

PLAT OF SURVEY

PARCEL 1: All that part of Lots 17 and 18 in Romadka Park, lying and being in the Southeast 1/4 of Section 5, and the Northeast 1/4 of Section 8, in Township 4 North, Range 18 east, in the Town of East Troy, Walworth County, Wisconsin, described as follows, to-wit: Beginning at the Southwest corner of said Lot 18; thence North 57°41 minutes along the Southeasterly line of a private road 55.83 feet; thence Easterly parallel with the South line of said Lot 18, and along the South line of a private road 195.10 feet; thence South 03°30 minutes West along the Westerly line of a private road 54.10 feet; thence South 85°38 minutes West 240.12 feet to the Westerly line of said Lot 17; thence Northerly along the Westerly line of said Lot 17, 41.25 feet to the place of beginning.

PARCEL 2: A parcel of land located in Lot 17 of Romadka Park in the Southeast 1/4 of Section 5, T4N, R18E, Walworth County, Wisconsin, described as follows, to-wit: Beginning at the Southwest corner of said Lot 17; thence northerly along the West line of said Lot 17, 58.98 feet; thence North 85°38' East 240.12 feet; thence South 3°30' West along the Westerly line of a private road 57.10 feet; thence South 17°56' East 16.38 feet to a point on the South line of said Lot 17; thence Westerly along the south line of said lot 17, 241.29 feet to the place of beginning.

Surveyed for: Mark Goodfellow

Survey address: N9351/N9355 Romadka Lane

45' WIDE
ROMADKA
PARK
ROAD

30' WIDE
"PRIVATE ROAD"

18' WIDE
"PRIVATE ROAD"

18' WIDE
"PRIVATE ROAD"

PARCEL 1
14278 SQ. FT.
0.33 ACRES

IMPERVIOUS SURFACE AREAS
DWELLING FOOTPRINT: 615 SQ. FT.
GARAGE FOOTPRINT: 540 SQ. FT.
WOOD DECK: 213 SQ. FT.
CONCRETE WALK: 96 SQ. FT.
TOTAL: 1464 SQ. FT.
DENSITY: 10.3%

(S85°38'W)
(N85°38'E)
S84°01'56"W

PARCEL 2
15661 SQ. FT.
0.36 ACRES

IMPERVIOUS SURFACE AREAS
DWELLING FOOTPRINT: 852 SQ. FT.
GARAGE FOOTPRINT: 491 SQ. FT.
ENCROACHING GARAGE: 161 SQ. FT.
SHED FOOTPRINT: 254 SQ. FT.
SHED OVERHANG: 265 SQ. FT.
DECK: 130 SQ. FT.
CONC. STOOP: 20 SQ. FT.
TOTAL: 2173 SQ. FT.
DENSITY: 13.8%

F.I.P. IS N43°00'09"E
1.52' OF ACTUAL CORNER

S87°19'55"W
(WESTERLY)

EXISTING
SHED

SEPTIC
LID

EXISTING
GARAGE

EXISTING
DWELLING

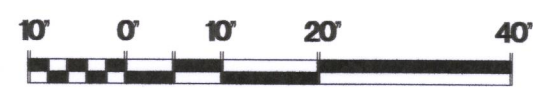
4.5' ENCR.

2.0' ENCR.

EXISTING
GARAGE

RECEIVED
JUN 5 2019
By *Jan*

SCALE 1"=20'



BEARINGS ARE REFERENCED TO THE WEST
LINE OF THE SOUTHEAST 1/4 OF SECTION
5-4-18, AND IS ASSUMED TO BEAR
N00°28'41"W, (NAD27).

- FOUND 1 1/4" O.D. IRON PIPE
- FOUND 1" O.D. IRON PIPE
- ✕ FOUND 3/4" "SPINDLE"
- SET 1 1/4" O.D. IRON PIPE
- () RECORDED AS DIMENSIONS

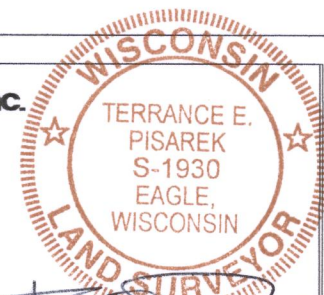
"I hereby certify that I have surveyed the above property and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent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

THIS IS NOT AN ORIGINAL SURVEY UNLESS THE SEAL IS RED.

5/16/19 DATE TEP FIELD WORK BY TEP DRAWN BY 19035 JOB NUMBER

Kettle Moraine Surveying Inc.
P.O. Box 357
Eagle WI 53119
(262)594-3484
kettlemorainesurveying.com



PRP-20A
PRP-20B 418-2649