

December 12, 2016

# PLAT OF SURVEY

LOCATION: 15 S. Third St., Darien, Wisconsin

PREPARED FOR: JVSF Transition Trust

LEGAL DESCRIPTIONS (Taken from Warranty Deed, Doc. No. 849103):

Parcel 1:

Parcel 1:  
A parcel of land located in the Southeast One-quarter (1/4) of Section Twenty-seven (27), Township Two (2) North, Range Fifteen (15) East, in the Village of Darien, County of Walworth, State of Wisconsin, described as follows, to-wit: Commencing at the Northeast corner of the West 1/4 of the Southeast 1/4 of said Section 27, thence South 0°10' East along the 1/8 Section line 221.55 feet to the centerline of said State Trunk Highway No. 15; thence South 59°05' West along the centerline of said highway 167.55 feet; thence South 15°26' East 171.22 feet to the place of beginning; thence South 59°05' West 182.52 feet; thence South 30°24' East, 89.50 feet to a point; thence North 59°05' East 158.6 feet to a point; thence North 15°26' West 92.97 feet to the place of beginning, County, Wisconsin.

Parcel 2:

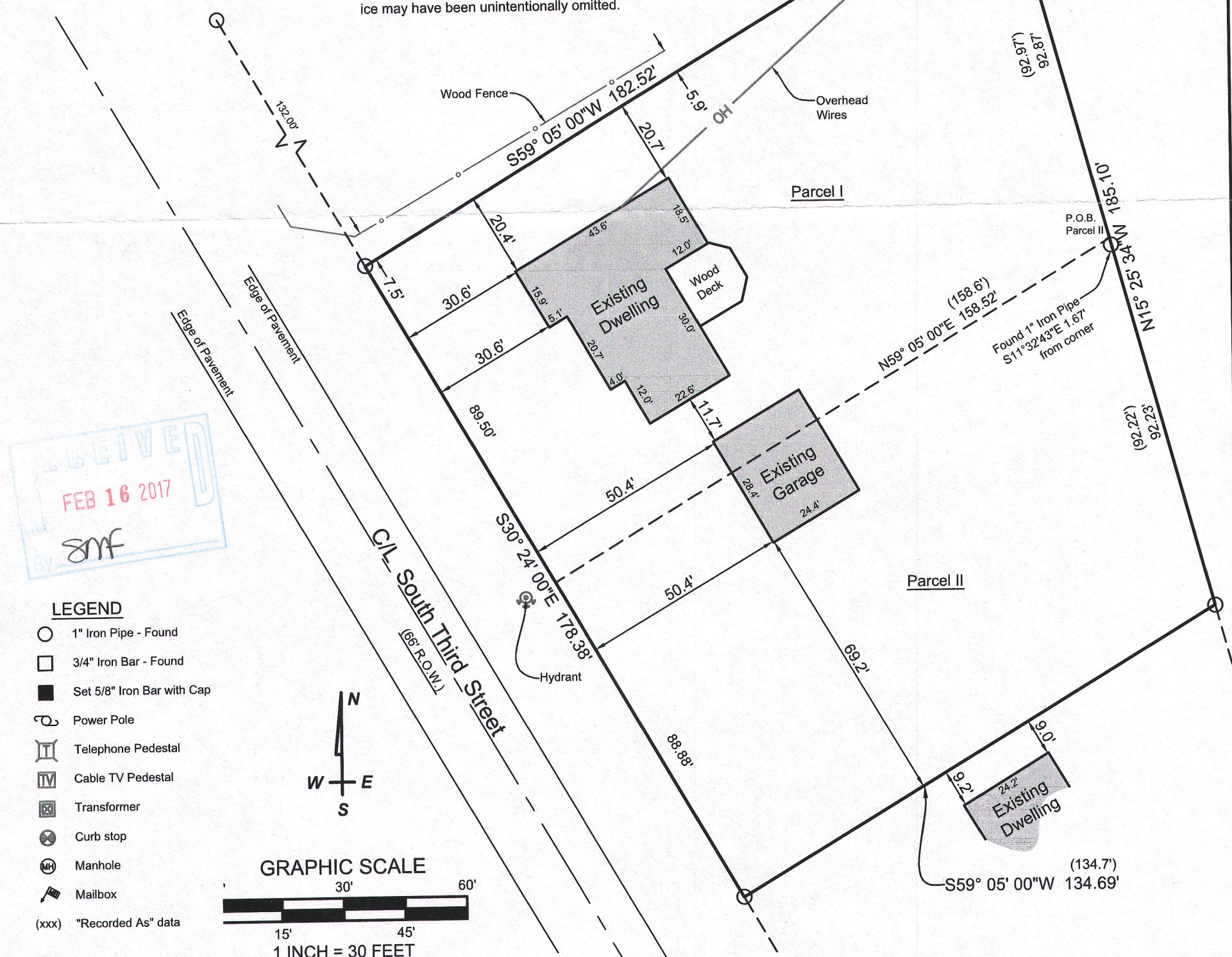
Parcel 2:  
A parcel of land located in the Southeast One-quarter (1/4) of Section Twenty-seven (27), Township Two North, Range Fifteen (15) East, in the Village of Darien, County of Walworth, State of Wisconsin, described as follows, to-wit:  
Commencing at the Northeast corner of the West 1/2 of the Southeast 1/4 of said Section 27; thence South 0°10' East along the 1/8 Section line 221.55 feet to the centerline of State Highway Trunk No. 15; thence South 59°05' West along the centerline of said Highway 167.55 feet; thence South 15°26' East 264.19 feet to the place of beginning; thence continuing South 15°26' East 92.22 feet; thence South 59°05' West 134.7 feet; thence North 30°24' West 88.88 feet; thence North 59°05' East 158.6 feet to the place of beginning.

**\*\*Surveyor's Note\*\***

**\*\*Surveyor's Note\*\***  
The record description for parcel 1 appears to contain a typographical error, it is suspected by this office that the description should read, in part, "...Commencing at the Northeast corner of the **West 1/2** of the Southeast 1/4 of said Section 27..." rather than "...Commencing at the Northeast corner of the **West 1/4** of the Southeast 1/4 of said Section 27...". This suggested revision would result in the point of commencement being the same point for parcels 1 and 2, as intended. A previous survey of this property, prepared by David Abell in 1999, bears legal descriptions reflecting this suggested revision.

**Note:**

Note:  
Due to snow and ice cover at the time of this survey, some improvements (and possible encroachments) located beneath the snow or ice may have been unintentionally omitted.



*I have surveyed the above-described property and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all structures thereon, fences, apparent easements and roadways, and visible encroachments, if any.*

No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat Of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

*This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage, or insure the title thereto within one (1) year from date hereof; and as to them I warrant the accuracy of said survey map.*

KENNETH B. MEHRING, PROFESSIONAL LAND SURVEYOR, S-2838

**LYNCH & ASSOCIATES**  
ENGINEERING CONSULTANTS, LLC

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DRAWING BY:DHS  
FIELD WORK BY:DHS

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