

LAND-MARK SURVEYING

Mark L. Miritz

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LAND-MARKSURVEYING.COM

SURVEYOR'S NOTE:

THE LEGAL STATUS OF THE GRAVEL TRAIL GOING THROUGH THE SUBJECT LOTS (KNOWN AS AVATAIA TRAIL) IS UNKNOWN. IT IS NOT A PLATTED ROAD; TECUMSHE TRAIL TO THE EAST IS THE PLATTED ROAD (UNIMPROVED). A SURVEY OF LOT 5, BLOCK 1 OF WANDAWEGA HIGHLANDS, FIRST ADDITION BY JAMES F. BIAGI DATED AUGUST 15, 1967 SHOWS AN INTERIOR ANGLE OF THE SW CORNER OF SAID LOT 5 TO BE 103°51'. I BELIEVE THIS DOES NOT RETRACE THE ORIGINAL SUBDIVISION PLAT. I BELIEVE BIAGI USED THE FOUND CONCRETE MONUMENT AT THE SE CORNER OF LOT 18 (MARKED "A"), THINKING IT WAS THE CONCRETE MONUMENT AT THE NW CORNER OF LOT 5 (MARKED "B").

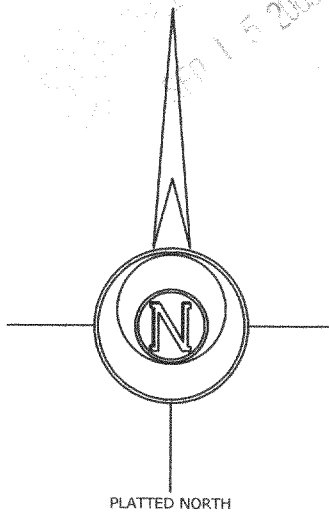
PLAT OF SURVEY

LOTS 17 AND 18 OF BLOCK 6 OF LAKE WANDAWEGA HIGHLANDS, A SUBDIVISION LOCATED IN THE NE 1/4 OF SECTION 11, TOWN 3 NORTH, RANGE 16 EAST, TOWN OF SUGAR CREEK, WALWORTH COUNTY, WISCONSIN

OWNER: LOT 17
JULIE R. KOESTER
W5119 STEWART DR.
ELKHORN, WI. 53121

OWNER: LOT 18
ANGELINE L. NEWTON
9001 S. CICERO
OAK LAWN, IL. 60453

ORDERED BY: SUE STEVENSON
HOMESTEAD REALTY, INC.
520 BROAD ST.
LAKE GENEVA, WI. 53147



LEGEND

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND COUNTY MONUMENT
- FOUND CONCRETE MONUMENT
- FOUND POSEY PIN
- SET IRON ROD, 24" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- RECORDED AS DIMENSION
- EXISTING FENCE

SCALE: 1" = 30 FEET

"I hereby certify that the above described property has been surveyed by me or under my direction and that 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, roadways and visible encroachments, if any."
"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 date hereof."

Mark L. Miritz
MARK L. MIRITZ
WISCONSIN REGISTERED
LAND SURVEYOR S-2582

DATE: AUG. 24, 2005 JOB NO. 05.813B

TIPPECANOE TRAIL
A.K.A.

40' WIDE & UNIMPROVED
MANOWA TRAIL

TECUMSHE TRAIL
40' WIDE & UNIMPROVED

AVATAIA

12,932 s.f.

18
GWH 00079

17
GWH 00078

BLOCK 6

BLOCK 2
LAKE WANDAWEGA HIGHLANDS ADD. NO. 1

S 89°10'00" W 99.86'
BASIS FOR BEARINGS FOR THIS PLAT

FOUND SECOND PIPE
N 00°57'29" E 1.21'
FROM CORNER

FOUND SECOND PIPE
N 58°27'00" E 3.21'
FROM CORNER

WEST LINE OF LOT 5

"A"

"B"

BIAGI WEST LINE OF LOT 5

S 80°32'17" W 99.52'
(S 80°27' W 100')

49.81'

50.05'

49.94'

149.90'

49.93'
(50')

49.89'
(50')

49.93'
(50')

N 86°36'07" E
(50')

50.18'
(50')

N 84°45'43" E
(50')

39.94'

123.89'

N 11°44'21" W 126.08'
(126.2')

S 11°39'32" E 135.05'
(134.80')

N 11°51'07" W 132.21'
(132.2')

218.09'

frnd. Posey Pin

edge of pavement