

PLAT OF SURVEY & TOPOGRAPHIC MAPPING

LOCATED IN PART OF THE SW 1/4 OF THE NE 1/4
OF SECTION 35, TOWN 4 NORTH, RANGE 16 EAST,
TOWN OF LAGRANGE, WALWORTH COUNTY, WISCONSIN

LEGAL DESCRIPTION
LOT LINE ADJUSTMENT PARCEL

THAT PART OF TAX PARCEL HTL 00011A TO BECOME A PART OF TAX PARCEL HTL 00011, LOCATED IN PART OF THE
SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWN 4 NORTH, RANGE 16 EAST, WALWORTH COUNTY,
WISCONSIN, BEING DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF LOT 23 OF BLOCK 1 OF THANSLAND SUBDIVISION; THENCE N 07DEG
53MIN 46SEC E 30.04 FEET TO AN IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO AN
IRON REBAR STAKE FOUND AT THE NORTHWEST CORNER OF SAID LOT 23 (SW CORNER OF LOT 24) AND THE POINT
OF BEGINNING; THENCE N 44DEG 56MIN 50SEC W 35.36 FEET ALONG THE WEST LINE OF LOT 24 OF BLOCK 1 OF
SAID THANSLAND SUBDIVISION; THENCE N 89DEG 49MIN 04SEC E 260 FEET MORE OR LESS TO THE SHORE OF
MILL LAKE; THENCE SOUTHEASTERLY 41 FEET MORE OR LESS ALONG THE SHORE OF SAID LAKE TO THE NORTHEAST
CORNER OF LOT 23 OF BLOCK 1 OF SAID SUBDIVISION; THENCE N 89DEG 52MIN 59SEC W 223 FEET MORE OR
LESS TO AND IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO THE POINT OF BEGINNING.
CONTAINING 7855 SQUARE FEET OF LAND MORE OR LESS.

LEGAL DESCRIPTION
PARCEL HTL 00011A
AFTER LOT LINE ADJUSTMENT

LOTS 24 AND 25 OF BLOCK 1 OF THANSLAND SUBDIVISION, LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 35, TOWN 4 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN.

EXCEPTING THEREFROM THE FOLLOWING PART OF SAID LOT 24:

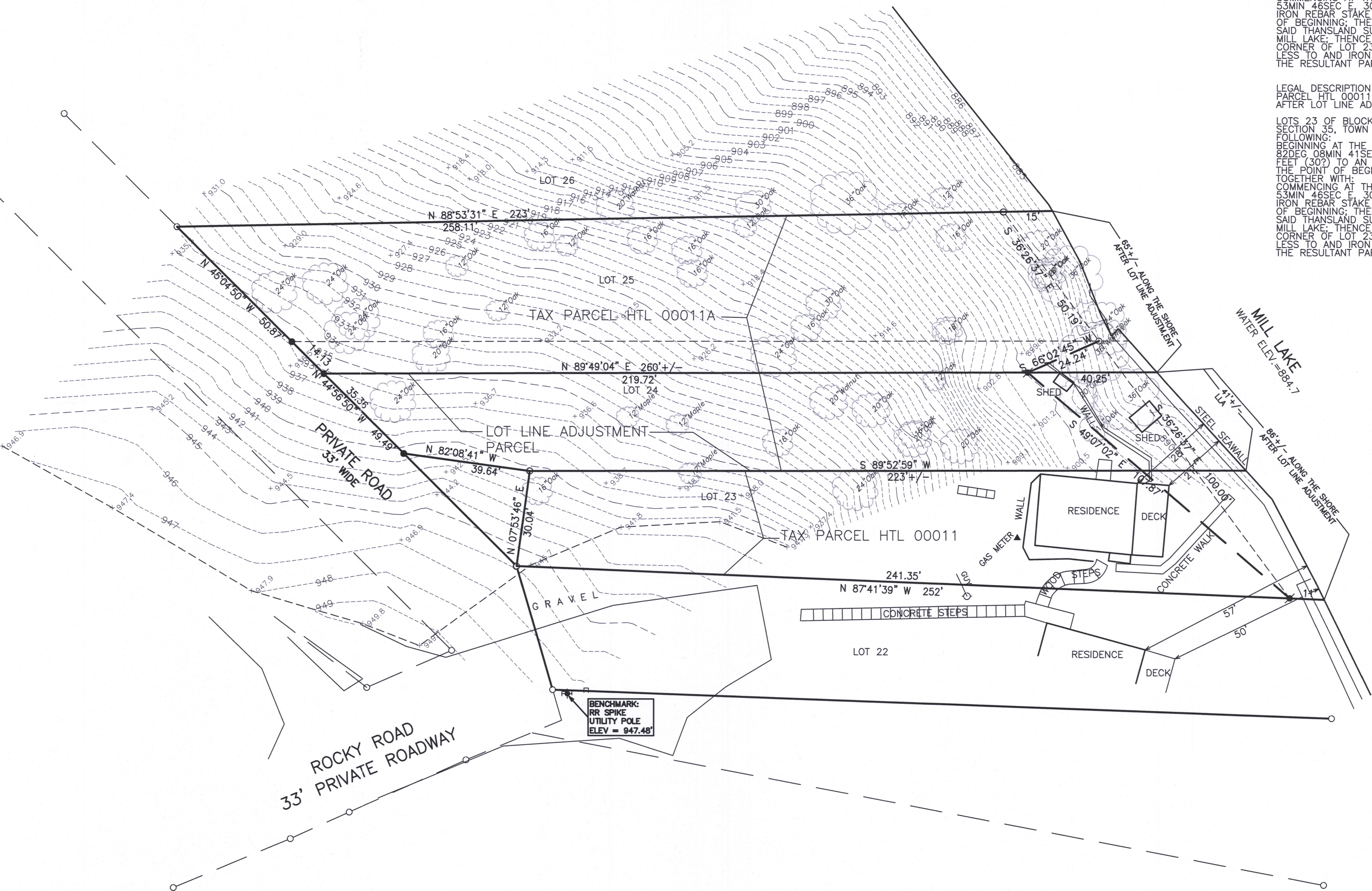
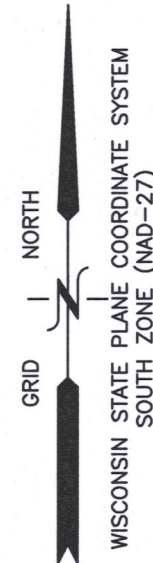
COMMENCING AT THE SOUTHWEST CORNER OF LOT 23 OF BLOCK 1 OF THANSLAND SUBDIVISION; THENCE N 07DEG
53MIN 46SEC E 30.04 FEET TO AN IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO AN
IRON REBAR STAKE FOUND AT THE NORTHWEST CORNER OF SAID LOT 23 (SW CORNER OF LOT 24) AND THE POINT
OF BEGINNING; THENCE N 44DEG 56MIN 50SEC W 35.36 FEET ALONG THE WEST LINE OF LOT 24 OF BLOCK 1 OF
SAID THANSLAND SUBDIVISION; THENCE N 89DEG 49MIN 04SEC E 260 FEET MORE OR LESS TO THE SHORE OF
MILL LAKE; THENCE SOUTHEASTERLY 41 FEET MORE OR LESS ALONG THE SHORE OF SAID LAKE TO THE NORTHEAST
CORNER OF LOT 23 OF BLOCK 1 OF SAID SUBDIVISION; THENCE N 89DEG 52MIN 59SEC W 223 FEET MORE OR
LESS TO AND IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO THE POINT OF BEGINNING.
THE RESULTANT PARCEL EQUALS 12,840 SQUARE FEET OF LAND (0.29 ACRES) MORE OR LESS.

LEGAL DESCRIPTION
PARCEL HTL 00011
AFTER LOT LINE ADJUSTMENT

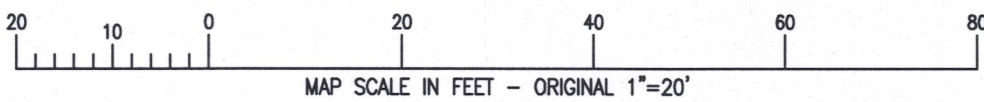
LOTS 23 OF BLOCK 1 OF THANSLAND SUBDIVISION, LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 35, TOWN 4 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN, EXCEPTING THEREFROM THE
FOLLOWING:

BEGINNING AT THE NORTHWEST CORNER OF LOT 23 OF BLOCK 1 OF SAID THANSLAND SUBDIVISION; THENCE S
82DEG 08MIN 41SEC W 39.64 FEET (40?) TO AN IRON PIPE STAKE; THENCE S 07DEG 53MIN 46SEC W 30.04
FEET (30?) TO AN IRON PIPE STAKE AT THE SOUTHWEST CORNER OF SAID LOT 23; THENCE NORTHWESTERLY TO
THE POINT OF BEGINNING.

TOGETHER WITH:
COMMENCING AT THE SOUTHWEST CORNER OF LOT 23 OF BLOCK 1 OF THANSLAND SUBDIVISION; THENCE N 07DEG
53MIN 46SEC E 30.04 FEET TO AN IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO AN
IRON REBAR STAKE FOUND AT THE NORTHWEST CORNER OF SAID LOT 23 (SW CORNER OF LOT 24) AND THE POINT
OF BEGINNING; THENCE N 44DEG 56MIN 50SEC W 35.36 FEET ALONG THE WEST LINE OF LOT 24 OF BLOCK 1 OF
SAID THANSLAND SUBDIVISION; THENCE N 89DEG 49MIN 04SEC E 260 FEET MORE OR LESS TO THE SHORE OF
MILL LAKE; THENCE SOUTHEASTERLY 41 FEET MORE OR LESS ALONG THE SHORE OF SAID LAKE TO THE NORTHEAST
CORNER OF LOT 23 OF BLOCK 1 OF SAID SUBDIVISION; THENCE N 89DEG 52MIN 59SEC W 223 FEET MORE OR
LESS TO AND IRON PIPE STAKE; THENCE N 82DEG 08MIN 41SEC W 39.64 FEET TO THE POINT OF BEGINNING.
THE RESULTANT PARCEL EQUALS 16,190 SQUARE FEET OF LAND (0.37 ACRES) MORE OR LESS.

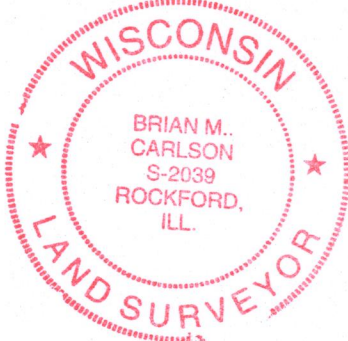


- LEGEND
- = FOUND IRON PIPE STAKE
 - = FOUND IRON REBAR STAKE
 - = FOUND CONCRETE COUNTY MONUMENT
 - ✱ = SET IRON REBAR STAKE
 - △ = SET "MAG NAIL" IN PAVEMENT
 - {XXX} = RECORDED AS



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
THERE TO WITHIN ONE YEAR FROM THE DATE HEREOF.



DATE: 12/26/2017

Brian M. Carlson P.L.S. 2039

HTL-11A 416-2975
HTL-11

WORK ORDERED BY -
MOLITOR CUSTOM BUILDERS
219 W. 55TH STREET
CLARENDON HILLS, IL 60514

FARRIS, HANSEN & ASSOCIATES, INC.
ENGINEERING - ARCHITECTURE - SURVEYING
7 RIDGWAY COURT P.O. BOX 437
ELKHORN, WISCONSIN 53121
OFFICE: (262) 723-2098 FAX: (262) 723-5886

REVISIONS
12/19/2017 - SB
DCAD CONV.

12/26/2017 - LB
TOPO. SURVEY

PROJECT NO.
7782.17

DATE
12/19/2017

SHEET NO.
1 OF 1