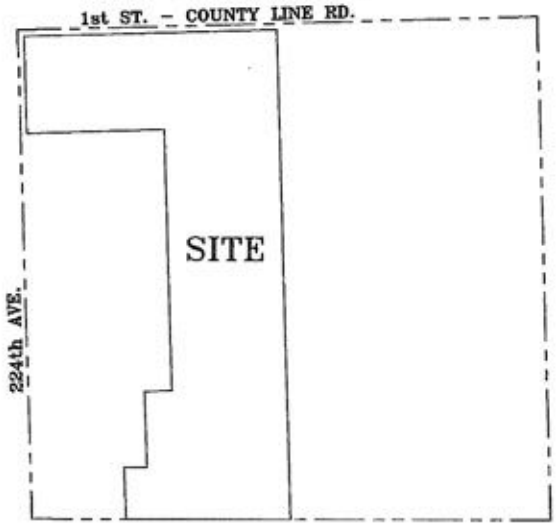
KENOSHA COUNTY CERTIFIED SURVEY MAP # _____

OF

LOT 1 OF CSM 2986, A MAP RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR KENOSHA COUNTY, WISCONSIN ON AUGUST 06, 2021 AS DOCUMENT #1906905, PART OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 20 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN TOWN OF BRIGHTON, COUNTY OF KENOSHA, STATE OF WISCONSIN.

LOCATION SKETCH
NE 1/4 01-02-20



OWNER/SUBDIVIDER:
KYLE M KUJAC
PO BOX 296
RADISSON WI 54862

I, KEVIN C. LEWIS, WISCONSIN REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE PREPARED THIS CERTIFIED SURVEY MAP; AS DIRECTED TO MAKE SAID SURVEY, DIVISION AND MAP BY THE OWNER KYLE M. KUJAC; THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

LOT 1 OF CSM NO. 2986, A MAP RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR KENOSHA COUNTY, WISCONSIN ON AUGUST 06, 2021 AS DOCUMENT #1906905, PART OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 20 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN TOWN OF BRIGHTON, COUNTY OF KENOSHA, STATE OF WISCONSIN.

DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST CORNER OF SAID SECTION 1: THENCE N87°53'38"E, 21.76 FEET ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1 TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 3 NORTH, RANGE 20 EAST; THENCE N88°18"15"E, 11.25 FEET ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE S01°51'25"E, 33.00 FEET TO THE POINT OF BEGINNING, AND THE INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF 1st AVENUE AND THE EAST RIGHT OF WAY LINE OF 224th AVENUE; THENCE N88°18"15"E, 1,300.36 FEET ALONG SAID NORTH RIGHT OF WAY LINE OF 1st STREET TO THE EAST LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE S01°44'55"E, 2,540.61 FEET ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 1 TO THE SOUTHEAST CORNER OF WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE N89°57'31"W, 845.29 FEET ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1 TO THE SOUTHEAST CORNER OF CSM NO. 106, A MAP RECORDED ON THE OFFICE OF THE REGISTER OF DEEDS FOR KENOSHA COUNTY, WISCONSIN OF AUGUST 22, 1973 AS DOCUMENT NO. 564540; THENCE N01°51'25"W, 270.00 FEET PARALLEL WITH THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1 AND ALONG THE EAST LINE OF SAID CSM NO. 106 TO THE NORTHEAST CORNER OF SAID CSM NO. 106; THENCE S89°57'31"E, 115.47 FEET PARALLEL WITH THE SOUTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE N01°51'25"W, 394.86 FEET PARALLEL WITH THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE N88°08'35"E, 140.86 FEET PERPENDICULAR TO THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE N01°51'25"W, 1,353.16 FEET PARALLEL WITH THE WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 1: THENCE S88°08'35"W, 707.00 FEET PERPENDICULAR TO THE EAST LINE OF SAID 224th AVENUE; THENCE N01°51'25"W, 502.07 FEET ALONG THE EAST LINE OF SAID 224th AVENUE TO THE INTERSECTION OF THE NORTH RIGHT OF WAY LINE OF 1st AVENUE AND THE EAST RIGHT OF WAY LINE OF 224th AVENUE AND THE POINT OF BEGINNING, SAID LAND BEING IN TOWN OF BRIGHTON, COUNTY OF KENOSHA AND STATE OF WISCONSIN.

THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF S. 236.34 OF THE WISCONSIN STATE STATUTES AND LAND DIVISION ORDINANCES FOR KENOSHA COUNTY AND THE CODE OF GENERAL ORDINANCES FOR THE TOWN OF BRIGHTON.

SURVEYOR
DATED THIS 20th DAY OF October, A.D. 2026.

KEVIN C. LEWIS
WISCONSIN REGISTERED LAND SURVEYOR S-2775

REVISED: 10/20/2026
REVISED: 09/10/2026
PREPARED: 06/05/2026

WISCONSIN
KEVIN C. LEWIS
S-2775
UNION GROVE

PROJ

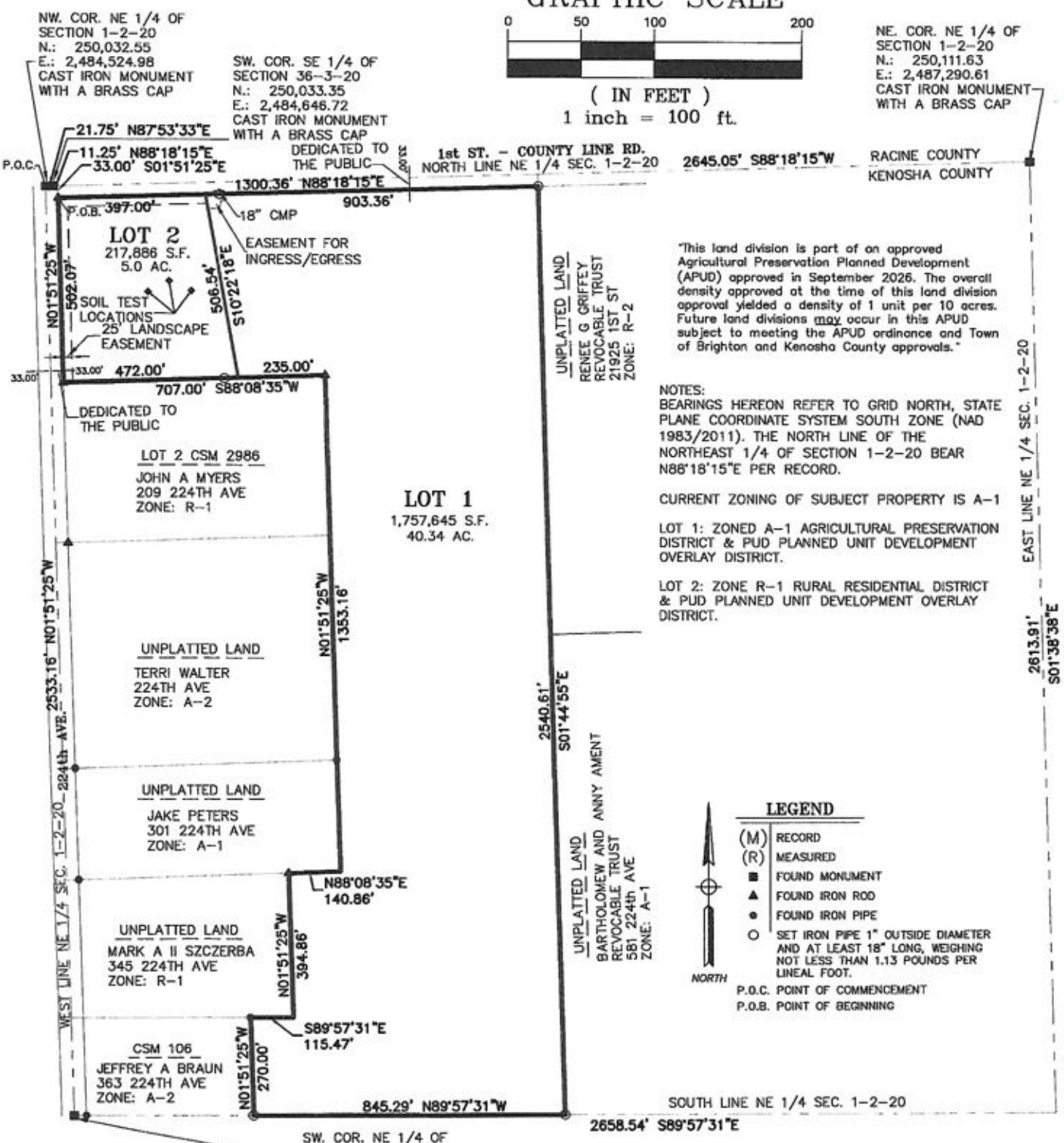
CERTIFIED SURVEY MAP

IG CONSULTING, INC.

KENOSHA COUNTY CERTIFIED SURVEY MAP # _____

OF

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OWNER/SUBDIVIDER:
KYLE M KUJAC
PO BOX 296
RADISSON WI 54862

REVISED: 10/20/2026
REVISED: 09/10/2026
PREPARED: 06/05/2026

ALL DISTANCES IN FEET AND DECIMAL PARTS THEREOF.
NO DIMENSIONS TO BE ASSUMED FROM SCALING.
COMPARE YOUR DESCRIPTION AND SITE MARKINGS WITH THIS PLAT AND AT ONCE REPORT ANY DISCREPANCIES WHICH YOU MAY FIND.
REFER TO TITLE REPORT FOR ANY EASEMENTS, COVENANTS, OR RESTRICTIONS THAT MAY EXIST BUT ARE NOT SHOWN HEREON.

SURVEYOR
DATED THIS 20th DAY OF October, A.D. 2026.

KEVIN C. LEWIS
WISCONSIN REGISTERED LAND SURVEYOR S-2775

WISCONSIN
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CERTIFIED SURVEY MAP

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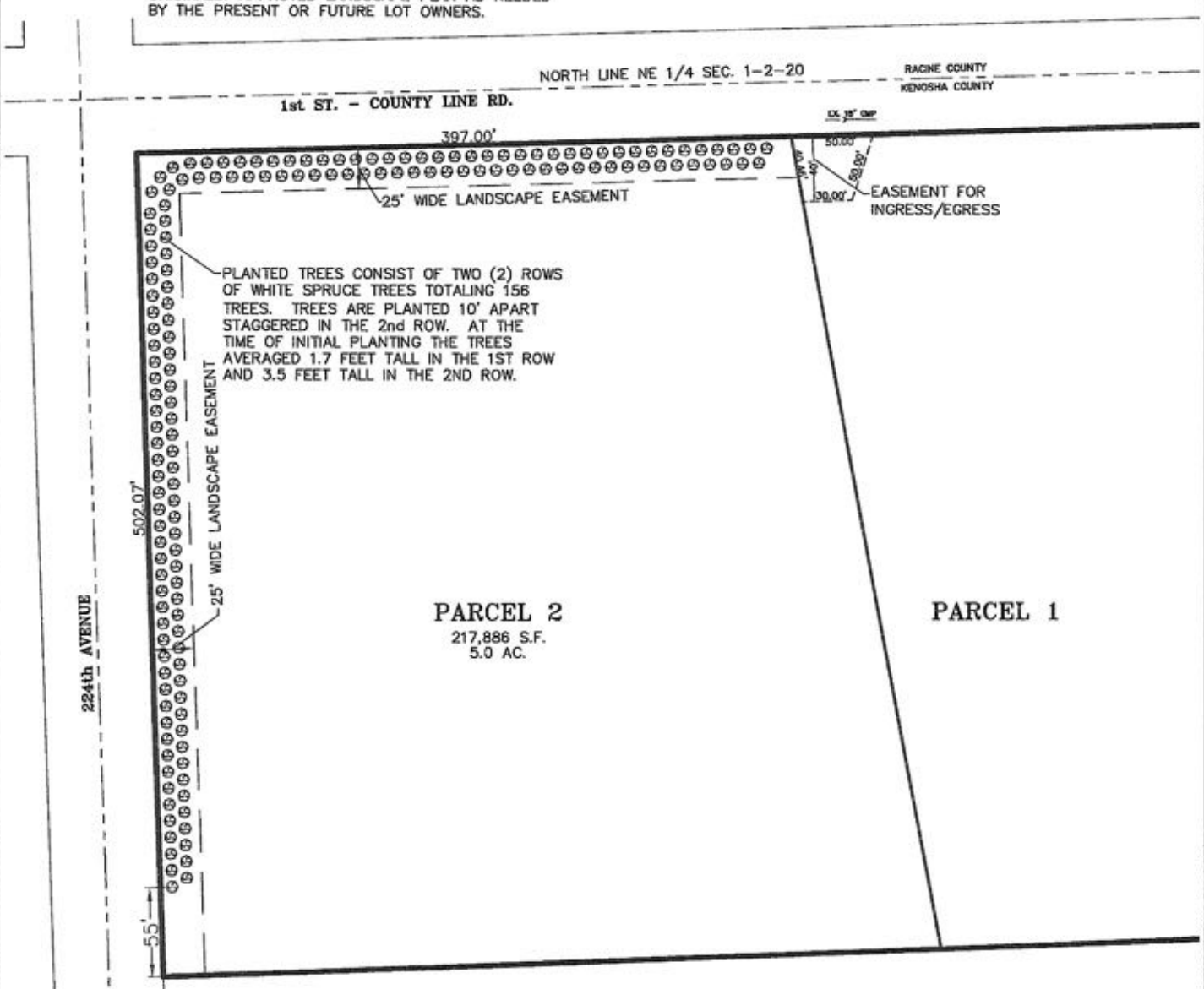
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"The ingress/egress location is for the benefit of parcels 1 and 2 for a shared driveway access. This is the only access location for parcels 1 and 2 along 224th Avenue or 1st Street."

LANDSCAPE EASEMENT

ROAD FRONTAGE SCREENING LANDSCAPING IS FOUND IN THIS EASEMENT THAT WAS APPROVED BY THE TOWN OF BRIGHTON AT THE TIME OF APPROVING THIS CSM IN 2026. THE LANDSCAPING INSTALLED PER THE APPROVED PLANS MUST BE MAINTAINED IN PERPETUITY BY THE LOT OWNER. ANY DEAD OR DYING TREES MUST BE REPLACED, PER THE ORIGINALLY APPROVED LANDSCAPE PLAN AS NEEDED BY THE PRESENT OR FUTURE LOT OWNERS.



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WISCONSIN
KEVIN C. LEWIS
S-2775

CERTIFIED SURVEY MAP

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