

ALTA/ACSM Land Title Survey

A parcel of land described in Title Commitment No. 432278 prepared by Chicago Title Insurance Company, dated March 6, 2009 as shown below:

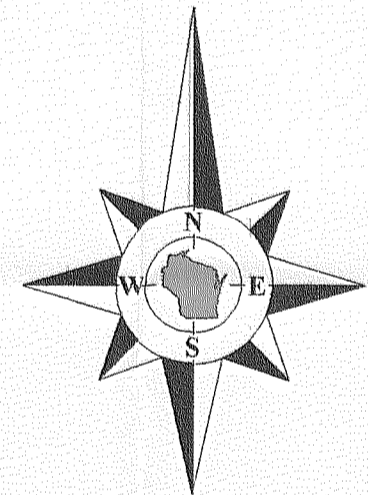
A parcel of land located in the Northwest 1/4 of Section 30, T4N, R18E, in the Village of East Troy, County of Walworth, State of Wisconsin, described as follows: Commencing at the Northwest corner of said Section 30; thence N 89° 00' 10" East, 557.96 feet to the place of beginning; thence N 89° 00' 10" East, 432.95 feet; thence S 0° 07' 45" East, 553.02 feet to the centerline of County Trunk Highway ES; thence S 82° 03' 50" West along said centerline, 436.94 feet; thence N 0° 07' 50" West, 606.11 feet to the place of beginning.

Tax Key No. RXUP 00211

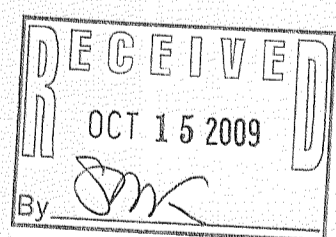
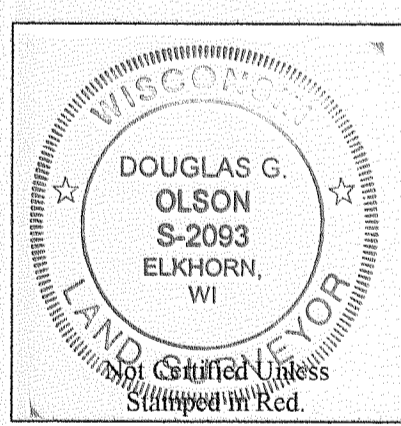
Schedule B-II of Title Commitment No. 432278 prepared by Chicago Title Insurance Company, dated March 6, 2009, lists easements and restrictions as shown below:

- U 13. Easement Agreement by and between Village Marketplace, L.L.C. AND Thomas B. McCormack, Joann E. McCormack, Michael C. Martin and Rosemary L. Martin dated March 15, 1996 and recorded on May 21, 1996, in Volume 641 at Page 172, as Document No. 329932. SHOWN
- V 14. Sanitary Sewer Easement Agreement between Village Marketplace, L.L.C. and the Village of East Troy, dated April 27, 1999 and recorded April 29, 1999 in Volume 663 of Records on Page 3066 as Document No. 414392. SHOWN
- W 15. Water Main Easement Agreement between Village Marketplace, LLC and the Village of East Troy, dated June 21, 1999 and recorded June 23, 1999 in Volume 664 of Records on Page 6909 as Document No. 419486. SHOWN
- X 16. Easement from Charles E. Zalud and Margaret R. Zalud to Wisconsin Electric Power Company, dated July 2, 1948 and recorded on July 29, 1948, in Volume 387 of Deeds at Page 107, as Document No. 409750. GENERAL IN NATURE - CAN NOT BE PLOTTED

Surveyed for: **Village Marketplace, LLC.**
1516 South West Avenue
Waukesha, Wisconsin, 53189



Bearings reference to the Wisconsin State Plane Coordinate System, South Zone.



Notes:

- 1) This survey plat is not certified unless signed and sealed in red ink.
- 2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.

Notes:

1. According to Flood Insurance Rate Map of the Village of East Troy, Community Panel No. 550464 0001C, Effective date: December 1, 1982, this site falls in Zone C, areas of minimal flooding.
2. There are 21 regular marked parking spaces and 7 handicapped marked parking space on this site.

To: Village Marketplace, LLC
Lueptow's ET Real Estate Management, LLC
Chicago Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and NSPS in 2005, and includes items 1, 3, 4, 7a, 8, 9, 10, and 11(a) of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, undersigned further certifies that in my professional opinion, as a land surveyor in the State of Wisconsin, the Relative Positional Accuracy of this survey does not exceed that which is specified therein.

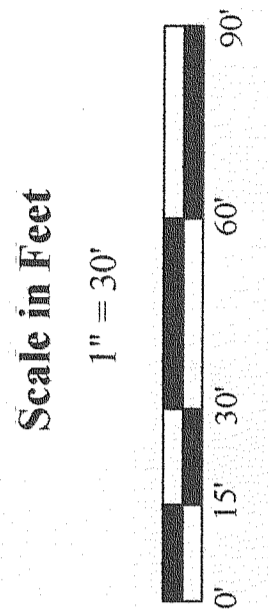
April 3, 2009.

Douglas G. Olson
Wisconsin Registered Land Surveyor - 2093

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Survey date: April 4, 2009.
Revisions:



Jensen & Olson Land Surveying, LLC

45 South Wisconsin Street * P.O. Box 322 * Elkhorn, Wisconsin, 53121
Telephone: (262) 723-3434 * Facsimile: (262) 723-8044
Email: jensen.olson@clknet.net

- ### Legend
- Found County Section Corner
 - Found Iron Pipe
 - Set Spindle
 - Manhole
 - Utility Pole
 - Fire Hydrant
 - Asphalt Surface
 - Concrete Surface
 - Stone Riprap
 - Storm Drain
 - Utility Pedestal
 - Water Valve
 - Bollard

Sheet 1 of 1 Sheets

Job Reference Number
2009.014

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