

ALTA/NSPS  
LAND TITLE SURVEY

**CLIENT**  
Daniels Real Estate Acquisitions, LLC

**SITE ADDRESS**  
2815 Buell Drive, Village of East Troy, Walworth County, Wisconsin.

**LEGAL DESCRIPTION**  
Lot 2, East Troy Industrial Park, located in the SW 1/4, NW 1/4, SE 1/4, NW 1/4, SW 1/4, NE 1/4 & NW 1/4 of Section 29, T4N, R18E, Village of East Troy, Walworth County, Wisconsin.  
ALSO KNOWN AS:  
Lot Two (2) in EAST TROY INDUSTRIAL PARK, as recorded in CAB B Slide Eighty-eight (88) WCR, located in the South One-half (1/2) of the Northwest One-quarter (1/4), and the Northwest One-quarter (1/4) of the Southwest One-quarter (1/4), Southwest One-quarter (1/4) of the Northeast One-quarter (1/4) of Section Twenty-nine (29), in Township Four (4) North, Range Eighteen (18) East, in the Village of East Troy, County of Walworth, State of Wisconsin.

**BASIS OF BEARINGS**  
Bearings are referenced to the South line of Buell Drive, which is assumed to bear North 89°00'40" East

**TITLE COMMITMENT**  
This survey was prepared based on Chicago Title Insurance Company Commitment No. WA-20503, effective date of December 15, 2021 (Revision A) which lists the following easements and/or restrictions from schedule B-II:

- 1, 5, 6, 7, 8, 17, 18, 19 and 20 visible evidence shown, if any
- 2, 3, 4 and 16 not survey related
- 9, 10 and 12 intentionally omitted
11. Recitals as shown on that certain map/plat recorded on November 2, 1988, as Document No. 170322. Reference is hereby made to said document for full particulars. **Affects property by location, shown.**
13. Easement(s) for the purpose(s) and rights incidental thereto, as granted in a document recorded on July 26, 1961, as Document No. 531079. **Affects property by location, general in nature, cannot be plotted.**
14. Affidavit renaming Meyer Lane to Buell Drive recorded October 20, 1994 as Document No. 295124. **Affects property by location, shown.**
15. Agreement to Extinguish Deed Restrictions and Protective Covenants for East Troy Industrial Park recorded September 11, 1997 as Document No. 363334. **Affects property by location, general in nature, cannot be plotted.**

