FAQ for W3797 Highway 11

Tax Key: K LF2800009

Parcel contains 99.18 acres; approximately 77.28 acres or 77.9% is tillable with a NCCPI Overall rating of 81.2. Current soil and wetland maps available. The non-tillable areas being the area which the buildings occupy and wooded area. The property is improved with a two-story house and machine shed. Above ground gasoline tanks on property for farm equipment.

The parcel is zoned the following:

A-1 (Prime agricultural land district)

- Preserve productive farmlands
- Permits all agricultural uses
- Minimum lot size of 35 acres

C-4 Shoreland Wetland District

- The primary purpose of this district is to preserve, protect, and enhance the lakes, streams, and wetland areas in Walworth County.
- This area follows the creek through the property and classified as a floodplain.

Per county, land can be divided:

- Farm Land Division: Min 35 acres
- Homestead Division: Min 5 acres and must include all current buildings.

Contact County with all questions:

Carol Lima
Code Enforcement Officer
clima-coronado@co.walworth.wi.us
Phone: 262-741-7906

Residential Buildings

Farm House – W3797 Hwy 11

- 4 bedrooms, 1 bath, Buit 1865
- Oil boiler (oil tanks in basement) with radiant heat
- Sump pump in field stone basement
- Electrical updated to 200 amp service in 2014
- Dedicated septic but shares well with mobile home
- Fair condition

Mobile Home – W3801 Hwy 11

- 3 Bedroom, 1.5 bath, Year Built 1977, 1268 Sqft
- Has separate fire code
- Has dedicated septic but shares well with farm house
- Propane heating, tank is rented
- Unusable condition
- Can be used for farm labor housing only
- To replace with something newer, would need a conditional use permit per county

Other Buildings

Metal Pole Barn

- 40’x60’ metal pole barn, medal siding
- Has power
- Dirt floor with 2 large doors and 1 pedestrian door for access
- Fair condition, built approx. 1960

Woodshed/Workshop

- 2 story workshop and wood storage
- Has power and wood burning stove for heat
- Poor condition (leaning heavily)

Shed/Chicken Coop

- 30’x40’ in poor condition
- Built approx. 1930

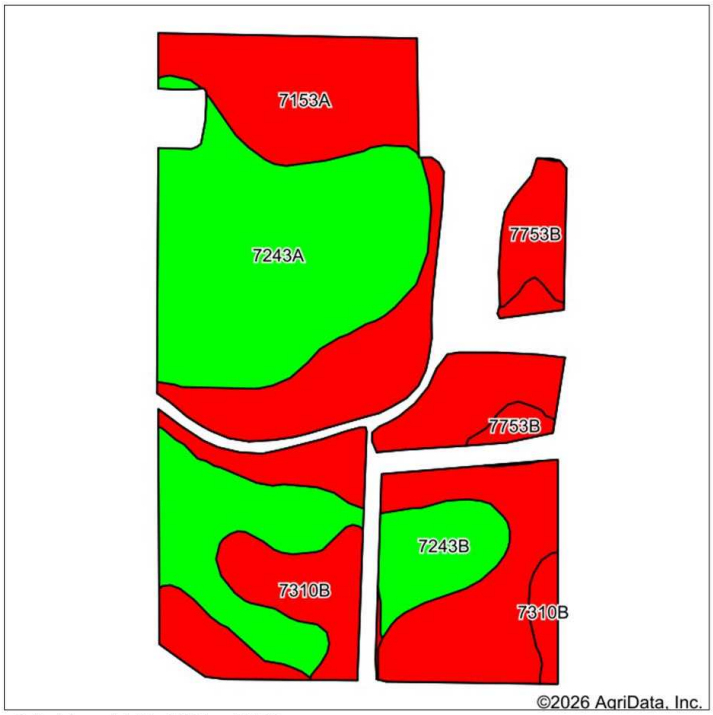
Barn – Unusable

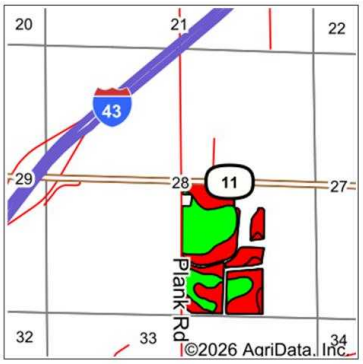
- 30’x60’ in unusable condition

Shed – Unusable

- 24’x32’ in unusable condition

Soils Map





State: **Wisconsin**
County: **Walworth**
Location: **28-3N-17E**
Township: **Lafayette**
Acres: **77.28**
Date: **5/18/2026**

Maps Provided By: surety CUSTOMIZED ONLINE MAPPING
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Soils data provided by USDA and NRCS.

Area Symbol: WI127, Soil Area Version: 22								
Code	Soil Description	Acres	Percent of field	NCCPI Overall Legend	Non-Irr Class *c	Corn Bu	Soybeans Bu	*n NCCPI Overall
7153A	Pella silt loam, 0 to 2 percent slopes	35.12	45.4%		IIw			72
7243A	St. Charles silt loam, 0 to 2 percent slopes	20.65	26.7%		Iw			95
7243B	St. Charles silt loam, 2 to 6 percent slopes	12.33	16.0%		IIe			93
7310B	McHenry silt loam, 2 to 6 percent slopes	5.63	7.3%		IIe			73
7753B	Conover silt loam, 1 to 3 percent slopes	3.55	4.6%		IIw	120	40	63
				Weighted Average	**1.73**	**5.5**	**1.8**	***n 81.2**

*n: The aggregation method is "Weighted Average using all components"
*c: Using Capabilities Class Dominant Condition Aggregation Method

Soils data provided by USDA and NRCS.

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Aerial Map



Boundary Center: 42.688028, -88.489899

0ft 658ft 1317ft

28-3N-17E
Walworth County
Wisconsin

N W E S

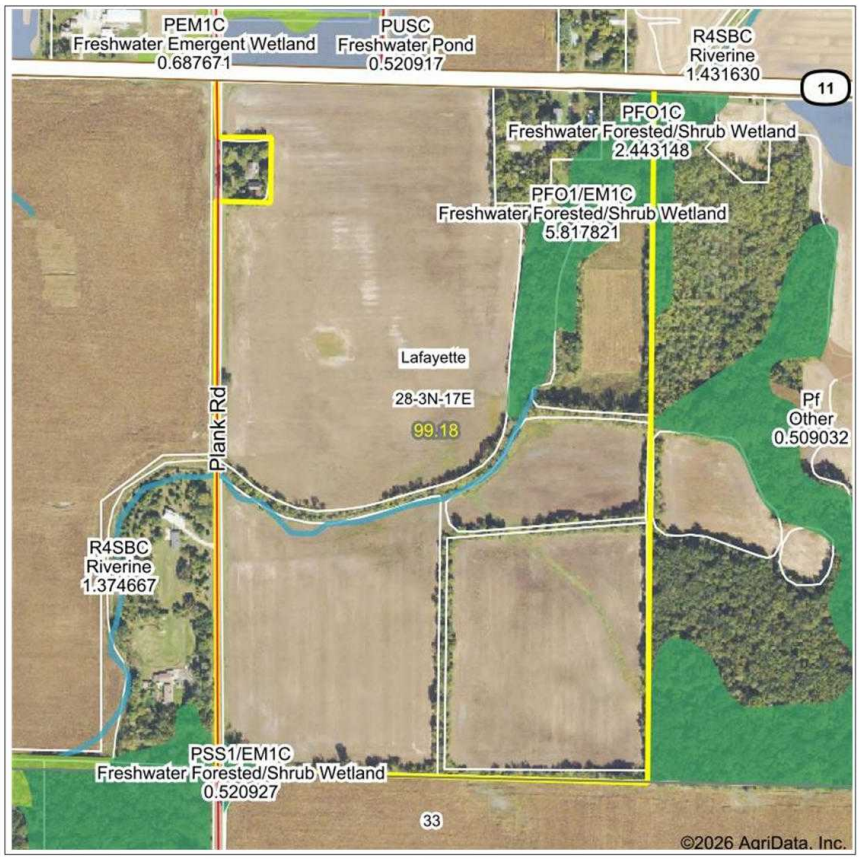
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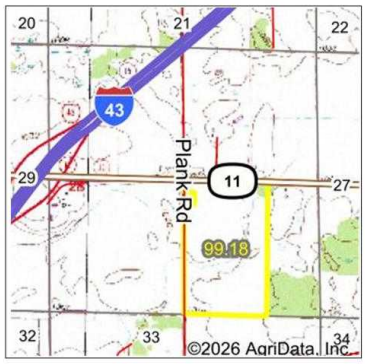
5/18/2026

Field borders provided by Farm Service Agency as of 5/21/2008.

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Wetlands Map





State: **Wisconsin**
Location: **28-3N-17E**
County: **Walworth**
Township: **Lafayette**
Date: **5/18/2026**

Maps Provided By:
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0ft 665ft 1330ft

	Classification Code	Type	Acres
	PFO1/EM1C	Freshwater Forested/Shrub Wetland	4.87
	PFO1C	Freshwater Forested/Shrub Wetland	1.26
	R4SBC	Riverine	0.70
	PSS1/EM1C	Freshwater Forested/Shrub Wetland	0.25
		Total Acres	7.08

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. http://www.fws.gov/wetlands/

Field borders provided by Farm Service Agency as of 5/21/2008.

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