

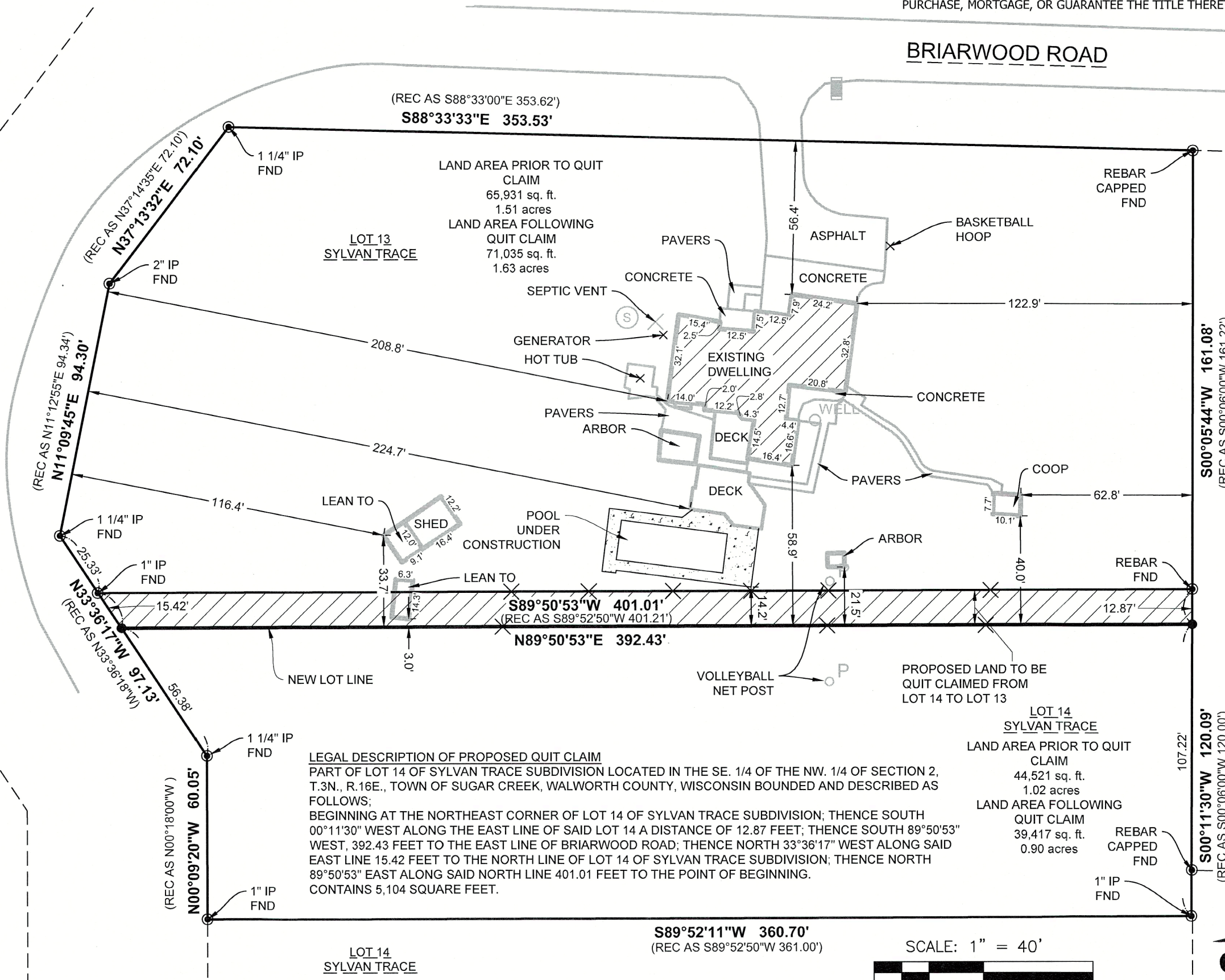
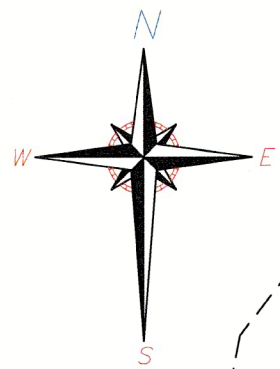
PLAT OF SURVEY

LOT 13 AND LOT 14 OF SYLVAN TRACE SUBDIVISION LOCATED IN THE SE. 1/4 OF THE NW. 1/4 OF SECTION 2, T.3N., R.16E., TOWN OF SUGAR CREEK, WALWORTH COUNTY, WISCONSIN.

LOT 4
CSM 3063

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY 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 (1) YEAR FROM DATE HEREOF.



DATED THIS 22ND DAY OF SEPTEMBER, 2023.

SURVEYOR:
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LEGEND

- ⊙ - MONUMENT FOUND
- ✕ - WOOD LATHE SET
- MBI - MAILBOX
- P - POST
- ⊙ - SEPTIC LID
- - 11/16" REBAR SET

LEGAL DESCRIPTION OF PROPOSED QUIT CLAIM

PART OF LOT 14 OF SYLVAN TRACE SUBDIVISION LOCATED IN THE SE. 1/4 OF THE NW. 1/4 OF SECTION 2, T.3N., R.16E., TOWN OF SUGAR CREEK, WALWORTH COUNTY, WISCONSIN BOUNDED AND DESCRIBED AS FOLLOWS;
BEGINNING AT THE NORTHEAST CORNER OF LOT 14 OF SYLVAN TRACE SUBDIVISION; THENCE SOUTH 00°11'30" WEST ALONG THE EAST LINE OF SAID LOT 14 A DISTANCE OF 12.87 FEET; THENCE SOUTH 89°50'53" WEST, 392.43 FEET TO THE EAST LINE OF BRIARWOOD ROAD; THENCE NORTH 33°36'17" WEST ALONG SAID EAST LINE 15.42 FEET TO THE NORTH LINE OF LOT 14 OF SYLVAN TRACE SUBDIVISION; THENCE NORTH 89°50'53" EAST ALONG SAID NORTH LINE 401.01 FEET TO THE POINT OF BEGINNING.
CONTAINS 5,104 SQUARE FEET.

LOT 14 SYLVAN TRACE

LAND AREA PRIOR TO QUIT CLAIM
44,521 sq. ft.
1.02 acres
LAND AREA FOLLOWING QUIT CLAIM
39,417 sq. ft.
0.90 acres

