PREPARED FOR: LAKE GENEVA AREA REALTY PATHFINDER SURVEYING INC. 101 BROAD ST (formerly) LAKE GENEVA, WI. J.K. SURVEYING INC. P.O BOX 322 LAKE GENEVA, WI. 53147 WWW.PATHFINDERSURVEYING.NET S.T.H. "50" 262-248-8303 (N87°10'25" W 206.16') N 87°08'30" W wire fence 3' - 4' south of line wood fence corner concrete monument with rebar in center PLAT OF SURVEY - OF -LOT 1 OF CERTIFIED SURVEY No. 574 AS RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS IN AND FOR WALWORTH COUNTY, WISCONSIN IN VOLUME 3 OF CERTIFIES SURVEYS ON PAGES 25 AND 26 AS DOCUMENT No.044102 TOGETHER WITH A RIGHT OF WAY IN COMMON WITH OTHERS, OVER AND ACROSS THE "PRIVATE DRIVE" AS SHOWN ON SAID CERTIFIED SURVEY No. 574; TOGETHER WITH AN EASEMENT APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE MORE PARTICULARY DESCRIBED AS A 12 FOOT WIDE EASEMENT FOR INGRESS AND EGRESS OVER PART OF LOT 2 OF CERTIFIED SURVEY MAP No. 574 LOCATED IN THE NE 1/4 OF SECTION 5, TOWN 1 NORTH, RANGE 17 EAST, WALWORTH COUNTY, WISCONSIN, THE CENTERLINE WHICH IS DESCRIBED AS FOLLOWS: COMMENCING AT THE NW CORNER OF SAID CERTIFIED SURVEY MAP No. 574; THENCE S 0°12'05" W 396.49 FEET; THENCE S 87°10'25" E, 156.36 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, THE RADIUS BEING 60.00 FEET AND THE CHORD BEARING N 41°37'30" E, 75.19 FEET; THENCE CONTINUE ALONG THE ARC OF A CURVE TO THE RIGHT, THE RADIUS BEING 60.00 FEET AND THE CHORD BEARING N 88°33' E 16.99 FEET TO THE PLACE OF BEGINNING OF SAID 12 FOOT WIDE EASEMENT; THENCE N 1°00' W, 19.55 FEET; THENCE N 11°49' W, 18.72 FEET; THENCE N 40°00' W, 19.76 FEET TO THE PLACE OF TERMINATION. LOT 1 1.83 ACRES 79699.62 SQ FT concrete lids -8 118.60' asphalt centerline 12' easement for ingress and egress Δ=69 02·10·29· BASIS OF BEARING OF THIS PLAT: THE CERTIFIED SURVEY MAP OF RECORD. (<u>S 87°10'25" E</u> 368.25') METER N 87°13'07" W BUTTERNUT LANE (N87°10'25" W 156.36') (66' WIDE PRIVATE ROADWAY) (NORTH 66.04') CLUB ROAD (S 87°10'25" E 371.52') L=153.56' R=60.00' ()= recorded as \Box = found iron bar JEFFREY. Bearing N 01 '00'00" W N 11 '49'00" W 19.55' 18.27' = found iron pipe KIMPS S-2436 LAKE GENEVA. N 40 °00'00" W = set iron pipe MAN GENEVA. OF WIS. OF SUPPLIES = set iron bar JAN 18 2017 SCALE 1" = 40' "I hereby certify that I have surveyed the above described property and that the above map is a true representation of its exterior boundaries and shows the size and location of all visible structures, apparent easements and encroachments if any." an JOB # 16-294 JEPFREY L KIMPS S - 2436 Wisconsin Registered Land Surveyor (original if signed in red) This survey is made for the present owners of the property, and those who purchase, mortgage, or guarentee the title thereto, within one year from the date hereof. TAX ID # IA57400001 DATED THIS 19TH DAY OF SEPTEMBER, 2016.