

# PLAT OF SURVEY

LEGAL DESCRIPTION: LOT 61, "THE ORCHARDS OF MUKWONAGO ADD'N NO. 1", BEING A SUBDIVISION OF A PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWN 5 NORTH, RANGE 18 EAST, AND PART OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWN 4 NORTH, RANGE 18 EAST, ALL IN THE VILLAGE OF MUKWONAGO, WAUKESHA AND WALWORTH COUNTIES, WISCONSIN.

**SUGGESTED CONSTRUCTION GRADES:**

- PROPOSED YARD GRADE PER THE MASTER GRADING PLAN = 866.70
- PROPOSED REAR EXPOSURE GRADE PER THE MASTER GRADING PLAN = 862.70
- PROPOSED TOP OF FOUNDATION WALL ELEV. = 867.37
- PROPOSED TOP OF FOOTING ELEV. = 859.37 (8' WALL)

**LOT 17**

THE ORCHARDS  
OF MUKWONAGO

**SCALE: 1" = 30'**

**LOT 19**  
**THE ORCHARDS**  
**OF MUKWONAGO**

**LOT 18**

THE ORCHARDS  
OF MUKWONAGO

N35°02'50"E 112/69

20' WETLAND SETBACK LINE  
(PER SUBDIVISION PLAT)

**100 YEAR FLOODPLAIN LINE  
PRIVATE DRAINAGE EASEMENT  
(PER SUBMISSION PLAT)**

**LOT 61**

**15,705 S.F.**  
**0.3605 Ac.**

LOT 60  
THE ORCHARDS OF  
MUKWONAGO ADD'N NO. 1  
(VACANT)

**AS-BUILT  
TOP OF FOUNDATION  
WALL EL. = 867.44**

LOT 62  
THE ORCHARDS OF  
MUKWONAGO ADD'N NO. 1  
(VACANT)

-12' WE ENERGIES -  
EASEMENT (PER  
SUBDIVISION PLAT)

—30' WIDE PRIVATE  
STORM SEWER DRAINAGE  
AND ACCESS EASEMENT  
(PER SUBDIVISION PLAT)

**CONC. SIDEWALK** \* **S22°30'42"W** \* **CONC. SIDEWALK**

BACK OF CONC. CURB 864.80

**EXISTING STORM SEWER**

EXISTING SANITARY SEWER

**EXISTING WATER/IN**

**ORCHARD**

# LANE

VIEW

**NOTE:** PER VILLAGE STANDARDS, THE WATER LATERAL STOP BOX, STREET LIGHT POLES AND FIRE HYDRANTS SHALL BE LOCATED AT A MINIMUM OF 10' FROM A PROPOSED DRIVEWAY.

**-NOTE:**  
EXISTING 1" TREE TO BE  
RELOCATED WHEN DRIVEWAY  
CONSTRUCTION TAKES PLACE.

**SURVEYOR'S CERTIFICATE:**

STATE OF WISCONSIN } SS  
WAUKESHA COUNTY }

I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THE MAP HEREON IS A TRUE REPRESENTATION THEREOF, AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL VISIBLE STRUCTURES THEREON, FENCES, APPARENT EASEMENTS, AND ROADWAYS, AND VISIBLE ENCROACHMENTS, IF ANY.

AND VISIBLE ENCROACHMENTS, IF ANY, THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE OR GUARANTEE TITLE THERETO WITHIN ONE YEAR FROM THE DATE HEREOF.

DATED THIS 30th DAY OF JULY 2013

**REVISED: 8/15/13**

REVISED: 8/13/13  
RECERTIFICATION: 12/16/13

**17700 W. Capitol Drive  
Brookfield, WI 53045**  
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**SURVEY PREPARED FOR: KORNDORFER DEVELOPMENT**

**JOB NO: 12-07**

#OR1 -61 518-24