

# Plat of Survey

of

## Tax Parcel VWUP 00007,

located in the Southwest 1/4 of the Northeast 1/4 of Section 22, Town 1 North, Range 16 East, Village of Walworth, Walworth County, Wisconsin.

### Legal Description

A parcel of land described in a Warranty Deed recorded April 8, 2008 as Document No. 733701 as shown below:

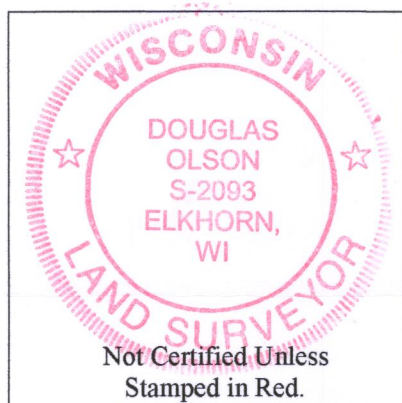
A parcel of land located in the NE 1/4 of Section 22, T1N, R16E, Walworth County, Wisconsin, described as follows, to wit: Commencing at the SW corner of said NE 1/4; thence East along the 1/4 section line 680.57 feet to a point; thence North 45.00 feet to the place of beginning which point is located on the North line of the right of way of County Trunk B; thence continue North 522.24 feet to the right of way of the Chicago, Milwaukee, St. Paul and Pacific Railroad; thence S 69° 44' 30" east along said railroad right of way line 106.60 feet to a point located 100 feet East of the last mentioned line; thence South 485.64 feet to the North line of the right of way of County Trunk Highway B; thence West along the North line of said Highway 100.00 feet to the place of beginning.

Surveyed for: **Jim McAvoy**  
P.O. Box 204  
Fontana, Wisconsin. 53125



Bearings referenced to the South line of the Northeast 1/4 of Section 22-1-16, recorded as N89°20'48"E in the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).

Coordinates are referenced to the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).



### Notes:

- 1) This Plat of Survey is not certified unless signed and sealed in red ink.
- 2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.
- 3) The Survey Date shown on this Plat of Survey is the completion date of the field work.

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All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property in compliance with Chapter A-E 7 of the Wisconsin Administrative Code and that the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

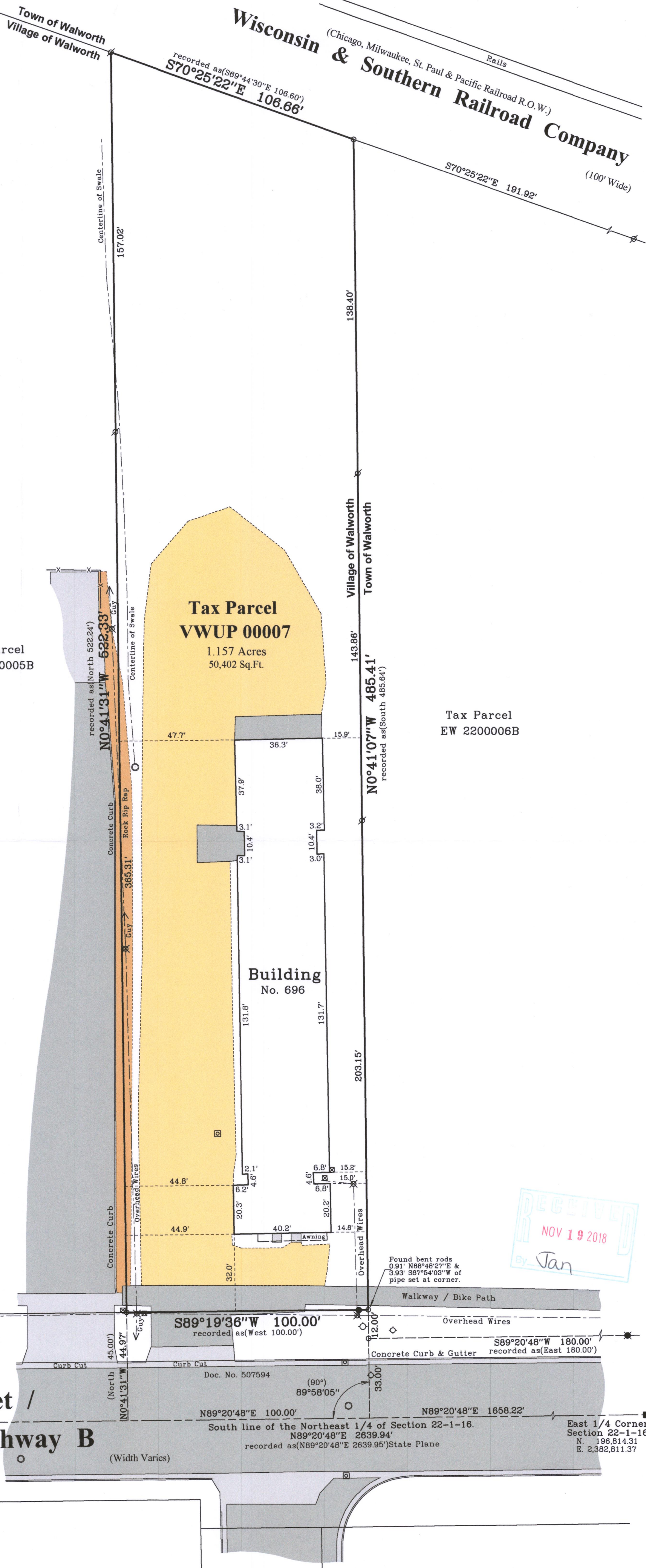
Douglas G. Olson  
Wisconsin Professional Land Surveyor - 2093

N89°19'36"E 665.87'  
recorded as(East 665.72')

recorded as(East 880.57')  
N89°20'48"E 881.71'

Center 1/4 Corner  
Section 22-1-16  
N. 196,784.21  
E. 2,380,171.60

**Kenosha Street /**  
**County Trunk Highway B**  
(Width Varies)



Sheet 1 of 1 Sheets

Drawing Name:

Job Reference Number  
**2018.048**

### Legend of Symbols & Abbreviations

- |                               |              |
|-------------------------------|--------------|
| ● Found County Section Corner | N North      |
| ○ Found Concrete Monument     | S South      |
| ○ Set Iron Pipe, 1" dia.      | E East       |
| ○ Found Iron Rod              | W West       |
| ○ Recorded Information        | In Bearings  |
| ○ Utility Pole                | Degrees      |
| ○ Water Valve                 | Minutes      |
| ○ Catch Basin                 | Seconds      |
| ○ Manhole                     | In Distances |
| ○ Fire Hydrant                | Feet         |
| ○ Asphalt Surface             | Inches       |
| ○ Concrete Surface            |              |
| ○ Gravel Surface              |              |
| ○ Rock Rip Rap                |              |



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Scale in Feet  
1" = 30'



Survey Date: May 2, 2018.  
Revisions:

VWUP-7 009-1306