

ABERNATHY and ASSOCIATES

Kenneth B. Abernathy Jr.

Wisconsin Registered Land Surveyor S-1594

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PLAT OF SURVEY

LEGAL DESCRIPTION FOR LOT LINE ADJUSTMENT

A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWN 4 NORTH, RANGE 18 EAST, TOWN OF EAST TROY, WALWORTH COUNTY, WISCONSIN; DESCRIBED AS FOLLOWS TO WIT: COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 28; THENCE S 89°46'16" W ALONG THE SOUTH LINE OF SAID SECTION 1162.25 FEET TO A POINT IN THE CENTERLINE OF CARVER SCHOOL ROAD; THENCE N 42°15'31" E ALONG SAID CENTERLINE 767.58 FEET TO THE POINT OF BEGINNING; THENCE N 50°54'55" W 216.61 FEET; N 83°40'00" W 132.00 FEET; THENCE S 80°20'00" W 376.20 FEET; THENCE N 0°20'00" E 14.30 FEET TO A SET IRON ROD IN AN EXISTING FENCE LINE; THENCE N 80°45'25" E 363.25 FEET ALONG SAID FENCE LINE TO A SET IRON ROD; THENCE S 86°44'31" E 148.22 FEET ALONG SAID FENCE LINE TO A SET IRON ROD; THENCE S 51°33'57" E 223.91 FEET ALONG SAID FENCE LINE TO A POINT IN THE CENTERLINE OF CARVER SCHOOL ROAD; THENCE S 42°15'31" W ALONG SAID CENTERLINE 17.56 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 0.23 ACRES OF LAND MORE OR LESS AND IS A LOT LINE ADJUSTMENT BETWEEN ADJOINING OWNERS OF LAND.

NOTE

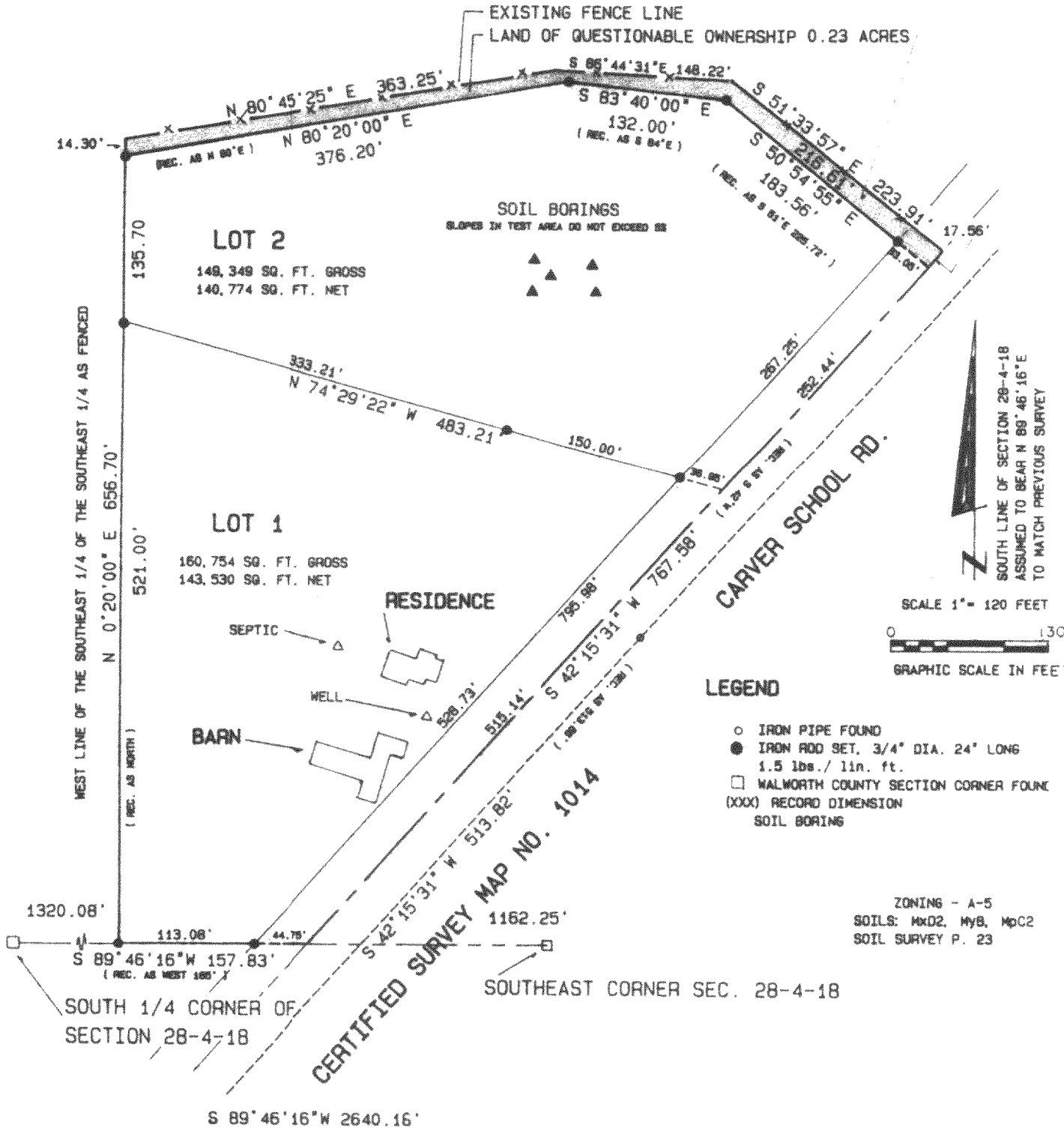
THIS SURVEY IS INTENDED TO CLEAR UP AN EXISTING BOUNDARY PROBLEM BETWEEN AMMETER TO THE SOUTH AND ATKINSON TO THE NORTH. THE EXISTING FENCE LINE FALLS APPROXIMATELY 15 FEET NORTH OF THE ACTUAL TITLE LINE AS DESCRIBED IN VOL. 366 PAGE 45 DATED APRIL 24, 1947. BOTH PARTIES HAVE AGREED TO USE THE EXISTING FENCE AS THE NEW BOUNDARY. THIS SURVEY AND SUBSEQUENT CONVEYANCE IS TO PRECEDE A CERTIFIED SURVEY MAP OF THE AMMETER PROPERTY.

LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWN 4 NORTH, RANGE 18 EAST, TOWN OF EAST TROY, WALWORTH COUNTY, WISCONSIN

STRIP OF LAND IN QUESTION

OWNER: HARRIET AMMETER  
ROUTE 1  
EAST TROY, WIS. 53120

SURVEYOR: KENNETH B. ABERNATHY JR.  
ABERNATHY AND ASSOCIATES  
RT. 3 BOX 273, ELKHORN, WI. 53121  
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Legend

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND BRASS CAPPED MONUMENT
- FOUND CONCRETE MONUMENT
- CHISEL CUT IN CONCRETE
- SET IRON ROD, 24" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- SET IRON ROD, 30" LONG, WEIGHING 4.5 LBS./LINEAL FT., 1-11/16" DIA.
- RECORDED AS DIMENSION
- EXISTING FENCE

LEGEND

- IRON PIPE FOUND
- IRON ROD SET, 3/4" DIA. 24" LONG 1.5 lbs./lin. ft.
- WALWORTH COUNTY SECTION CORNER FOUND
- RECORDED DIMENSION
- SOIL BORING

ZONING - A-5  
SOILS: MxD2, MxB, MxC2  
SOIL SURVEY P. 23



SCALE: 1"=120 FEET

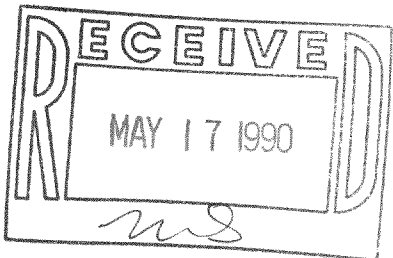
"I hereby certify that I have surveyed the above described property and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, 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 date hereof."

*Kenneth B. Abernathy Jr.*

KENNETH B. ABERNATHY, JR.  
WISCONSIN REGISTERED LAND SURVEYOR,  
S-1594

Date: 2-1-90 Job No. 89.907



TAX# PA-1916-1  
PA-1916-2

418-692

PROJECT NO. 1989.907