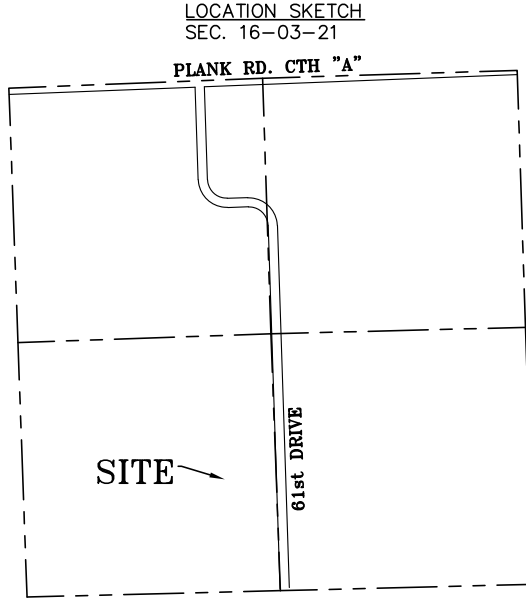


RACINE COUNTY CERTIFIED SURVEY MAP # _____

OF
BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16,
TOWN 3 NORTH, RANGE 21 EAST, IN THE VILLAGE OF YORKVILLE, COUNTY OF RACINE,
STATE OF WISCONSIN.

OWNER:
ANTHONY FOX
CHRISTA MCMAHON
1020 61ST DR
UNION GROVE, WI 53182



I, KEVIN C. LEWIS, WISCONSIN REGISTERED LAND SURVEYOR, HEREBY CERTIFY THAT I HAVE PREPARED THIS CERTIFIED SURVEY MAP; AS DIRECTED TO MAKE SAID SURVEY, DIVISION AND MAP BY THE OWNERS ANTHONY FOX AND CHRISTA MCMAHON; THE BOUNDARIES OF WHICH ARE DESCRIBED AS FOLLOWS:

BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16, TOWN 3 NORTH, RANGE 21 EAST, IN THE VILLAGE OF YORKVILLE, COUNTY OF RACINE, STATE OF WISCONSIN.

THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF S. 236.34 OF THE WISCONSIN STATE STATUTES AND THE VILLAGE OF YORKVILLE ORDINANCES. PER 236.21(1)(D)

SURVEYOR
DATED THIS ____ DAY OF _____, A.D. 20____.

KEVIN C. LEWIS
WISCONSIN REGISTERED LAND SURVEYOR S-2775

PREPARED: 02/23/24

PROJECT NUMBER
24013

CERTIFIED SURVEY MAP
FOX PROPERTY
1020 61st DRIVE
YORKVILLE, WISCONSIN

IG CONSULTING, INC.

CONSULTING CIVIL ENGINEERS & LAND SURVEYORS
300 MARQUARDT DRIVE WHEELING, ILLINOIS 60090 PH. (847) 215-1133 | FAX (847) 215-1177
1129 MAIN STREET UNION GROVE, WISCONSIN 53182 PH. (262) 878-6200 | ig@igconsulting.net

PREPARED FOR: ANTHONY FOX	SCALE: N/A
FIELD CREW: D.J.J.	FIELD WORK: 2024
DRAFTED BY: S.R.M.	CHECKED BY:

FIRM NO. 184-001330

PAGE 1 OF 3

RACINE COUNTY CERTIFIED SURVEY MAP

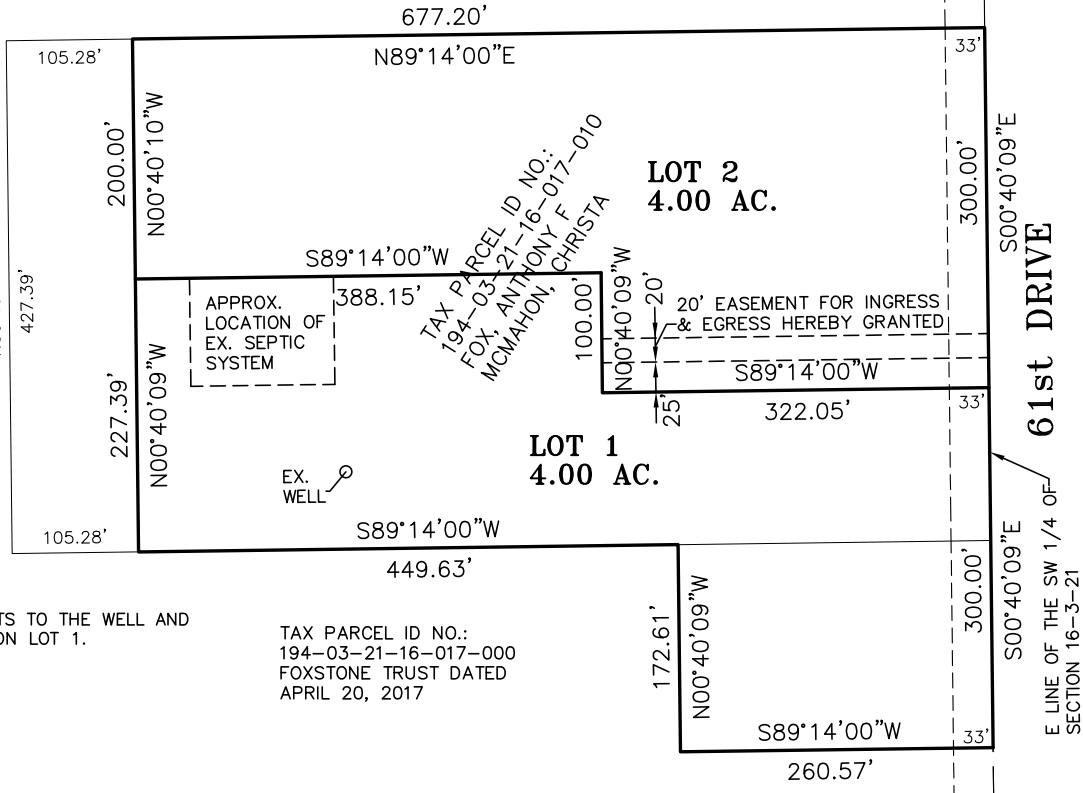
OF
BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 16,
TOWN 3 NORTH, RANGE 21 EAST, IN THE VILLAGE OF YORKVILLE, COUNTY OF RACINE,
STATE OF WISCONSIN.



NE 1/4 OF THE SW 1/4
SECTION 16-3-21
CAST IRON MONUMENT

TAX PARCEL ID NO.:
194-03-21-16-017-000
FOXSTONE TRUST DATED
APRIL 20, 2017

TAX PARCEL ID NO.:
194-03-21-16-017-000
FOXSTONE TRUST DATED
APRIL 20, 2017



NOTE:
LOT 2 HAS RIGHTS TO THE WELL AND
SEPTIC SYSTEM ON LOT 1.

TAX PARCEL ID NO.:
194-03-21-16-017-000
FOXSTONE TRUST DATED
APRIL 20, 2017

NOTE:
THE OWNER SHALL RECONSTRUCT,
RELOCATE OR REPLACE ANY TILE LINE
WHICH MAY BE DISTURBED BY THE
DEVELOPMENT OF A LOT CREATED BY A
MINOR SUBDIVISION SO AS TO PROVIDE
FOR THE CONTINUED OPERATION OF
SUCH TILE LINE AS BEFORE
DEVELOPMENT OF SUCH LOT. THE LOT
OWNER SHALL BE RESPONSIBLE FOR
THE FUTURE MAINTENANCE, OPERATION,
AND REPLACEMENT OF ALL PRIVATE
STORM/SURFACE WATER FACILITIES,
INCLUDING DRAIN TILES WHETHER
PREVIOUSLY MAPPED OR SUBSEQUENTLY
DISCOVERED.

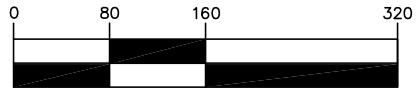
OWNER:
ANTHONY FOX
CHRISTA MCMAHON
1020 61ST DR
UNION GROVE, WI 53182

SE 1/4 OF THE SW 1/4
SECTION 16-3-21
CAST IRON MONUMENT

LEGEND

- (M) RECORD
- (R) MEASURED
- FOUND MONUMENT
- FOUND OLD IRON PIPE
- SET IRON PIPE 1" OUTSIDE DIAMETER AND AT LEAST 18" LONG, WEIGHING NOT LESS THAN 1.13 POUNDS PER LINEAL FOOT.

GRAPHIC SCALE



(IN FEET)
1 inch = 160 ft.

BASIS OF BEARING OF EAST LINE OF SOUTHWEST
1/4 OF SECTION 16-3-21
ASSUMED BEARING N01°40'09"W
BASIS OF BEARING WILL RELATE TO GRID NORTH,
STATE PLANE COORDINATE SYSTEM SOUTH SOUTH
(NAD 1983/2011) UPON FINAL CSM SUBMITTAL

PREPARED: 02/23/2024
ALL DISTANCES IN FEET AND DECIMAL PARTS THEREOF.
NO DIMENSIONS TO BE ASSUMED FROM SCALING.
COMPARE YOUR DESCRIPTION AND SITE MARKINGS WITH THIS PLAT AND AT ONCE REPORT ANY DISCREPANCIES WHICH YOU MAY FIND.
REFER TO TITLE REPORT FOR ANY EASEMENTS, COVENANTS, OR RESTRICTIONS THAT MAY EXIST BUT ARE NOT SHOWN HEREON.

PROJECT NUMBER
24013

CERTIFIED SURVEY MAP
FOX PROPERTY
1020 61st DRIVE
YORKVILLE, WISCONSIN

IG CONSULTING, INC.
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1129 MAIN STREET UNION GROVE, WISCONSIN 53182 PH. (262) 878-6200 | ig@igconsulting.net

PREPARED FOR: ANTHONY FOX	SCALE: 1"=160'
FIELD CREW: D.J.	FIELD WORK: 2024
DRAFTED BY: S.R.M.	CHECKED BY:

RACINE COUNTY CERTIFIED SURVEY MAP # _____

BEING PART OF THE NORTHEAST QUARTER ^{OF} OF THE SOUTHWEST QUARTER OF SECTION 16,
TOWN 3 NORTH, RANGE 21 EAST, IN THE VILLAGE OF YORKVILLE, COUNTY OF RACINE,
STATE OF WISCONSIN.

OWNER'S CERTIFICATE OF DEDICATION

AS OWNERS, WE HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED TO THIS PLAT TO BE SURVEYED, DIVIDED, DEDICATED AND MAPPED AS REPRESENTED ON THIS PLAT. WE ALSO CERTIFY THAT THIS CERTIFY SURVEY MAP IS REQUIRED BY S.236.34 TO BE SUBMITTED TO THE VILLAGE OF YORKVILLE, RACINE COUNTY, WISCONSIN FOR APPROVAL.

OWNER _____
ANTHONY FOX

OWNER _____
CHRISTA MCMAHON

STATE WISCONSIN }
 SS
RACINE COUNTY }

THE ABOVE NAMED ANTHONY FOX AND CHRISTA MCMAHON, KNOWN TO ME TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME, PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20_____

MY COMMISSION EXPIRES _____
NOTARY PUBLIC
PRINT NAME HERE _____

VILLAGE OF YORKVILLE PLANNING COMMISSION APPROVAL
THIS CERTIFIED SURVEY MAP APPROVED BY THE VILLAGE OF YORKVILLE PLANNING COMMISSION ON THIS _____ DAY OF _____, 20_____.

VILLAGE PRESIDENT _____ VILLAGE CLERK _____
PRINT NAME HERE _____ PRINT NAME HERE _____

VILLAGE OF YORKVILLE VILLAGE BOARD APPROVAL:
THIS CERTIFIED SURVEY MAP APPROVED BY THE VILLAGE OF YORKVILLE VILLAGE BOARD ON THIS _____ DAY OF _____, 20_____.

VILLAGE PRESIDENT _____ VILLAGE CLERK _____
PRINT NAME HERE _____ PRINT NAME HERE _____

OWNER:
ANTHONY FOX
CHRISTA MCMAHON
1020 61ST DR
UNION GROVE, WI 53182

PREPARED: 02/23/24

PROJECT NUMBER 24013	CERTIFIED SURVEY MAP
	FOX PROPERTY
	1020 61st DRIVE
	YORKVILLE, WISCONSIN

IG CONSULTING, INC.			
CONSULTING CIVIL ENGINEERS & LAND SURVEYORS 300 MARQUARDT DRIVE WHEELING, ILLINOIS 60090 PH. (847) 215-1133 FAX (847) 215-1177 1129 MAIN STREET UNION GROVE, WISCONSIN 53182 PH. (262) 878-6200 ig@igconsulting.net			
PREPARED FOR: ANTHONY FOX		SCALE: N/A	
FIELD CREW: D.J.	FIELD WORK: 2024	DRAFTED BY: S.R.M.	CHECKED BY: