

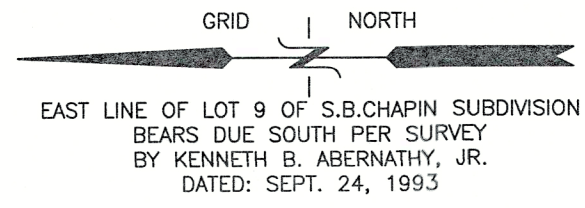
**PLAT OF SURVEY – TITLE SURVEY**  
**LOT 9 OF S.B. CHAPIN SUBDIVISION**  
 LOCATED IN PART OF THE NW 1/4 OF THE SE 1/4 OF SECTION 4, TOWN 1 NORTH, RANGE 17 EAST,  
 TOWN OF LINN, WALWORTH COUNTY, WISCONSIN

**PARCEL A:**  
 Lot 9 of the S. B. Chapin Subdivision, Town of Linn, Walworth County, Wisconsin, except therefrom the following described portion thereof: Beginning at the Northwest corner of said Lot 9; thence South along the West line of said Lot 9; 9.93 feet to an iron pipe; thence North 42 deg. 52' East 12.35 feet to an iron pipe located in the Northerly line of said Lot 9; thence Northwesterly along the Northerly line of said Lot 9, 8.40 feet to the place of beginning.

**PARCEL B:**  
 A non-exclusive easement for ingress and egress for the benefit of Parcel A created by Document Nos. 959985 and 990883.

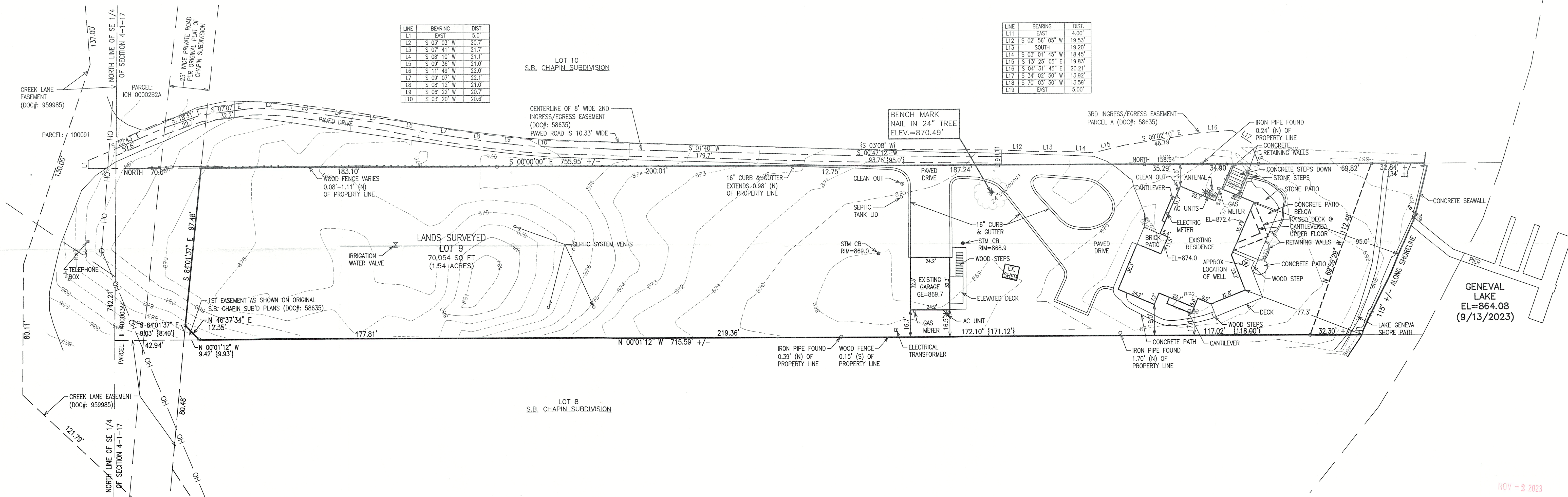
Tax Key No. ICH 00002B1  
 Address: W3873 Creek Lane Lake Geneva, WI 53147

LEGAL DESCRIPTION OF RECORD PER CHICAGO TITLE INSURANCE COMPANY  
 COMMITMENT NUMBER: WA-22644 DATED: AUGUST 10, 2023



LINE	BEARING	DIST.
L1	EAST	5.0'
L2	S 02° 03' W	20.7'
L3	S 07° 41' W	21.7'
L4	S 08° 10' W	21.1'
L5	S 08° 30' W	21.0'
L6	S 11° 49' W	22.0'
L7	S 09° 07' W	22.1'
L8	S 08° 12' W	21.0'
L9	S 06° 22' W	20.7'
L10	S 03° 20' W	20.6'

LINE	BEARING	DIST.
L11	EAST	4.00'
L12	S 02° 56' 00" W	19.53'
L13	SOUTH	19.20'
L14	S 03° 01' 45" W	18.45'
L15	S 13° 25' 05" E	19.83'
L16	S 04° 31' 45" E	20.21'
L17	S 34° 02' 50" W	13.92'
L18	S 70° 03' 50" W	13.59'
L19	EAST	5.00'



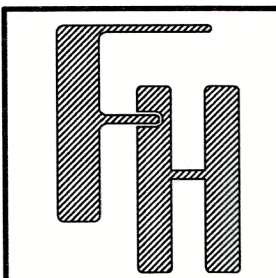
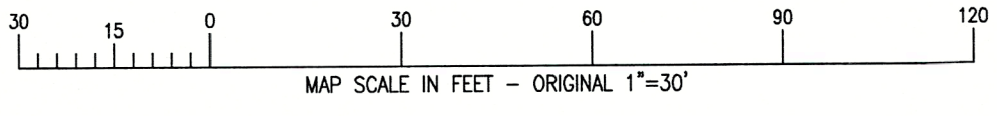
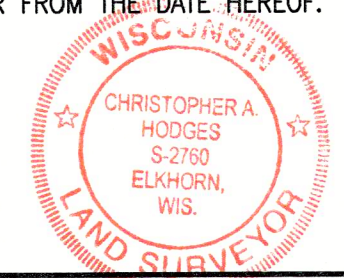
- SCHEDULE B, PART II EXCEPTIONS:**
- ITEMS 1-12 - NOT RELEVANT TO BE MAPPED
  - ITEM 13 - RESTRICTION ON USE OF PROPERTY TO BE MAINTAINED RESIDENTIAL; HENCE NOT MAPPED
  - ITEM 14 - LAKE GENEVA FOOT PATH; HENCE MAPPED
  - ITEM 15 - PUBLIC ROAD DOES NOT APPROACH LOT 9; HENCE NOT MAPPED
  - ITEM 16 - NOT RELEVANT TO BE MAPPED
  - ITEM 17 - DOC# 394515 IS A RESTRICTION DEFINING THE LIMITS OF LINN SANITARY DISTRICT ; HENCE NOT MAPPED
  - ITEM 18 - DOC# 58635 IS A JUDGMENT COVERING AN INGRESS/EGRESS EASEMENT FOR LOT 9 GOING THROUGH LOT 10. PART A (IN 3 PARTS) COVERS THE EASEMENTS. THE FIRST EASEMENT IS THE SAME AS SEEN IN DOC# 990883. SECOND EASEMENT FOLLOWING EXISTING DRIVEWAY IS MAPPED AS WRITTEN, LAST LEG ENDS WHERE IT IS SHOULD. THIRD EASEMENT MAPPED AS WRITTEN AND PLACED PER PLAT OF SURVEY BY ROBERT M BAERENWALD DATED APRIL 15, 1980 AND MATCHES IRON PIPES FOUND; HENCE MAPPED
  - ITEM 19 - DOC# 959985 IS A JUDGMENT RECORDED JANUARY 4, 2018, CREATING AN EASEMENT FOR THE CURRENTLY PAVED CREEK LANE; HENCE MAPPED
  - ITEM 20 - DOC# 990883 IS AN ACCESS EASEMENT AGREEMENT RECORDED JULY 19, 2019, STATING ALL HAVE ACCESS TO CREEK LANE, BUT NO PARTIES ARE RESPONSIBLE FOR THE MAINTENANCE OF THE EASEMENT CREATED IN DOC# 959985; HENCE NOT MAPPED
  - ITEMS 21-23 - NOT RELEVANT TO BE MAPPED

- LEGEND**
- = MONUMENT w/BRASS CAP
  - = IRON PIPE FOUND 1 3/8" O.D.
  - = UTILITY POLE
  - > = UTILITY POLE GUY WIRE
  - EL = FLOOR SPOT ELEVATION
  - GE = GARAGE ELEVATION
  - {xxx} = RECORDED AS
  - = OVERHEAD UTILITY WIRES

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED 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 PRINCIPLE 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 THE DATE HEREOF.

DATED: 9/25/2023  
 CHRISTOPHER A. HODGES  
 P.L.S. 2760



**PLAT OF SURVEY**  
**TITLE SURVEY**  
 W3873 CREEK LANE  
 LAKE GENEVA, WI 53147

— WORK ORDERED BY —  
 J. LAURENCE KIENLEN  
 2150 LILLIAN LANE  
 LISLE, IL 60532

**FARRIS, HANSEN & ASSOCIATES, INC.**  
 ENGINEERING - ARCHITECTURE - SURVEYING  
 7 RIDGWAY COURT P.O. BOX 437  
 ELKHORN, WISCONSIN 53121  
 PHONE: (262) 723-2098 e-mail: office@farrishansen.com

REVISIONS	PROJECT NO.
	10933
	DATE 9/22/2023
	SHEET NO. 1 OF 1

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ICH-281

117-5863