

May 21, 2024

PLAT OF SURVEY
(AS-BUILT SURVEY)

Survey No. 23.6001.08

LOCATION: N1963 Birches Lane, Linn, WI 53147

PREPARED FOR: John Matustik

PROPERTY DESCRIPTION: Per Document No. 1085103

PARCEL 1:

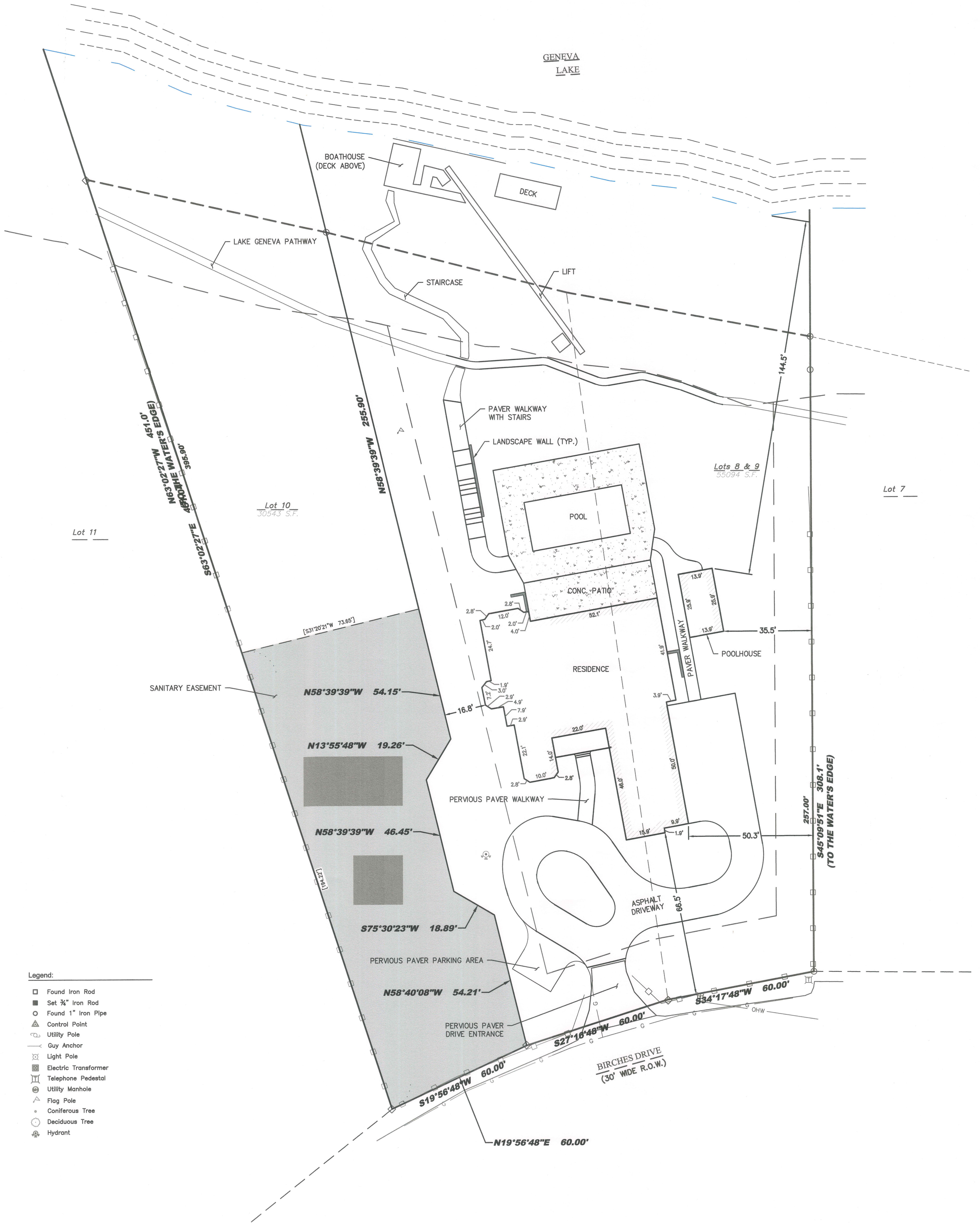
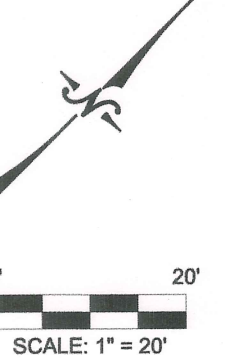
Lots Eight (8) and Nine (9) of the Birches First Addition, located in Section 9, Township 1 North, Range 17 East, according to the original plat thereof recorded in the Office of the Register of Deeds of Walworth County on the 27th day of July, 1926, in Volume 8 of Plats on pages 83 and 84. Said land being in the Town of Linn, County of Walworth, State of Wisconsin.

PARCEL 2:

Lot Ten (10) of the Birches First Addition, located in Section 9, Township 1 North, Range 17 East, according to the original plat thereof recorded in the Office of the Register of Deeds of Walworth County on the 27th day of July, 1926, in Volume 8 of Plats on pages 83 and 84. Said land being in the Town of Linn, County of Walworth, State of Wisconsin.

CURRENT OWNER: Bennett & Carolyn Rosenthal

TAX ID: IBA1 00005 & IBA1 00005A

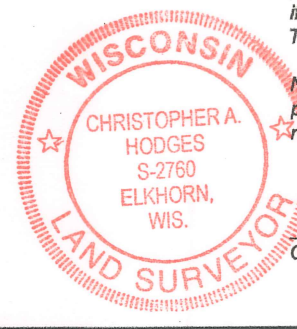


Legend:

- Found Iron Rod
- Set 3/4" Iron Rod
- Found 1" Iron Pipe
- Control Point
- Utility Pole
- Guy Anchor
- Light Pole
- Electric Transformer
- Telephone Pedestal
- Utility Manhole
- Flag Pole
- Coniferous Tree
- Deciduous Tree
- Hydrant

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 AS-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. 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 plat of survey does not guarantee the existence, size and location of any easements, encumbrances, restrictions or other facts that could otherwise be disclosed in an ALTA/NSPS survey.



Christopher A. Hodges, Professional Land Surveyor, S-2760



DRAWING BY: MO
FIELD WORK BY: LG
FIELD WORK DATE: 5/17/24