N9330 Knuteson Drive LAND-MARK SURVEYING Whitewater, WI 53190 Phone:(262)495-3284 PLAT OF SURVEY Mark L. Miritz MARKMIRITZ@ Wisconsin Professional Land Surveyor S-2582 **LEGAL DESCRIPTION:** LAND-MARKSURVEYING.COM LOT 1 OF PARTRIDGE COURT SUBDIVISION **ORDERED BY:** LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 **MICHAEL & PEGGY BENTLEY** SECTION 14, TOWNSHIP 1 NORTH, RANGE 16 EAST, IN THE **KEEFE REAL ESTATE** VILLAGE OF FONTANA-ON-GENEVA LAKE, WALWORTH COUNTY **751 GENEVA PARKWAY** WISCONSIN GENEVA LAKE LAKE GENEVA, WI 53147 EXIST, SIDEWALK | SEAWALL PARCEL B - THE ABBEY HARBOR CONDOMINIUM (N 84°23'00" E 139.20') N 84°37'53" E 139.15 (N 84°23'00" E 100.00') N 84°23'00" E 99.78 15 10' WIDE UTILITY EASEMENT 50.6 DECK 19.8 TRANSFORMER SCR 31.7 PED PED PORCI 19.8 S (S 07°02'00" E 06°52'32" E 12.1 EXISTING RESIDENCE (LOT 2) (PARTRIDGE COURT SUB) 159.00') E 159.07' ABBEY RIDGE CONDOMINIUM N 06°38'36" W 231.77' (N 07°02'00" W 232.00') 12' WIDE UTILITY 6' 6' EASEMENT LOT (N 89°45'00" E 70.83') 216.56 N 89°30'19" E 70.65' PED R=50.00' Δ=10°45' (50.00')(10°45'00") Δ=10°45'11" 9 L=9.38' (9.38!)SEE NOTE Ch=S 13°32'53" E 9.37' (\$ 13°37'20" E 9.37') BRIDGE BRICK DRIVE R=209.20' (209.20') Δ=06°51'53" (06°51'50") (25.06') L=25.06' Ch=\$ 04°42'40" W 25.05' (\$ 03°58'15" W 25.05') **PARTRIDGE** 573°20'12" W 169.43' COURT (\$ 73°20'10" W 168.98") (LOT 11) (UNIT 1 COUNTRY CLUB ESTATES) NOTE: AN EASEMENT TO PROVIDE INGRESS AND EGRESS TO LOT 2, RECORDED IN VOL. 355, PAGE 813, DOC. NO. 121863. ACCORDING **LEGEND** TO SURVEY RECORDS, THE DRIVE WAY WAS MOVED IN FEB. 2010 AND THE OLD DRIVEWAY WAS REMOVED. NO RECORD WAS FOUND Ø FOUND IRON PIPE TERMINATING THIS EASEMENT FOUND IRON ROD SET IRON ROD, 18" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA. RECORDED AS DIMENSION (xx) SCALE: 1 INCH = 30 FEET SCONS "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 MARK L. 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 MIRITZ the property, and also those who purchase, mortgage, or guarantee the title thereto within one year from date hereof." WHITEWATER WI SUR BASIS OF BEARINGS: THE NORTH LINE OF LOT 1, PARTRIDGE COURT SUB. MARK L. MIRITZ BEING N 84°23'00" E WISCONSIN PROFESSIONAL **LAND SURVEYOR S-2582** DATE:\_\_AUG. 16, 2016 JOB NO. 16.803