PLAT OF SURVEY WITH TOPOGRAPHIC MAPPING A PARCEL OF LAND RECORDED AND DESCRIBED AS FOLLOWS (DOCUMENT NO. 1085294): A PARCEL OF LAND SITUATE IN THE CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE SOUTHERLY LINE OF MAIN STREET IN THE CITY OF LAKE GENEVA, 60.35 FEET, \$78°30'W OF A POINT OF INTERSECTION OF THE SOUTH LINE OF MAIN STREET AND THE EAST LINE OF SECTION 35, T 2 N, R 17 E, THENCE S9°10'E 393.7 FEET TO A POINT IN THE SHORE OF LAKE GENEVA; THENCE S67°59'W ALONG THE SHORE 71 FEET; THENCE N12°27'W 425.6 FEET; THENCE N78°30'E 91.8 FEET TO THE PLACE OF BEGINNING. BRICK SIDEWALK N 83°14'26" E 91.75' MONUMENT KEY Iron Pipe Found Section Corner Monument Found EL.=876.71 Record Information Benchmark EL.=876.60 THRESHOLD -EL.=876.72 –BUILDING SETBACK LINES PER DOCUMENTNO. 407062 LBILCO **LEGEND** Existing Boundary Line - - Existing Right-of-Way Existing Adjacent Property — Existing Centerline Existing Underground Fiber Optic Existing Overhead Power —— Existing Storm Sewer SAN —— Existing Sanitary Sewer G — Existing Gas Main **Existing Gas Meter** Existing Electric Mete **Existing Utility Pole Existing Guy Wire** ASPHALT RESIDENCE DRIVEWAY **Existing Ground Light** Existing Well **Existing Beehive Inlet** Existing Round Inlet THRESHOLD-EL.=873.04 **Existing Square Inlet** EL.=872.46 THRESHOLD **Existing Sanitary Manhole** EL.=873.02 THRESHOLD **Existing Storm Manhole** EL.=872.21 **Existing Air Conditioner** RESIDENCE THRESHOLD 2.4' Coniferous Tree EL.=872.92 #1310 Deciduous Tree **Existing Tree Stump** Existing Satellite Dish **Existing Spot Elevation** RESIDENCE CONCRETE PAVER PATIO Recorded Documents from Title Search prepared by Southeastern Title, LLC dated January 26, 2024. Items 1-4 and 10 are considered general in nature or non-survey related and are not listed. -FOUND 1" IRON PIPE 0.49' WEST OF LINE 5. Rights of the public in and to the footpath or walkway on or near the embankment of water of AFFECTS SURVEYED PROPERTY, EXISTING SHORE PATH SHOWN HEREON. Ordinance establishing a pierhead line and regulations relating to piers and wharves on Geneva Lake and recorded June 8, 1983 as Document No. 90547. AFFECTS SURVEYED PROPERTY, DESCRIBED PIERHEAD RIGHTS. Agreement by and between Henry H. Porter et al and the City of Lake Geneva dated November 29, 1926 and recorded February 16, 1927 in Volume 154 of Mortgages, page 626, as Document No. AFFECTS SURVEYED PROPERTY, SANITARY SEWER EASEMENT PLOTTED HEREON. - FOUND 1" IRON PIPE-Covenants, conditions and restrictions contained in Warranty Deed dated January 3, 1948 and recorded April 22, 1948 in Volume 382 of Deeds, page 200, as Document No. 407062. APPROXIMATE LOCATION OF "BUILDING LINE" AS SHOWN ON THE UNRECORDED PLAT OF AFFECT SURVEYED PARCEL, APPROXIMATE BUILDING SETBACK LINE AND EAST AND WEST SETBACKS PLOTTED HEREON. PORTER SUBDIVISION AND VARIOUS SURVEYS Terms and conditions of Agreement between Louis J. Patla and Sally Patla and August C. Sievers dated August 15, 1955 and recorded October 18, 1955 in Volume 489 of Deeds, page 374, as OF RECORD RIM = 868.64 -THIS LOCATION IS CONFIRMED TO BE THE LINE OF THE CLOSEST TO THE LAKE FROM 10" NORTH INV = 866.64 10" SOUTH INV = 866.54 AFFECTS SURVEYED PARCEL, RIGHTS FOR ACCESS (NOT AN EASEMENT) EACH ADJACENT HOME WITH THE CITY OF 6" NORTHWEST INV = 866.94 LAKE GENEVA ZONING ADMINISTRATOR ON FEBRUARY 8, 2024 SURVEYED AREA: SITE BENCHMARK: 869.48 TO MEANDER LINE: NAIL IN TREE BASE 32,435 SQ. FT. **0.745 ACRES** TO WATERS EDGE: 32,440± SQ. FT. 0.745± ACRES FOUND 1" IRON PIPE 0.14' EAST OF LINE SITE BENCHMARK: 867.26 CAPPED 3/4" REBAR MEANDER CORNER NORTH OF THE EAST 1/4 CORNER SECTION 35-2-17 MANHOLE INDICATES -15" WEST INV = 862.83 15" NORTHEAST INV = 862.73 10" NORTH INV = 865.24 10" SOUTHWEST INV = 865.04 FOUND 1/2" IRON PIPE — N 29°24' W, 0.54' EAST OF LINE GENEVA LAKE WATER ELEVATION: 864.5' MEASUREMENTS WERE TAKEN ON TOP OF ICE 1-31-2024 FEMA FLOODPLAIN ELEVATION=864.7' PER FIRM PANEL 55127c0329D DATED 10/2/2009 (RUNS ALONG SHORELINE) David J. Earl, P.L.S. If the surveyor's signature is not red in color, Wisconsin Professional Land Surveyor S-3257 the plan is a copy that should be assumed to contain unauthorized alterations. **EASEMENT NOTE** DISTANCE UNITS BASED ON THE UNITED STATES SURVEY FOOT **SNOW NOTE** The certification contained on this document State of Wisconsin shall not apply to any copies. SURVEYED PROPERTY SUBJECT TO ANY AND ALL EASEMENTS AND AGREEMENTS RECORDED AND UNRECORDED. County of Walworth BEARINGS BASED ON THE WISCONSIN COORDINATE REFERENCE APPROXIMATELY 3 INCHES OF SNOW AND/OR ICE BELONGIA COVERED THE SITE AT THE TIME OF FIELD WORK. SYSTEM, WALWORTH ZONE. THE ___ S-2943 I hereby certify that I have supervised the survey of the property described above and to the best CERTAIN IMPROVEMENTS AND/OR UTILITIES MAY ELKHORN WIS. SEP 0 4 2024 my knowledge and belief, the plat drawn hereon complies with Chapter A-E 7 of the State of HAVE BEEN VISUALLY OBSTRUCTED DURING VERTICAL DATUM BASED ON NAVD-88 (2012) GEOID 18 WISCONSIN CONDUCTING THE SURVEY. Wisconsin Administrative Code, Minimum Standards for Property Surveys and correctly VO SURVE represents said survey and its location. STARTING BENCHMARK: NGS MONUMENT PID: DG4877 Given under my hand and seal this 8th day of February, 2024 at Beloit, Wisconsin. Last day of field work January 31st, 2024 **PUBLISHED ELEVATION: 1055.7** 007-4495 FOR THE EXCLUSIVE USE OF: PLAT OF SURVEY WITH TOPOGRAPHIC MAPPING 2857 Bartells Drive **ORDER NO: 34925** Beloit, Wisconsin 53511 **Batterman** Lake Geneva Architects 608.365.4464 FIELD CREW: BMR 323 Broad Street, Suite 102 DRAWN BY: BMR 1040 N Wisconsin Street Lake Geneva, WI 53147

File Name: J\34900-34999\34925 - Lake Geneva Architects\SURVEY\RHB DRAWING FILES

SHEET 1 OF 1

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