PLAT OF SURVEY

LOCATED IN PART OF THE NW 1/4 OF THE SE 1/4
OF SECTION 32, TOWN 2 NORTH, RANGE 17 EAST,
TOWN OF GENEVA, WALWORTH COUNTY, WISCONSIN

ASSUMED THE WESTERLY BOUNDARY OF LANDS SURVEYED N 01°29'30" W PER RECORD C.S.M. 833

LEGAL DESCRIPTION:

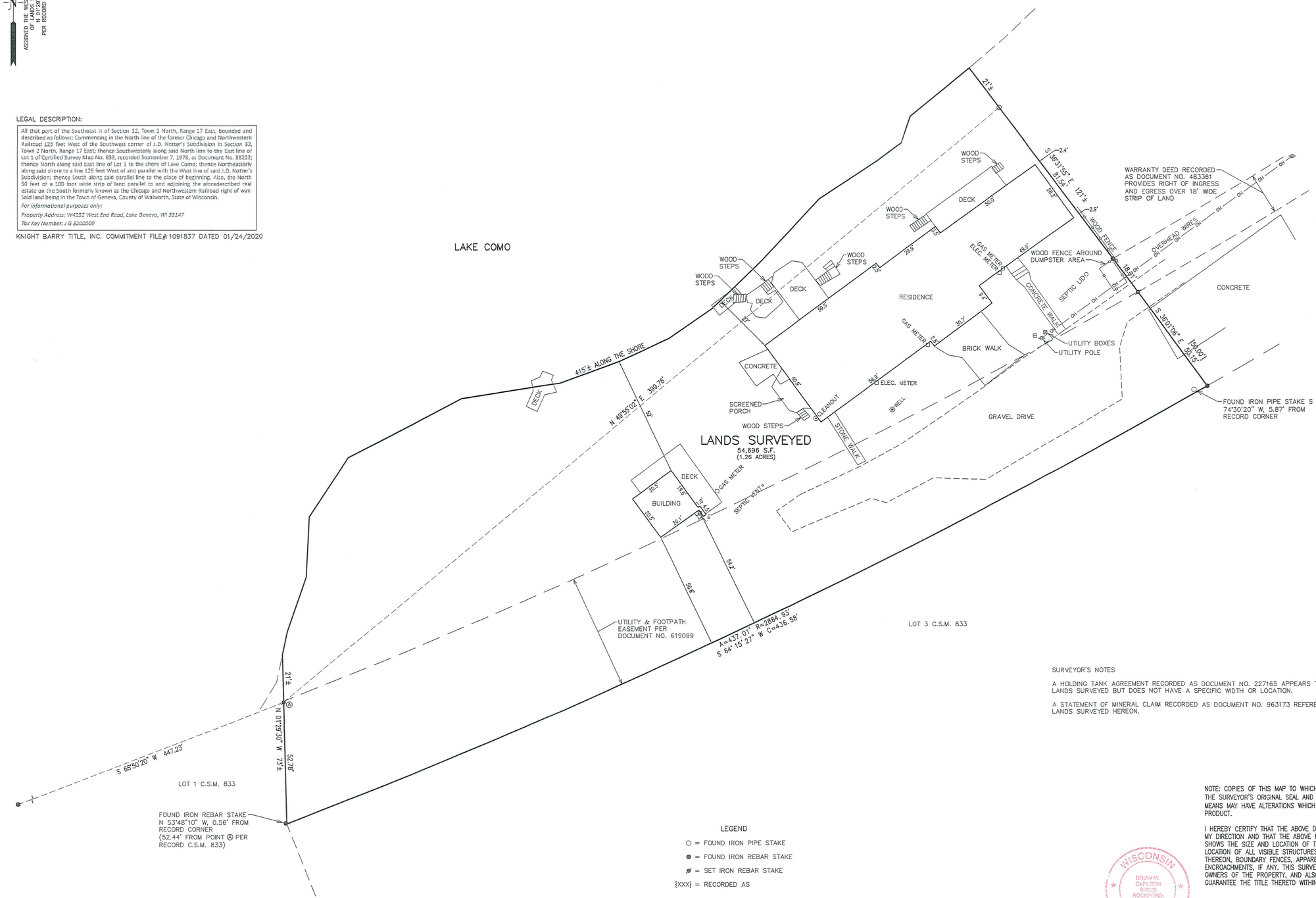
All that part of the Southeast ¼ of Section 32, Town 2 North, Range 17 East, bounded and described as follows: Commencing in the North line of the former Chicago and Northwestern Railroad 125 feet West of the Southwest corner of J.D. Notter's Subdivision in Section 32, Town 2 North, Range 17 East; thence Southwesterly along said North line to the East line of Lot 1 of Certified Survey Map No. 833, recorded September 7, 1976, as Document No. 382222; thence North along said East line of Lot 1 to the shore of Lake Como; thence Northeasterly along said shore to a line 125 feet West of and parallel with the West line of said J.D. Notter's Subdivision; thence South along said parallel line to the place of beginning. Also, the North 50 feet of a 100 foot wide strip of land parallel to and adjoining the aforedescribed real estate on the South formerly known as the Chicago and Northwestern Railroad right of way. Said land being in the Town of Geneva, County of Walworth, State of Wisconsin.

For informational purposes only:

Property Address: W4232 West End Road, Lake Geneva, WI 53147

Tax Key Number: J G 3200009

KNIGHT BARRY TITLE, INC. COMMITMENT FILE#: 1091837 DATED 01/24/2020



LEGEND

○ = FOUND IRON PIPE STAKE
● = FOUND IRON REBAR STAKE
⌀ = SET IRON REBAR STAKE
{XXX} = RECORDED AS

SURVEYOR'S NOTES

A HOLDING TANK AGREEMENT RECORDED AS DOCUMENT NO. 227165 APPEARS TO AFFECT THE LANDS SURVEYED BUT DOES NOT HAVE A SPECIFIC WIDTH OR LOCATION.

A STATEMENT OF MINERAL CLAIM RECORDED AS DOCUMENT NO. 963173 REFERENCES THE LANDS SURVEYED HEREON.

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, 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.

WISCONSIN
BRIAN M. CARLSON
S-2039
ROCKFORD, ILL.
LAND SURVEYOR

DATED: 03/30/2020

BRIAN M. CARLSON P.L.S. 2039

20 10 0 20 40 60 80
MAP SCALE IN FEET – ORIGINAL 1"=20'

X:\PROJECTS\10222\ACAD\10222 SURVEY.DWG

TITLE SURVEY
W4232 WEST END ROAD
LAKE GENEVA, WI 53147

– WORK ORDERED BY –
RED ROCK BUILDERS, INC.
W4232 WEST END ROAD
LAKE GENEVA, WI 53147

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

PROJECT NO.
10222

DATE
02/21/2020

SHEET NO.
1 OF 1