

February 25th, 2021

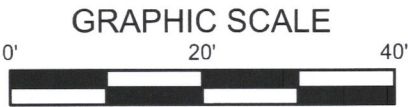
PLAT OF SURVEY

Survey No. 21-5008.3

LOCATION: , Wisconsin  
PREPARED FOR: Craig Shodeen - Shodeen Homes  
LEGAL DESCRIPTION:  
Unit 3 - 07 Geneva National Condominium No. 3, as recorded under Document No. 213816 in the Walworth County Register of Deeds office, located in the Southeast 1/4 of Section 30 and in the North 1/2 of the Northeast 1/4 of Section 31, all in Township 2 North, Range 17 East, Walworth County, Wisconsin.  
CURRENT OWNER: Shodeen Family Property Co., LLC  
TAX ID: JGN 300007

LEGEND

- FOUND 5/8" IRON BAR
- FOUND 1" IRON PIPE
- (XX) RECORD AS
- ⊞ TELEPHONE PEDESTAL
- ⊞ ELECTRIC PEDESTAL
- ⊗ WATER MAIN VALVE
- ⊗ TREE - DECIDUOUS



BEARINGS ARE BASED ON GRID NORTH.  
ELEVATIONS REFER TO NAVD '88.

C3  
L = 25.08' (25.00' R)  
R = 667.00'  
Δ = 2°09'16"  
C.L. = 25.08'  
L.C.B. = N44°28'07"E

C2  
L = 149.51' (149.48' R)  
R = 183.00'  
Δ = 46°48'32"  
C.L. = 145.38'  
L.C.B. = N66°43'36"E

C1  
L = 199.83' (200' R)  
R = 403.00'  
Δ = 28°24'34"  
C.L. = 197.78'  
L.C.B. = S68°08'27"W

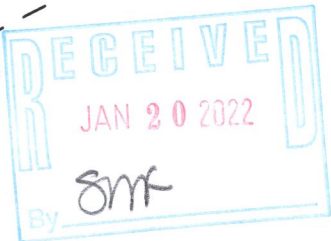
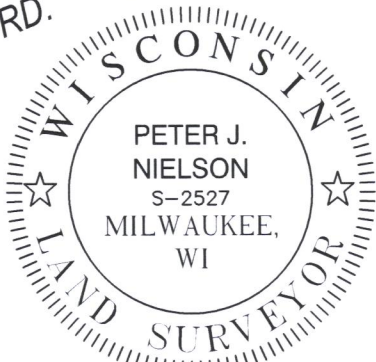
UNIT 3-07  
18,978 S.F.  
0.436 AC.

UNIT 3-08

UNIT 3-06

20' PRESSURE  
SEWER UTILITY  
EASEMENT  
PER PLAT

GENEVA NATIONAL AVE.  
BOULEVARD SECTION  
114' WIDE PRIVATE RD.



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 and dimensions of all structures thereon, fences, apparent easements and roadways, and visible encroachments, if any.

No title commitment or results of a title search were provided to this office pertaining to this survey. This Plat Of Survey may not reflect easements of record, encumbrances, restrictions, ownership, title evidence, or other facts that a current and accurate title search may disclose.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage, or insure the title thereto within one (1) year from date hereof; and as to them I warrant the accuracy of said survey map.

*Peter J. Nielson*

PETER J. NIELSON, PROFESSIONAL LAND SURVEYOR, S-2527

**LYNCH & ASSOCIATES**  
ENGINEERING CONSULTANTS, LLC  
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NEW BERLIN, WI 53151  
440 MILWAUKEE AVENUE  
BURLINGTON, WI 53105  
(262) 402-5040

JGN 3-7

217-4920

p:\Shared\1 - Projects\2021\21-5008 - Shodeen\21-5008.3 - Barclay Club - Lots 7, 60, 61\CAD\Design\21-5008.3 Unit 3-07.dwg