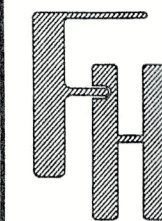


PLAT OF SURVEY LOT 17 OF BLOCK 1 OF PEBBLE BEACH SUBDIVISION

LOCATED IN PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25,
TOWN 4 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN



PLAT OF SURVEY
W5270 PEBBLE BEACH DRIVE
ELKHORN, WISCONSIN

WORK ORDERED BY -
KEN LANCASTER
864 E STONEBRIDGE COURT
PALATINE, IL 60074

FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING - ARCHITECTURE - SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
PHONE: (262) 723-2098 e-mail: office@farrishansen.com

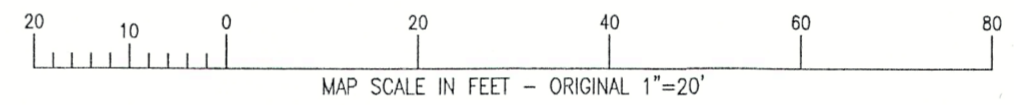
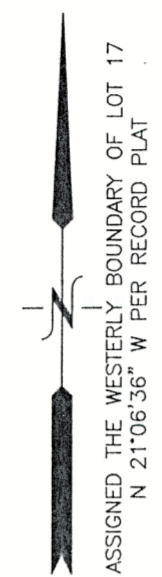
REVISIONS

PROJECT NO.
3251.24
DATE:
09/03/2024
SHEET NO.
1 OF 1

FOUND IRON PIPE STAKE
N 37°01'32" E 2.36'
FROM RECORD CORNER

{N 59°23'16" E}
N 59°12'02" E 113.95'
12' WIDE UTILITY EASEMENT PER RECORD PLAT

FOUND IRON REBAR STAKE
N 01°46'37" W 0.30' FROM
LANDSCAPE SPIKE FOUND
AT CORNER



LOT 17
23,445 S.F.
(0.54 ACRES)

LOT 16

LOT 18

CONCRETE

RESIDENCE
FLOOR ELEV. 947.5
GARAGE ELEV. 946.1

CONCRETE

BENCH MARK -
NAIL IN 16" DECIDUOUS
ELEVATION 945.95'

A=41.00' R=336.47'
S 72°10'05" W C=40.97'
{S 72°23'24" W C=41.08'}

PEBBLE BEACH DRIVE
{66' WIDE R.O.W.}

EDGE OF PAVED ROADWAY

- LEGEND
- = FOUND IRON PIPE STAKE
 - = FOUND IRON REBAR STAKE
 - △ = FOUND LANDSCAPE SPIKE
 - ⊗ = SET IRON REBAR STAKE
 - ⊞ = ELECTRIC BOX LOCATED
 - ⊕ = WELL LOCATED
 - ✱ = A.C. UNIT LOCATED
 - ⊙ = CLEANOUT LOCATED
 - {XXX} = RECORDED AS

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED UNDER MY DIRECTION AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY AND ITS EXTERIOR BOUNDARIES. 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 THE DATE HEREOF. FIELD WORK WAS CONDUCTED 8/27/2024.

DATED: 9/3/2024



Christopher A. Hodges
CHRISTOPHER A. HODGES P.L.S. 2760

HPE-17

416-3585

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