## PLAT OF SURVEY

LOT 42 OF CALI ACRES, A SUBDIVISION LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 4 NORTH, RANGE 16 EAST, IN THE TOWN OF LAGRANGE, COUNTY OF WALWORTH AND STATE OF WISCONSIN. 90 30 60 BASIS OF BEARING: THE US STATE PLANE COORDINATE SYSTEM WISCONSIN SOUTH ZONE NAD 83 (2011) communications and electrical pedestals LOT 40 LOT 41 and a transformer (N 88°56'29" E N 87°19'07" E 200.00') 200.00' LOT 42 SHORELAND Soils FsB, FsA LOT 43 **ZONING FROM** 17508 Sq. Feet 40207 Sq. Feet WALWORTH COUNTY GIS 0.4019 Acres 22699 Sq. Feet 61 6 0.9230 Acres 0.5211 Acres (N 00°23'44" N 01°18'39" Zoning R - 1 Shoreland Ø utility easement per LEE 201.10°) 200.10° WELL 00'23'44" 25 32.33' N7356 porch existing m≤ asphalt 92 Sq. Feet 16' home ANN 201.10') 201.10' walk 97 Sq. Feet deck 20  $\otimes$  $\otimes$ 320 Sq. Feet 40' 24.00 1413 Sq. Feet 1077 Sq. Feet 36.19 **SEPTIC** concrete driveway and walks 301 Sq. Feet 26.85 ANE proposed garage 24.64' 5.33 39.8 over existing d/w  $\otimes$  $\otimes$ 18.00 increases surface /PROPOSED 120 Sq. Feet **GARAGE** 25' setback 12' 28.00 driveway 30.84 31.50 3 1970 Sq. Feet (N 88°56'29" E 200.00') N 87°36'18" E 200.00 cmp **TERRACE** VICKI asphalt (X

(XXX)	=	RECORDED AS	IMPERVIOUS SURFACES SHORELAND AREA		IMPERVIOUS SURFACES TOTAL AREA		IMPERVIOUS SURFACES TOTAL AREA	
	=	FOUND IRON BAR	HOUSE DECK D/W WALK SHED TOTAL	1007 SF 320 356 301 156 2140	HOUSE DECK D/W WALK SHED TOTAL	2490 SF 320 1970 490 156 5426	HOUSE DECK	2490 SF 320
0	=	FOUND IRON PIPE					D/W WALK SHED	1586 490 156
•	=	SET IRON PIPE 1" X 18" 1.13 LB/LF					GARAGE TOTAL	504 5546
	JOB NO. 2024-019		22699 SF Shoreland 9.43%		40207 SF Total area 13.50%		40207 SF Total area 13.79%	

PREPARED FOR: CRAIG NIENAS BARBARA NIENAS

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL STRUCTURES THEREON, FENCES, APPARENT EASEMENTS, ROADWAYS, AND VISIBLE ENCROACHMENTS, IF ANY.

THIS SURVEY IS MADE FOR THE PRESENT OWNERS OF THE PROPERTY AND THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM THIS DATE HEREOF.

DATED THIS 10TH DAY OF JUNE 2024

LAKELAND SURVEYORS LLC P O BOX 188 DELAVAN, WI 53115 262-475-9567 enail: lakelandsurveyors@outlook.com



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STEVEN L SCHMIDT S - 2813 Wisconsin Professional Land Surveyor



TAX ID # HC 00042