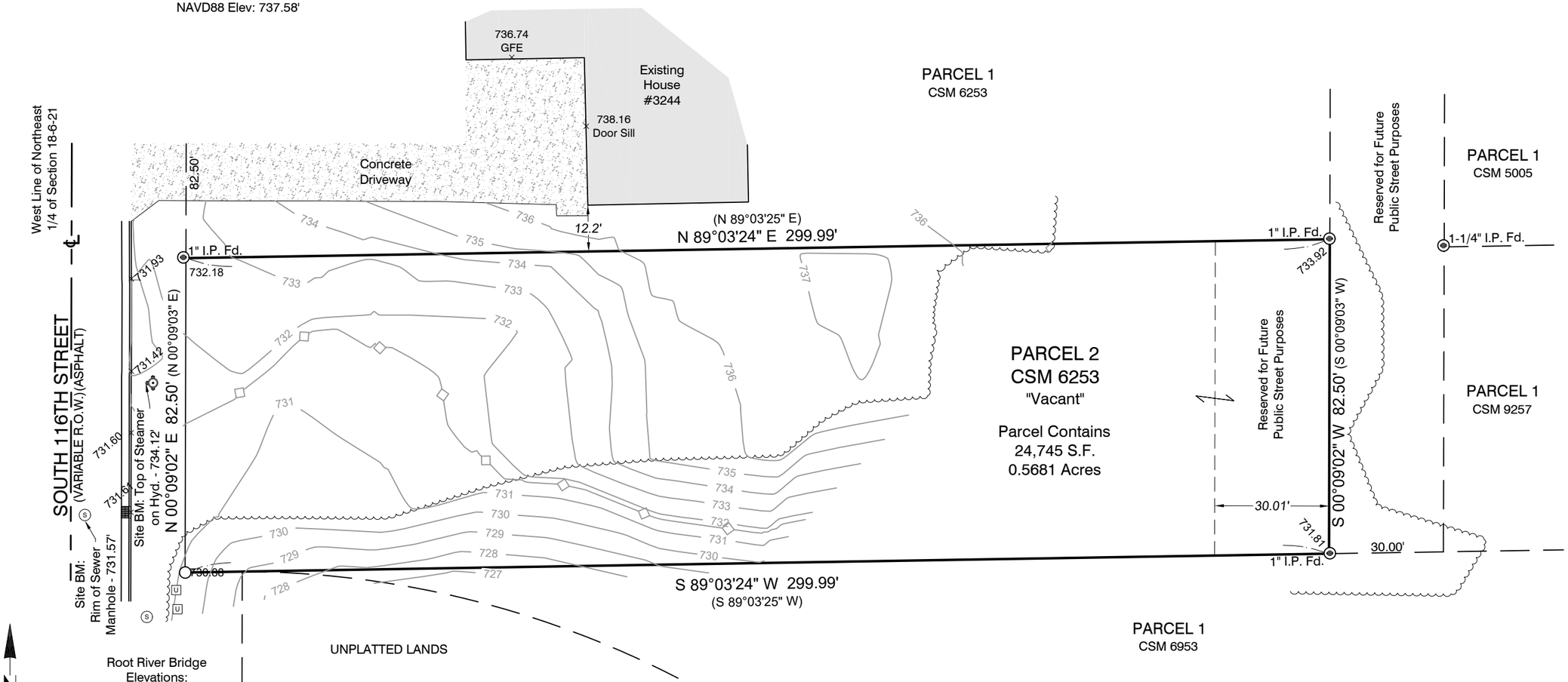
Plat of Survey

Property Description: Document No. 7260660

PARCEL 2 OF CERTIFIED SURVEY MAP NO. 6253. BEING A PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18. TOWNSHIP 6 NORTH. RANGE 21 EAST. IN THE CITY OF WEST ALLIS. MILWAUKEE COUNTY. STATE OF WISCONSIN. RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR MILWAUKEE COUNTY ON AUGUST 23, 1996. AS DOCUMENT NO. 7257804

Starting BM:
"REF. MK AND RBM: SET AND FND. CHSLD. SQUARE SE COR E END OF ENDWALL OF BRIDGE OVER ROOT RIVER 1.1' ABG., ELEV.:737.77'(NGVD 29) TIE IS TO THE NW COR OF CHSLD SQ."
Tie of 106.14' to the NW corner of the NE 1/4 of Section 18-6-21.
NAVD88 Elev: 737.58'



Root River Bridge Elevations:
Bridge Deck: 733.63'
Top of Bank: 728.46'
Edge of Water: 725.12'

N

Graphic Scale 1" = 30'

0' 30' 60'

LEGEND

◉	Monument Found as Noted	Ⓢ	Sewer Manhole
○	3/4"X18" Iron Rod Set	Ⓤ	Utility Pedestal
▩	Brass Disc in Conc.	∿∿∿	Existing Tree Line
⊛	Fire Hydrant	- - - - -	Existing Minor Contour
▦	Curb Inlet	———	Existing Major Contour
×738.35	Existing Spot Elevation	——◇——	Flood Hazard Contour

Notes:
1. A title commitment has not been provided and this parcel may be subject to, or benefit from, easements or agreements, written or otherwise, not shown hereon.
2. Outside diameter measured on all monuments. Set monuments are 1.50Lbs/Lineal Foot.
3. ( ) Indicates recorded as bearings and dimensions.
4. Field work completed on 08-08-25.
5. According to the FEMA flood map for the City of West Allis, number 55079C0131F, effective date of October 24, 2024 this site falls in Zone AE (area of high risk for flooding) and Zone X (area of minimal flood hazard). The computed Base Flood Elevation for this site is 731.7' per NAVD88 FEMA cross section.

LAND SURVEYS INC.
21005 Watertown Rd. Suite A2
Waukesha, WI 53186 (262) 312-1034
landsurveysinc.com

SURVEYOR'S CERTIFICATE

I hereby certify that we surveyed the property described above and that the map is a true representation thereof and shows the size and location of the property, it's exterior boundaries. Said survey meets the minimum standards for property surveys of the Wisconsin Administrative Code (A-E7) and the map hereon is correct to the best of my knowledge and belief. This Survey is solely for the use of the present owners of the property at the date below.

WISCONSIN
DANIEL E. BEDNAR
S-2812
GERMANTOWN WI
LAND SURVEYOR

Dated this 22nd Day of August, 2025:
Daniel E. Bednar S-2812

REVISIONS

PREPARED FOR:
Flood Zero Consulting
4216 Cantoria Avenue
Sebring, FL 33872

JOB SITE:
Gary & Jane Skibinski
32 South 116th Street
West Allis, WI 53227

BEARINGS ARE REFERENCED TO WI STATE PLANE COORD. SYS. SOUTH ZONE NAD 83 (2011) EAST LINE OF SOUTH 116TH STREET BEARS N 00°09'02" E (N 00°09'03" E)

Drawn By: BS | Job# 25454

Sheet 1 of 1