

"PLAT OF SURVEY"

LOT SIXTEEN (16) IN PLAT OF ISLAND POINT, AND A PORTION OF GOVERNMENT LOT 2, ALL IN SECTION TWENTY-NINE (29), TOWNSHIP NINETEEN (19) NORTH OF RANGE SEVENTEEN (17) EAST, TOWN OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN. BEING LANDS DESCRIBED IN DOCUMENT NUMBER 1419966.

DREDGED

APPROXIMATE CENTERLINE
OF CHANNEL
WOOD SEAWALL 2.0'±
EAST OF PROPERTY LINE

SURVEY PREPARED BY:
ANDREW J. SHIE
MARTENSON & EISELE,
INC.
DATED: 5-07-2010

1,600 SQ.FT.±
(0.037 ACRES±)
UNDERWATER

SURVEY PREPARED
BY: THOMAS KROMM
KROMM LAND
SURVEYING LLC,
DATED: 2-18-2002

BENCHMARK:
RAILROAD SPIKE IN POWER
POLE #191729, ELEV. 750.01

ISLAND VIEW DR. (50')

1" I.D. IRON PIPE FOUND
S08°12'43"E, 0.23' OF
ACTUAL PROPERTY CORNER

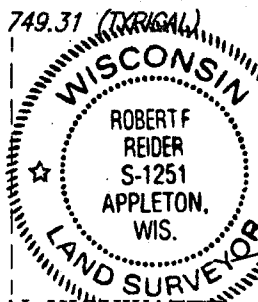
NORTHEAST CORNER
LOT 12, PLAT OF
ISLAND POINT

CLIENT:
JOE ZIELINSKI
C/O BIGGAR BY DESIGN
1589 COWLING BAY ROAD
NEENAH, WISCONSIN 54956

LEGEND:

- = 3/4" X 18" SOLID ROUND IRON REBAR SET, WEIGHING 1.502 LBS. PER LIN. FT.
- Ⓡ = 3/4" SOLID ROUND IRON REBAR FOUND
- Ⓟ = 1" I.D. IRON PIPE FOUND
- Ⓢ = 1" O.D. IRON PIPE FOUND
- Ⓣ = 1" I.D. IRON PIPE WITH M&E CAP FOUND
- () = RECORDED AS

LIMIT OF 100 YEAR REGIONAL
FLOOD PLAIN PER GROUND ELEV.



LOT 14
SURVEY PREPARED BY:
ANDREW J. SHIE
MARTENSON & EISELE,
INC.
DATED: 5-07-2010

LOCATION OF NORMAL HIGHWATER
AS DELINEATED BY ERIC
RASMUSSEN, CODE ENFORCEMENT
OFFICE WINNEBAGO COUNTY ON
JULY 23, 2013

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.

Robert F. Reider B-7-13
ROBERT F. REIDER, RLS-1251 DATED



CAROW LAND SURVEYING CO., INC.

615 N. LYNNDAL DRIVE., P.O. BOX 1297
APPLETON, WISCONSIN 54912-1297
PHONE: (920)731-4168 FAX 731-5673

SCALE
1" = 40'
DRAWN BY
cp RDD
PROJECT NO.
A1307.7

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.

LAKE WINNEBAGO

WATER ELEV. 747.0
JULY 23, 2013

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 IS ASSUMED TO
BEAR N81°15'41"E,

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

1" I.D. IRON PIPE FOUND
S08°12'43"E, 0.23' OF
ACTUAL PROPERTY CORNER

15,500 SQ.FT.±
(0.356 ACRES±)

"ISLAND POINT"

GARAGE

HOUSE

SHED

SHED

RETAINING WALL ALONG
PROPERTY LINE

GARAGE FLOOR
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

BENCHMARK:
5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2

APPROXIMATE LOCATION OF
75' BUILDING SETBACK
FROM NORMAL HIGHWATER

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5" SPIKE IN NORTHEAST
SIDE OF 15" BLACK WALNUT,
ELEV. 751.2