

SITE MAP
-OF-

ISLAND VIEW CONDOMINIUM:

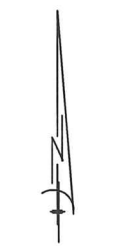
PART OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 3 NORTH, RANGE 19 EAST OF THE FOURTH PRINCIPAL MERIDIAN, TOWNSHIP OF BURLINGTON, COUNTY OF RACINE, STATE OF WISCONSIN AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT A CONCRETE MONUMENT AT THE NORTHWEST CORNER OF LOT 1, CURTIS BAY, A PLAT OF RECORD, THENCE NORTH 12°20' EAST, 33.79 FEET; THENCE NORTH 89°53' EAST, 45.18 FEET TO AN IRON PIPE STAKE; THENCE NORTH 02°45' EAST, 100.28 FEET TO A CONCRETE MONUMENT AT THE PLACE OF BEGINNING OF PARCEL OF LAND HEREINAFTER DESCRIBED; THENCE SOUTH 02°45' WEST, 100.28 FEET TO AN IRON PIPE STAKE; THENCE SOUTH 89°53' WEST, 133.96 FEET; THENCE NORTH 02°28'20" EAST, 130.85 FEET; THENCE NORTH 03°04' EAST, 103.37 FEET; THENCE NORTH 11°31'53" EAST, 162.00 FEET; THENCE SOUTH 78°28'07" EAST, 53.22 FEET; THENCE NORTH 03°06' WEST, 223.48 FEET; THENCE SOUTH 86°54' WEST, 55.30 FEET; THENCE NORTH 03°06' WEST, 122.05 FEET; THENCE NORTH 78°01' WEST, 90.54 FEET; THENCE SOUTH 45°13'50" WEST, 117.00 FEET; THENCE NORTH 78°01' WEST, 5.98 FEET; THENCE NORTH 45°13'50" EAST, 117.00 FEET; THENCE NORTH 78°01' WEST, 99.24 FEET TO THE CENTER LINE OF COUNTY HIGHWAY "W"; THENCE NORTH 45°13'50" EAST, 33.00 FEET; THENCE SOUTH 78°01' EAST, 261.68 FEET ALONG THE SOUTH LINE OF COWDREY AVENUE, TO A CONCRETE MONUMENT; THENCE SOUTH 03°06' EAST, ALONG THE WEST LINE OF OAK PARK AVENUE, 314.00 FEET; THENCE NORTH 87°02' EAST, 35.00 FEET TO A CONCRETE MONUMENT AT THE SOUTHWEST CORNER OF LOT 5 OF THE PLAT OF THE OAKS; THENCE NORTH 59°12' EAST, 390.28 FEET, MORE OR LESS, TO THE WATER'S EDGE OF BROWNS LAKE; THENCE EASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG BROWNS LAKE TO A POINT THAT IS SOUTH 89°03' EAST FROM THE PLACE OF BEGINNING; THENCE NORTH 89°03' WEST, 210.65 FEET, MORE OR LESS, TO THE PLACE OF BEGINNING.

TAX PARCEL NO. 002-03-19-28-049-000:

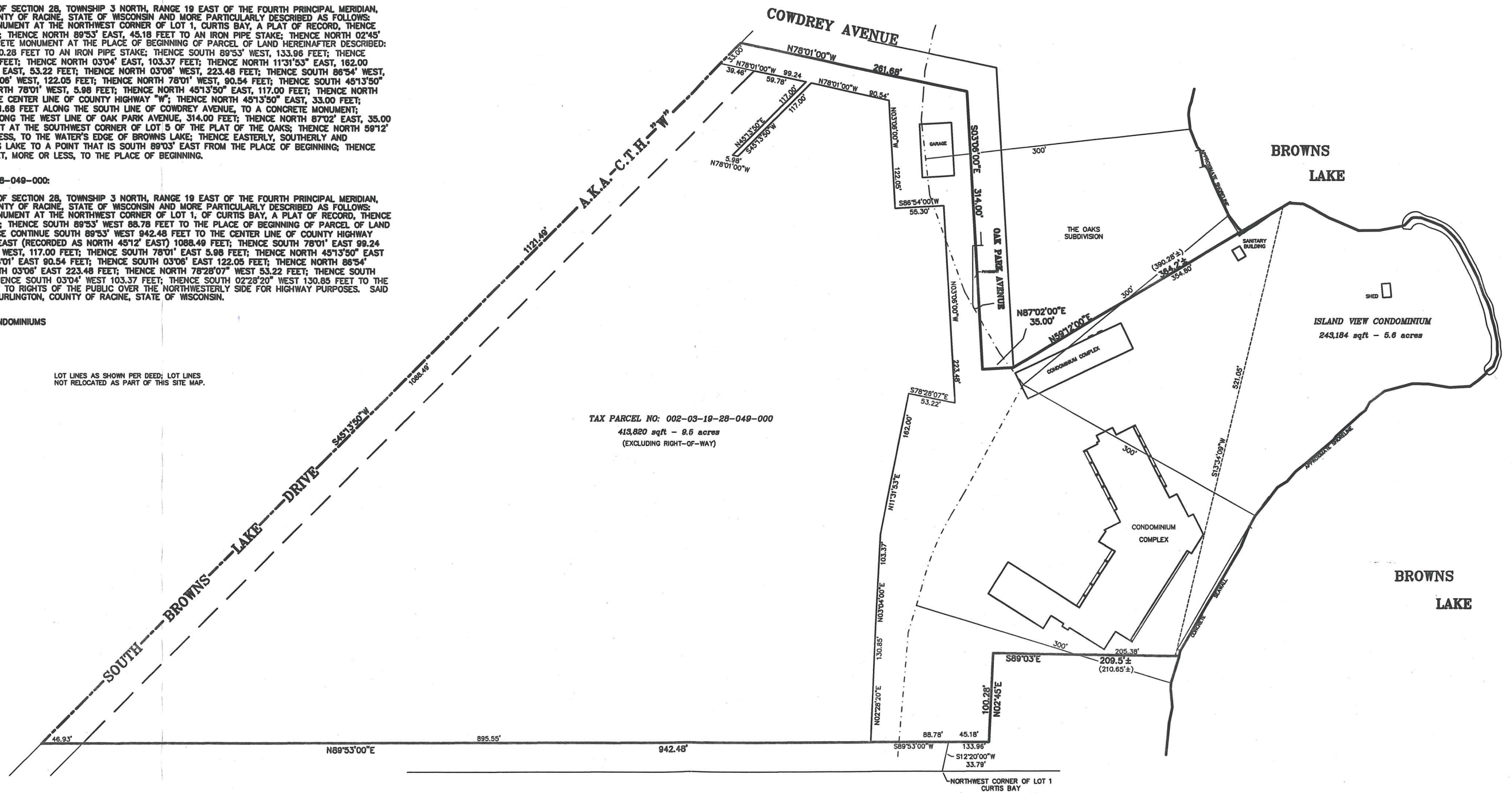
PART OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 3 NORTH, RANGE 19 EAST OF THE FOURTH PRINCIPAL MERIDIAN, TOWNSHIP OF BURLINGTON, COUNTY OF RACINE, STATE OF WISCONSIN AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT A CONCRETE MONUMENT AT THE NORTHWEST CORNER OF LOT 1, OF CURTIS BAY, A PLAT OF RECORD, THENCE NORTH 12°20' EAST, 33.79 FEET; THENCE SOUTH 89°53' WEST 88.78 FEET TO THE PLACE OF BEGINNING OF PARCEL OF LAND HEREINAFTER DESCRIBED; THENCE CONTINUE SOUTH 89°53' WEST 942.48 FEET TO THE CENTER LINE OF COUNTY HIGHWAY "W"; THENCE NORTH 45°13'50" EAST (RECORDED AS NORTH 45°12' EAST) 1088.49 FEET; THENCE SOUTH 78°01' EAST 99.24 FEET; THENCE SOUTH 45°13'50" WEST, 117.00 FEET; THENCE SOUTH 78°01' EAST 5.98 FEET; THENCE NORTH 45°13'50" EAST 117.00 FEET; THENCE SOUTH 78°01' EAST 90.54 FEET; THENCE SOUTH 03°06' EAST 122.05 FEET; THENCE NORTH 86°54' EAST 55.30 FEET; THENCE SOUTH 03°06' EAST 223.48 FEET; THENCE NORTH 78°28'07" WEST 53.22 FEET; THENCE SOUTH 11°31'53" WEST 162.00 FEET; THENCE SOUTH 03°04' WEST 103.37 FEET; THENCE SOUTH 02°28'20" WEST 130.85 FEET TO THE PLACE OF BEGINNING. SUBJECT TO RIGHTS OF THE PUBLIC OVER THE NORTHWESTERLY SIDE FOR HIGHWAY PURPOSES. SAID LAND BEING IN THE TOWN OF BURLINGTON, COUNTY OF RACINE, STATE OF WISCONSIN.

SURVEY FOR: ISLAND VIEW CONDOMINIUMS

LOT LINES AS SHOWN PER DEED; LOT LINES NOT RELOCATED AS PART OF THIS SITE MAP.



NOT TO SCALE



TAX PARCEL NO: 002-03-19-28-049-000
413,820 sqft - 9.5 acres
(EXCLUDING RIGHT-OF-WAY)

SEE SHEET 2 FOR ALL IMPERVIOUS SURFACES WITHIN 300' OF BROWNS LAKE

B.W. SURVEYING, INC.
412 N. PINE STREET
BURLINGTON, WI 53105
(262)-767-0225

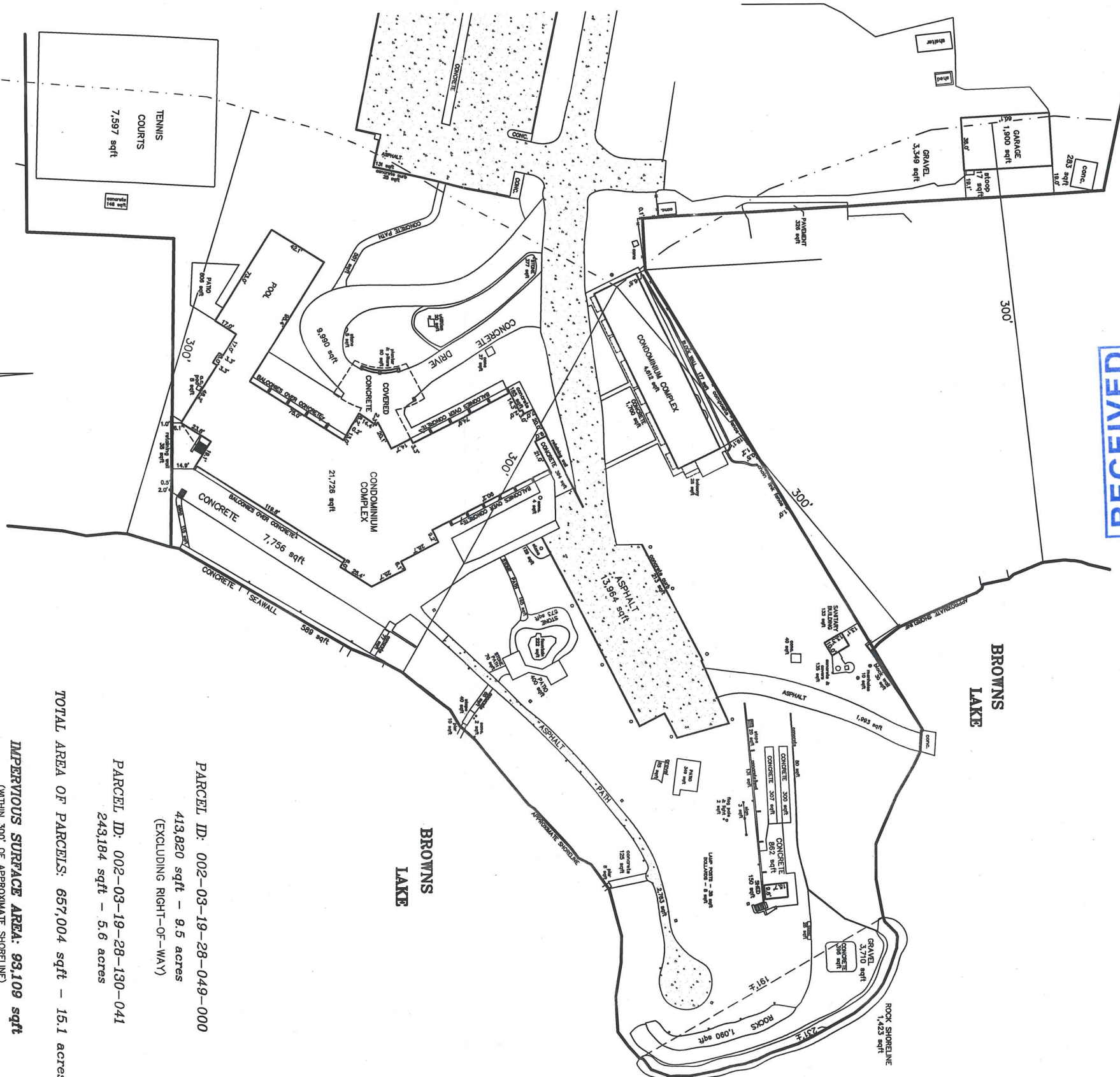
RECEIVED
DEC 09 2021
RACINE COUNTY

ROBERT J. WETZEL S-1778

DRAWN BY:	MT	DATE:	10-27-2021
CHECKED BY:	BW/DW	DRAWING NO.:	10538D
JOB NO.:	10538	SHEET	1 OF 2

RECEIVED
 DEC 6 0 330
 RACINE COUNTY

**DETAIL VIEW OF IMPERVIOUS SURFACE AREA
 WITHIN 300' OF BROWNS LAKE**



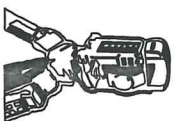
TOTAL AREA OF PARCELS: 657,004 sqft - 15.1 acres
 IMPERVIOUS SURFACE AREA: 93,109 sqft
 (WITHIN 300' OF APPROXIMATE SHORELINE)

PARCEL ID: 002-03-19-28-049-000
 413,820 sqft - 9.5 acres
 (EXCLUDING RIGHT-OF-WAY)

PARCEL ID: 002-03-19-28-130-041
 243,184 sqft - 5.6 acres

**BROWNS
 LAKE**

NOT TO SCALE



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DRAWN BY:	MT	DATE:	10-27-2021
CHECKED BY:	BW/DW	DRAWING NO.:	10538D
JOB NO.:	10538	SHEET	2 OF 2

REVISED: NOVEMBER 3, 2021