

PLAT OF SURVEY

BEING ALL OF LOTS 16, 17 & 19 OF THE OXFORD ADDITION TO LAKE SHERWOOD, BEING PART OF THE SW1/4 OF SECTION 16, TOWNSHIP 20 NORTH, RANGE 6 EAST, TOWN OF ROME, ADAMS COUNTY, WISCONSIN.

LEGEND

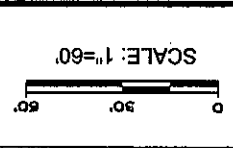
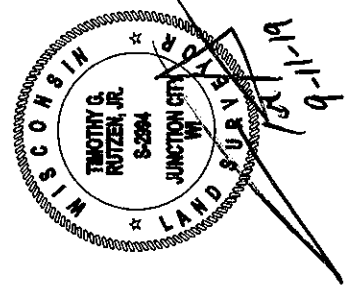
- SET .075" X 24" IRON BAR, 1.50lbs/ft
- ⊕ SECTION/QUARTER CORNER
- ⊙ FOUND 2.00" O.D. IRON PIPE
- ⊙ FOUND 0.75" IRON BAR
- ⊙ FOUND 1.00" O.D. IRON PIPE
- ⊙ WELL
- SV SEPTIC VENT
- SC SEPTIC CLEAN OUT
- (XX-XX) RECORD BEARING OR DISTANCE
- RIGHT-OF-WAY
- PROPERTY LINE
- MINOR LOT LINE
- UTILITY EASEMENT
- CENTERLINE
- RAILROAD TIE WALKWAY/FENCE
- ACCESS EASEMENT (WALKING ONLY)
- PER DOC. 541665 & DOC. 464462



BEARINGS BASED ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 16, ASSUMED TO BEAR S89°18'03"W

SURVEYOR'S NOTES

1. FOR STRUCTURE SETBACKS, CONTACT THE ADAMS COUNTY PLANNING & ZONING OFFICE.
2. FIELD SURVEY, INCLUDING LOCATING EDGE OF WATER AND ORDINARY HIGH WATER MARK WAS SURVEYED ON 9-5-19.
3. THE PURPOSE OF THE 5' ACCESS EASEMENT ALONG LOTS 19 & 20 ARE FOR PERPETUAL WALKING ACCESS TO LAKE SHERWOOD.
4. SEE SHEET 2 FOR FURTHER DETAIL AND RIPARIAN REPORT ON ESTABLISHMENT OF PROPERTY LINES FROM MEANDER LINE TO ORDINARY HIGH WATER MARK. BEING THAT THE ORDINARY HIGH WATER AS SHOWN FROM THE 1967 SUBDIVISION PLAT DOES NOT REFLECT THE ORDINARY HIGH WATER AS IS TODAY, A "COVE METHOD" OF APPOINTMENT WAS NECESSARY TO APPLY TO PROVIDE WATER ACCESS AND EQUAL EQUITY APPOINTMENT THROUGHOUT THE LOTS IN COVE.
10. THIS MAP DOES NOT TRANSFER PROPERTY OWNERSHIP OR SALE OF PROPERTY. TRANSFER OF PROPERTY REQUIRES A DEED.

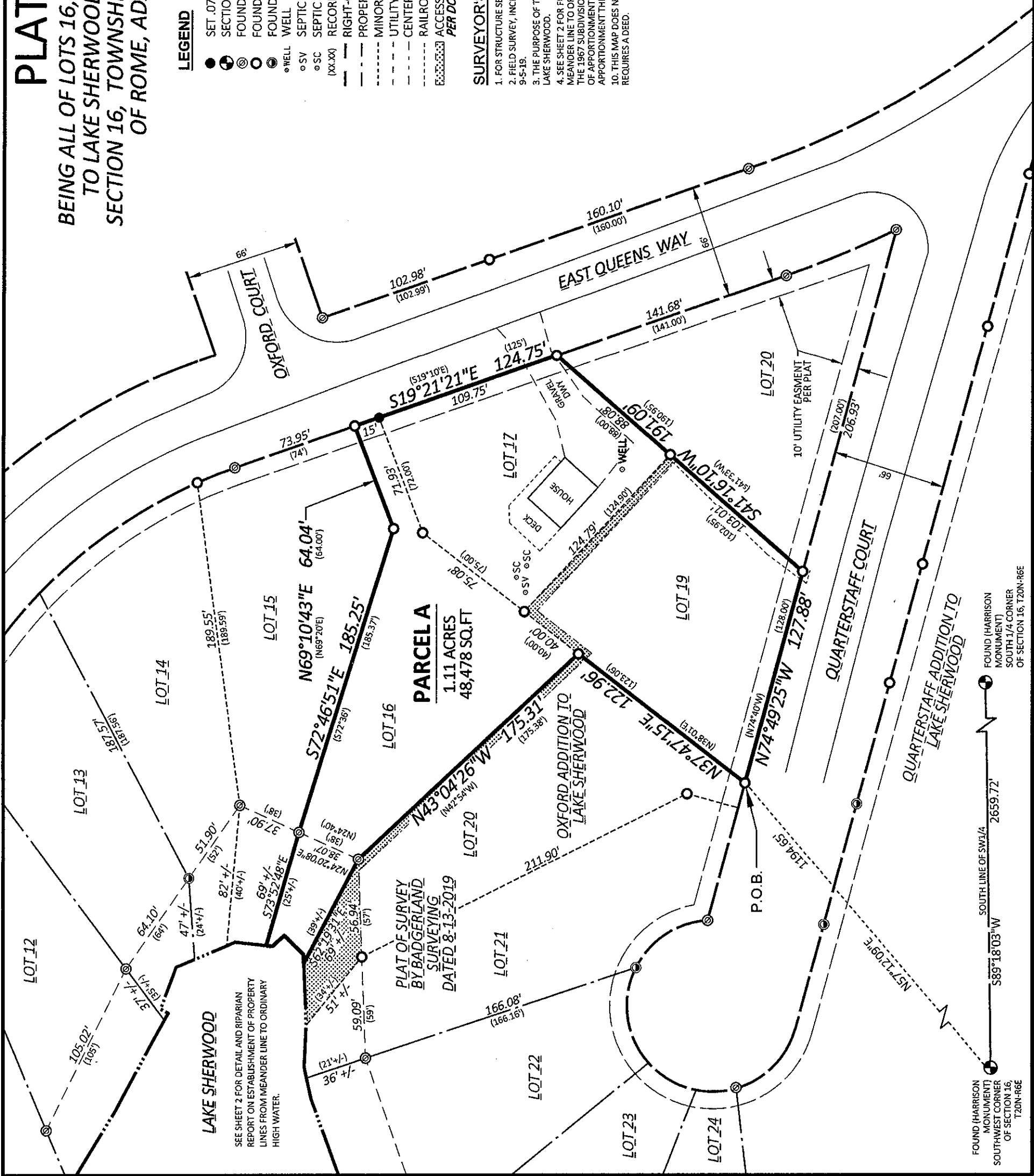


SHEET 1 OF 2

PLAT OF SURVEY

SURVEY FOR:
MONICA RYNES
1081 EAST QUEENS WAY
NEKOOSA, WI 54457

RUTZEN SURVEY SERVICES
LAND SURVEYING - MAPPING - CONSULTING
4340 PINE ROAD, JUNCTION CITY, WI 54443 (715) 983-0255 WWW.RUTZEN-SURVEY.COM
PROJECT: RYNES PDS
FIELD SURVEY: 9/6/19
DRAWN BY: TGR
DATE: 9/20/19



FOUND (HARRISON MONUMENT) SOUTHWEST CORNER OF SECTION 16, T20N-R6E 2659.72'

FOUND (HARRISON MONUMENT) SOUTHWEST CORNER OF SECTION 16, T20N-R6E

POS16200631015