

CERTIFIED SURVEY MAP NO. \_\_\_\_\_.

BEING A PART OF THE NORTHEAST 1/4, SOUTHEAST 1/4, SOUTHWEST 1/4 AND NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 3 NORTH, RANGE 19 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF ROCHESTER, RACINE COUNTY, WISCONSIN.

OWNER: DANIEL P AND GERALDINE SCHWABE  
N12 W29127 CREEKSIDE COURT  
WAUKESHA, WI 53188

PREPARED BY: B.W. SURVEYING, INC.  
412 N. PINE STREET  
BURLINGTON, WI 53105  
JOB NO. 10243-CSM

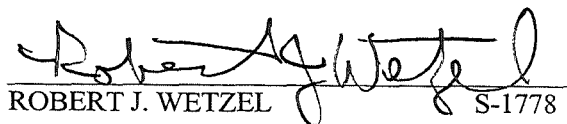
**LEGAL DESCRIPTION:**

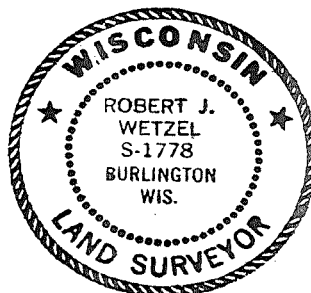
BEING A PART OF THE NORTHEAST 1/4, SOUTHEAST 1/4, SOUTHWEST 1/4 AND NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 3 NORTH, RANGE 19 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF ROCHESTER, RACINE COUNTY, WISCONSIN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTH 1/4 CORNER OF SAID SECTION 11, THENCE NORTH 01°50'03" WEST ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 SECTION 658.47 FEET; THENCE NORTH 88°00'14" EAST 957.23 FEET TO THE PLACE OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 01°59'46" WEST 516.04 FEET; THENCE NORTH 36°19'33" EAST 616.62 FEET; THENCE NORTH 48°20'46" WEST 555.65 FEET; THENCE NORTH 40°26'32" EAST 486.63 FEET TO A POINT ON THE WESTERLY LINE OF COUNTY TRUNK HIGHWAY "J" a.k.a. NORTH ENGLISH SETTLEMENT AVENUE; THENCE SOUTH 49°33'28" EAST 136.04 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY 1113.59 FEET ALONG SAID WESTERLY LINE BEING THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 2814.87 FEET AND WHOSE LONG CHORD BEARS SOUTH 38°13'28" EAST 1106.34 FEET; THENCE SOUTH 26°53'28" EAST ALONG SAID WESTERLY LINE 174.42 FEET; THENCE SOUTH 88°00'14" WEST 491.90 FEET; THENCE SOUTH 01°50'03" EAST 600.00 FEET; THENCE SOUTH 88°00'14" WEST 642.77 FEET TO THE PLACE OF BEGINNING. CONTAINING 24.72 ACRES OF LAND MORE OR LESS.

**SURVEYOR'S CERTIFICATE:**

I, ROBERT J. WETZEL, DO HEREBY CERTIFY THAT AT THE DIRECTION OF DANIEL P AND GERALDINE SCHWABE, I HAVE SURVEYED THE LAND DESCRIBED HEREON AND THAT THE MAP SHOWN IS A CORRECT REPRESENTATION OF ALL LOT LINES AND THAT I HAVE FULLY COMPLIED WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES, AND THE VILLAGE OF ROCHESTER SUBDIVISION ORDINANCE.

DATED THIS 29TH DAY OF JULY 2021  
REVISED THIS 21ST DAY OF OCTOBER, 2021

  
ROBERT J. WETZEL S-1778



# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

BEING PART OF THE NORTHEAST 1/4, SOUTHEAST 1/4, SOUTHWEST 1/4 AND NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 3 NORTH, RANGE 19 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF ROCHESTER, RACINE COUNTY, WISCONSIN.

CENTER  
SECTION 11-3-19  
N. 272,668.86  
E. 2,446,994.62

ZONED: C-1  
SETBACKS

STREET YARD = 100'  
SIDE YARD = 25'  
REAR YARD = 100'

BEARINGS HEREON RELATE TO THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 11-3-19, ASSUMED BEARING NORTH 01°50'03" WEST. "GRID NORTH, WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, BASED UPON NAD 1983/2011."

GRAPHIC SCALE



SCALE: 1" = 240'

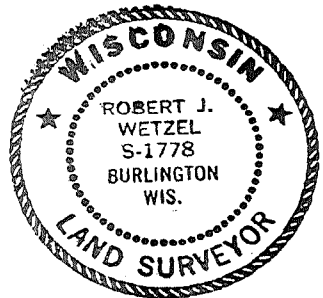
NOTE: WETLANDS FIELD STAKED BY K. SHERFINSKI ON BEHALF OF WETLAND AND WATERWAY CONSULTING, LLC. ON 10-05-21.

NOTE: WETLAND BUFFER TO BE PRESERVED FROM ENCROACHMENT, FILLING GRADING DISTURBANCE AND DEVELOPMENT.

APPROXIMATE LIMITS OF OLD TOWN DUMP

## LEGEND

- ◆ FOUND RACINE COUNTY MONUMENT (CONCRETE/CAP)
- FOUND 1-1/4" O.D. IRON PIPE
- SET 1-1/4" O.D. X 18" IRON PIPE WEIGHING NOT LESS THAN 1.68 POUNDS PER LINEAL FOOT.
- ⊘ FOUND 1" O.D. IRON PIPE
- △ SOIL BORING



## CURVE TABLE

CURVE	CENTRAL ANGLE	RADIUS	ARC	CHORD	CHORD BEARING
TOTAL	22°40'00"	2814.87'	1113.59'	1106.34'	S38°13'28"E
LOT 1	03°20'21"	2814.87'	164.06'	164.03'	S47°53'17"E
LOT 2	06°42'02"	2814.87'	329.19'	329.01'	S42°52'06"E
LOT 3	05°41'08"	2814.87'	279.29'	279.18'	S36°40'32"E
LOT 4	06°56'31"	2814.87'	341.04'	340.84'	S30°21'43"E

NOTE: TREE CUTTING WITHIN THE PRIMARY ENVIRONMENTAL CORRIDOR SHALL BE RESTRICTED OTHER THAN CONSTRUCTING A DRIVEWAY AND WITHIN 25 FOOT DRIPLINE OF ANY STRUCTURES PROPOSED TO BE BUILT ON THE PROPERTY. THIS DOES NOT INCLUDE THE REMOVAL OF DEAD, DISEASED, DYING TREES, OR REMOVAL OF INVASIVE SPECIES.

SOUTH 1/4 CORNER  
SECTION 11-3-19  
N. 270,036.51  
E. 2,447,078.92

SHEET 2 OF 3

*Robert J. Wetzel*  
ROBERT J. WETZEL S-1778  
JULY 29, 2021  
REVISED: OCTOBER 21, 2021

CERTIFIED SURVEY MAP NO. \_\_\_\_\_.

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**OWNER'S CERTIFICATE:**

WE, DANIEL P AND GERALDINE SCHWABE, HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED HEREON.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20

\_\_\_\_\_  
DANIEL P SCHWABE

\_\_\_\_\_  
GERALDINE SCHWABE

STATE OF WISCONSIN)  
COUNTY OF RACINE) ss

PERSONALLY CAME BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20 , THE ABOVE NAMED DANIEL P AND GERALDINE SCHWABE, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGE THE SAME.

\_\_\_\_\_  
NOTARY PUBLIC  
COUNTY OF RACINE, STATE OF WISCONSIN  
MY COMMISSION EXPIRES:

**VILLAGE OF ROCHESTER VILLAGE BOARD APPROVAL:**

THIS CERTIFIED SURVEY MAP IS HEREBY APPROVED BY THE VILLAGE OF ROCHESTER VILLAGE BOARD ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20 .

\_\_\_\_\_  
EDWARD J. CHART

PRESIDENT

\_\_\_\_\_  
SANDRA J. SWAN

VILLAGE CLERK

DATED THIS 29TH DAY OF JULY, 2021  
REVISED THIS 21ST DAY OF OCTOBER, 2021

*Robert J. Wetzel*  
ROBERT J. WETZEL S-1778

