

Plat of Survey

of

Lot 1 of Certified Survey Map No. 1373,**

recorded in Vol. 6 of Certified Survey Maps of Walworth County on Page 219 and located in the Northwest 1/4 of Section 25, Town 4 North, Range 15 East, Town of Whitewater, Walworth County, Wisconsin.

Note**

Certified Survey Map No. 1373 was surveyed by Thomas P.A. Jensen in August of 1984 at the request of Marion Cruse, owner of the property. The East line of Certified Survey Map No. 1373 was to be the East line of the lands owned by Marion Cruse, the East line of the West 1/2 of the Northwest 1/4 of Section 25-4-15. Mr. Jensen surveyed and subdivided the 1/4 section and staked and recorded Certified Survey Map No. 1373 noting that the East line was well East of an existing fence.

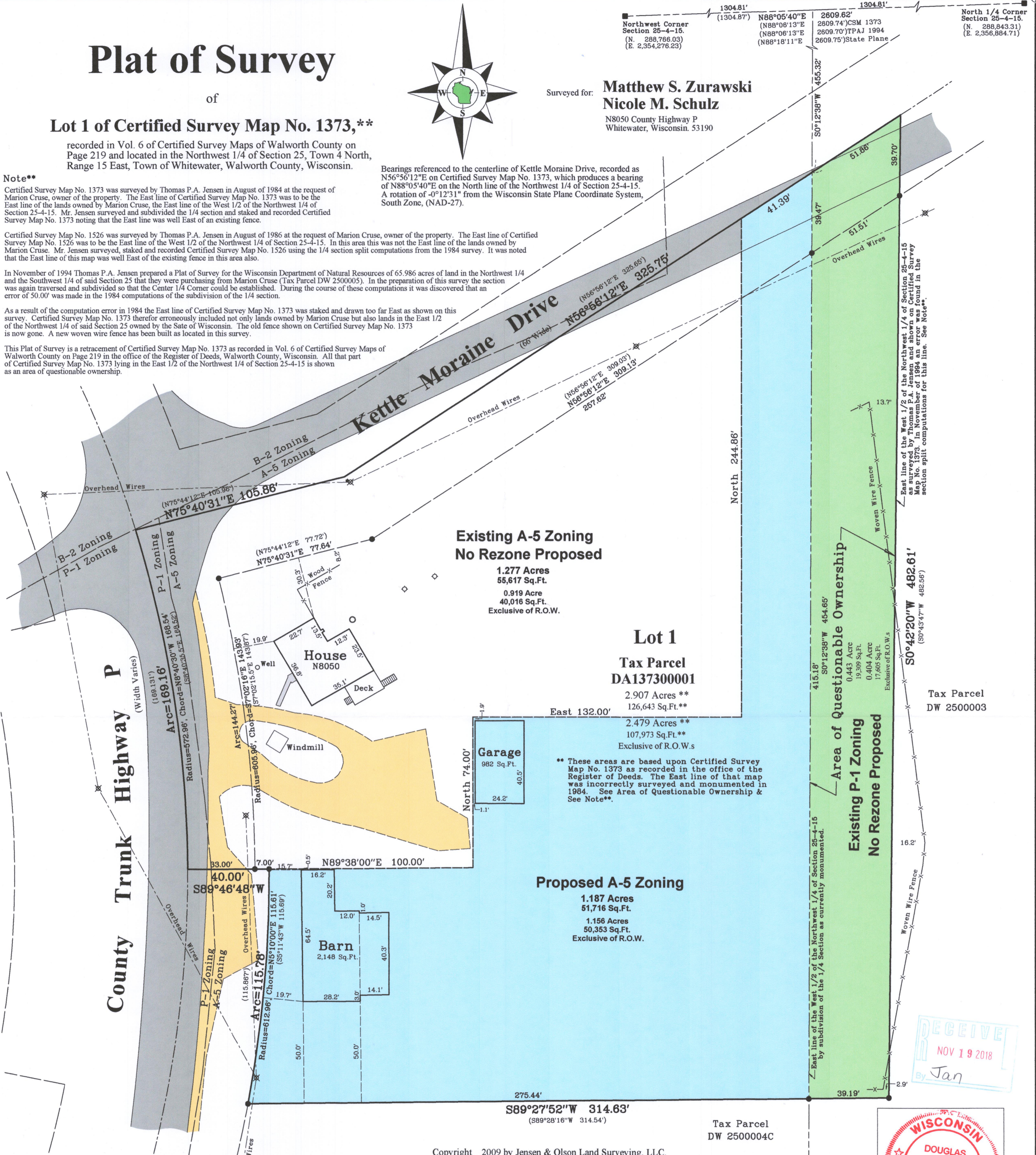
Certified Survey Map No. 1526 was surveyed by Thomas P.A. Jensen in August of 1986 at the request of Marion Cruse, owner of the property. The East line of Certified Survey Map No. 1526 was to be the East line of the West 1/2 of the Northwest 1/4 of Section 25-4-15. In this area this was not the East line of the lands owned by Marion Cruse. Mr. Jensen surveyed, staked and recorded Certified Survey Map No. 1526 using the 1/4 section split computations from the 1984 survey. It was noted that the East line of this map was well East of the existing fence in this area also.

In November of 1994 Thomas P.A. Jensen prepared a Plat of Survey for the Wisconsin Department of Natural Resources of 65.986 acres of land in the Northwest 1/4 and the Southwest 1/4 of said Section 25 that they were purchasing from Marion Cruse (Tax Parcel DW 2500005). In the preparation of this survey the section was again traversed and subdivided so that the Center 1/4 Corner could be established. During the course of these computations it was discovered that an error of 50.00' was made in the 1984 computations of the subdivision of the 1/4 section.

As a result of the computation error in 1984 the East line of Certified Survey Map No. 1373 was staked and drawn too far East as shown on this survey. Certified Survey Map No. 1373 therefore erroneously included not only lands owned by Marion Cruse but also lands in the East 1/2 of the Northwest 1/4 of said Section 25 owned by the State of Wisconsin. The old fence shown on Certified Survey Map No. 1373 is now gone. A new woven wire fence has been built as located in this survey.

This Plat of Survey is a retracement of Certified Survey Map No. 1373 as recorded in Vol. 6 of Certified Survey Maps of Walworth County on Page 219 in the office of the Register of Deeds, Walworth County, Wisconsin. All that part of Certified Survey Map No. 1373 lying in the East 1/2 of the Northwest 1/4 of Section 25-4-15 is shown as an area of questionable ownership.

Bearings referenced to the centerline of Kettle Moraine Drive, recorded as N56°56'12"E on Certified Survey Map No. 1373, which produces a bearing of N88°05'40"E on the North line of the Northwest 1/4 of Section 25-4-15. A rotation of -0°12'31" from the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).



Proposed Rezone

From A-4 to A-5

Part of Lot 1 of Certified Survey Map No. 1373, recorded in Vol. 6 of Certified Survey Maps of Walworth County on Page 219 and located in the Northwest 1/4 of Section 25, Town 4 North, Range 15 East, Town of Whitewater, Walworth County, Wisconsin, described as follows: Commence at the Northwest Corner of said Section 25; thence North 88°05'40" East, along the North line of said Northwest 1/4, 1304.81 feet; thence South 0°12'38" West, along the East line of the West 1/2 of said Northwest 1/4, 455.32 feet to a point on the North line of said Lot 1 of Certified Survey Map No. 1373 and the Point of Beginning; thence continue South 0°12'38" West, along said East line, 454.65 feet to a point on the South line of said Lot 1; thence South 89°27'52" West, along said South line, 275.44 feet to the East line of County Trunk Highway P; thence North along said East line and the arc of a curve to the left (radius=612.96 feet, chord bears North 5°10'00" East 115.61 feet) 115.78 feet; thence North 89°38'00" East 100.00 feet; thence North 74.00 feet; thence East 132.00 feet; thence North 244.86 feet to a point on the North line of said Lot 1; thence North 56°56'10" East, along said North line and the centerline of Kettle Moraine Drive, 41.39 feet to the Point of Beginning.

Intending to rezone 1.187 acres (51,716 sq.ft.) from A-4 to A-5.

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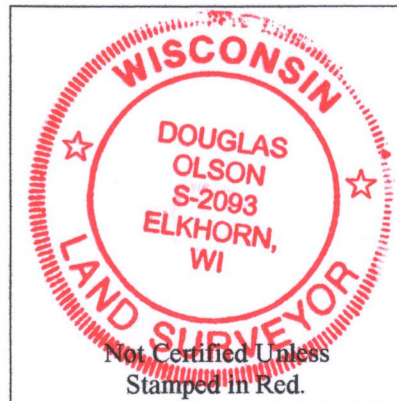
I hereby certify that I have surveyed the above described property and the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Registered Land Surveyor - 2093

Notes:

- This Plat of Survey is not certified unless signed and sealed in red ink.
- This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.
- The Survey Date shown on this Plat of Survey is the completion date of the field work.



2018.054

Sheet 1 of 1 Sheets

Drawing Name:

Job Reference Number
2018.054

Legend of Symbols & Abbreviations

- Found County Section Corner
 - Found Iron Rod, 3/4" dia.
 - Recorded Information
 - Utility Pole
 - Utility Pedestal
 - Concrete Cover
 - Septic Vent
 - Asphalt Surface
 - Concrete Surface
 - Gravel Surface
- N North
S South
E East
W West
In Bearings
° Degrees
' Minutes
" Seconds
In Distances
Feet
Inches



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Scale in Feet
1" = 30'

0' 15' 30' 60' 90'

Survey Date: October 1, 2009.
Revisions: No. 1 - Legal Desc.
No. 2 - Proposed Rezone

da1373-1
415-1473