

# LYONS INDUSTRIAL PARK

A SUBDIVISION LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, SECTION 19, T 2 N, R 18 E, WALWORTH COUNTY, WISCONSIN

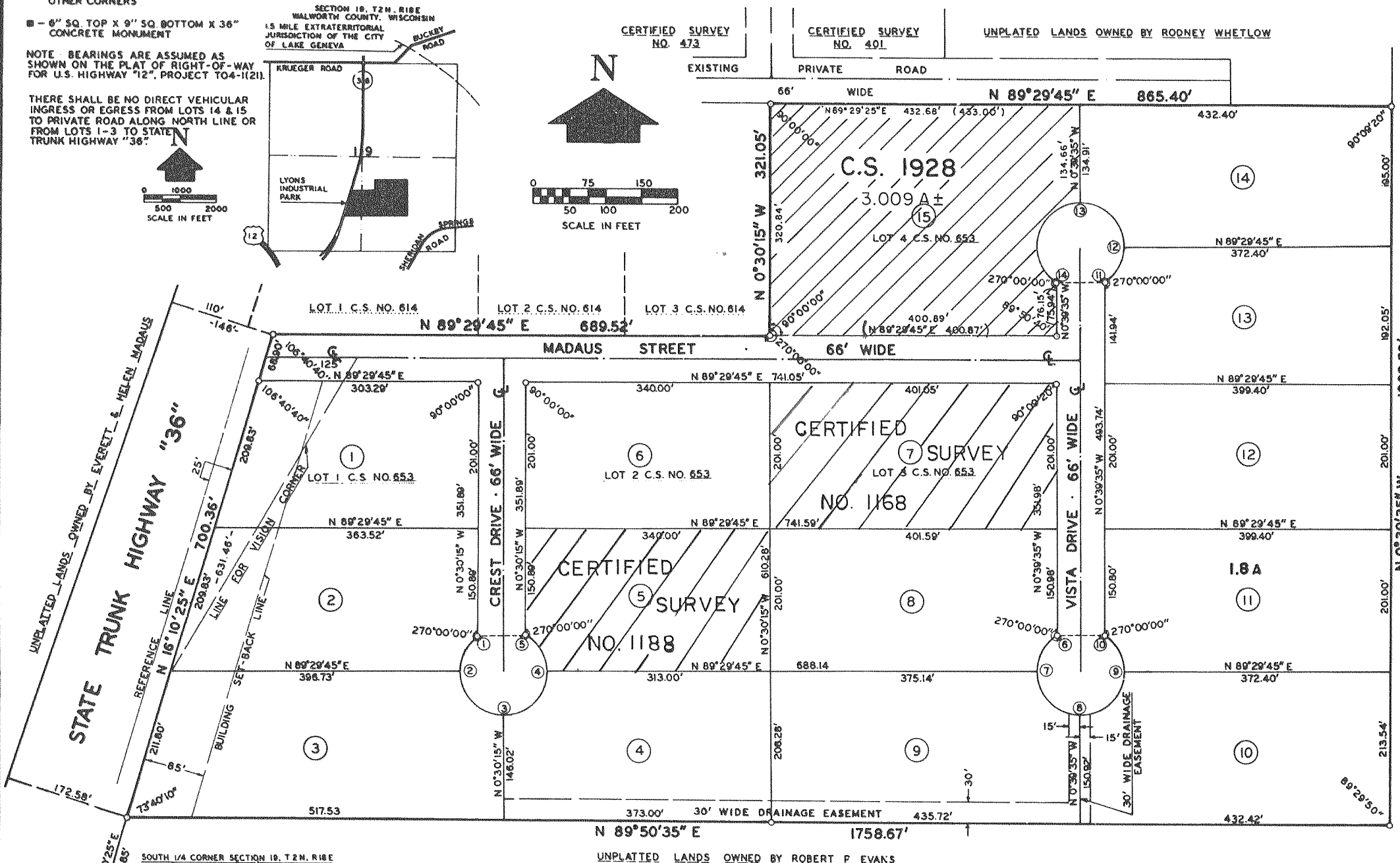
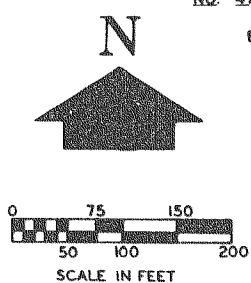
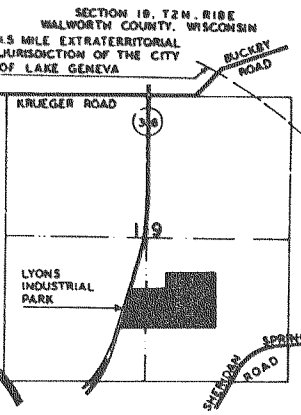
0 - IRON PIPE, 2" X 30" MIN. WT. 365 LB./LIN. FT. IRON PIPE, 1-1/4" X 24" MIN. WT. 2.27 LB./LIN. FT. AT ALL OTHER CORNERS

6" SQ. TOP X 9" SQ. BOTTOM X 36" CONCRETE MONUMENT

NOTE BEARINGS ARE ASSUMED AS SHOWN ON THE PLAT OF RIGHT-OF-WAY FOR U.S. HIGHWAY "12", PROJECT TO-4-11211.

THERE SHALL BE NO DIRECT VEHICULAR INGRESS OR EGRESS FROM LOTS 14 & 15 TO PRIVATE ROAD ALONG NORTH LINE OR FROM LOTS 1-3 TO STATE TRUNK HIGHWAY "36".

LOCATION DRAWING



CURVE DATA

CURVE NO.	LOT NO.	RADIUS	CHORD LENGTH	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1-2	2	60.00'	56.92'	S 27° 48' 44.5" W	56° 37' 59"	S 0° 30' 15" E
2-3	3	60.00'	84.85'	S 45° 30' 15" E	90° 00' 00"	N 89° 29' 45" E
3-4	4	60.00'	84.85'	N 44° 29' 45" E	90° 00' 00"	N 0° 30' 15" W
4-5	5	60.00'	56.92'	N 28° 49' 14.5" W	56° 37' 59"	N 57° 08' 14" W
1-5	5	60.00'	66.00'	N 89° 29' 45" E	66° 44' 02"	S 56° 07' 44" W
6-7	8	60.00'	56.78'	S 27° 44' 04.5" W	56° 28' 39"	S 55° 58' 24" E
7-8	9	60.00'	84.97'	S 45° 34' 56" E	90° 09' 22"	S 0° 30' 15" E

CURVE DATA

CURVE NO.	LOT NO.	RADIUS	CHORD LENGTH	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
8-9	10	60.00'	84.74'	N 44° 25' 04" E	89° 50' 38"	N 89° 20' 23" E
9-10	11	60.00'	57.06'	N 28° 53' 54.5" W	56° 47' 19"	S 0° 30' 15" E
6-10	10	60.00'	66.00'	N 89° 20' 25" E	66° 44' 02"	S 57° 17' 34" E
11-12	13	60.00'	56.72'	N 27° 45' 50" E	56° 25' 08"	N 0° 26' 44" W
12-13	14	60.00'	84.99'	N 45° 32' 20" W	90° 11' 12"	N 89° 22' 04" E
13-14	15	60.00'	114.98'	S 16° 02' 15" W	146° 39' 38"	N 57° 17' 34" E
11-14	14	60.00'	66.00'	S 89° 20' 25" W	66° 44' 02"	S 57° 17' 34" E

**SURVEYOR'S CERTIFICATE**  
 I, HAROLD H. KOLB, REGISTERED LAND SURVEYOR, HEREBY CERTIFY: THAT I HAVE SURVEYED, DIVIDED AND MAPPED LYONS INDUSTRIAL PARK, A SUBDIVISION LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, SECTION 19, T 2 N, R 18 E, WALWORTH COUNTY, WISCONSIN AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 19; THENCE S 89° 38' 35" W 739.47 FEET; THENCE N 16° 10' 25" E 1034.85 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE TRUNK HIGHWAY "36" AND THE PLACE OF BEGINNING; THENCE CONTINUE N 16° 10' 25" E 700.36 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE; THENCE N 89° 29' 45" E 689.52 FEET; THENCE N 0° 30' 15" W 321.05 FEET; THENCE N 89° 29' 45" E 865.40 FEET; THENCE S 0° 39' 35" E 1002.59 FEET; THENCE S 89° 50' 35" W 1758.67 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE TRUNK HIGHWAY "36" AND THE PLACE OF BEGINNING. CONTAINING 32.12 ACRES. THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND PLAT BY THE DIRECTIONS OF JOHN HUML AND TOM JACOBS, OWNERS OF SAID LAND.



THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE SUBDIVISION THEREOF MADE. THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236 OF THE WISCONSIN STATUTES AND THE SUBDIVISION REGULATIONS OF THE TOWN OF LYONS, IN SURVEYING, DIVIDING, AND MAPPING THE SAME.

*Harold H. Kolb*  
 HAROLD H. KOLB, WISCONSIN REGISTERED LAND SURVEYOR, S-187  
 DATE April 1, 1977

**CERTIFICATE OF TOWN TREASURER**  
 STATE OF WISCONSIN  
 COUNTY OF WALWORTH  
 I, FLORENCE RICE, BEING THE DULY ELECTED, QUALIFIED AND ACTING TOWN TREASURER OF THE TOWN OF LYONS, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF June 13, 1977 ON ANY OF THE LAND INCLUDED IN THE PLAT OF LYONS INDUSTRIAL PARK.

DATE June 13, 1977 *Florence Rice*  
 FLORENCE RICE, TOWN OF LYONS TREASURER

**COUNTY TREASURER'S CERTIFICATE**  
 STATE OF WISCONSIN  
 COUNTY OF WALWORTH  
 I, MARK B. SCHWARTZ, BEING THE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF THE COUNTY OF WALWORTH, DO HEREBY CERTIFY THAT THE RECORDS IN MY OFFICE SHOW NO UNREDEEMED TAX SALES AND NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF June 9, 1977 AFFECTING THE LANDS INCLUDED IN THE PLAT OF LYONS INDUSTRIAL PARK.

DATE June 9, 1977 *Mark B. Schwartz*  
 MARK B. SCHWARTZ, WALWORTH COUNTY TRFAS

**TOWN BOARD RESOLUTION**  
 RESOLVED, THAT THE PLAT OF LYONS INDUSTRIAL PARK, IN THE TOWN OF LYONS, JOHN HUML AND TOM JACOBS, OWNERS, IS HEREBY APPROVED BY THE TOWN BOARD.

DATE June 9, 1977 *Richard Retch*  
 RICHARD RETCH, TOWN CHAIRMAN

I HEREBY CERTIFY THAT THE FOREGOING IS A COPY OF A RESOLUTION ADOPTED BY THE TOWN BOARD OF THE TOWN OF LYONS.

DATE June 9, 1977 *John C. Bedessen*  
 JOHN C. BEDESSEN, TOWN CLERK

**WALWORTH COUNTY PARK AND PLANNING COMMISSION**  
 APPROVED THIS 21st DAY OF April, 1977, AS REQUIRED BY CHAPTER 236 OF THE WISCONSIN STATUTES.

*Harold H. Kolb*  
 HAROLD H. KOLB, CHAIRMAN, WALWORTH COUNTY PARK AND PLANNING COMMISSION

**COMMON COUNCIL RESOLUTION**  
 RESOLVED, THAT THE PLAT OF LYONS INDUSTRIAL PARK IN THE TOWN OF LYONS, JOHN HUML AND TOM JACOBS, OWNERS, IS HEREBY APPROVED BY THE COMMON COUNCIL.

DATE June 11, 1977 *Emil J. Johnjack*  
 EMIL J. JOHNEJACK, MAYOR CITY OF LAKE GENEVA

I HEREBY CERTIFY THAT THE FOREGOING IS A COPY OF A RESOLUTION ADOPTED BY THE COMMON COUNCIL OF THE CITY OF LAKE GENEVA.

DATE June 11, 1977 *Colleen Alexander*  
 COLLEEN ALEXANDER, CLERK, CITY OF LAKE GENEVA

**REGISTER OF DEEDS**  
 RECEIVED FOR RECORD THIS DAY OF June, 1977, A. D. AT 1:54 O'CLOCK P. M. AND RECORDED IN VOLUME 8 OF PLATS, PAGE 11

DATE June 11, 1977 *Lois M. Ketterhagen*  
 LOIS M. KETTERHAGEN, WALWORTH COUNTY REGISTER OF DEEDS.

**OWNER'S CERTIFICATE OF DEDICATION**  
 AS OWNERS, WE HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THE PLAT. WE ALSO CERTIFY THAT THIS PLAT IS REQUIRED BY S. 236.10 OR S. 236.12 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION: CITY OF LAKE GENEVA COMMON COUNCIL, DIVISION OF HIGHWAYS, DEPT. OF TRANSPORTATION, TOWN OF LYONS TOWN BOARD, WALWORTH COUNTY PARK AND PLANNING COMMISSION. WE WITNESS THE HAND AND SEAL OF SAID OWNERS THIS 20th DAY OF June, 1977, IN PRESENCE OF:

*Kenneth H. Conell*  
 JOHN HUML  
*Janet Kirkhan*  
 TOM JACOBS

STATE OF WISCONSIN) SS  
 COUNTY OF WALWORTH) SS  
 PERSONALLY CAME BEFORE ME THIS 20th DAY OF June, 1977, THE ABOVE NAMED JOHN HUML AND TOM JACOBS, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

*Kenneth H. Conell*  
 NOTARY PUBLIC, Walworth, WISCONSIN  
 MY COMMISSION EXPIRES 30 June 1978

ACCESS RESTRICTION CLAUSE  
 AS OWNER I HEREBY RESTRICT ALL LOTS AND BLOCKS, IN THAT NO OWNER, POSSESSOR, USER NOR LICENSEE, NOR OTHER PERSON SHALL HAVE ANY RIGHT OF DIRECT VEHICULAR INGRESS OR EGRESS WITH STATE TRUNK HIGHWAY 36, AS SHOWN ON THE PLAT; IT BEING EXPRESSLY INTENDED THAT THIS RESTRICTION SHALL CONSTITUTE A RESTRICTION FOR THE BENEFIT OF THE PUBLIC ACCORDING TO SECTION 236.293, WISCONSIN STATUTES, AND SHALL BE ENFORCEABLE BY THE STATE HIGHWAY COMMISSION.

WITNESS *Kenneth H. Conell* SIGNED *John Huml*  
 WITNESS *Janet Kirkhan* SIGNED *Tom Jacobs*

See plat 1/1/74 Rev 8/70

UNPLATTED LANDS OWNED BY PLAYBOY PROPERTIES INC.

C&B SIDE 11