

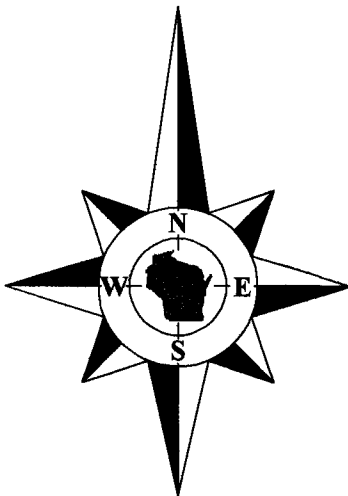
ALTA/NSPS Land Title Survey

A parcel of land described in Title Commitment No. WA-10551 prepared by Chicago Title Insurance Company, dated October 11, 2017, as shown below:

PARCEL 1:  
Lot 3 of Certified Survey Map No. 869 recorded November 15, 1978 in Volume 4 of Certified Surveys on Page 71 as Document No. 40980, and being located in the Northeast 1/4 of Section 18, T2N, R16E, City of Delavan, Walworth County, Wisconsin.  
Tax Key No. XA 86900003  
Address: 211 North Second Street

PARCEL 2:  
The Northerly 61.80 feet of Lot Five (5), in Block Two (2), of the Map of Delavan, being also known as the Original Plat of the Village, now City, of Delavan, Walworth County, Wisconsin.  
Tax Key No. XOP 00008  
Address: not assigned

Schedule B - II of Title Commitment No. WA-10551 prepared by Chicago Title Insurance Company, dated October 11, 2017, lists the following survey related easements and restrictions.  
15. Easement for Interceptor or Relief Sanitary Sewer Main recorded in Volume 611 of Records on page 543 as Document No. 251323. SHOWN



Coordinates are referenced to the Wisconsin State Bearings referenced to the South line of Certified Survey Map No. 869, recorded as N89°58'30"W, which produces a bearing of S89°49'47"W on the South line of the Northeast 1/4 of Section 18-2-16. A rotation of 1°42'55" from the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).  
Coordinates are referenced to the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).

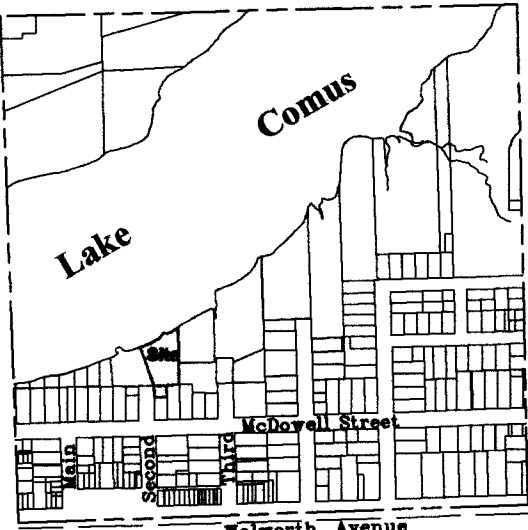
Lot 2  
C.S.M. 3416  
Owner: Kathleen Kilkenny

Lot 3  
Tax Parcel  
XA 86900003

Lot 2  
C.S.M. 869  
Owners: Thomas M. Spellman  
& Dona R. Palmer

Total Area  
1.040 Acre  
45,290 Sq.Ft.

Location Sketch  
1" = 1000'  
Northeast 1/4 of Section 18  
Town 2 North, Range 16 East



Lot 1  
C.S.M. 3416  
Owner: Kathleen Kilkenny

Lot 3  
Owner: WHPC-Southern Bond  
Pool 1, LLC

Lot 4  
Owner: WHPC-Southern Bond  
Pool 1, LLC

- Notes:
- According to Flood Insurance Rate Map (FIRM) No. 55127C0169D for Walworth County and Incorporated Areas, Effective date: October 2, 2009, this site falls in Zone X: Areas determined to be outside the 0.2% annual chance floodplain. The line between Zone X and Zone AE appears to very closely follow the shoreline of Lake Comus.
  - In regards to Table A item 11, visible utilities are shown. No plans were requested or provided and no diggers hotline marking was requested.
  - Based upon the Walworth County digital mapping this site does not fall within the areas identified as "2000 Environmental Corridors".

To: Palmer Apartments, LLC  
SGRC, LLC  
Chicago Title Insurance Company

This is to certify that this map and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 7(a), 8, 9, 11, 13 and 16 of Table A thereof.

The field work was completed on August 19, 2017.

October 24, 2017.

Douglas C. Olson  
Wisconsin Professional Land Surveyor - 2093

Center 1/4 Corner  
Section 18-2-16  
(N. 233,640.46)  
(E. 2,363,475.09)

recorded as (S88°06'52"W 2853.28') State Plane  
S89°49'47"W 2653.10'

East 1/4 Corner  
Section 18-2-16  
(N. 233,727.76)  
(E. 2,368,126.85)

Sheet 1 of 1 Sheets

Drawing Name:

Job Reference Number  
2017.085

Legend of Symbols & Abbreviations

- Found County Section Corner
  - Found Concrete Monument
  - Found Iron Pipe
  - Found Iron Rod
  - Set Iron Pipe, 1" dia.
  - Recorded Information
  - Utility Pole
  - Water Valve
  - PVC Cap
  - Manhole
  - Asphalt Surface
  - Concrete Surface
- N North  
S South  
E East  
W West  
In Bearings  
Degrees  
Minutes  
Seconds  
In Distances  
Feet  
Inches

OLSON  
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Rural | Residential | Commercial

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Website: www.olsonsurveying.com

Scale in Feet  
1" = 20'



Survey Date: August 19, 2017.  
Revisions:

2017.085

XOP-8 XA 869-3

COA-2633