

Rt. 3, Box 273
Elkhorn, Wisconsin 53121
Phone: (414) 723-4260 (office)
(414) 723-4813 (residence)

This survey map depicts two adjacent lots, Lot 12 and Lot 13, with an existing residence on Lot 12. The map includes detailed boundary measurements, easements, and surrounding infrastructure.

Lot 13: Located at the top of the map, its northern boundary is defined by a bearing of $N 89^{\circ}53'00'' W$ and a distance of 216.96'. Its eastern boundary is $S 0^{\circ}26'00'' W$ 142.14'. A 6' utility easement runs along the eastern boundary of Lot 13.

Lot 12: Located below Lot 13, it contains an "Existing Residence". The residence's footprint is defined by several boundary segments: 49.8' (north), 8.0' (northeast), 8.0' (east), 20.2' (southeast), 47.7' (south), 42.4' (southwest), 42.3' (west), 22.0' (northwest), and 36.0' (north). The area of Lot 12 is 0.67 Acres $\pm$. Its western boundary is $N 0^{\circ}22'00'' W$ 98.57'. Its southern boundary is $S 89^{\circ}40'00'' W$ 135.34'. A 12' utility easement runs along the southern boundary of Lot 12.

Easements and Roads:

- A 12' utility easement runs north-south along the western boundary of Lot 12.
- A 12' utility easement runs diagonally from the southwest corner of Lot 12 towards the residence.
- A 50' wide private road, labeled "Private Road" and "50' Wide", runs along the western boundary of Lot 12.
- A 50' wide lane, labeled "Lane" and "50' Wide", runs along the southern boundary of Lot 12.
- Stewart Road runs along the bottom of the map.

Other Features:

- The "Existing Residence" is a rectangular structure with an irregular footprint.
- Survey points are marked with small circles and crosses.
- Various boundary segments are labeled with their respective bearings and distances.

Ordered by: Ted Johnson

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND BRASS CAPPED MONUMENT
- FOUND CONCRETE MONUMENT
- CHISEL CUT IN CONCRETE
- SET IRON ROD, 24" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- SET IRON ROD, 30" LONG, WEIGHING 4.5 LBS./LINEAL FT., 1-11/16" DIA.
- RECORDED AS DIMENSION
- EXISTING FENCE
- UTILITY POLE
- UNDERGROUND UTILITY BOX

"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 was 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."

Revised August 27, 1993
Date: July 12, 1993 Job No. 1993.704

416-953

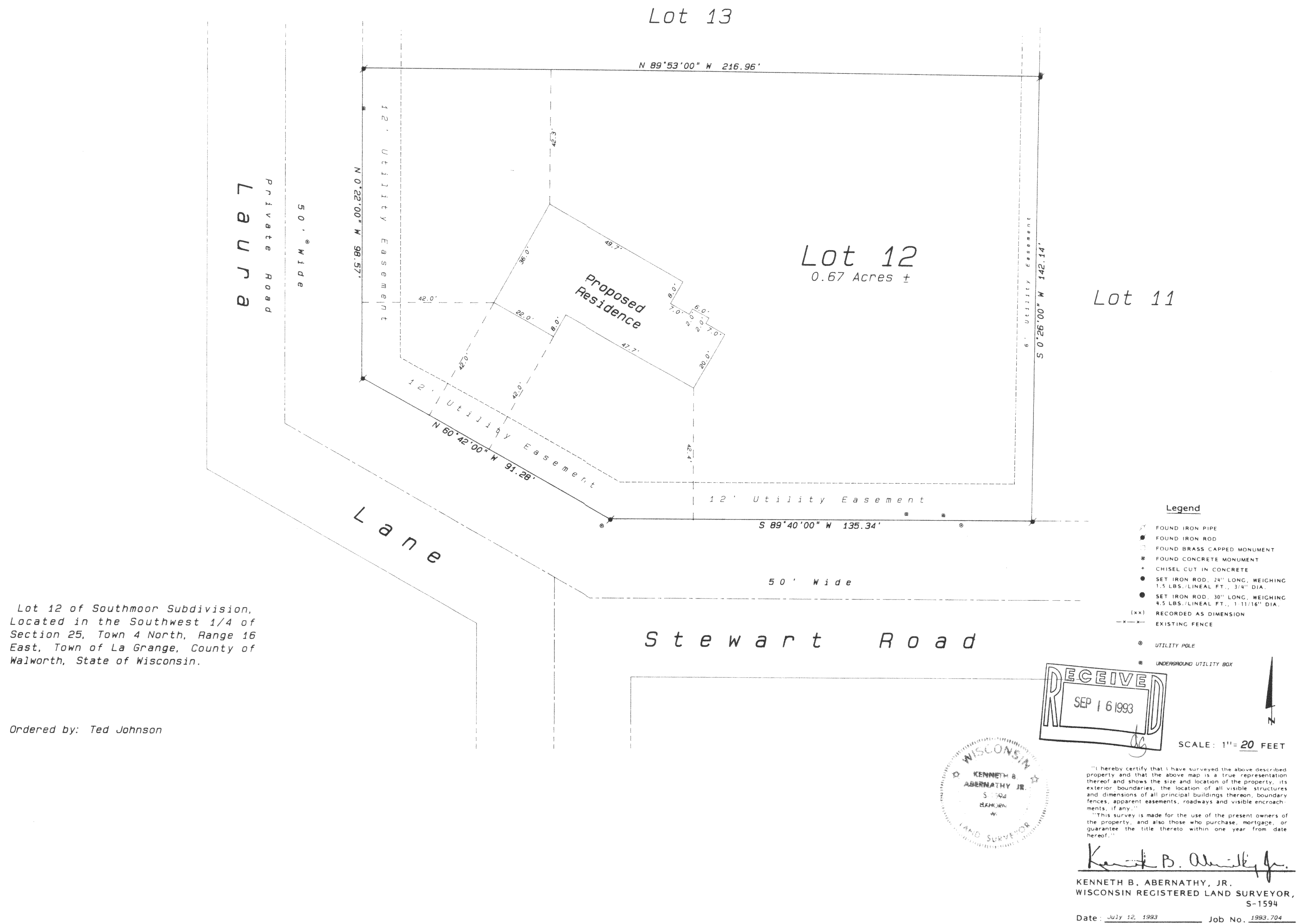
ABERNATHY and ASSOCIATES

Kenneth B. Abernathy Jr.

Wisconsin Registered Land Surveyor S-1594

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PLAT OF SURVEY



416-953

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