

PLAT OF SURVEY

Survey No. 18-5109

August 28, 2018

LOCATION: 273 Fair Oaks Avenue, Fontana, Wisconsin

PREPARED FOR: John Matustik

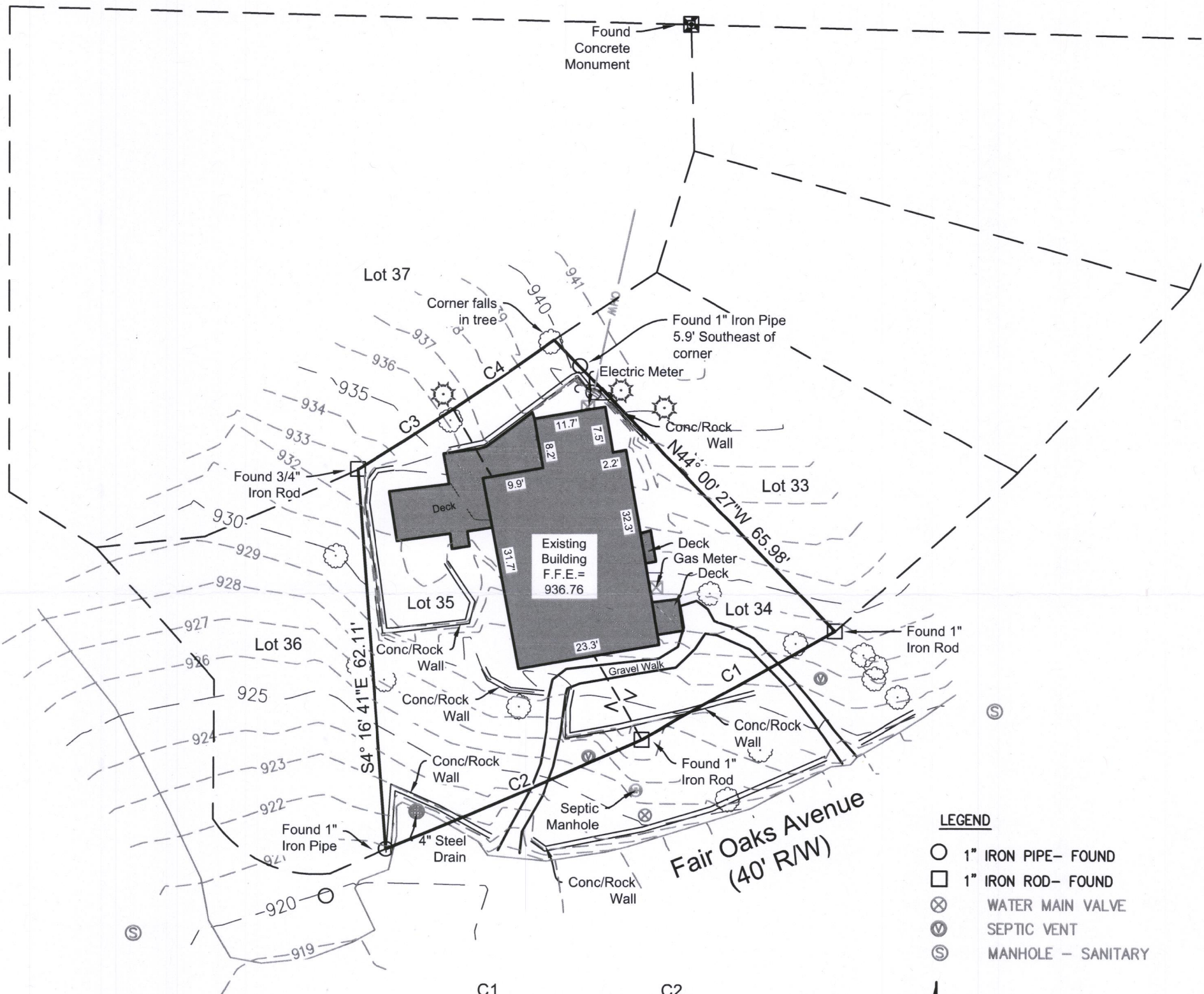
LEGAL DESCRIPTION:

Lots 34 and 35 in Buena Vista Park, Village of Fontana on Geneva Lake, being a subdivision in Section 11 and 14, Town 1 North, Range 16 East, Walworth County, Wisconsin.

Current Owner:

JOANN MOHLE TRUST  
25010 CYPRESS HOLLOW - #101  
BONITA SPRINGS, FL 34134

Tax ID: SBV 00024

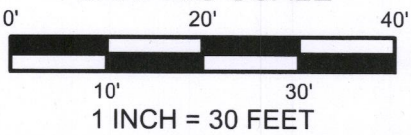


LEGEND

- 1" IRON PIPE- FOUND
- 1" IRON ROD- FOUND
- ⊗ WATER MAIN VALVE
- ⊕ SEPTIC VENT
- ⊙ MANHOLE - SANITARY

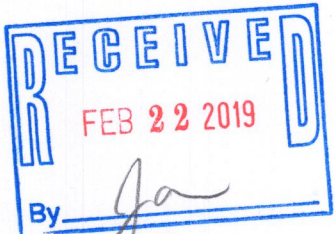


GRAPHIC SCALE



BEARINGS BASED ON GRID NORTH.  
THE NORTHEAST LINE OF LOT 34 IS  
ASSUMED TO BEAR N 44°00'27" W.

<u>C1</u> L = 36.18' (40' R) R = 1903.42' Δ = 1°05'21" C.L. = 36.18' L.C.B. = N 60°38'54" E	<u>C2</u> L = 45.36" (40' R) R = 1432.06' Δ = 1°48'53" C.L. = 45.36' L.C.B. = N 66°48'42" E
<u>C3</u> L = 18.40' (20' R) R = 520.87' Δ = 2°01'25" C.L. = 18.40' L.C.B. = S 57°33'23" W	<u>C4</u> L = 20.00 R = 572.96' Δ = 2°00'00" C.L. = 20.00' L.C.B. = S 55°32'40" W

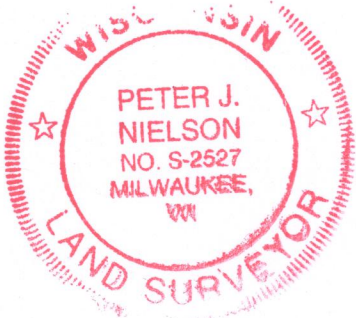


LYNCH & ASSOCIATES  
ENGINEERING CONSULTANTS, LLC

5482 S. WESTRIDGE DRIVE  
NEW BERLIN, WI 53151  
(262) 402-5040

440 MILWAUKEE AVENUE  
BURLINGTON, WI 53185  
(262) 248-3697

DRAWING BY: BEN  
FIELD WORK BY: LMG



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.

No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat Of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

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.

*Peter J. Nielson* 4 FEB 19  
PETER J. NIELSON, PROFESSIONAL LAND SURVEYOR, S-2527

SBV-24 005-3445