

PLAT OF SURVEY

PARCELS OF LAND LOCATED IN THE NORTHWEST 1/4 OF SECTION 25, T.3N., R.16E., WALWORTH COUNTY, WISCONSIN.

OWNER- DAVE NETTESHEIM

LEGAL DESCRIPTION FOR 25 FEET WIDE EASEMENT FOR INGRESS AND EGRESS

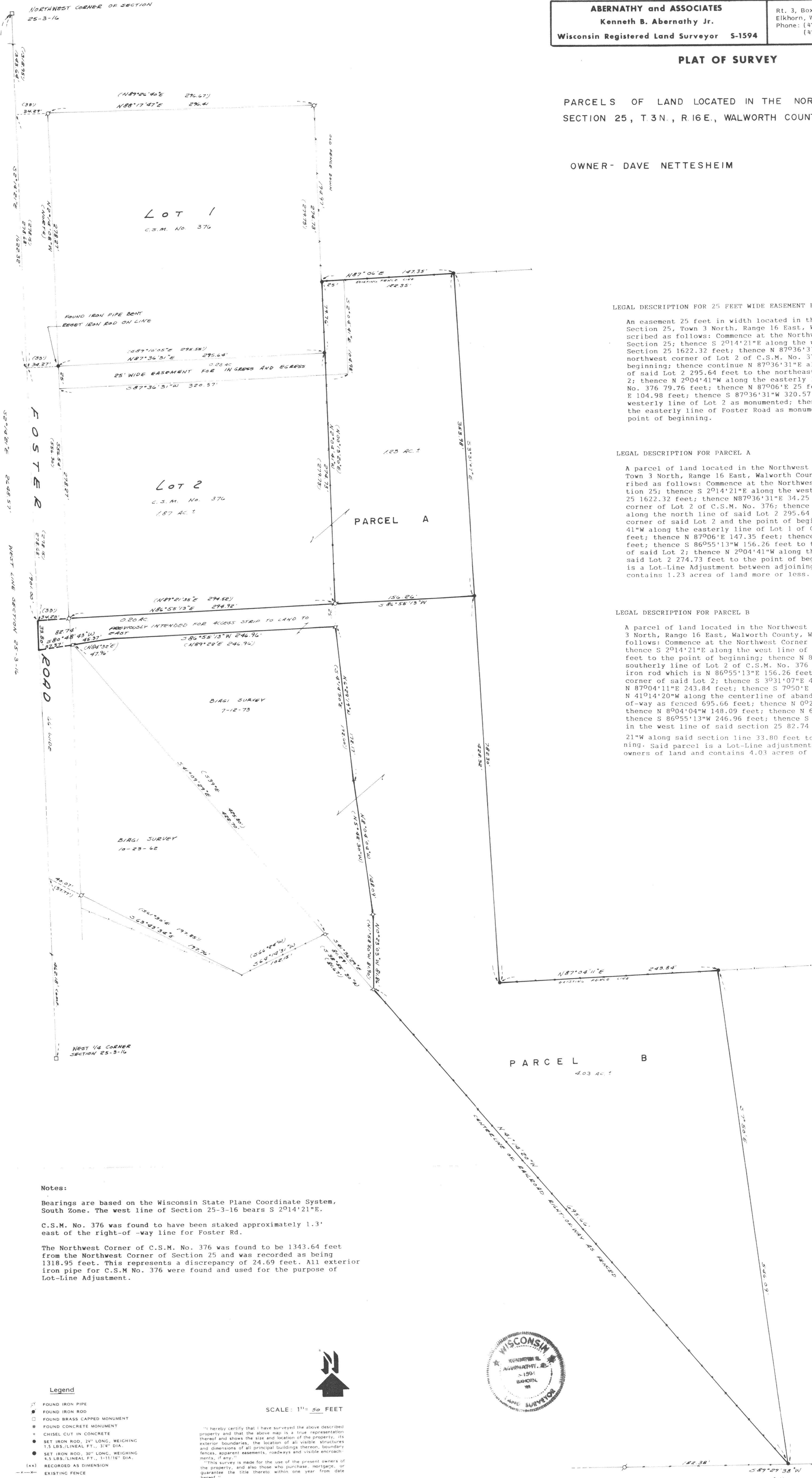
An easement 25 feet in width located in the Northwest 1/4 of Section 25, Town 3 North, Range 16 East, Walworth County, Wisconsin described as follows: Commence at the Northwest Corner of said Section 25; thence S 29°14'21"E along the west line of said Section 25 1622.32 feet; thence N 87°36'31"E 34.25 to the northwest corner of Lot 2 of C.S.M. No. 376 and the point of beginning; thence continue N 87°36'31"E along the north line of said Lot 2 295.64 feet to the northeast corner of said Lot 2; thence N 2°04'41"W along the easterly line of Lot 1 of C.S.M. No. 376 79.76 feet; thence N 87°06'E 25 feet; thence S 2°04'41"E 104.98 feet; thence S 87°36'31"W 320.57 feet to a point in the westerly line of Lot 2 as monumented; thence N 2°14'08"W along the easterly line of Foster Road as monumented 25 feet to the point of beginning.

LEGAL DESCRIPTION FOR PARCEL A

A parcel of land located in the Northwest 1/4 of Section 25, Town 3 North, Range 16 East, Walworth County, Wisconsin described as follows: Commence at the Northwest Corner of said Section 25; thence S 29°14'21"E along the west line of said Section 25 1622.32 feet; thence N 87°36'31"E 34.25 feet to the northwest corner of Lot 2 of C.S.M. No. 376; thence continue N 87°36'31"E along the north line of said Lot 2 295.64 feet to the northeast corner of said Lot 2 and the point of beginning; thence N 2°04'41"W along the easterly line of Lot 1 of C.S.M. No. 376 79.76 feet; thence N 87°06'E 147.35 feet; thence S 3°31'07"E 353.98 feet; thence S 86°55'13"W 156.26 feet to the southeast corner of said Lot 2; thence N 2°04'41"W along the easterly line of said Lot 2 274.73 feet to the point of beginning. Said parcel is a Lot-Line Adjustment between adjoining owners of land and contains 1.23 acres of land more or less.

LEGAL DESCRIPTION FOR PARCEL B

A parcel of land located in the Northwest 1/4 of Section 25, Town 3 North, Range 16 East, Walworth County, Wisconsin described as follows: Commence at the Northwest Corner of said Section 25; thence S 29°14'21"E along the west line of said section 1901.00 feet to the point of beginning; thence N 86°55'13"E along the southerly line of Lot 2 of C.S.M. No. 376 485.43 feet to a set iron rod which is N 86°55'13"E 156.26 feet from the southeast corner of said Lot 2; thence S 3°31'07"E 428.32 feet; thence N 87°04'11"E 243.84 feet; thence S 7°50'E 546.09 feet; thence N 41°14'20"W along the centerline of abandoned railroad right-of-way as fenced 695.66 feet; thence N 0°23'03"W 81.86 feet; thence N 89°04'04"W 148.09 feet; thence N 6°29'19"W 172.17 feet; thence S 86°55'13"W 246.96 feet; thence S 80°48'43"W to a point in the west line of said section 25 82.74 feet; thence N 2°14'21"W along said section line 33.80 feet to the point of beginning. Said parcel is a Lot-Line adjustment between adjoining owners of land and contains 4.03 acres of land more or less.



Notes:

Bearings are based on the Wisconsin State Plane Coordinate System, South Zone. The west line of Section 25-3-16 bears S 29°14'21"E.

C.S.M. No. 376 was found to have been staked approximately 1.3' east of the right-of-way line for Foster Rd.

The Northwest Corner of C.S.M. No. 376 was found to be 1343.64 feet from the Northwest Corner of Section 25 and was recorded as being 1318.95 feet. This represents a discrepancy of 24.69 feet. All exterior iron pipe for C.S.M. No. 376 were found and used for the purpose of Lot-Line Adjustment.

Legend

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND BRASS CAPPED MONUMENT
- FOUND CONCRETE MONUMENT
- CHISEL CUT IN CONCRETE
- SET IRON ROD, 20" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- SET IRON ROD, 30" LONG, WEIGHING 4.5 LBS./LINEAL FT., 1-1/16" DIA.
- RECORDED AS DIMENSION
- EXISTING FENCE

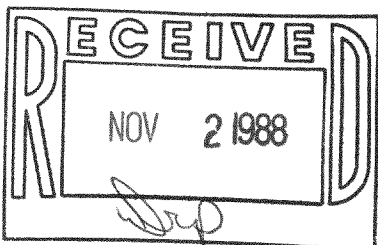
SCALE: 1"= 50 FEET

I hereby certify that I have surveyed the above described property and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent easements, roadways and visible encroachments, if any.

This survey is made for the use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one year from date hereof.

Kenneth B. Abernathy, Jr.
KENNETH B. ABERNATHY, JR.
WISCONSIN REGISTERED LAND SURVEYOR,
S-1594

Date: 10-10-88 Job No. 87802



Found Of
SUGAR CREEK

GA-376-2
GSC-25-1D
GSC-25-56 316.452