

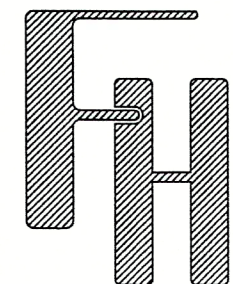
PLAT OF SURVEY

Unit 8 together with said unit's undivided appurtenant interest in the common elements (and the exclusive use of the limited common elements appurtenant to said unit) all in Estates of Black Point Condominium, a condominium declared and existing under and by virtue of the Condominium Ownership Act of the State of Wisconsin and recorded by a Declaration as such condominium in the Office of the Register of Deeds for Walworth County, Wisconsin, on December 29, 1986, Volume 388 of Records, Page 546, as Document No. 139959, and any amendments and/or corrections thereto and by a Condominium Plat and any amendments and/or corrections thereto. Said condominium being located in the Town of Linn, County of Walworth, State of Wisconsin on the real estate described in said Declaration and incorporated herein by this reference thereto.

Tax Key No. IBC 00008

Address: W4206 W. Black Point Drive Lake Geneva, WI 53147

LEGAL DESCRIPTION PER CHICAGO TITLE INSURANCE COMPANY  
COMMITMENT NO. WA-23179 DATED 3/18/2024



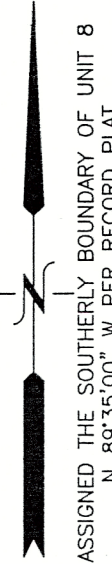
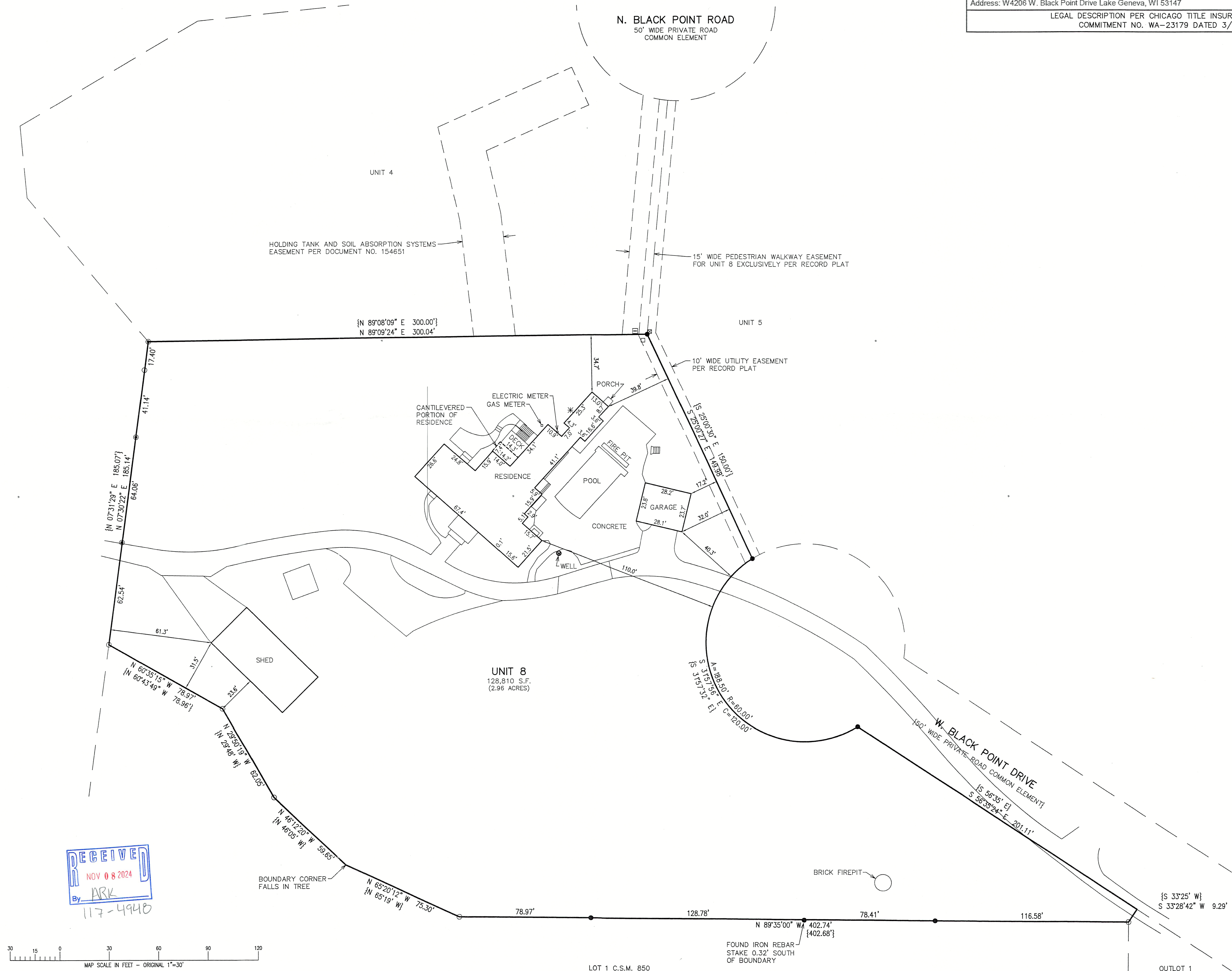
PLAT OF SURVEY  
W4206 W. BLACK POINT DRIVE  
LAKE GENEVA, WISCONSIN

WORK ORDERED BY -  
GENEVA LAKEFRONT REALTY, LLC  
323 BROAD STREET, SUITE 101  
LAKE GENEVA, WI 53147

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

REVISIONS

PROJECT NO.  
11020  
DATE  
04/16/2024  
SHEET NO.  
1 OF 1



- LEGEND
- = FOUND IRON PIPE STAKE
  - = FOUND IRON REBAR STAKE
  - ⊙ = FOUND CONCRETE MONUMENT
  - {XXX} = RECORDED AS

NOTE: A MAJORITY OF EXISTING IMPROVEMENTS SHOWN HEREON WERE TAKEN FROM A PLAT OF SURVEY PREPARED BY MARK L. MIRITZ DATED 9/8/2018.

EASEMENT DESCRIBED IN DOCUMENT NO. 634535 DOES NOT APPEAR TO IMPACT UNIT 8.

DOCUMENT NO. 221922 DOES NOT APPEAR TO ADD ANYTHING THAT HAS NOT BEEN ADDRESSED ELSEWHERE.

GAS DISTRIBUTION EASEMENT RECORDED AS DOCUMENT NO. 1070292 DOES NOT APPEAR TO IMPACT UNIT 8.

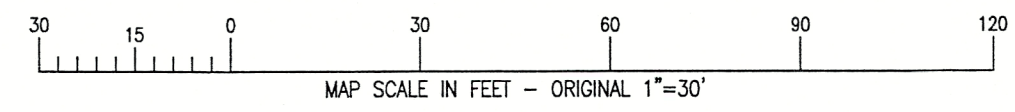
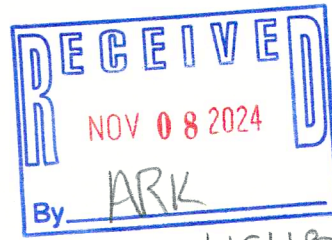
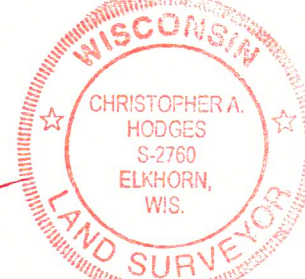
GAS DISTRIBUTION EASEMENT RECORDED AS DOCUMENT NO. 1078254 DOES NOT APPEAR TO IMPACT UNIT 8.

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. FIELD WORK WAS CONDUCTED 4/9/2024.

DATED: 4/16/2024

CHRISTOPHER A. HODGES  
P.L.S. 2760  
ELKHORN, WIS.



LOT 1 C.S.M. 850

IBC-8