

PLAT OF SURVEY
LOT 1
TWIN PONDS SUBDIVISION
TOWN OF WHITEWATER
WALWORTH COUNTY, WISCONSIN

WORK ORDERED BY -
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REVISIONS
12-29-2005
ADD TITLE LEGAL
DESCRIPTION

PROJECT NO.
5425
DATE
01/02/02
SHEET NO.
1 OF 1

PLAT OF SURVEY LOT 1 OF TWIN PONDS SUBDIVISION

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35, TOWN 4 NORTH, RANGE 15 EAST,
TOWN OF WHITEWATER, WALWORTH COUNTY, WISCONSIN

LEGAL DESCRIPTION

LOT 1 OF TWIN PONDS SUBDIVISION, A SUBDIVISION LOCATED IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 AND IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWN 4 NORTH, RANGE 15 EAST, TOWN OF WHITEWATER, WALWORTH COUNTY, WISCONSIN.
ALSO
A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35, TOWN 4 NORTH, RANGE 15 EAST, TOWN OF WHITEWATER, WALWORTH COUNTY, WISCONSIN, BEING PART OF LOT 2 OF TWIN PONDS SUBDIVISION TO BECOME PART OF LOT 1 OF SAID SUBDIVISION, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF LOT 1; THENCE ALONG THE WEST LINE OF SAID LOT 1, N 05°10'50" W, 393.30 FEET TO THE POINT OF BEGINNING; THENCE N 11°05'30" W, 166.49 FEET; THENCE N 88°05'30" W, 50.57 FEET TO AN IRON PIPE STAKE FOUND MARKING THE NORTHEAST CORNER OF SAID LOT 2; THENCE S 05°05'30" W, 165.20 FEET TO THE POINT OF BEGINNING.

TAX KEY DTP 00001

LEGEND

- = FOUND IRON PIPE STAKE
- = FOUND IRON REBAR STAKE
- ⦿ = SET IRON REBAR STAKE, 3/4" DIA.
- ⊙ = SOIL TEST BORING LOCATED
- △ = SET NAIL IN PAVEMENT
- {xxx} = RECORDED AS

SURVEYORS NOTE:

THE PAVED ROADWAY FOR BLUE HERON DRIVE ENCLOSES OVER THE NORTHWEST CORNER OF LOT 1 AS SHOWN. DURING THE REVIEW AND PLATING PROCESS FOR BLUE HERON SUBDIVISION OUR OFFICE PREPARED A SKETCH AND LEGAL DESCRIPTION FOR A TRIANGULAR PART OF LOT 1 WHICH WAS TO BE DEDICATED AS RIGHT OF WAY. IT APPEARS FROM THE TITLE REPORT PROVIDED THIS WAS NOT RECORDED.

EASEMENT REC. AS DOC. 417142 DOES NOT AFFECT THE SUBJECT PROPERTY.

EASEMENT REC. AS DOC. 647903 DOES NOT AFFECT THE SUBJECT PROPERTY.

DRIVEWAY EASEMENT IS SHOWN.

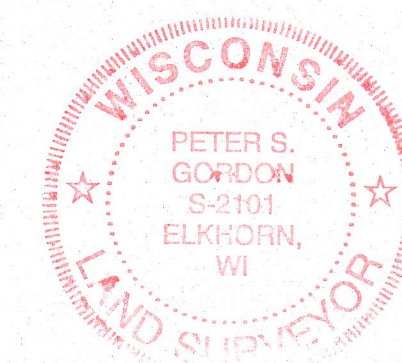
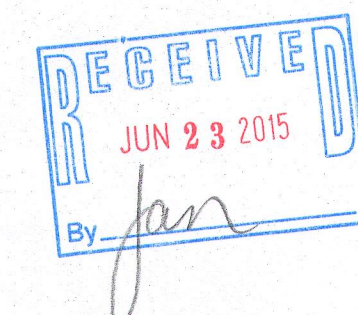
NOTE: WISCONSIN GAS AND ELECTRIC COMPANY EASEMENTS RECORDED IN VOL. 250 OF DEEDS ON PG. 324, IN VOL. 253 OF DEEDS ON PG. 58, AND IN VOL. 255 OF DEEDS ON PG. 42 GIVES THE RIGHT TO CONSTRUCT AND MAINTAIN POWER POLES AND OVERHEAD WIRES BY DOES NOT PROVIDE A SPECIFIC LOCATION.

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, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES, AND DIMENSIONS OF ALL PRINCIPLE 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 THE DATE HEREOF.

DATED: JANUARY 2, 2002

Peter S. Gordon
PETER S. GORDON



REVISED 02-13-2002
TO SHOW SIZE & LOCATION OF
PROPOSED RESIDENCE

REVISED 04-23-2002
TO SHOW SIZE & LOCATION OF
FOUNDATION AS BUILT

REVISED 12-21-2005
UPDATE TO TITLE SPECS.

REVISED 06-12-2015
UPDATED & RESURVEYED

MAP SCALE IN FEET ORIGINAL 1" = 40'

dTP-1

415-1350