



PLAT OF SURVEY

— WORK ORDERED BY —
MARTIN RILEY ARCHITECTS & ENGINEERS
221 WEST BAKER STREET
FORT WAYNE, IN 46802

FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING — ARCHITECTURE — SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
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REVISIONS

PROJECT NO.
7311
DATE
05/15/2007
SHEET NO.
1 OF 1

PLAT OF SURVEY LOTS 8 & 9 OF HORNSBY BUSINESS PARK

LOCATED IN PART OF THE NW 1/4 & SW 1/4 OF SECTION 36, TOWN 1 NORTH,
RANGE 18 EAST, VILLAGE OF GENOA CITY, WALWORTH COUNTY, WISCONSIN

ASSIGNED THE SOUTHERLY BOUNDARY OF LOT 8
S 88°24'40" W PER PLAT OF HORNSBY BUSINESS PARK

N. RIM OF SANITARY
MANHOLE 400' NORTH
RIM=679.4
IE=674.5(N)

STORM MANHOLE
RIM=668.1

ELIZABETH LANE
{60' WIDE R.O.W.}

BENCH MARK —
SET RAILROAD SPIKE
IN UTILITY POLE
ELEVATION=668.34'

4" VERTICAL
PVC PIPE

20' SIDE YARD SETBACK

LOT 9

PROJECT PARCEL
89,263 SQ. FT.
(2.05 ACRES)

LOT 8

LOT 7

FLOOR ELEVATION
865.0

EXISTING BUILDING

MANHOLE
RIM=864.7

S 88°24'40" W 364.19'
{364.78'}

20' SIDE YARD SETBACK

50' BUILDING SETBACK LINE PER PLAT OF HORNSBY BUSINESS PARK

U.S. HIGHWAY "12"
{VARIABLE WIDTH}

NO DIRECT VEHICULAR INGRESS OR EGRESS
WITH U.S. HIGHWAY "12" PER PLAT OF
HORNSBY BUSINESS PARK

LEGEND

- = FOUND IRON PIPE STAKE
- = FOUND IRON REBAR STAKE
- = UTILITY POLE LOCATED
- = GUY WIRE LOCATED
- = UTILITY BOX LOCATED
- = HYDRANT LOCATED
- = WATER VALVE LOCATED
- {XXX} = RECORDED AS

PER ORIGINAL SUBDIVISION PLAT
"NO UTILITY SHALL BE PLACED WITHIN ONE
FOOT OF ANY LOT CORNERS"

10 5 0 10 20 30 40 50 60 70 80 90 100
MAP SCALE IN FEET ORIGINAL 1" = 20'

STORM MANHOLE
RIM=862.6
IE=858.2(N&S, 18" CONC.)

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: 5/31/2007

PETER S. GORDON

006-1252

THBP-8 THBP-9