Plat of Survey

of

Part of Lots 1 and 2 of Certified Survey Map No. 3606,

recorded September 22, 2003 in Vol. 21 of Certified Survey Maps of Walworth County on Page 199 as Document Number 576614 and located in the Northeast 1/4 of the Northeast 1/4 of Section 1, Town 3 North, Range 15 East, Town of Richmond, Walworth County, Wisconsin.

Description of Record

Lot 1 of Certified Survey Map No. 3606, recorded September 22, 2003 in Vol. 21 of Certified Survey Maps of Walworth County on Page 199 as Document Number 576614 and located in the Northeast 1/4 of the Northeast 1/4 of Section 1, Town 3 North, Range 15 East, Town of Richmond, Walworth County, Wisconsin.

ALSO

Lands described in a Quit Claim Deed recorded January 9, 2026 as Document No. 1123469 as corrected by Document No. 1123884 recorded January 20, 2026 as shown below:
Part of Lot 2 of Certified Survey Map No. 3606, recorded September 22, 2003 in Vol. 21 of Certified Survey Maps of Walworth County on Page 199 as Document Number 576614 and located in the Northeast 1/4 of the Northeast 1/4 of Section 1, Town 3 North, Range 15 East, Town of Richmond, Walworth County, Wisconsin, described as follows: Commence at the Northeast Corner of said Section 1; thence South 4°30'00" East, along the East line of said Northeast 1/4 of Section 1 and the centerline of McCabe Road, 783.81 feet to the Northeast corner of said Lot 2 and the Point of Beginning; thence continue South 4°30'00" East, along said East line and centerline, 222.61 feet; thence North 87°51'27" West 115.88 feet to an iron pipe; thence North 65°00'00" West 280.00 feet to an iron pipe; thence North 72°30'00" West 215.00 feet to an iron pipe; thence North 3°26'10" West 20.00 feet to a point on the North line of said Lot 2; thence South 70°00'54" East, along said North Line, 398.13 feet to an iron rod; thence South 87°51'55" East, along said North Line, 103.43 feet to an iron rod; thence North 79°30'15" East, along said North Line, 158.27 feet to an iron rod; thence North 83°45'59" East, along said North Line, 33.43 feet to the Point of Beginning.

EXCEPTING THEREFROM

Lands described in a Quit Claim Deed recorded January 9, 2026 as Document No. 1123468 as shown below:
Part of Lot 1 of Certified Survey Map No. 3606, recorded September 22, 2003 in Vol. 21 of Certified Survey Maps of Walworth County on Page 199 as Document Number 576614 and located in the Northeast 1/4 of the Northeast 1/4 of Section 1, Town 3 North, Range 15 East, Town of Richmond, Walworth County, Wisconsin, described as follows: Commence at the Northeast Corner of said Section 1; thence South 4°30'00" East, along the East line of said Northeast 1/4 of Section 1 and the centerline of McCabe Road, 783.81 feet to the Southeast corner of said Lot 1; thence South 83°45'59" West, along the South line of said Lot 1, 33.43 feet to an iron rod; thence South 17°30'15" West, along said South Line, 158.27 feet to an iron rod; thence North 87°51'55" West, along said South Line, 103.43 feet to an iron rod; thence North 70°00'54" West, along said South Line, 398.13 feet to the Point of Beginning; thence continue North 70°00'54" West, along said South Line, 109.10 feet to an iron rod; thence North 3°21'08" West, along the West line of said Lot 1, 62.63 feet to an iron rod; thence North 86°00'03" East, along a North line of said Lot 1, 100.03 feet to an iron pipe; thence South 3°26'10" East 100.98 feet to the Point of Beginning.

Surveyed for: **Jim & Kim Krueger**
24532 Sandy Pour Drive
Wind Lake, Wisconsin 53185

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All rights reserved. No part of this survey plat may be reproduced or transmitted in any form by any means - graphic, electronic, or mechanical, including photocopying, tracing, or information storage and retrieval systems - without permission in writing from Douglas G. Olson, Olson Land Surveying, LLC.

I hereby certify that I have surveyed the above described property in compliance with Chapter A-E 7 of the Wisconsin Administrative Code and that the map hereon is correct to the best of my professional knowledge and belief and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements and roadways and visible encroachments, if any.

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage or guarantee title thereto, within one year from the date hereof.

Douglas G. Olson
Wisconsin Professional Land Surveyor - 2093

WISCONSIN DOUGLAS OLSON S-2093 ELKHORN, WI LAND SURVEYOR
Not Certified Unless Signed in Red

Bearings referenced to the East line of the Northeast 1/4 of Section 1-3-15, recorded as S4°30'00"E on Certified Survey Map No. 3606. A rotation of -3°01'29" from the Wisconsin State Plane Coordinate System, South Zone, (NAD-27).

Coordinates are referenced to the Wisconsin State Plane Coordinate System, South Zone, (NAD-27)

Northeast Corner Section 1-3-15 (N: 676,379.02) (E: 2,368,444.80)

Tax Parcel CR 100001D

Lot 1
C.S.M. 3606

Tax Parcel
CA360600001
5.423 Acres
236,245 Sq Ft
5.017 Acres
218,557 Sq Ft
Exclusive of R.O.W.

Lot 2
C.S.M. 3606

Tax Parcel
CA360600002

Existing Driveway

Proposed Driveway

McCabe Road (66' Wide)

Southeast Corner of Lot 1 Northeast Corner of Lot 2

East 1/4 Corner Section 1-3-15

Benchmark
Nail in Tree

"Exception"

"Also"

Edge of Brush

Prg. Line

Notes:

1) This Plat of Survey is not certified unless signed and sealed in red ink.
2) This survey is subject to Wisconsin lien laws. This Plat of Survey is the notice of intent to file lien. Lien waiver required.
3) The Survey Date shown on this Plat of Survey is the completion date of the field work.

Survey date: August 18, 2025.
Revisions
No. 1 - Proposed Lot Line Adjustments & Gravel Drive
No. 2 - Proposed Driveway & Edge of Brush
No. 3 - Proposed Lot Line Adjustments
No. 4 - Descriptions of Lot Line Adjustments
No. 5 - Recorded Documents

Scale in Feet
1" = 30'
0 15 30 60 90

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OLSON LAND SURVEYING, LLC
Rural | Residential | Commercial

Legend of Symbols & Abbreviations
Found County Section Corner
Found Iron Pipe dia. Set Spike
Found Iron Rod Recorded Information
Utility Pedestal Soil Boring
Utility Power
Composite Cover
Asphalt Surface
Concrete Surface
Gravel Surface
Brick Pavers
Building
Shed
Garage
Porch
Deck
Patio
Fence
Tree Deciduous
Tree Coniferous
Bush Shrub
Bollard
Light Pole
Sign
Mailbox
Flag Pole
Basketball Hoop
Gas Pump
Gas Tank

Sheet 1 of 1 Sheets

Job Reference Number
2025.086

2025.086