

PLAT OF SURVEY

LOT 17 IN GLADHURST SUBDIVISION LOCATED IN PART OF THE SE 1/4 OF SECTION 23,
SW 1/4 OF SECTION 24, NW 1/4 OF SECTION 25, AND THE NE 1/4 OF SECTION 26,
TOWN 4 NORTH, RANGE 16 EAST IN THE TOWN OF LaGRANGE, WALWORTH COUNTY, WISCONSIN

ASSIGNED NORTH LINE OF LOT 17
S 67°32'10" E

NOTE:
CONTOURS AND TREES TAKEN FROM SURVEY BY KROTT
SURVEYING INC. DATED 09/24/2013.

BENCHMARK—
TOP OF IRON PIPE
ELEVATION = 887.6'

GREEN LAKE
139'± ALONG THE SHORE
LAKE ELEV.=885'

100 YEAR FLOOD ELEVATION = 886.0'

LEGAL DESCRIPTION

LOT 17, AS CORRECTED BY INSTRUMENT RECORDED AS
DOCUMENT NO. 45131 IN GLADHURST SUBDIVISION,
LOCATED IN PART OF THE SOUTHEAST 1/4 OF SECTION
23, SOUTHWEST 1/4 OF SECTION 24, NORTHWEST 1/4 OF
SECTION 25, AND THE NORTHEAST 1/4 OF SECTION 26,
TOWN 4 NORTH, RANGE 16 EAST, TOWN OF LaGRANGE,
COUNTY OF WALWORTH AND THE STATE OF WISCONSIN.

12' WIDE UTILITY EASEMENT
PER PLAT OF GLADHURST

GRAVEL
DRIVE

RUSSEL COURT
(33' WIDE)

R=60.00' L=60.81'
LC=58.24' LCB=S 06°31'02" E
(LC=58.23' LCB=S 06°33'40" E)

LEGEND

○ = FOUND IRON PIPE STAKE

{XXX} = RECORDED AS

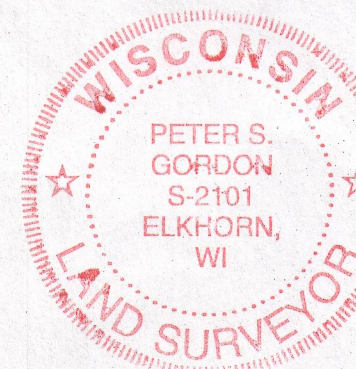
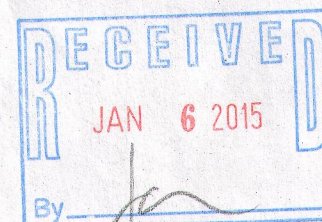
AREA = 86,477 S.F. (1.99 AC.)

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 TO:
JP MORGAN BANK CHASE NA
CHICAGO TITLE INSURANCE CO.
CHARLES N. & REBECCA L. BESSER
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: SEPTEMBER 29, 2014

PETER S. GORDON



— WORK ORDERED BY —
THELEN TOTAL CONSTRUCTION
P.O. BOX 17
ELKHORN, WI 53121

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

REVISIONS

PROJECT NO.
9006
DATE:
04/21/2014
SHEET NO.
1 OF 1

HG-11 416-2752