

ALTA/ACSM Land Title Survey

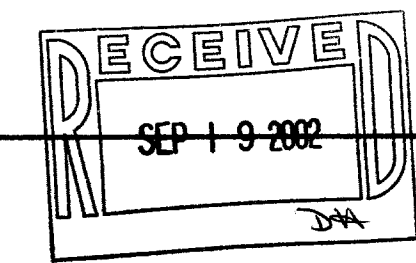
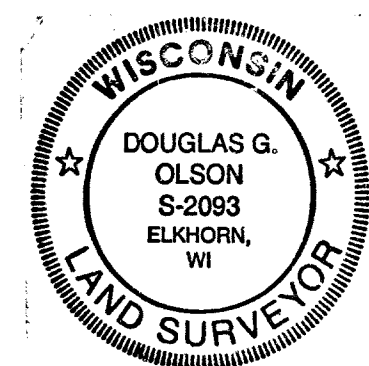
A parcel of land described at No. 3 of Schedule A of Title Commitment No. 76789 issued by Chicago Title Insurance Company, dated July 20, 2001 and amended July 23, 2001, as follows:

PARCEL 1:
Lots 1, 2 and 3, in Block 2 in the East Side Addition to the Village of Walworth, Walworth County, Wisconsin.
Tax Key No. VES 00011 **Parcel Address: Kenosha Street**

The above mentioned title commitment lists no easements and/or restrictions.

- Notes:**
- There are no marked parking on this site.
 - The undersigned is a duly licensed and registered land surveyor for the State of Wisconsin.
 - The undersigned prepared the plat of survey entitled "ALTA/ACSM Land Title Survey", dated July 26, 2001 (the "Survey"). The Survey was made from measurements made on the ground, and accurately and correctly depicts: (a) the point of reference from which the Survey was prepared; (b) the boundaries of the subject property (the "Property"), and the courses and distances of such boundaries; (c) the area of the Property (in both acres and square feet), including the total area of the Property encumbered by public or private easements or rights-of-way of record as shown on the above mentioned title commitment; (d) the size, location and type of all buildings, structures other visible improvements on the Property; and the distance therefrom to the nearest facing exterior property lines of the Property; (e) the location of all rights-of-way, easements and other matters of record which have been delivered to the surveyor (or of which the undersigned has knowledge or has been advised, whether or not of record) affecting the Property; (f) the location of all observable evidence of above-ground and underground utility lines, pipes, conduits and other facilities on the Property; (g) the location of all observable evidence of cemeteries, burial sites, roads, fences, driveways, garbage or refuse dump sites, landfills, waste disposal facilities and other similar matters on the Property; (h) the location of any observable evidence of underground storage tanks on the Property; (i) all dedicated public rights-of-way abutting the Property, together with the width of the rights-of-way and names thereof; j) all lakes, rivers, streams or other bodies of water located upon or abutting the Property; and (k) all other observable evidence of significant items on or affecting the Property.
 - Except as shown on the Survey, there are no observable: (a) encroachments upon the Property by improvements on adjacent property; (b) encroachments on adjacent property, public or private rights-of-way, or easements by any improvements on the Property; (c) party walls; or (d) protrusions.
 - The title lines of the Property and the lines of actual possession are the same.
 - All roads abutting the Property are paved, dedicated public rights-of-way accepted for maintenance by, and actually maintained by, the appropriate governmental authority.
 - This site is zoned B-3 Highway Business District. Listed below is the basic zoning information taken from municipal codes which may not include all regulations that apply.
Street Setback - 25
Sideyard Setback - 20
Rearyard Setback - 25
Maximum Height - 35
Minimum Lot Width - 75
Minimum Lot Area - 11,000 sq. ft.
 - The Property does not serve, and is not served by, any adjoining property with respect to utilities, drainage, ingress and egress or any other purpose, as indicated by observable evidence, except as shown on the Survey.
 - The undersigned has consulted the National Flood Insurance Program, (800) 358-9816, and has determined that this site falls in an area not shown on Flood Insurance Rate Maps (not included in their study).
 - The Survey has been prepared in accordance with: (a) the "Minimum Standard Detail Requirements of Land Title Surveys" jointly established and adopted by ALTA and ACSM in 1999 and pursuant to the Accuracy Standards (as adopted by ALTA and ACSM and in effect as of the date of this certification) of Survey; and (b) the minimum standards of law established by the State of Wisconsin for land surveys.

July 26, 2001.
Douglas G. Olson
Wisconsin Registered Land Surveyor - 2093



Survey Date: July 26, 2001.
Revisions:

Scale in Feet
1" = 20'
0' 10' 20' 40'

Jensen & Olson Land Surveying, LLC
45 South Wisconsin Street P.O. Box 322
Elkhorn, Wisconsin 53121
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Legend
 Found County Section Corner
 Found Iron Pipe & Utility Pole
 Found Iron Rod, 3/4" dia.
 Set Iron Rod in Concrete
 Recorded Information
 Concrete Surface & Asphalt

Sheet 3 of 3 Sheets
Job Reference Number
2001.095
2001.095

009-801