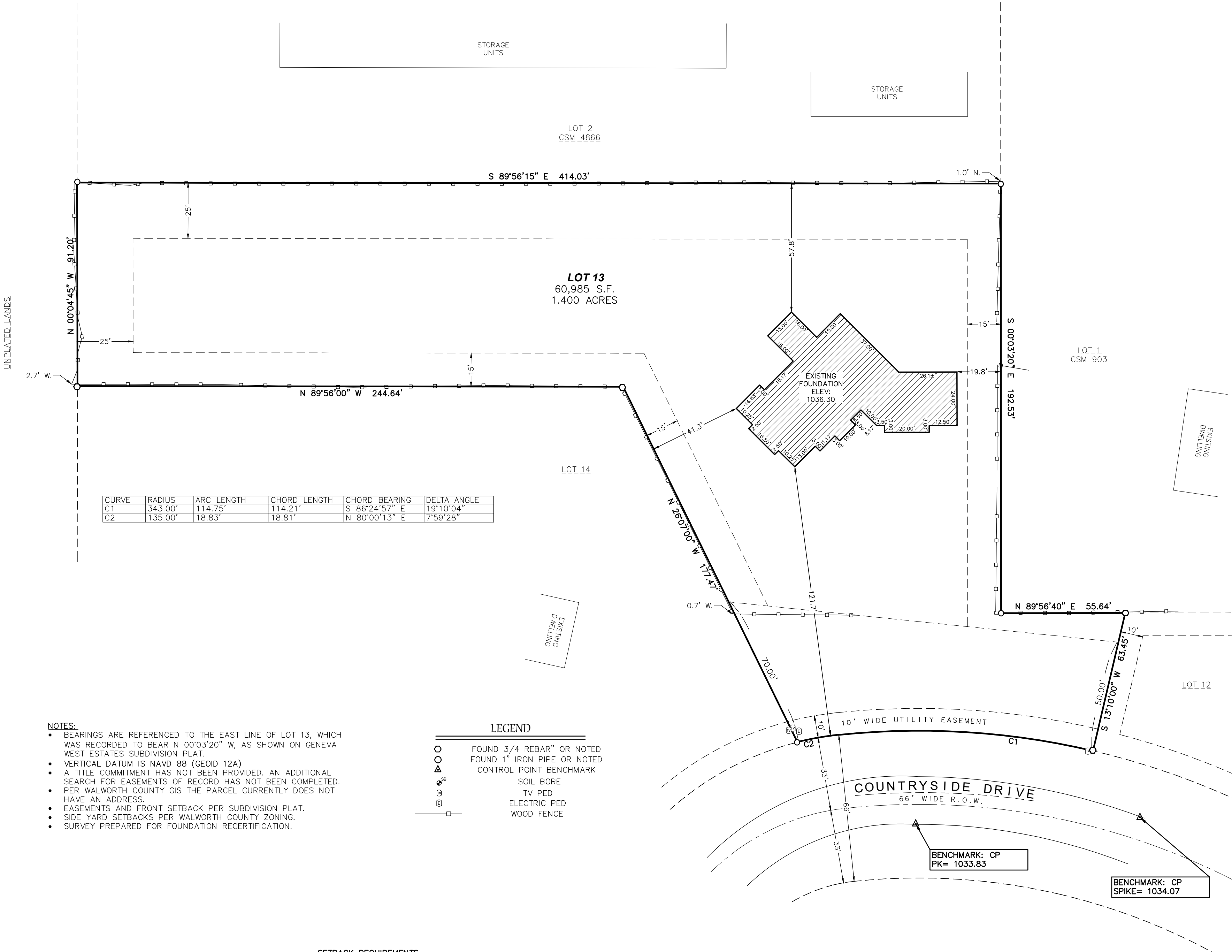


PLAT OF SURVEY

LOT 13 OF GENEVA WEST ESTATES SUBDIVISION, BEING LOCATED IN THE SE 1/4 OF SECTION 25, TOWN 2 NORTH, RANGE 16 EAST, TOWN OF DELAVAN, WALWORTH COUNTY, WISCONSIN



- NOTES:
- BEARINGS ARE REFERENCED TO THE EAST LINE OF LOT 13, WHICH WAS RECORDED TO BEAR N 00°03'20" W, AS SHOWN ON GENEVA WEST ESTATES SUBDIVISION PLAT.
 - VERTICAL DATUM IS NAVD 88 (GEOID 12A)
 - A TITLE COMMITMENT HAS NOT BEEN PROVIDED. AN ADDITIONAL SEARCH FOR EASEMENTS OF RECORD HAS NOT BEEN COMPLETED.
 - PER WALWORTH COUNTY GIS THE PARCEL CURRENTLY DOES NOT HAVE AN ADDRESS.
 - EASEMENTS AND FRONT SETBACK PER SUBDIVISION PLAT.
 - SIDE YARD SETBACKS PER WALWORTH COUNTY ZONING.
 - SURVEY PREPARED FOR FOUNDATION RECERTIFICATION.

LEGEND

○	FOUND 3/4 REBAR" OR NOTED
△	FOUND 1" IRON PIPE OR NOTED
●	CONTROL POINT BENCHMARK
⊙	SOIL BORE
⊙	TV PED
⊙	ELECTRIC PED
⊙	WOOD FENCE

SETBACK REQUIREMENTS
FRONT YARD = 70'/50'
SIDE YARD = 15'
REAR YARD = 25'

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND 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 PRINCIPAL BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAY AND VISIBLE ENCROACHMENTS, IF ANY. THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE, THE TITLE THERETO WITHIN ONE (1) YEAR FROM DATE HEREOF.

SIGNED: MATTHEW T. O'ROURKE, PROFESSIONAL LAND SURVEYOR S-2771



REV.	REV.	REV.	REV.
LOT 13 COUNTRYSIDE DRIVE DELAVAN, WISCONSIN			
CLIENT	PROJECT	LAYOUT	DRAWING
ESPIRE HOMES	GUSTAFSON	FOUNDATION RECERT	23053_RECERT.DWG
DATE	JOB NO.	SHEET	
07/29/2023	23053	1 OF 1	