



WORK ORDERED BY: TOM ROTH
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REVISIONS

PROJECT NO.
5422
DATE
10-15-99
SHEET NO.
1 OF 1

PLAT OF SURVEY FOR LOT LINE ADJUSTMENTS

LOTS 1, 5, AND 6 OF BLOCK 2 SUNNY DELL SUBDIVISION

PART OF GOV'T LOT 1, IN THE FRACT. NE 1/4 OF FRACT. SE 1/4
SECTION 32, TOWN 2 NORTH, RANGE 16 EAST
WALWORTH COUNTY, WISCONSIN

LEGAL DESCRIPTION LOT LINE ADJUSTMENT PARCELS

PARCEL A

A PART OF LOT 6 OF BLOCK 2 OF SUNNY DELL SUBDIVISION, LOCATED IN PART OF GOVERNMENT LOT 1, FRACTIONAL NORTHEAST 1/4 OF THE FRACTIONAL SE 1/4 OF FRACTIONAL SECTION 32, TOWN 2 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN; TO BECOME APPURTENANT TO LOT 1 OF BLOCK 2 OF SAID SUBDIVISION, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE STAKE FOUND MARKING THE NORTHWEST CORNER OF SAID LOT 6; THENCE N 44DEG 18MIN 17SEC E, 35.50 FEET; THENCE S 41DEG 48MIN 18SEC E, 91.29 FEET; THENCE N 63DEG 31MIN 50SEC W, 95.68 FEET TO THE POINT OF BEGINNING. CONTAINING 1617 SQUARE FEET OF LAND MORE OR LESS.

PARCEL B

A PART OF LOT 1 OF BLOCK 2 OF SUNNY DELL SUBDIVISION, LOCATED IN PART OF GOVERNMENT LOT 1, FRACTIONAL NORTHEAST 1/4 OF THE FRACTIONAL SE 1/4 OF FRACTIONAL SECTION 32, TOWN 2 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN; TO BECOME APPURTENANT TO LOT 6 OF BLOCK 2 OF SAID SUBDIVISION, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE STAKE FOUND MARKING THE SOUTHEAST CORNER OF LOT 1 OF BLOCK 2 OF SAID SUBDIVISION; THENCE S 66DEG 44MIN 21SEC W, 55.59 FEET; THENCE N 10DEG 25MIN 39SEC W, 83.46 FEET; THENCE S 63DEG 31MIN 29SEC E, 54.85 FEET; THENCE S 25DEG 36MIN 35SEC E, 35.67 FEET TO THE POINT OF BEGINNING. CONTAINING 2821 SQUARE FEET OF LAND MORE OR LESS.

PARCEL C

A PART OF LOT 5 OF BLOCK 2 OF SUNNY DELL SUBDIVISION, LOCATED IN PART OF GOVERNMENT LOT 1, FRACTIONAL NORTHEAST 1/4 OF THE FRACTIONAL SE 1/4 OF FRACTIONAL SECTION 32, TOWN 2 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN; TO BECOME APPURTENANT TO LOT 6 OF BLOCK 2 OF SAID SUBDIVISION, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE STAKE FOUND MARKING THE SOUTHWEST CORNER OF LOT 5 OF BLOCK 2 OF SAID SUBDIVISION; THENCE N 23DEG 39MIN 13SEC W, 87.81 FEET; THENCE S 63DEG 53MIN 24SEC E, 36.93 FEET; THENCE S 10DEG 26MIN 15SEC E, 58.99 FEET; THENCE S 82DEG 57MIN 14SEC W, 5.33 FEET TO THE POINT OF BEGINNING. CONTAINING 973 SQUARE FEET OF LAND MORE OR LESS.

PARCEL D

A PART OF LOT 6 OF BLOCK 2 OF SUNNY DELL SUBDIVISION, LOCATED IN PART OF GOVERNMENT LOT 1, FRACTIONAL NORTHEAST 1/4 OF THE FRACTIONAL SE 1/4 OF FRACTIONAL SECTION 32, TOWN 2 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN; TO BECOME APPURTENANT TO LOT 5 OF BLOCK 2 OF SAID SUBDIVISION, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE STAKE FOUND MARKING THE SOUTHEAST CORNER OF LOT 6 OF BLOCK 2 OF SAID SUBDIVISION; THENCE S 62DEG 44MIN 38SEC W, 37.71 FEET; THENCE N 10DEG 26MIN 15SEC W, 65.08 FEET; THENCE N 89DEG 57MIN 14SEC E, 39.24 FEET; THENCE S 07DEG 02MIN 29SEC E, 51.94 FEET TO THE POINT OF BEGINNING. CONTAINING 2194 SQUARE FEET OF LAND MORE OR LESS.

NET AREA AFTER ADJUSTMENTS
LOT 1 15,011 SQUARE FEET OF LAND
LOT 5 16,341 SQUARE FEET OF LAND
LOT 6 19,067 SQUARE FEET OF LAND

○ = FOUND IRON PIPE STAKE
● = SET IRON REBAR STAKE
(xxx) = RECORDED AS

NOTE: THIS LOT LINE ADJUSTMENT BETWEEN ADJOINING LAND OWNERS DOES NOT CREATE ADDITIONAL LOTS AND THE ORIGINAL PARCELS ARE NOT REDUCED BELOW THE MINIMUM SIZE REQUIRED BY THE WALWORTH COUNTY ZONING ORDINANCES.

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY. SHOW 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 AND ITS EXTERIOR BOUNDARIES. 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: 10-21-99

Peter S. Gordon
PETER S. GORDON R.L.S. 2101

REV. 1-17-99
CORRECT SCRIVENOR'S ERROR IN LEGAL DESC.
FOR PARCEL C

