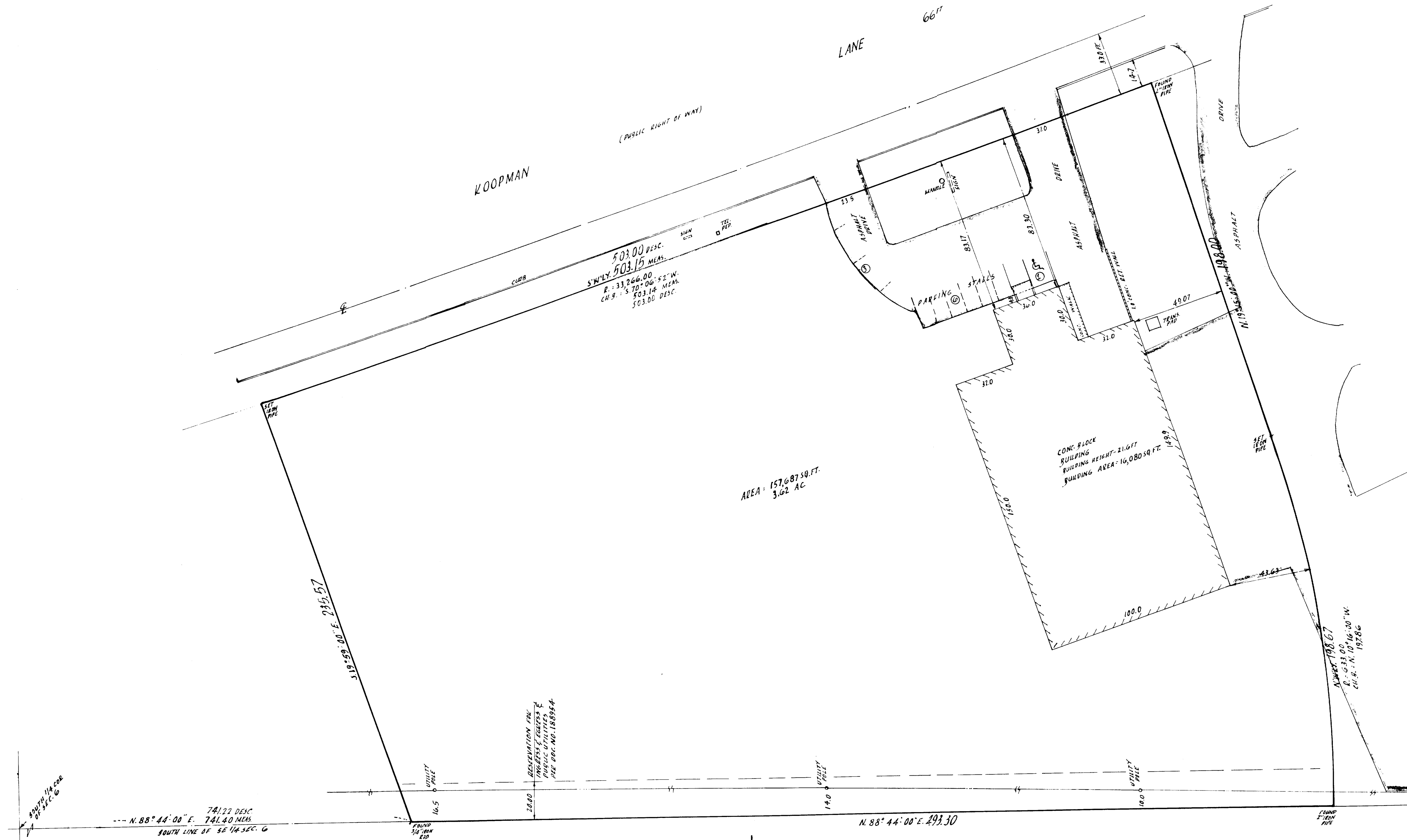


PLAT OF SURVEY

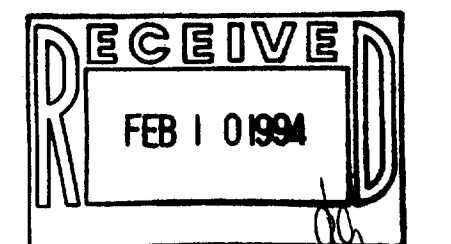
SITUATED ON KOOPMAN LANE, IN THE CITY OF ELKHORN, WISCONSIN, A PARCEL OF LAND LOCATED IN THE SW 1/4 OF THE SE 1/4 OF SECTION 6, T 2 N, R 17 E, IN WALWORTH COUNTY, WISCONSIN - COMMENCING AT A CONCRETE COUNTY MONUMENT FOUND MARKING THE SOUTH 1/4 SECTION CORNER OF SAID SECTION 6; THENCE NORTH 88° 44' 00" EAST 741.22 FT. ALONG THE SOUTH LINE OF SAID SECTION 6 TO AN IRON REBAR STAKE MARKING THE POINT OF BEGINNING; THENCE CONTINUING NORTH 88° 44' 00" EAST 493.30 FT. TO AN IRON STAKE RECORDED AS BEING 1234.70 FT. FROM THE SOUTH 1/4 CORNER OF SAID SECTION 6; THENCE NORTHWESTERLY 198.67 FT. ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 633.00 FT. AND CHORD NORTH 10° 16' 00" WEST 197.86 FT. TO AN IRON PIPE; THENCE NORTH 19° 15' 00" WEST 198.00 FT. TO AN IRON STAKE IN THE SOUTHERLY RIGHT OF WAY OF KOOPMAN LANE; THENCE SOUTHWESTERLY 503.00 FT. ALONG SAID RIGHT OF WAY BEING THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 33266 FT. AND CHORD SOUTH 70° 06' 00" WEST 503.00 FT. TO A POINT; THENCE SOUTH 19° 59' 00" EAST 235.57 FT. TO THE POINT OF BEGINNING. CONTAINING 3.62 ACRES OF LAND, MORE OR LESS.

JANUARY 25, 1994 LAKE GENEVA HOLDINGS, INC. SURVEY NO. 155762-S



DECLARATION OF RESTRICTIONS "ELKHORN INDUSTRIAL PARK" PER DOCUMENT NO. 188954 -

SETBACK	50.00
SIDEYARD	10.00 MINIMUM
	30.00 TOTAL
REAR YARD	25.00



SURVEYOR'S CERTIFICATE

I CERTIFY AS OF THE DATE HEREON THAT THIS SURVEY CORRECTLY SHOWS (i) THE LOCATION OF ALL BUILDINGS, STRUCTURES, AND OTHER ABOVE GROUND IMPROVEMENTS SITUATED ON THE ABOVE DESCRIBED PREMISES; THAT, EXCEPT AS SHOWN, THERE ARE NO VISIBLE OR RECORDED EASEMENTS OR RIGHTS OF WAY ACROSS SAID PREMISES OR ANY OTHER EASEMENTS OR RIGHTS OF WAY OF WHICH THE UNDERSIGNED HAS BEEN ADVISED, NO BUILDING SETBACK LINES, NO PARTY WALLS, NO ENCROACHMENTS ON ADJOINING PREMISES, EASEMENTS, STREETS OR ALLEYS BY ANY OF SAID BUILDINGS, STRUCTURES OR OTHER IMPROVEMENTS AND NO ENCROACHMENTS ON SAID PREMISES BY BUILDINGS, STRUCTURES OR OTHER IMPROVEMENTS SITUATED ON THE ADJOINING PREMISES; (ii) THE COURSES AND MEASURED DISTANCES OF THE EXTERIOR PROPERTY LINES OF THE PREMISES AND ANY VISIBLE EASEMENTS LOCATED ON, OR OF RECORD AFFECTING THE SAID PREMISES; (iii) THE LOCATION AND NUMBER OF PARKING SPACES (NOT STRIPED) AND THE TOTAL SQUARE FOOT AREA OF THE PREMISE; (iv) THE DIMENSIONS OF ALL IMPROVEMENTS ON SAID PREMISES AT GROUND SURFACE LEVEL AND THE DISTANCE THEREFROM TO THE NEAREST FACING EXTERIOR PROPERTY LINES OF THE SAID PREMISES; AND (v) THE SCALE, THE NORTH DIRECTION, THE BEGINNING POINT, THE DISTANCE TO THE NEAREST INTERSECTION STREET, THE POINT OF REFERENCE FROM WHICH THE PREMISES ARE MEASURED, THE WIDTH OF THE STREETS ON WHICH THE PREMISES ABUT, AND AN ACCURATE REFERENCE TO THE REAL ESTATE RECORDS OF WALWORTH COUNTY, WISCONSIN, IDENTIFYING ALL EASEMENTS OF RECORD CROSSING OR AFFECTING THE SAID PREMISES. I FURTHER CERTIFY THAT NO PART OF THE PREMISES LIES WITHIN A HUNDRED-YEAR FLOOD PLAIN OR IN AN IDENTIFIED FLOOD PRONE AREA OR AN AREA WHICH IS SUBJECT TO "SPECIAL FLOOD HAZARD," AS DEFINED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, PURSUANT TO THE FLOOD DISASTER ACT OF 1973, AS AMENDED, OR WITHIN A WETLAND FLOODPLAIN, OR LAKESHORE EROSION HAZARD AREA AS SHOWN ON ANY MAP PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT OR THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES AND THAT THERE IS NO FAULT OR SHEAR LINE IN THE VICINITY OF THE CITY OF ELKHORN, AS SHOWN ON ANY MAP PREPARED BY THE WISCONSIN GEOLOGICAL SOCIETY OR THE U.S. GEOLOGICAL SURVEY. THIS SURVEY WAS MADE IN ACCORDANCE WITH THE MINIMUM STANDARD DETAIL REQUIREMENTS OF LAND TITLE SURVEYS ESTABLISHED BY ALTA AND ACSM IN 1992.

THIS SURVEY IS MADE FOR THE EXCLUSIVE 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.

I FURTHER CERTIFY THAT THIS SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

I CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY (PROPERTY) AND THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATIONS OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL VISIBLE STRUCTURES THEREON, BOUNDARY FENCES, APPARENT EASEMENTS AND ROADWAYS AND VISIBLE ENCROACHMENTS, IF ANY.

THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY AND ALSO THOSE WHO PURCHASE, MORTGAGE OR GUARANTEE THE TITLE THERETO, WITHIN ONE (1) YEAR FROM DATE HEREOF.



Kenneth E Berke
KENNETH E BERKE, REGISTERED WISCONSIN LAND SURVEYOR S107



DATE 1/26/94
Kenneth E Berke
KENNETH E BERKE, REGISTERED WISCONSIN LAND SURVEYOR S107

SCALE 1"=30'

804-821

VIRE-17D2