

June 17th - Permit Plat
March 25, 2019 - Plat of Survey
January 8th, 2021 - As-Built Survey

AS-BUILT SURVEY

Survey No. 20-5060
Survey No. 19-5015

LOCATION: W3772 South Shore, Lake Geneva, Wisconsin
PREPARED FOR: Patricia Polvika
LEGAL DESCRIPTION:

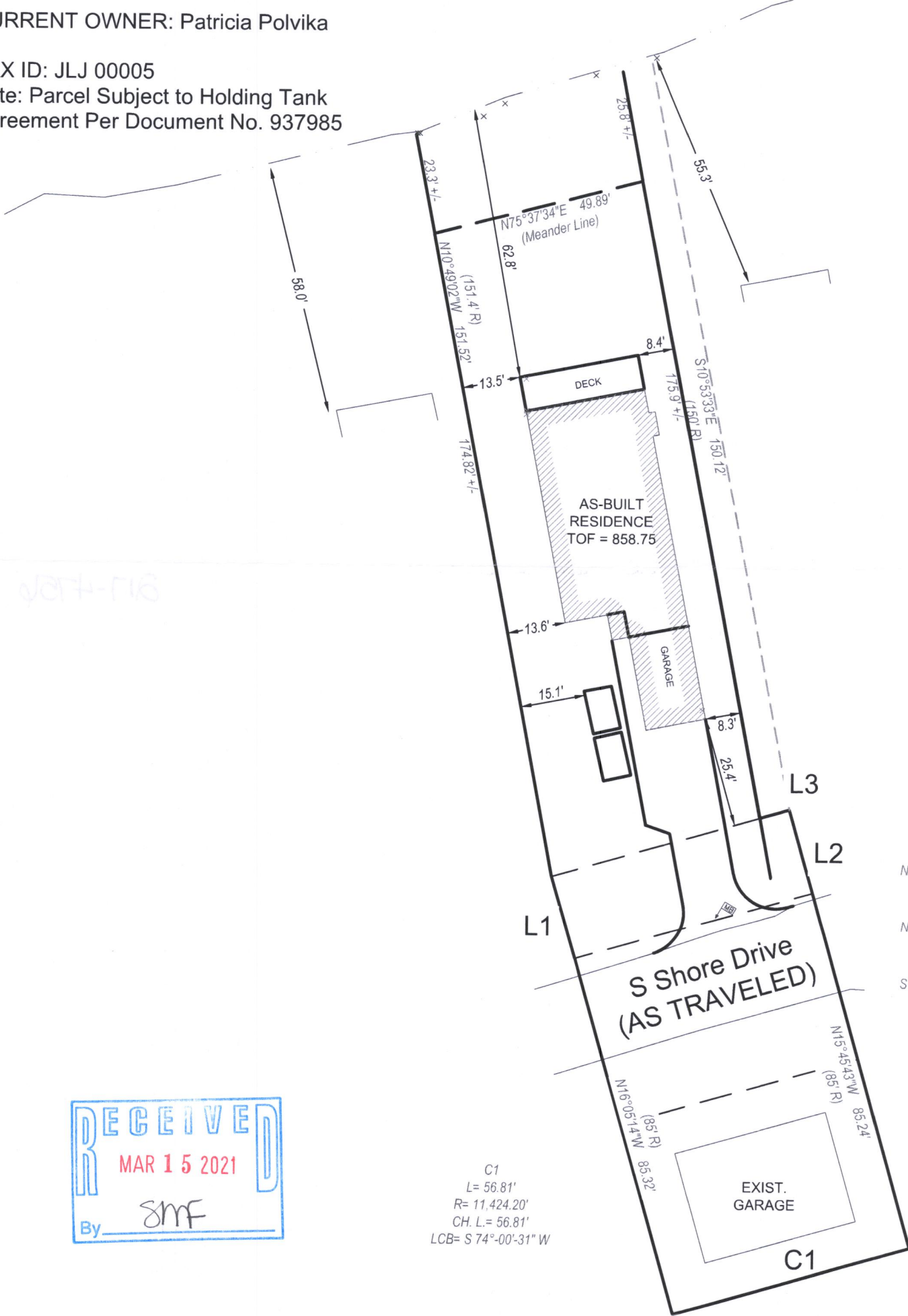
LOT 12 IN LACKEY JOHNSON SUBDIVISION, IN THE TOWN OF GENEVA, ACCORDING TO THE RECORDED PLAT THEREOF, WALWORTH COUNTY, WISCONSIN.

ALSO, BEGIN AT THE SOUTHWEST CORNER OF LOT 12, LACKEY JOHNSON SUBDIVISION, TOWN OF GENEVA, WALWORTH COUNTY, WISCONSIN; THENCE CONTINUE SOUTH ON A LINE THAT IS PERPENDICULAR TO THE CENTERLINE OF SAID RAILROAD RIGHT OF WAY 20' TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH ON THIS LINE TO THE SOUTH LINE OF THE RIGHT OF WAY; THENCE EAST ALONG SAID SOUTH LINE OF RAILROAD RIGHT OF WAY TO A POINT THAT IS APPROXIMATELY 105' ON A LINE FROM A POINT 7.5' EAST OF THE SOUTHEAST CORNER OF LOT 12 AFORESAID; THENCE NORTH TO THE NORTH BOUNDARY OF SAID RAILROAD RIGHT OF WAY THAT IS PERPENDICULAR TO THE NORTH BOUNDARY OF SAID RAILROAD RIGHT OF WAY; THENCE WEST TO THE POINT OF BEGINNING.

ALSO, A PARCEL OF LAND LOCATED IN SECTION 28, T2N, R17E, BEING PART OF A SUBDIVISION DRIVE AS SHOWN ON THE RECORDED PLAT OF LACKEY-JOHNSON SUBDIVISION AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 12 OF SAID SUBDIVISION, THENCE NORTHEASTERLY 7.5' ALONG THE NORTHERLY LINE OF SAID SUBDIVISION DRIVE; THENCE SOUTHEASTERLY ON A LINE THAT IS PERPENDICULAR TO THE CENTERLINE OF THE ABANDONED CHICAGO & NORTHWESTERN RAILROAD RIGHT OF WAY 20' TO THE NORTHWESTERLY LINE OF SAID RIGHT OF WAY; THENCE SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT OF WAY LINE, 57.5' MORE OR LESS; THENCE NORTHWESTERLY PERPENDICULAR TO THE CENTERLINE OF SAID ABANDONED RAILROAD RIGHT OF WAY 20' TO THE SOUTHWEST CORNER OF SAID LOT 12; THENCE NORTHEASTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 12, 50' TO THE PLACE OF BEGINNING.

CURRENT OWNER: Patricia Polvika

TAX ID: JLJ 00005
Note: Parcel Subject to Holding Tank Agreement Per Document No. 937985



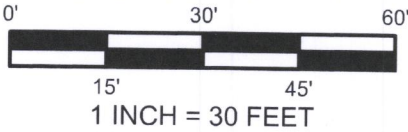
LEGEND

- POWER POLE
- OHW— OVERHEAD WIRES
- IRON PIPE— FOUND
- IRON ROD— FOUND
- Ⓜ ELECTRIC METER
- ⊙ LIGHT POLE
- ⊠ ELECTRIC OUTLET
- MAILBOX
- Ⓢ SEPTIC LID

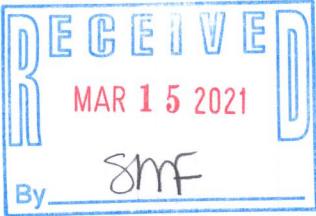
- L1
N16°23'25"W 19.70'
(20' R)
- L2
N16°14'54"W 19.73'
(20' R)
- L3
S74°11'05"W 7.15'
(7.5' R)



GRAPHIC SCALE



Bearings are based on the Walworth County Coordinate System- Grid North



C1
L= 56.81'
R= 11,424.20'
CH. L.= 56.81'
LCB= S 74°-00'-31" W

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

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DRAWING BY:
FIELD WORK BY:

JLJ-5

217-4750