

ABELL SURVEYING & MAPPING

1140 SEQUOIA STREET • DELAVAN, WISCONSIN 53115
262-728-6737

ST. ANDREWS TRAIL
50' WIDE RIGHT OF WAY

AN IRON PIPE WAS FOUND WHEN UNIT 147 WAS SURVEYED BY THIS OFFICE ON APRIL 26, 1994. THE IRON PIPE WAS MISSING ON APRIL 11, 2002 AND AN IRON ROD WAS FOUND S 28°39'38" E 0.26' FROM THE IRON PIPE LOCATION.

NOTE: BEARINGS ARE REFERENCED TO THE RECORDED CONDOMINIUM PLAT.

N



SCALE 1" = 20'

LEGEND

- - IRON PIPE FOUND
- - IRON ROD FOUND
- WD - WOOD DECK
- () - RECORDED AS

SOUTHEAST CORNER UNIT 147

PLAT OF SURVEY OF

UNIT 146 OF ABBEY SPRINGS

A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, T1N, R17 E, VILLAGE OF FONTANA-ON-GENEVA LAKE, WALWORTH COUNTY, WISCONSIN AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH-EAST CORNER OF UNIT 147 OF ABBEY SPRINGS; THENCE N 6°50' E 158.63 FEET; THENCE S 81°38' E 80.00 FEET; THENCE S 7°03' W 165.66 FEET; THENCE N 76°36' W 79.90 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.2734 ACRES MORE OR LESS.

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY 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, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

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 (1) YEAR FROM DATE HEREON.

DAVID F. ABELL
WISCONSIN REGISTERED LAND SURVEYOR, S-1596

September 27, 2002

DATE: JOB NUMBER - 02138
NOTE: THIS IS NOT A CERTIFIED COPY UNLESS SEALED.

ORDERED BY: R & D BUILDERS
3116 ROYAL OAKS DRIVE
ELKHORN, WI 53121

SCDB 400146
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