June 5, 2023 Survey No. 22.6001.16 PLAT OF SURVEY Revision Date: June 14, 2023 July 14, 2023 August 24, 2023 October 13, 2023 **LOCATION**: N1939 Bluff Lane, Lake Geneva, Wisconsin PREPARED FOR: Matustik Builders PROPERTY DESCRIPTION: Per Document No. 1043727 The East 10 feet of Lot 10, Wooddale Addition, Situate in the Town of Linn, Walworth County, Wisconsin. Also Lot 11 of Block 1, of the same subdivision, except a strip on the East end which is described as follows: Starting at the Southeast corner of said Lot 11, run thence Northerly along the East line of Lot 11, 185.2 feet to the low water mark of Geneva Lake; thence Westerly along the shore of Geneva Lake a distance of 30 feet to an iron stake; Legend: thence 180 feet Southerly to an iron stake set in the South line of Lot 11 and 15 feet Westerly from the Southeast Corner of Lot 1, thence Easterly along the Southerly line of Lot 11, 15 feet to the place of beginning ■ Found Iron Rod **CURRENT OWNER:** Michael and Sarah Graves Found 1" Iron Pipe TAX ID: | W 00014 Geneva Electric Transformer Electric Meter Lake Utility Pole Air Conditioner Telephone Pedestal Utility Manhole Edge of -Prop. 12'X12.5' Water Well **Boathouse Location** YG = 867.50G Gas Manhole Retaining Wall View Access LOT WIDTH = 75.7Corridor Exist. Deck MAX. VIEW CORRIDOR = 26.5' Ex. Lake Geneva Pathway 870 EXIST. VIEW CORRIDOR = 16.8-900 PROP. VIEW CORRIDOR = 19.5NOTES: ALL MATERIALS TO BE TRUCKED OFF-SITE DAILY. CONSTRUCTION ACCESS PATHWAY TO BE RESTORED TO EXISTING Silt Fence (Typ.) GRADE WHEN WORK IS COMPLETE - 905 ALL MATERIAL & EQUIPMENT FOR BOATHOUSE TO BE BARGED IN FROM GENEVA LAKE. Prop. Deck Prop. Addition Exist. Residence 920 Exist. Garage Gravel Construction ∠Prop. Foyer Concrete Washout Access Pathway Prop. Conc. Patio WISCONSIN WILLIAM STILL RIC HILLM S-30, NEW BER WI Construction Dumpster 75.00 \$67°40'44"W Driveway to be replaced with Unilockpervious pavers 920 I certify that I have surveyed the above-described property and in my professional opinion this map is a true representation thereof and is made in accordance with the records of the register of deeds as nearly as practical and that this survey complies with Wisconsin Administrative code AE-7 except for those items waived, if any, and is bound by Wisconsin State Statute 893.37 that defines statute of limitations in regard to surveys. 20' This survey was prepared for the exclusive use of the client and present owners of the property. No title policy has been provided to the surveyor regarding the property identified on this map. Therefore this SCALE: 1" LYNCH & ASSOCIATES plat of survey does not guarantee the existence, size and location of any easements, encumbrances, NGINEERING CONSULTANTS, LLC restrictions or other facts that could otherwise be disclosed in an ALTA/NSPS survey. NEW BERLIN, WI 53151 440 MILWAUKEE AVENUE BURLINGTON, WI 53105 DRAWING BY: MRO Rick R. Hillmann, Professional Land Surveyor, S-3005 FIELD WORK BY: LG (262) 402-5040