDERED BY:
LUKE STALLINGS

PROPERTY ADDRESS:
3293 VIA CASSIO,
LAKE GENEVA, WI 53147

FIELD WORK COMPLETED ON:
MAY 08, 2025

FIELD CREW CHIEF:
GARRICK OLEJNIK

SURVEYOR:
MICHAEL J. MARTIN, PLS
CARDINAL ENGINEERING LLC



I, MICHAEL J. MARTIN, PLS-2307, HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE MAP OR PLAT IS A TRUE AND CORRECT REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF ALL VISIBLE STRUCTURES AND DIMENSIONS OF ALL PRINCIPLE BUILDINGS THEREON; BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS, AND VISIBLE ENCROACHMENTS IF ANY.

THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WAS PREPARED IN ACCORDANCE WITH CHAPTER A-E.7 "MINIMUM STANDARDS FOR PROPERTY SURVEYS" OF THE WISCONSIN ADMINISTRATIVE CODE AND IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNER(S) OF THE PROPERTY AND ALSO FOR THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE TITLES THERETO WITHIN ONE(1) YEAR FROM THE DATE HEREOF.

m.j. martin 05-19-2025
MICHAEL J. MARTIN, PLS #2307 DATE



CARDINAL
PLAN | SURVEY | ENGINEER

526 S WELLS STREET,
LAKE GENEVA, WI 53147
262-757-8776
PLANSURVEYENGINEER.COM

DATE: 05 / 13 / 2025 JOB No. 25220
SHEET 1 OF 1 SMV