LAND-MARK SURVEYING
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PLAT OF SURVEY

LEGAL DESCRIPTION FROM TITLE COMMITMENT NO. 441681, CHICAGO TITLE INSURANCE COMPANY

PARCEL 1:
THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 9, TOWN 1 NORTH, RANGE 17 EAST, TOWN OF LINN, WALWORTH COUNTY, WISCONSIN, EXCEPTING THEREFROM ALL THAT PORTION THEREOF AS SET FORTH IN A LAND CONTRACT FROM HENRY KLINDWORTH TO CHARLES MIZE AND GLADYS MIZE RECORDED JANUARY 18, 1974 IN VOLUME 108 OF RECORDS, PAGE 229, AS DOCUMENT NO. 674378. AND FURTHER EXCEPTING THEREFROM ALL THAT PORTION THEREOF AS IS SET FORTH IN CERTIFIED SURVEY MAP NO. 1539 RECORDED OCTOBER 29, 1986 IN VOLUME 7 OF CERTIFIED SURVEYS ON PAGE 162 AS DOCUMENT NO. 136912.

PARCEL 2:
LOT 1 OF CERTIFIED SURVEY MAP NO. 1539 RECORDED OCTOBER 29, 1986 IN VOLUME 7 OF CERTIFIED SURVEY ON PAGE 162 AS DOCUMENT NO. 136912.

SURVEYOR'S NOTES:

1) LAKEVIEW PARK, A SUBDIVISION BY GEORGE W. POSEY IN 1928 SET SMALL IRON U-SHAPED STAKES (I WILL REFER TO THEM AS POSEY PINS). LLOYD L. JENSEN ON A SURVEY FROM 5/16/1974 FOUND 4 POSEY PINS AND RESET WITH IRON PIPE. JENSEN ALSO FOUND A CONCRETE MONUMENT WITH A POSEY PIN. TWO OTHER SURVEYS OF LOTS ALONG THE SOUTH LINE OF THE SE 1/4 OF SECTION 9-1-17 CONFIRMED FINDING POSEY PINS AND RESETING MORE SUBSTANTAL MONUMENTS. I BELIEVE THIS MONUMENT LINE RETRACES THE WORK BY POSEY, I EVEN FOUND 1 POSEY PIN MYSELF. THE LINE STARTS AT THE SOUTHEAST SECTION CORNER 9-1-17 AND PROCEEDS TO THE WEST LINE OF THE SE 1/4 OF THE SE 1/4, WHICH IS 5.83 FEET NORTH OF AN IRON PIPE SET BY HAROLD H. KOLB. THE SURVEY BY KOLB OF TAX KEY NO. IL 900004B SHOWS THIS PIPE BEING PLACED AT AN EQUIDISTANT SPLIT OF THE CURRENTLY MONUMENTED SOUTH LINE OF THE SE 1/4 OF SECTION 9-1-17. I BELIEVE THE LINE ESTABLISHED BY MONUMENTS REPLACING THE POSEY PINS REPRESENTS THE ORIGINAL SUBDIVISION MAP AND THEREFORE HELD THIS LINE AS THE NORTH LINE OF LAKEVIEW PARK.

2) I ACCEPTED THE WEST LINE OF THE SW 1/4 OF THE SE 1/4 AS MONUMENTED. I ACCEPTED A FOUND IRON ROD, SET BY JEFFREY L. KIMPS 8/3/2004 AS THE WEST 1/16 CORNER. THIS ROD WAS APPARENTLY SET TO REPLACE A CONCRETE MONUMENT THAT IS REFERENCED ON A 1949 SURVEY BY LLOYD L. JENSEN AS SAID 1/16 CORNER. THE SAME CONCRETE MONUMENT IS SHOWN ON 5 OTHER SURVEYS (REFERENCED ON THIS PLAT) SHOWING A DISTANCE FROM THE SOUTH 1/4 CORNER TO THE WEST 1/16 CORNER OF 1329.00' WITH A BEARING OF N 2°48' W. IT SHOULD BE NOTED THAT THE LOCATION OF THIS FOUND ROD (PREVIOUSLY CONCRETE MONUMENT), DOES NOT CORRESPOND WITH A POSITION FOR THE WEST 1/16 CORNER AS IT WOULD BE ESTABLISHED USING TYPICAL METHODOLOGY.

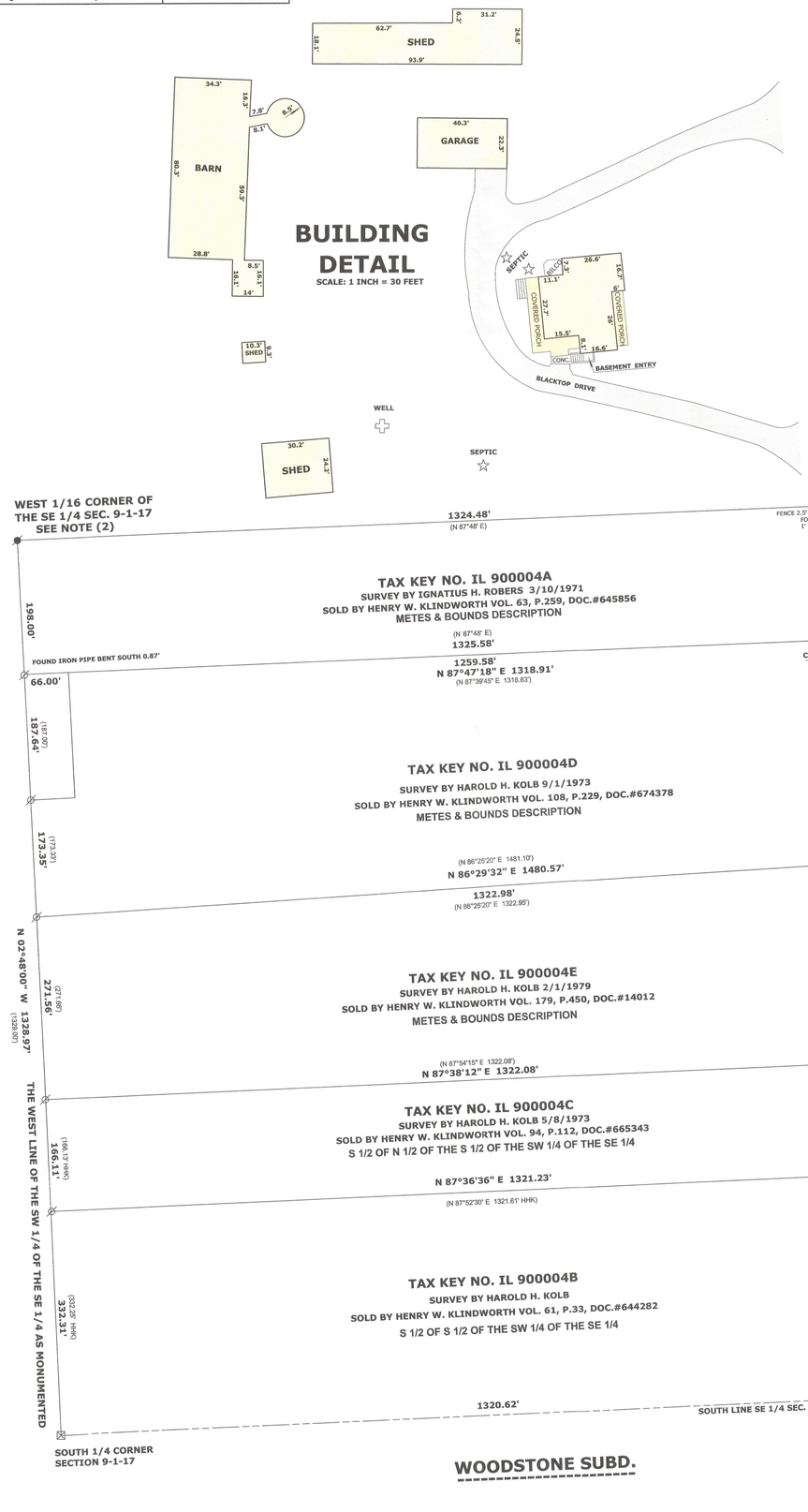
3) THE EAST-WEST 1/16 LINE WAS COMPUTED USING THE FOUND IRON ROD AT THE WEST 1/16 CORNER (SEE NOTE NO. 2) AND AN EQUIDISTANT SPLIT OF THE EAST LINE OF THE SE 1/4 OF SECTION 9-1-17.

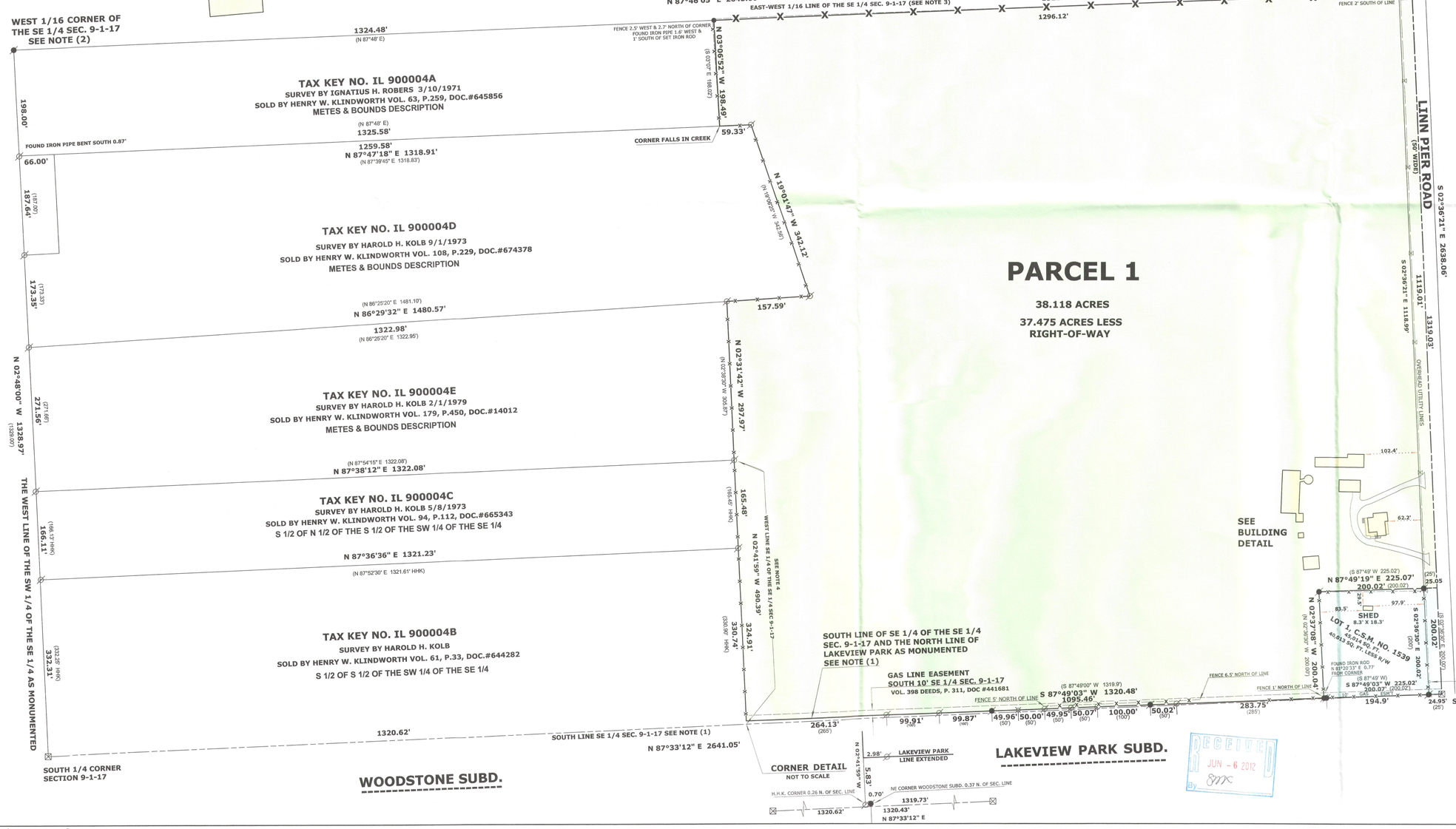
4) THE WEST LINE OF THE PARCEL BEING SURVEYED (WITH ONE SPECIFIC EXCEPTION - TAX KEY NO. IL 900004D), APPEARS TO HAVE BEEN INTENDED TO BE THE WEST LINE OF THE SE 1/4 OF THE SE 1/4 (ALSO REFERRED TO AS THE N/S 1/16 LINE). BASED ON FOUND MONUMENTATION HOWEVER (AS WELL AS CORRESPONDING DESCRIPTIONS), IT APPEARS THAT SEVERAL PARCELS (INCLUDING THE SPECIFIC EXCEPTION) EXTEND EASTERLY OF THAT LINE. IN AS MUCH AS THESE PARCELS WERE CREATED BY VIRTUE OF TRANSFERS OF TITLE BY THE SAME PERSON (KLINDWORTH), WHO AT THE TIME OWNED THE SOUTH HALF OF THE SE 1/4 9-1-17 IN ITS ENTIRETY, FOUND MONUMENTATION (WHERE POSSIBLE) WAS HELD AS BEST REPRESENTING THE INTENTION OF THESE TRANSFERS.

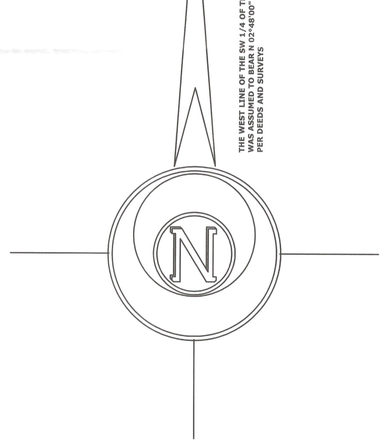
5) BY AGREEMENT WITH THE OWNER THE FOLLOWING WERE NOT LOCATED: 100 YEAR FLOOD AREA (FEMA MAP NO. 55127C0336D), WETLANDS, CREEK AND ZONING LINES (R-1 AND C-4)

PARCEL 1, MORE PARTICULARLY DESCRIBED:

A PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 9, TOWN 1 NORTH, RANGE 17 EAST, TOWN OF LINN, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST SECTION CORNER OF SAID SECTION 9; THENCE S 87°49'03" W 225.02 FEET ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 9 AS MONUMENTED FOR THE NORTH LINE OF LAKEVIEW PARK SUBDIVISION TO THE SOUTHWEST CORNER OF CERTIFIED SURVEY MAP NO. 1539, RECORDED IN VOLUME 7 OF CERTIFIED SURVEYS ON PAGE 162 AS DOCUMENT NO. 136912 AND THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID MONUMENTED LINE S 87°49'03" W 1,095.46 FEET TO THE WEST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 9; THENCE N 02°41'59" W ALONG SAID WEST LINE 490.39 FEET TO A FOUND IRON PIPE; THENCE N 02°31'42" W 297.97 FEET TO A FOUND IRON PIPE; THENCE N 86°29'32" E 157.59 FEET TO A FOUND IRON PIPE; THENCE N 19°01'47" W 342.12 FEET TO A FOUND IRON PIPE; THENCE S 87°47'18" W 59.33 FEET TO A POINT IN A CREEK; THENCE N 03°06'52" W 198.49 FEET TO A SET IRON ROD ON THE EAST-WEST 1/16 LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 9; THENCE N 87°46'05" E ALONG SAID 1/16 LINE 1,321.12 FEET TO THE EAST 1/16 CORNER ON THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 2; THENCE S 02°36'21" E ALONG SAID EAST LINE 1,119.01 FEET TO THE NORTHEAST CORNER OF SAID CERTIFIED SURVEY MAP NO. 1539; THENCE S 87°49'19" W 225.07 FEET TO A FOUND IRON ROD AT THE NORTHWEST CORNER OF SAID CERTIFIED SURVEY MAP NO. 1539; THENCE S 02°37'08" E 200.04 FEET TO THE SOUTHWEST CORNER OF SAID CERTIFIED SURVEY MAP AND THE POINT OF BEGINNING, AND CONTAINING 1,660,413 SQUARE FEET OR 38.118 ACRE(S) OF LAND, MORE OR LESS.







LEGEND

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND COUNTY MONUMENT
- FOUND POSEY PIN
- UTILITY POLE
- SET IRON ROD, 24" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- (x x) RECORDED AS DIMENSION
- EXISTING WIRE FENCE

"I hereby certify that the above described property has been surveyed by me or 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 principal 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 date hereof."

RECEIVED JUN - 6 2012 By

WISCONSIN MARK L. MIRITZ S-2582 WHITEWATER, WI LAND SURVEYOR

MARK L. MIRITZ
WISCONSIN REGISTERED
LAND SURVEYOR S-2582

DATE: FEB. 3, 2012 JOB NO. 12.101

IL 9-4 IA 1539-1

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