KROTT SURVEYING INC. PREPARED FOR N3705 WILLOW BEND LANE ROBERT BORG LAKE GENEVA WI. 53147 1500 HICKS RD. PHONE # (262)248-3697 **ROLLING MEADOWS IL 60008** FAX # (262)249-0639 GENEVA LAKE PLAT OF SURVEY LOT 2 BLOCK 1 TRINKE ESTATES EXCEPTING THEREFROM THE FOLLOWING DECRIBED PARCEL: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 2 THENCE N 10°28'00" E ALONG THE EASTERLY LINE OF SAID LOT 2, 53.18 FEET 111.79. TO THE PLACE OF BEGINNING; THENCE N 79°32'00" W 10 FEET; THENCE N 10°28'00" E 68.10 FEET; THENCE S 79°32'00" E 10 FEET; THENCE S 10°28' W 68.10 FEET TO THE PLACE OF BEGINNING. LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 10, T 1 N, R 17 E, WALWORTH COUNTY, WISCONSIN, ALSO: PART OF LOT 3 BLOCK 1 OF TRINKE ESTATES LOCATED IN THE NORTHEAST 1/4 131.89' OF THE SOUTHEAST 1/4 OF SECTION 10, T 1 N , R 17 E, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 3; THENCE N 10°28'00" E, ALONG THE WESTERLY LINE OF SAID LOT 3, 145.73 FEET; THENCE N 00°24'10" E ALONG SAID WESTERLY LINE 59.58 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUE N 00°24'10" E 71.76 FEET; S 73°27'25" E 19.78 FEET; THENCE S 16°24'00" W 68.93 FEET TO THE PLACE OF BEGINNING. 185.69 LOT 2 14.36 00°16'43" 78.1 S S 64°27'50" E PROPOSED SETBACK LINE FROM LAKE S 73°27'25" E 19.78') 37.00 BUILDING SETBACK LINE FROM LAKE S 73°28'46" E 19.83' 110.23 AS SHOWN ON RECORD SUBDIVISION PLAT EXISTING HOUSE TO BE REMOVED 18.3 EXISTING HOUSE 30.45 7.0' 24.0 PORCH LOT 1 PROPOSED ADDITION 110.37 6.00 0.46 S 32°41'00" E 17.94' 48.92 SHED .7.1' X 3.6' PROPOSED BUILDING SET BACK FROM SHORE 10.4 3.00 16.0 Q THE PROPOSED SET BACKLINE IS TO BE 33.5 FEET NORTH OF THE EXISTING STÒNE SETBACK LINE AS SHOWN ON THE RECORD PLAT OF TRINKE ESTATES SUBDIVISION. WALK 68.91 EXISTING PLATTED BUILDING SETBACK LINE SAID SETBACK LINE LOCATED IN LOT 2 BLOCK 1 TRINKE ESTATES DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT THE SOUTHWEST CORNER OF LOT 2; THENCE N 00°25'00" E ALONG THE WEST LINE OF SAID LOT 2, 255.70 FEET TO THE PLACE OF BEGINNING; THENCE LOT 3 59. S 64°27'50" E 110.37 FEET TO THE EAST LINE OF SAID LOT 2 AND THE S 00°25' W END POINT OF SAID SETBACK LINE. LOCATED IN THE NORTHEAST 1/4 ш OF THE SOUTHEAST 1/4 OF SECTION 10. T 1 N . R 17 E. 00°25'00' WALWORTH COUNTY, WISCONSIN. N 00°23'02" PROPOSED BUILDING SETBACK LINE SAID SETBACK LINE LOCATED IN LOT 2 BLOCK 1 TRINKE ESTATES ASPHALT DRIVE DESCRIBED AS FOLLOWS TO-WIT: COMMENCING AT THE SOUTHWEST CORNER OF LOT 2; THENCE N 00°25'00" E ALONG THE WEST LINE OF SAID LOT 2, 292.70 FEET TO THE PLACE OF BEGINNING; THENCE S 64°27'50" E 110.23 FEET TO THE EAST LINE OF SAID LOT 2; THENCE S 32°41'00" E 17.94 FEET TO THE END POINT OF SAID SETBACK LINE. LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF 255.70 SECTION 10, T 1 N , R 17 E, WALWORTH COUNTY, WISCONSIN. S 79°36'16" E 10.18' (S 79°32'00" E 10') 199. **SCALE 1"=30"** N:79°36'16" W 10.00' ! (N 79°32'00" W 10') 30 NOTE: BEARINGS ARE REFRENCED TO THE RECORD PLAT 53.18' LEGEND FOUND 1" DIA. IRON PIPE SOUTHEAST CORNER OF LOT 2 FOUND NAIL R=111.00' L=76.54' SET MAG HUB IN WESTERLY FACE OF TREE LC=75.03' LCB=N 84°54'40" W (LC=74.96' LCB=N 84°52' W) SET IRON BAR NISCONSIA FOUND 0.5" DIA. IRON PIPE JOHN P WILDWOOD LAKE GENEVA Q WELL NO SURVEY © CABLE PEDESTAL I have surveyed the above-described property and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all Ø UTILITY POLE DATED THIS 6th DAY OF NOVEMBER 2012 - OVERHEAD WIRES structures thereon, fences apparent easements and roadways and visible encroachments. if any. • UTILITY PEDESTAL This survey is made for the exclusive use of the present owners of the property, and also those who puchase, mortgage, or insure the title therto within one (1) year from date hereof; and as to them I (XX) RECORDED AS JOHN KROTT S - 2258 Wisconsin Registered Land Surveyor TAX ID # ITE00002 warrant the accuracy of said survey map. ( original if signed in red ) JOB # 12-146