

LAND-MARK SURVEYING

Mark L. Miritz

Wisconsin Professional Land Surveyor S-2582

N9330 Knuteson Drive
Whitewater, WI 53190
Phone: (262) 949-1239

MARKMIRITZ@
LAND-MARKSURVEYING.COM

PLAT OF SURVEY

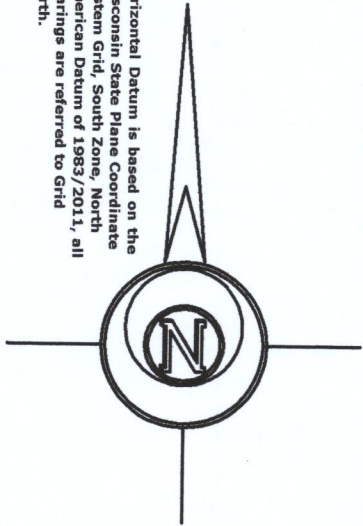
ORDERED BY:
CARL GUSTAFSON
KEEFE REAL ESTATE-ELKHORN
204 E. COMMERCE COURT
ELKHORN, WI 53121

LEGAL DESCRIPTION DOCUMENT NO. 978535, WALWORTH COUNTY RECORDS

A parcel of land located in the Southwest 1/4 of Section 36, Township 3 North, Range 16 East, City of Elkhorn, Walworth County, Wisconsin, described as follows: Commence at the intersection of centerline of Court Street and the North and South one-quarter Section line of said section; thence West along the centerline of said Street 610.31 feet; thence North at right angles to said centerline thirty-three (33) feet to place of beginning; thence continue North 150 feet, West 80.20 feet; South 150 feet to the North line of Court Street; thence East along Court Street 80.20 feet to the place of beginning.

Also, a parcel of land located in the Southwest 1/4 of Section 36, Township 3 North, Range 16 East, City of Elkhorn, Walworth County, Wisconsin, described as follows: Commence at Southwest corner of Section 36, T3N, R16E, thence N 1° 41' 47" E 1333.08' to the North line of West Court Street, thence N 89° 22' 57" E 1938.78' along the North line of West Court Street to an iron pipe being the point of beginning, thence N 0° 22' W 149.50' to an iron pipe, line of West Court Street to the point of beginning.

Horizontal Datum is based on the Wisconsin State Plane Coordinate System Grid, South Zone, North American Datum of 1983/2011, all bearings are referred to Grid North.



LOT 1, C.S.M. NO. 1828

N 01° 41' 20" W 149.54'
(N 01° 41' 03" W 149.50' CSM 1828)
(N 00° 22' 00" W 149.50' DEED)

(SOUTH 150' DEED)
S 01° 42' 16" E 149.54'
(S 01° 41' 03" E 149.50' CSM 1828)
(S 00° 22' 00" E 149.50' DEED)

WEST 1/4 CORNER
SECTION 36-3-16

(1818.78')
1818.59'
N 88° 20' 34" E 1938.47'
(N 89° 22' 57" E 1938.78')

NOTE:
(N 01° 41' 47" E)
N 01° 41' 50" W 2647.64'
(1333.08')
1331.57'

(N 88° 22' 57" E CSM 1828)
(N 89° 45' 00" E DEED)

N 88° 20' 26" E 100.25'

80.25'
(WEST 80.20')

(EAST)
N 88° 20' 26" E 70.00'

FOUND IRON PIPE
S 26° 26' 30" W 0.58'
FROM CORNER

GARAGE

TAX PARCEL
YU NW 00127
14,989 SQ. FT.

TAX PARCEL
YU NW 00126

RESIDENCE

COVERED PORCH

CONCRETE DRIVE

55.65'

(20')
(S 89° 22' 57" W)
20.03'

FOUND IRON PIPE
S 01° 42' 16" E 0.2'
FROM CORNER

S 88° 20' 34" W 100.22'

(EAST 80.20')
80.18'

FOUND IRON PIPE
S 01° 40' 41" E 0.54'
FROM CORNER

(EAST 70')
N 88° 20' 34" E 70.07'

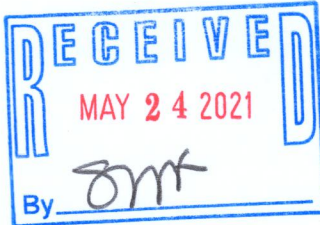
FOUND IRON PIPE
S 01° 42' 27" E 0.30'
FROM CORNER

WEST COURT STREET

(66' WIDE)

(WEST 610.31')
S 88° 20' 34" W 610.35'

INTERSECTION OF NORTH-SOUTH
1/4 LINE WITH CENTERLINE



SURVEYOR'S NOTE:

THIS SURVEY RETRACES A SURVEY BY LLOYD L. JENSEN DATED 8/20/1968 AND C.S.M NO. 1738 AND CORRECTED ON C.S.M. NO. 1828 BY LLOYD L. JENSEN DATED 6/12/1989.

LEGEND

- FOUND IRON PIPE
- FOUND COUNTY MONUMENT
- FOUND CONCRETE MONUMENT
- RECORDED AS DIMENSION

SW CORNER
SEC. 36-3-16



SCALE: 1 INCH = 20 FEET

"I hereby certify that the above described property has been surveyed by me or 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 principal 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 date hereof."

Mark L. Miritz
MARK L. MIRITZ
WISCONSIN PROFESSIONAL
LAND SURVEYOR S-2582

DATE: MAY 22, 2021 JOB NO. 21.504

YU NW-127

004-2743