

PLAT OF SURVEY – LOT LINE ADJUSTMENT
LOTS 5374–5382, BLOCK 96, LAKE COMO BEACH SUBDIVISION

LOCATED IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 28, TOWN 2 NORTH, RANGE 17 EAST,
TOWN OF GENEVA, WALWORTH COUNTY, WISCONSIN

LEGAL DESCRIPTION – TAX PARCEL JLCB 01085

LOTS 5372, 5374–5382 OF BLOCK 96 OF LAKE COMO BEACH, A SUBDIVISION,
LOCATED IN PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 28, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY,
WISCONSIN. CONTAINING 19,970 SQUARE FEET (0.46 ACRES) OF LAND, MORE
OR LESS.

LEGAL DESCRIPTION – TAX PARCEL JLCB 01085 AFTER LOT LINE ADJUSTMENT

LOTS 5379–5382 OF BLOCK 96 OF LAKE COMO BEACH, A SUBDIVISION,
LOCATED IN PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 28, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY,
WISCONSIN. CONTAINING 7,989 SQUARE FEET (0.18 ACRES) OF LAND, MORE
OR LESS.

LEGAL DESCRIPTION – PARCEL 1 – LANDS CURRENTLY PART OF TAX PARCEL
JLCB 01085 TO BECOME NEW TAX PARCEL

LOTS 5372, 5374–5375 OF BLOCK 96 OF LAKE COMO BEACH, A SUBDIVISION,
LOCATED IN PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 28, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY,
WISCONSIN. CONTAINING 5,982 SQUARE FEET (0.14 ACRES) OF LAND, MORE
OR LESS.

LEGAL DESCRIPTION – PARCEL 2 – LANDS CURRENTLY PART OF TAX PARCEL
JLCB 01085 TO BECOME NEW TAX PARCEL

LOTS 5376–5378 OF BLOCK 96 OF LAKE COMO BEACH, A SUBDIVISION,
LOCATED IN PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 28, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY,
WISCONSIN. CONTAINING 5,999 SQUARE FEET (0.14 ACRES) OF LAND, MORE
OR LESS.

SURVEY LEGEND

- = IRON PIPE FOUND 1 3/8" O.D.
- = IRON REBAR SET 3/4" x 18" x 1.13 lbs/ft
- ◆ = BENCHMARK
- ⊥ = GUY WIRE & UTILITY POLE
- ⊞ = ELECTRICAL BOX
- = CABLE BOX
- ⊞ = TELEPHONE BOX
- {XXX} = RECORDED AS
- FF = FIRST FLOOR ELEVATION
- GE = GARAGE ELEVATION
- = WATERMAINS & LATERALS
- = BURIED GAS LINE
- = OVERHEAD UTILITY WIRES
- CATV = CABLE TV LINES

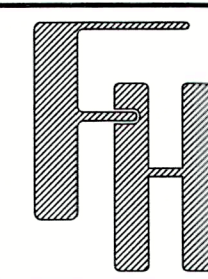
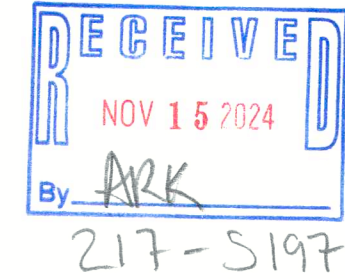
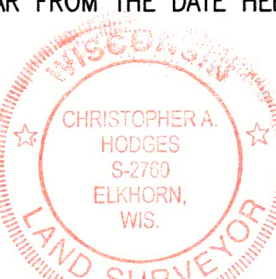
THIS LOT LINE ADJUSTMENT IS FOR THE PURPOSE OF A SALE OR EXCHANGE OF LAND BETWEEN
ADJOINING LAND OWNERS THAT DOES NOT CREATE ADDITIONAL LOTS AND THE ORIGINAL PARCELS ARE
NOT REDUCED BELOW THE MINIMUM SIZE REQUIRED BY THE WALWORTH COUNTY CODE OF
ORDINANCES (ZONING/SHORELAND ZONING)

NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW THE
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.
FIELDWORK COMPLETED 9/18/2024.

DATED: 10/01/2024

CHRISTOPHER A. HODGES P.L.S. 2760



LOT LINE ADJUSTMENT

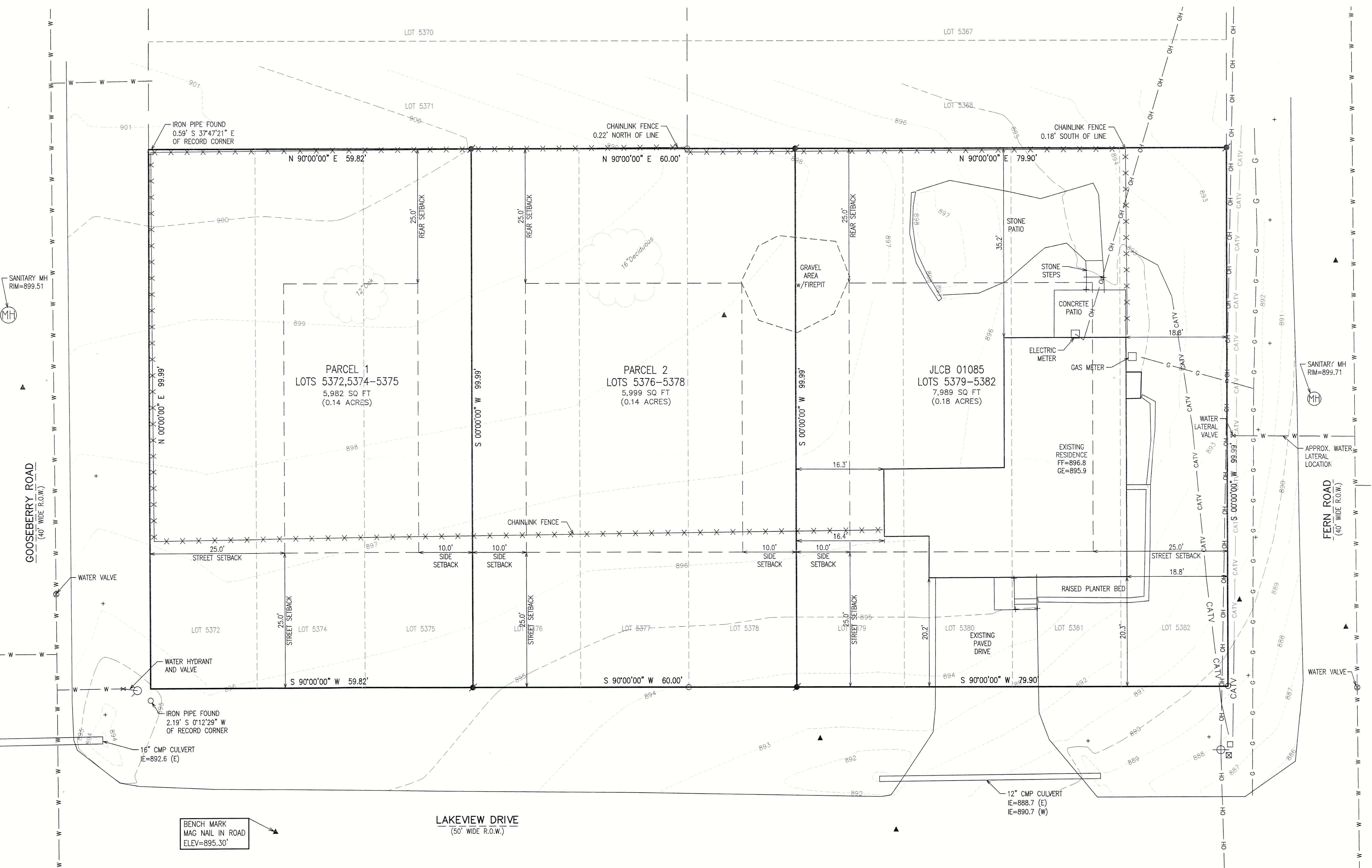
W3816 LAKEVIEW DRIVE
LAKE GENEVA, WI 53147

— WORK ORDERED BY —
EUGENE FAHEY
2105 W LAWRENCE AVENUE
CHICAGO, IL 60625

FARRIS, HANSEN & ASSOCIATES, INC.
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REVISIONS

PROJECT NO.
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DATE
9/14/2024
SHEET NO.
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