RIPON ADDITION TO WINNECONNE

SOUTH 5TH STREET (BELLE STREET)

SOUTH 4TH STREET (GEORGE STREET)

CLEVELAND STREET (MILL STREET)

ASSESSOR'S PLAT NO. 1, VILLAGE OF WINNECONNE

EXISTING BUILDING

AREA
45,955 SQ. FT.
(1.055 ACRES)

S88°34'36"E (264') 263.58'

N88°30'28"W (264') 263.55'

N88°30'28"W (264') 263.54'

N00°02'19"E 174.25 (174.75')

S00°02'54"W 174.52' (174.75')

N00°02'19"E 66.02'

N00°02'19"E 66.02'

ASPHALT PAVEMENT

OFF STREET PARKING

CONCRETE PLANTER

WHEELCHAIR RAMP

ROW OF CEDAR TREES

BUILDING WALL ON LINE

GAS METER

0.3' ENCROACHMENT

1" IRON PIPE FND. 0.29' WEST

1" IRON PIPE FND 0.21' S. & 0.18' E.

12" CMP

10" CMP

GRAVEL

CONCRETE

WALK

GAS

EXIST. BUILDING

EXIST. SHED

Property Description
Per
Title Commitment Number: 2173227

Lot Seventeen (17), Eighteen (18), Nineteen (19), Twenty (20), Twenty-one (21),) and Twenty-two (22), Block Ten (10), according to the recorded Plat of Ripon Addition to Winneconne, in the Village of Winneconne, Winnebago County, Wisconsin.

Property Addresss: 122 South 4th Street
Winneconne, WI 54986

I, Michael J. Frank, Registered Land Surveyor No. S-2123, hereby certify: That I have surveyed the property described hereon and that the above map is a true representation thereof to the best of my knowledge and belief and shows the size and location of the property, its exterior boundaries, the location of all visible structures thereon, fences, apparent easements, 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 the title thereto within one (1) year from the date hereon, and as to them I certify the accuracy of said survey and map.

Dated this 25th Day of May, 2011

Michael J. Frank

WISCONSIN MICHAEL J. FRANK S-2123 HORTONVILLE, WI LAND SURVEYOR

LEGEND

- ■ = RAILROAD SPIKE SET
- ● = 1" DIA ROUND IRON PIPE FOUND
- ● = 1-1/4" DIA ROUND REBAR FOUND
- = HYDRANT
- Ø = POWER POLE
- WV = WATER VALVE
- S = SANITARY MANHOLE
- = CATCH BASIN
- = GUY WIRE
- = CONCRETE
- S = STREET SIGN

N W E S

BEARINGS ARE REFERENCED TO THE WEST LINE OF SOUTH 4TH STREET WHICH IS ASSUMED TO BEAR N00°02'54"E

SCALE IN FEET
0' 10' 20' 40'

REVISIONS

SCHULER & ASSOCIATES, INC.
LAND SURVEYORS & ENGINEERS
2711 N. MASON STREET, Suite F APPLETON, WI 54914-2126 (920) 734-9107

BOUNDARY SURVEY :
LOTS 17-22, BLOCK 10, PLAT OF RIPPON ADDITION TO WINNECONNE, VILLAGE OF WINNECONNE, WINNEBAGO COUNTY, WISCONSIN.

FOR: River Crossing Highlands LLC
660 W. Ridgeview Drive Appleton, WI 54911

DRAWN	MJF
DATE	05-24-11
SCALE	1"=20'
JOB NO.	4041
SHEET	1
OF	1 SHEETS

C:\DWG\EAGLE POINT\GRAVA\GRAVA-TOPO.DWG, 5/25/2011 12:21:41 PM