

PLAT OF SURVEY UNIT 89 OF ABBEY SPRINGS CONDOMINIUM NO. 3

LOCATED IN PART OF THE SE 1/4 OF THE SE 1/4
OF SECTION 13, TOWN 1 NORTH, RANGE 16 EAST,
VILLAGE OF FONTANA-ON-GENEVA LAKE, WALWORTH COUNTY, WISCONSIN

LEGAL DESCRIPTION:

Unit 89, together with said unit's undivided percentage interest in the common elements (and the exclusive use of the limited common elements appurtenant to said unit) all in Abbey Springs Condominium No. 3, a condominium declared and existing under and by virtue of the Condominium Ownership Act of the State of Wisconsin and recorded by a Declaration as such condominium in the Office of the Register of Deeds for Walworth County, Wisconsin, on December 29, 1971, in Volume 61 of Records, on Page 757, as Document No. 644923, and First Amendment to Declaration for Abbey Springs Condominium Nos. 1-10 recorded January 30, 1976 in Volume 151 of Records, Page 763, as Document No. 701545, and re-recorded on February 11, 1976 in Volume 152 of Records, Page 527, as Document No. 00340, and further re-recorded on February 18, 1976 in Volume 153 of Records, Page 20, as Document No. 00512, and further re-recorded on February 23, 1976 in Volume 153 of Records, Page 183, as Document No. 00607, and Second Amendment to Declaration for Abbey Springs Condominium Nos. 1-10 recorded May 30, 1980 in Volume 251 of Records, Page 809, as Document No. 58642, said condominium being located in the Village of Fontana-on-Geneva Lake, County of Walworth, State of Wisconsin on the real estate described in said Declaration and incorporated herein by this reference thereto.

Tax Key No. SCDB 300089

Address: 89 Medinah Lane

EASEMENTS ARE BASED UPON TITLE POLICY
429111 CHICAGO TITLE CO. DATED 5-28-2008

LEGEND

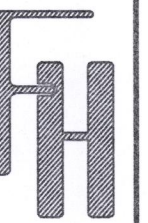
- △ = FOUND MAGNETIC NAIL
- = FOUND IRON PIPE STAKE
- * = AIR CONDITIONING UNIT
- = ELECTRIC TRANSFORMER
- = CABLE BOX
- ▣ = ELECTRIC BOX
- ☒ = TELEPHONE BOX
- ⊗ = WATER VALVE
- ⊙ = CLEAN OUT
- = ELECTRIC METER
- ⊠ = GAS METER
- Ⓜ = SANITARY SEWER MANHOLE
- {XXX} = RECORDED AS

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED 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 PRINCIPLE BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS, AND VISIBLE ENCROACHMENTS, IF ANY. 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 YEAR FROM THE DATE HEREOF.

DATED: 03/20/2019 - RESURVEYED

BRIAN M. CARLSON P.L.S. 2039



PLAT OF SURVEY
89 MEDINAH LANE
FONTANA, WI 53125

WORK ORDERED BY -
CHRIS & PENNY TESSIER
5404 KILDARE AVENUE
CHICAGO, IL 60630

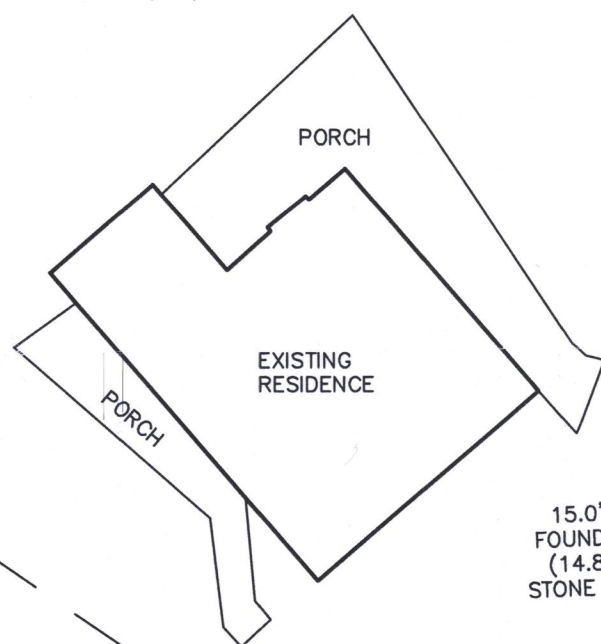
FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING - ARCHITECTURE - SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
OFFICE: (262) 723-2098 FAX: (262) 723-5886

REVISIONS

PROJECT NO.
6743.19
DATE:
03/10/2005
SHEET NO.
1 OF 1

ASSIGNED E. LINE OF UNIT 89
S 02°16'00" W

BUILDING INFORMATION TAKEN FROM
GEORGE T. DUNHAM SURVEY DATED
08/20/1976



15.0' TO
FOUNDATION
(14.8' TO
STONE FACIA)

UNIT 90

FOUND MAGNETIC NAIL S 64°42'40" W
2.65' FROM RECORD CORNER

MEDINAH LANE
{50' WIDE R.O.W.}

BENCH MARK
CHIZ "X" RIM MH
EL. = 1054.51'
IE = 1041.6'

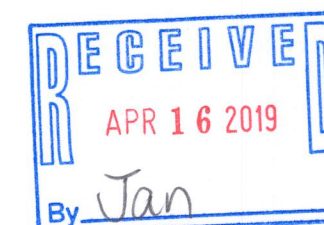
UNIT 89
10,513 SQ. FT.
(0.24 ACRES)

UNIT 88

BUILDING INFORMATION TAKEN FROM
JOHN P. KROTT SURVEY DATED
09/16/2009



MAP SCALE IN FEET - ORIGINAL 1"=20'



SCDB 3-9

005-3449