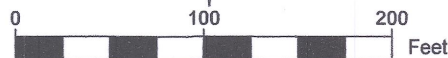


# PLAT OF SURVEY

A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5 IN TOWNSHIP 1 NORTH, RANGE 18 EAST, AND IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8 IN TOWNSHIP 1 NORTH, RANGE 18 EAST IN THE VILLAGE OF BLOOMFIELD, WALWORTH COUNTY, WISCONSIN.



SCALE: 1"=100'

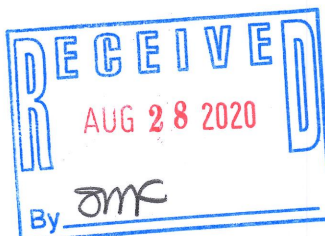
## NOTE:

1. BASIS OF BEARING: THE WISCONSIN STATE PLANE COORDINATE SYSTEM, NAD-83, SOUTH ZONE.
2. FIELD WORK COMPLETED FEBRUARY 12TH, 2020.
3. BUILDING SURVEYED TO THE EXTERIOR OF SIDING.

## LEGAL DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5 IN TOWNSHIP 1 NORTH, RANGE 18 EAST, AND IN THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8 IN TOWNSHIP 1 NORTH, RANGE 18 EAST IN THE VILLAGE OF BLOOMFIELD, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS:

PARCELS 1, 2, & 3 AS DESCRIBED.



SURVEY ORDERED BY:

KEEFE REAL ESTATE

PROPERTY ADDRESS:

W1930 BRIAR RIDGE ST  
LAKE GENEVA, WI 53147

SURVEYOR:

PAUL H. VAN HENKELUM, PLS  
CARDINAL ENGINEERING LLC

"I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THE MAP IS A TRUE AND CORRECT REPRESENTATION OF ITS EXTERIOR BOUNDARIES AND SHOWS THE SIZE AND LOCATION OF ALL VISIBLE STRUCTURES, APPARENT EASEMENTS AND ENCROACHMENTS, IF ANY."

*Paul H. Van Henkelum*  
PAUL H VAN HENKELUM, PLS #1931

*2/13/2020*  
DATE

CARDINAL ENGINEERING LLC  
DESIGNING IN TRUE DIRECTIONS

PO BOX 281 - 1200 LASALLE ST  
LAKE GENEVA, WI 53147  
262-757-8776  
CARDINALENGINEERINGWI.COM

DATE: 02-12-2020 JOB No. 20312  
SHEET 1 OF 1

UNPLATTED LANDS  
MB 500006

UNPLATTED LANDS  
MB 800005

UNPLATTED LANDS  
MB 500007

LOT 23  
WILDERLAND SUBDIVISION

N87° 07' 04"E 653.67'

S87° 19' 23"E 197.00'

S75° 43' 37"E 260.17'

S08° 46' 56"W 86.74'

N75° 41' 20"W 270.10'

S15° 20' 49"W 103.39'

Parcel 1:  
Part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Town 1 North, Range 18 East, Village of Bloomfield, Walworth County, Wisconsin, being more particularly described as follows: Commencing at the Southwest corner of Lot 1 of Certified Survey Map No. 976 as recorded in Volume 4, Page 239 of Certified Survey Maps, Walworth County, thence South 10° 48' East 172.00 feet; thence South 3° 54' 30" East 452.85 feet; thence South 7° 04' West 576.10 feet; thence South 86° 15' West 262.00 feet; thence South 23° 49' East 385.61 feet; thence South 5° 00' West 287.00 feet; thence South 20° 37' West 215.37 feet; thence South 53° 04' West 231.69 feet; thence South 61° 44' West 113.70 feet; thence South 30° 05' West 318.57 feet; thence South 0° 46' East 154.49 feet; thence South 82° 08' West 393.21 feet; thence North 86° 03' West 99.80 feet; thence North 75° 17' West 349.78 feet; thence North 15° 24' East 756.69 feet to the place of beginning; thence South 15° 24' West 314.00 feet; thence South 88° 27' West 280.00 feet; thence North 80° 24' West 490 feet, more or less, to the West line of the East 1/2 of the Southwest 1/4 of Section 5; thence Northerly 206 feet, more or less, along said West line to the North line of the South 5 acres of the West 1/2 of the East 1/2 of the Southwest 1/4 of Section 5; thence Easterly 650 feet, more or less, along said North line to the Northeast corner of said 5 acres; thence Easterly 200 feet, more or less, to the place of beginning. Also known as Parcel No. 19 of Wilderland, an unrecorded subdivision. EXCEPTING THEREFROM: Part of Parcel No. 19 of Wilderland, an unrecorded subdivision, described as follows: Part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Town 1 North, Range 18 East, Village of Bloomfield, Walworth County, Wisconsin, described as follows: Commencing at the Southwest corner of Lot 1 of Certified Survey Map No. 976 as recorded in Volume 4, page 239 of Certified Survey Maps, Walworth County, thence South 10° 48' East 172.00 feet; thence South 3° 54' 30" East 452.85 feet; thence South 7° 04' West 576.10 feet; thence South 86° 15' West 262.00 feet; thence South 23° 49' East 385.61 feet; thence South 5° 00' West 287.00 feet; thence South 20° 37' West 215.37 feet; thence South 53° 04' West 231.69 feet; thence South 61° 44' West 113.70 feet; thence South 30° 05' West 318.57 feet; thence South 0° 46' East 154.49 feet; thence South 82° 08' West 393.21 feet; thence North 86° 03' West 99.80 feet; thence North 75° 17' West 349.78 feet; thence North 15° 24' East 756.69 feet to the place of beginning; thence South 15° 24' West 314.00 feet; thence South 88° 27' West 280.00 feet; thence North 80° 24' West 490 feet, more or less, to the West line of the East 1/2 of the Southwest 1/4 of Section 5; thence Northerly 206 feet, more or less, along said West line to the North line of the South 5 acres of the West 1/2 of the East 1/2 of the Southwest 1/4 of Section 5; thence Easterly 650 feet, more or less, along said North line to the Northeast corner of said 5 acres; thence Easterly 200 feet, more or less, to the place of beginning. Together with an easement for ingress and egress along, over and across the 66' Driveway Easement and Roadway Easement running South from subject property across Parcel 20 of Wilderland and thence Southeasterly along the lot line between Parcels 20 and 18 to a cul de sac and Roadway Easement, running thence along said Roadway Easement East and thence North to North Bloomfield Road as said easements are shown on Farris, Hansen & Cooper, Inc. survey attached to deed recorded February 12, 1980 in Volume 247 of Records on page 490 as Document No. 56197.

Parcel 2:  
Part of Parcel No. 21 of Wilderland, an unrecorded subdivision, described as follows: Part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Town 1 North, Range 18 East, Village of Bloomfield, Walworth County, Wisconsin, described as follows: Commencing at the Southwest corner of Lot 1 of Certified Survey Map No. 976 as recorded in Volume 4, page 239 of Certified Survey Maps, Walworth County, thence South 10° 48' East 172.00 feet; thence South 3° 54' 30" East 452.85 feet; thence South 7° 04' West 576.10 feet; thence South 86° 15' West 262.00 feet; thence South 23° 49' East 385.61 feet; thence South 5° 00' West 287.00 feet; thence South 20° 37' West 215.37 feet; thence South 53° 04' West 231.69 feet; thence South 61° 44' West 113.70 feet; thence South 30° 05' West 318.57 feet; thence South 0° 46' East 154.49 feet; thence South 82° 08' West 393.21 feet; thence North 86° 03' West 99.80 feet; thence North 75° 17' West 349.78 feet; thence North 15° 24' East 756.69 feet to the place of beginning; thence South 15° 24' West 314.00 feet; thence South 88° 27' West 280.00 feet; thence North 80° 24' West 490 feet, more or less, to the West line of the East 1/2 of the Southwest 1/4 of Section 5; thence Northerly 206 feet, more or less, along said West line to the North line of the South 5 acres of the West 1/2 of the East 1/2 of the Southwest 1/4 of Section 5; thence Easterly 650 feet, more or less, along said North line to the Northeast corner of said 5 acres; thence Easterly 200 feet, more or less, to the place of beginning. Together with an easement for ingress and egress along, over and across the 66' Driveway Easement and Roadway Easement running South from subject property across Parcel 20 of Wilderland and thence Southeasterly along the lot line between Parcels 20 and 18 to a cul de sac and Roadway Easement, running thence along said Roadway Easement East and thence North to North Bloomfield Road as said easements are shown on Farris, Hansen & Cooper, Inc. survey attached to deed recorded February 12, 1980 in Volume 247 of Records on page 490 as Document No. 56197.

Parcel 3:  
Parcel No. 20 of Wilderland, an unrecorded subdivision, described as follows: Part of the Northeast 1/4 of the Northwest 1/4 of Section 8 and part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Town 1 North, Range 18 East, Village of Bloomfield, Walworth County, Wisconsin, being more particularly described as follows: Commencing at the Southwest corner of Lot 1 of Certified Survey Map No. 976 as recorded in Volume 4, Page 239 of Certified Survey Maps, Walworth County, thence South 10° 48' East 172.00 feet; thence South 3° 54' 30" East 452.85 feet; thence South 7° 04' West 576.10 feet; thence South 86° 15' West 262.00 feet; thence South 23° 49' East 385.61 feet; thence South 5° 00' West 287.00 feet; thence South 20° 37' West 215.37 feet; thence South 53° 04' West 231.69 feet; thence South 61° 44' West 113.70 feet; thence South 30° 05' West 318.57 feet; thence South 0° 46' East 154.49 feet; thence South 82° 08' West 393.21 feet; thence North 86° 03' West 99.80 feet; thence North 75° 17' West 349.78 feet; thence North 15° 24' East 756.69 feet to the place of beginning; thence South 15° 24' West 314.00 feet; thence South 88° 27' West 280.00 feet; thence North 80° 24' West 490 feet, more or less, to the West line of the East 1/2 of the Southwest 1/4 of Section 5; thence Northerly 194 feet, more or less, along said West line and along the West line of the Northeast 1/4 of the Northwest 1/4 of Section 8, thence South 65° 33' East 700 feet, more or less, to the place of beginning.

Together with and subject to an easement for ingress and egress along, over and across the 66' Driveway Easement and Roadway Easement running South from Parcel 19 of Wilderland across Parcel 20 of Wilderland and thence Southeasterly along the lot line between Parcels 20 and 18 to a cul de sac and Roadway Easement; running thence along said Roadway Easement East and the North to North Bloomfield Road as said easements are shown on Farris, Hansen & Cooper, Inc. survey attached to deed recorded February 12, 1980 in Volume 247 of Records on page 490 as Document No. 56197.

Together with an easement for ingress and egress along, over and across the 66' Roadway Easement adjoining subject property along its South line running East and thence North to North Bloomfield Road as said easement is shown on Farris, Hansen & Cooper, Inc. survey attached to Deed recorded February 12, 1980, in Volume 247 of Records on page 490 as Document No. 56197. EXCEPTING THEREFROM the following described parcel: Part of Parcel 20 of Wilderland, an unrecorded subdivision, described as follows: Part of the Northeast 1/4 of the Northwest 1/4 of Section 8 and part of the Southeast 1/4 of the Southwest 1/4 of Section 5, Town 1 North, Range 18 East, Walworth County, Wisconsin, being more particularly described as follows: Commencing at the Southwest corner of Lot 1 of Certified Survey Map No. 976 as recorded in Volume 4, page 239 of Certified Survey Maps, Walworth County, thence South 10° 48' East 172.00 feet; thence South 3° 54' 30" East 452.85 feet; thence South 7° 04' West 576.10 feet; thence South 86° 15' West 262.00 feet; thence South 23° 49' East 385.61 feet; thence South 5° 00' West 287.00 feet; thence South 20° 37' West 215.17 feet; thence South 53° 04' West 231.69 feet; thence South 61° 44' West 113.70 feet; thence South 30° 05' West 318.57 feet; thence South 0° 46' East 154.49 feet; thence South 82° 08' West 393.21 feet; thence North 86° 03' West 99.80 feet; thence North 75° 17' West 349.78 feet to the place of beginning; thence North 15° 24' East 756.69 feet to the place of beginning.

PARCELS 1, 2, 3  
& W 00019

S53° 57' 22"W 60.22'

S24° 35' 16"W 27.87'

REMAINING LOT 20  
WILDERLAND SUBDIVISION

REMAINING LOT 21  
WILDERLAND SUBDIVISION

S21° 12' 06"E 449.62'

N65° 35' 14"W 703.20'

LOT 18  
WILDERLAND SUBDIVISION

LOT 17  
WILDERLAND SUBDIVISION

BRIAR RIDGE STREET 66' RW

EXISTING FENCE

APPARENT EASEMENT

80.0'

NOTE: PATIO AND LANDSCAPING NOT SHOWN DUE TO SNOW COVER AT TIME OF SURVEY

EXISTING BUILDING

POOLHOUSE

COVERED PATIO AREA

WELL

GAZEBO

STAIRS

UTILITY TRANSFORMER

NOTE: GRAVEL DRIVE DEPICTED FROM AERIAL PHOTOGRAPHS DUE TO SNOW COVER AT TIME OF SURVEY

## LEGEND

- FOUND 1" IRON PIPE
- FOUND IRON ROD
- ⦿ FOUND 1.5" IRON PIPE
- △ SET MAG NAIL
- EXISTING ASPHALT DRIVE
- EXISTING BUILDING

6W-19

118-3506