

PREPARED FOR
JAY HICKS
KEEFE REAL ESTATE
751 GENEVA PARKWAY
LAKE GENEVA WI 53147

PLAT OF SURVEY

- OF -

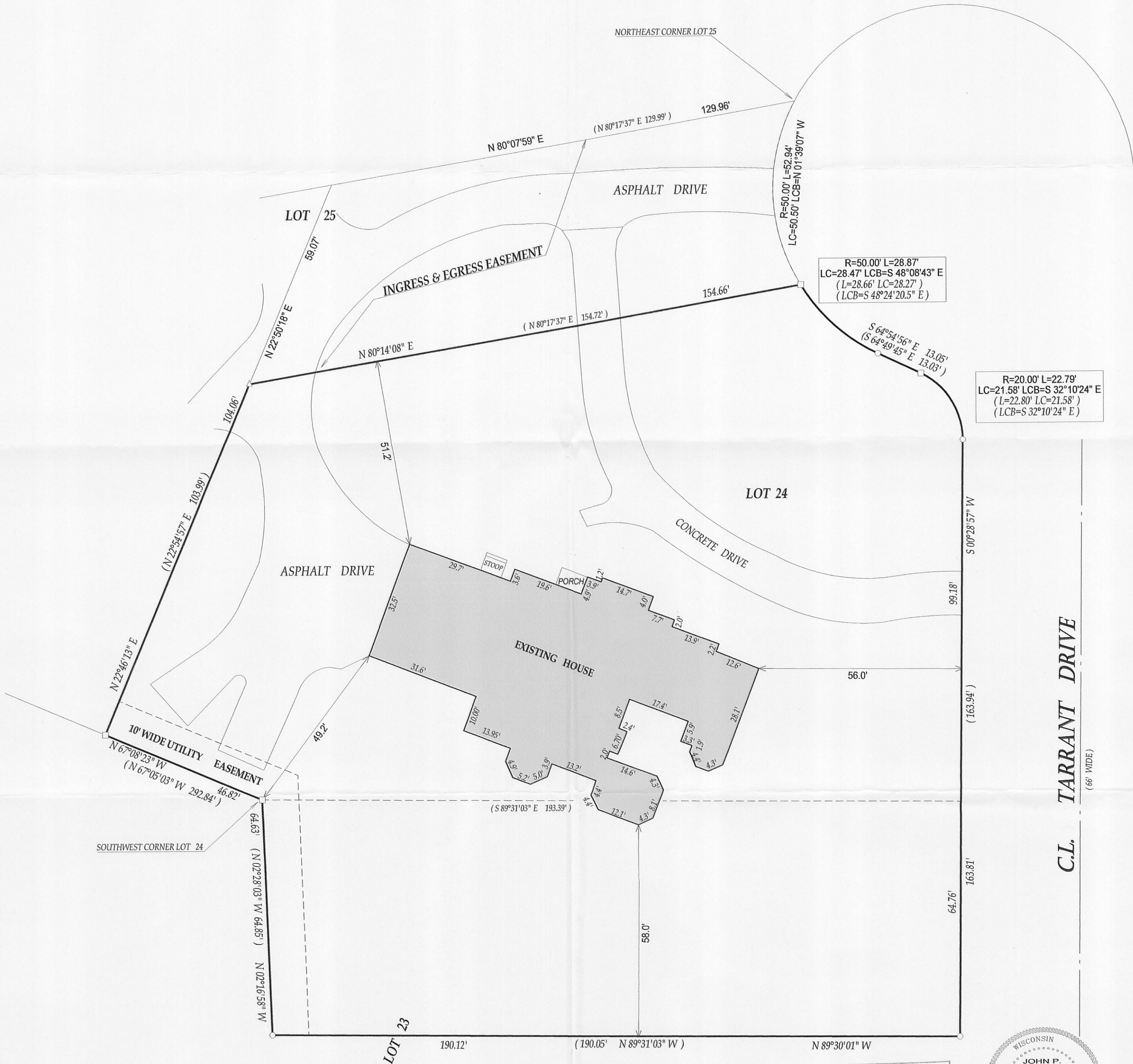
KROTT SURVEYING INC.

N3705 WILLOW BEND LANE
LAKE GENEVA WI. 53147
PHONE # (262)248-3697
FAX # (262)249-0639

LOT 24 AND A TRACT OF LAND BEING A PORTION OF LOT 23, COUNTRY CLUB ESTATES ADDITION "K", BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 23, AND THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 22 AND PART OF OUTLOTS 104 AND 106 OF THE ASSEROR'S PLAT OF THE VILLAGE OF FONTANA-ON-GENEVA LAKE, TOWNSHIP 1 NORTH, RANGE 16 EAST, VILLAGE OF FONTANA-ON-GENEVA LAKE3 WALWORTH COUNTY, STATE OF WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 24 ON THE WEST LINE OF TARRANT DRIVE; THENCE S 00°28'57" W, 64.76 FEET ALONG SAID ROAD TO A POINT; THENCE N 89°31'03" W 190.05 FEET TO A POINT ON THE WEST LINE OF SAID SUBDIVISION; THENCE N 02°28'03" W, 64.85 FEET ALONG THE WEST LINE OF SAID SUBDIVISION TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION FOR EASEMENT:

AN EASEMENT FOR INGRESS AND EGRESS OVER PART OF LOT 25 OF COUNTRY CLUB ESTATES ADDITION "K", BEING A SUBDIVISION LOCATED IN THE VILLAGE OF FONTANA, TOWNSHIP 1 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN: DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHEAST CORNER OF LOT 25; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, WHOSE CHORD BEARS S 01°39'07.5" E 50.50 FEET HAVING A RADIUS OF 50.00 FEET AND A CENTRAL ANGLE OF 60°39'37", 52.94 TO A FOUND IRON ROD AT THE SOUTHEAST CORNER OF SAID LOT 25, THENCE S 80°22'06" W ALONG THE SOUTHERLY LINE OF LOT 25 154.70 FEET TO FOUND IRON ROD; THENCE N 22°50'18" E, 59.07 FEET TO A SET IRON ROD IN THE NORTHERLY LINE OF SAID LOT 25; THENCE N 80°17'37" E ALONG SAID NORTHERLY LINE OF SAID LOT 25, 129.99 FEET TO THE POINT OF BEGINNING. SAID EASEMENT CONTAINS 0.16 ACRES OF LAND MORE OR LESS.



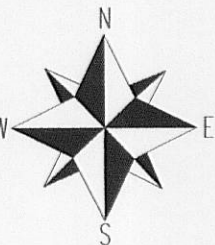
LEGEND

- FOUND IRON PIPE
- FOUND IRON BAR
- △ FOUND P.K. NAIL

(xx) RECORDED AS

TAX ID # SCTK00024

JOB # 04-546



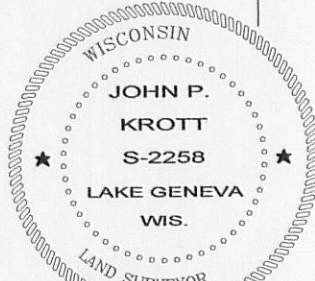
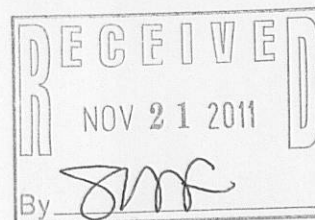
SCALE 1" = 20'



NOTE : BEARINGS ARE REFERENCED TO THE RECORD PLAT.

I have surveyed the above-described property and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all structures thereon, 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 insure the title thereto within one (1) year from date hereof; and as to them I warrant the accuracy of said survey map.



DATED THIS 7th DAY OF OCTOBER 2011.

JOHN KROTT S - 2258
Wisconsin Registered Land Surveyor
(original if signed in red)

005-2863