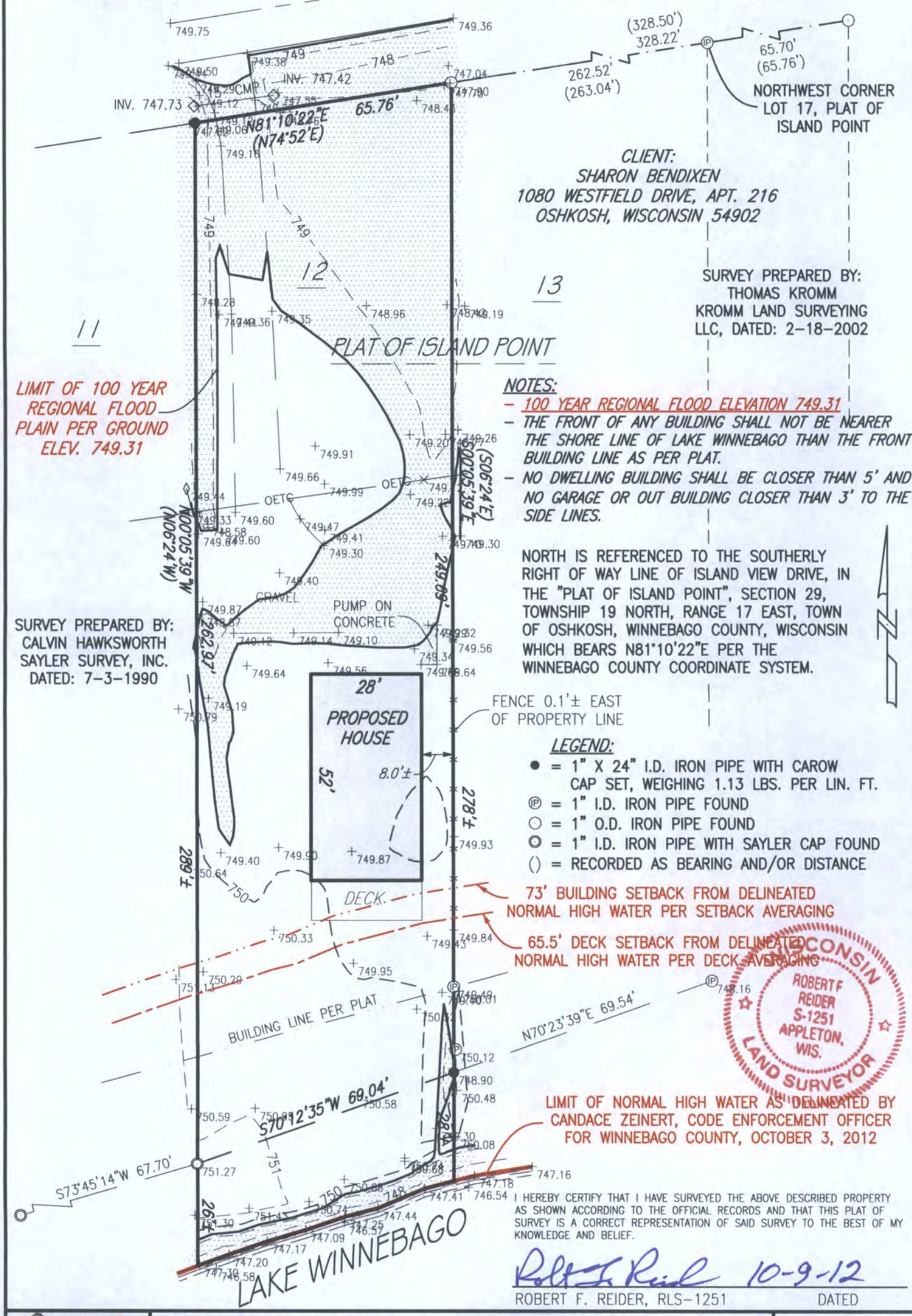
PLAT OF SURVEY

BENCHMARK:
RAILROAD SPIKE IN POWER POLE, ELEV. 750.46

ALL OF LOT 12, PLAT OF ISLAND POINT, BEING PART OF FRACTIONAL LOT 2, SECTION 29, TOWNSHIP 19 NORTH, RANGE 17 EAST, TOWN OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN. SAID PARCEL CONTAINS 18,400 SQUARE FEET (0.422 ACRES) OF LAND MORE OR LESS.



LIMIT OF 100 YEAR REGIONAL FLOOD PLAIN PER GROUND ELEV. 749.31

NOTES:

- 100 YEAR REGIONAL FLOOD ELEVATION 749.31
- THE FRONT OF ANY BUILDING SHALL NOT BE NEARER THE SHORE LINE OF LAKE WINNEBAGO THAN THE FRONT BUILDING LINE AS PER PLAT.
- NO DWELLING BUILDING SHALL BE CLOSER THAN 5' AND NO GARAGE OR OUT BUILDING CLOSER THAN 3' TO THE SIDE LINES.

NORTH IS REFERENCED TO THE SOUTHERLY RIGHT OF WAY LINE OF ISLAND VIEW DRIVE, IN THE "PLAT OF ISLAND POINT", SECTION 29, TOWNSHIP 19 NORTH, RANGE 17 EAST, TOWN OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN WHICH BEARS N81°10'22"E PER THE WINNEBAGO COUNTY COORDINATE SYSTEM.

SURVEY PREPARED BY:
CALVIN HAWKSWORTH
SAYLER SURVEY, INC.
DATED: 7-3-1990

FENCE 0.1'± EAST OF PROPERTY LINE

LEGEND:

- ● = 1" X 24" I.D. IRON PIPE WITH CAROW CAP SET, WEIGHING 1.13 LBS. PER LIN. FT.
- Ⓟ = 1" I.D. IRON PIPE FOUND
- ○ = 1" O.D. IRON PIPE FOUND
- ◎ = 1" I.D. IRON PIPE WITH SAYLER CAP FOUND
- () = RECORDED AS BEARING AND/OR DISTANCE

73' BUILDING SETBACK FROM DELINEATED NORMAL HIGH WATER PER SETBACK AVERAGING

65.5' DECK SETBACK FROM DELINEATED NORMAL HIGH WATER PER DECK AVERAGING

WISCONSIN ROBERT F REIDER S-1251 APPLETON, WIS. LAND SURVEYOR

LIMIT OF NORMAL HIGH WATER AS DELINEATED BY CANDACE ZEINERT, CODE ENFORCEMENT OFFICER FOR WINNEBAGO COUNTY, OCTOBER 3, 2012

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AS SHOWN ACCORDING TO THE OFFICIAL RECORDS AND THAT THIS PLAT OF SURVEY IS A CORRECT REPRESENTATION OF SAID SURVEY TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Robt F Reid 10-9-12

ROBERT F. REIDER, RLS-1251 DATED

CAROW LAND SURVEYING CO., INC.
615 N. LYNNDALE DRIVE., P.O. BOX 1297
APPLETON, WISCONSIN 54912-1297
PHONE 920-731-4168 FAX 731-5673

SCALE	1" = 30'
DRAWN BY	cp RDD
PROJECT NO.	A1209.8