

WORK ORDERED BY -
ELKHORN LUEPTOWS REAL ESTATE MAN. LLC
58 MARKET STREET
ELKHORN, WI. 53121

FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING - ARCHITECTURE - SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
OFFICE: (262) 723-2098 FAX: (262) 723-5886

REVISIONS

PROJECT NO.
3440.14
DATE
01-07-2014
SHEET NO.
1 OF 1

PLAT OF SURVEY LOT 1 & OUTLOT 1 CSM 4510

LOCATED IN THE SE 1/4 OF THE NE 1/4
SECTION 25, TOWN 3 NORTH, RANGE 16 EAST
CITY OF ELKHORN
WALWORTH COUNTY, WISCONSIN

WISCONSIN STATE PLANE COORDINATE SYSTEM
SOUTH ZONE (NAD-83)
SECTION 25, TOWN 3 NORTH, RANGE 16 EAST
N 02°01'13" W
E 02°01'13" W

MAP SCALE IN FEET - ORIGINAL 1"=50'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT IN	TANGENT OUT
C1	483.00'	41.79'	41.78'	S 75°13'20" E	4°57'27"	S 77°44'57" E	S 77°42'03" E
C2	483.00'	39.47'	39.46'	N 70°24'08" W	4°40'57"	N 68°03'40" E	S 75°42'37" E
C3	483.00'	81.26'	81.17'	N 72°52'52" W	9°38'24"	S 68°03'40" E	S 77°42'03" E
C4	417.00'	351.76'	341.42'	S 87°46'24" W	48°19'54"	N 63°36'27" E	S 68°03'39" E

OUTLOT 1 TO BE RESERVED FOR LANDSCAPING
AND SNOW STORAGE TO BE OWNED &
MAINTAINED BY LOT 1

LINE	BEARING	DISTANCE
L1	N 01°59'47" W	8.67'
L2	N 88°05'32" E	104.93'
	{N 87°58'47" E}	{105.09'}

PARCEL 1: Lot 1 of Certified Survey Map No. 4510 as recorded in Volume 29 of Certified Surveys on Page 325 as Document No. 879036, being a redivision of Lots 1 and 2 of Certified Survey Map No. 2651 located in part of the SE1/4 of the NE1/4 of Section 25, T3N, R16E, City of Elkhorn, County of Walworth, State of Wisconsin.

Tax Key Nos.: YA265100002 and Part of YA265100001

PARCEL 2: Outlot 1 of Certified Survey Map No. 4510 as recorded in Volume 29 of Certified Surveys on Page 325 as Document No. 879036, being a redivision of Lots 1 and 2 of Certified Survey Map No. 2651 located in part of the SE1/4 of the NE1/4 of Section 25, T3N, R16E, City of Elkhorn, County of Walworth, State of Wisconsin.

Tax Key Nos.: Part of YA265100001

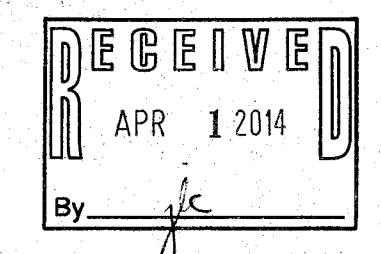
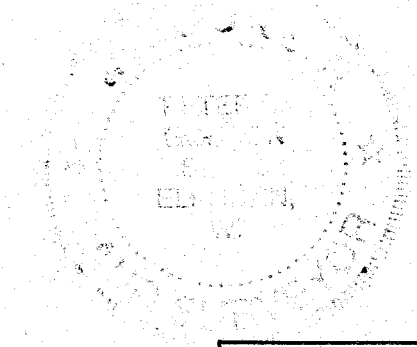
NOTE:
PARKING STRIPES ARE SHOWN FROM AERIAL MAPPING BY WALWORTH COUNTY. SNOW AND ICE COVER ON THE DATE OF THIS MAP PRECLUDES A MORE PRECISE LOCATION OF SAID PARKING AREAS.

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED UNDER MY DIRECTION AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES, AND DIMENSIONS OF ALL PRINCIPLE BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS, AND VISIBLE ENCROACHMENTS, IF ANY. THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM THE DATE HEREOF.

DATED: JANUARY 21, 2014

PETER S. GORDON



- LEGEND
- = FOUND IRON PIPE STAKE
 - = FOUND IRON REBAR STAKE
 - ▢ = FOUND CONCRETE COUNTY MONUMENT
 - △ = FOUND RR SPIKE
 - (XXX) = RECORDED AS

JAN 27 2014

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