

**ELECTRIC TRANSMISSION LINE
EASEMENT**

Not subject to Wis. Stat. § 77.22(1).

Document Number

The undersigned Grantor, Winnebago County, a municipal corporation aka Winnebago County, Wisconsin aka Winnebago County, (hereinafter called the "Grantor"), in consideration of the sum of Seven Thousand One Hundred and 00/100 Dollars (\$7,100.00) and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby grant, convey and warrant unto American Transmission Company LLC, a Wisconsin limited liability company, and its manager ATC Management Inc., a Wisconsin corporation, their successors, assigns, licensees and managers, (hereinafter jointly referred to as "Grantee"), the perpetual right and easement to construct, install, operate, maintain, repair, replace, rebuild, remove, relocate, inspect and patrol a line of structures, comprised of wood, concrete, steel or of such material as Grantee may select, and wires, including associated appurtenances for the transmission of electric current, together with communication signals and equipment restricted solely for the purpose of electric utility communication, upon, in, under, over and across property owned by the Grantor in the City of Oshkosh, County of Winnebago, State of Wisconsin, described as follows:

A part of the Grantor's land located in the parcel described in the Winnebago County Register of Deeds, recorded as Document Numbers 76750 and 916337, also being part of Lot 86 of Garden Home's Plat and part of West 12th Avenue, all located in the Northeast quarter of the Northeast quarter (NE ¼ NE ¼) of Section 27, Township 18 North, Range 16 East, Thirteenth Ward, City of Oshkosh, Winnebago County, Wisconsin.

Recording Area

Name and Return Address

HDR Engineering, Inc.
1601 Utica Avenue South, Suite 600
Minneapolis, MN 55416-3400

Parcel Identification Number(s)
91307370000

The legal description and location of the Perpetual Easement Strip is as shown on the Exhibit A, attached hereto and incorporated by reference in this easement document.

The Grantee is also granted the associated necessary rights to:

- 1) Enter upon the easement strip for the purposes of exercising the rights conferred by this easement.
- 2) Construct, install, operate, maintain, repair, replace, rebuild, remove, relocate, inspect and patrol the above described facilities and other appurtenances that the Grantee deems necessary.
- 3) Trim, cut down and remove any or all brush, shrubs, trees, and overhanging branches now or hereafter existing on said easement strip.
- 4) Cut down and remove such dead, dying, diseased, decayed, leaning trees or tree parts now or hereafter existing on the property of the Grantor located outside of said Perpetual Easement Strip that in Grantee's judgment, may interfere with Grantee's full use of the Perpetual Easement Strip for the purposes stated herein or that pose a threat to the safe and reliable operation of the Electric Transmission Facilities; together with the right, permission and authority to enter in a reasonable manner upon the property of the Grantor adjacent to said Perpetual Easement Strip for such purpose.

The Grantee shall pay a reasonable sum for all damages to property, crops, fences, livestock, lawns, roads, fields and field tile (other than brush and trees trimmed or cut down and removed), caused by the construction, maintenance, replacement or removal of said facilities.

Within the Perpetual Easement Strips, and without first securing the prior written consent of the Grantee, Grantor agrees that they will not:

- 1) Locate any dwelling or mobile home intended for residential occupancy; or
- 2) Construct, install or erect any structures or fixtures, including but not limited to swimming pools; or
- 3) Construct any non-residential type building; or
- 4) Store flammable goods or products; or
- 5) Plant trees or shrubs; or
- 6) Place water, sewer or drainage facilities; or
- 7) Change the grade more than one (1) foot.

It is understood and agreed that the Grantor shall have the right to use and maintain the present existing wooden fence and chain link fence within the perpetual easement strip, subject to the Grantee's rights and the terms and conditions applicable to the Grantor's use of the perpetual easement strip set forth in this Electric Transmission Line Easement. However, the Grantor agrees not to enlarge said wooden fence and chain link fence or install any appendages that will cause Grantee's

facilities to be in violation of any applicable laws, rules, or regulations, including, without limitation, those dealing with safe work practices and the operation of equipment near electrical lines and equipment, and the provisions of the Wisconsin State Electrical Code and any amendments thereto, without first securing the prior written consent of the Grantee. The Grantor also agrees not to perform any work on the wooden fence and chain link fence within the perpetual easement strip other than normal maintenance without first securing the prior written consent of the Grantee. It is understood and agreed, however, that the Grantor has the right to repair and/or replace the existing wooden fence and chain link fence within its present boundaries in the event of destruction, damage or deterioration. The Grantee shall pay a reasonable sum for damages to the wooden fence and chain link fence caused by the construction, installation, operation, maintenance, repair, replacement, rebuilding, removing, relocation, inspection, or patrolling of said electric transmission line facilities.

Grantor warrants and represents that Grantor has clear, merchantable, fee simple title to said property, and that Grantor knows of no claim, pending contract for sale, or negotiation for such contract of sale for any of the lands described herein.

This agreement is binding upon the heirs, successors and assigns of the parties hereto, and shall run with the lands described herein.

[SIGNATURES AND ACKNOWLEDGEMENT ON NEXT PAGE]

WITNESS the signature(s) of the Grantor this _____ day of _____, 20____.

Winnebago County

Signature

Printed Name

Title

Signature

Printed Name

Title

ACKNOWLEDGEMENT

STATE OF WISCONSIN)
) SS
COUNTY OF)

Personally came before me this _____ day of _____, 20____, the above named
_____ as _____, and to the above named
_____ as _____, of Winnebago County, to me known to be
the person who executed the foregoing instrument in such capacity and acknowledged the same.

Notary Signature

Printed Name

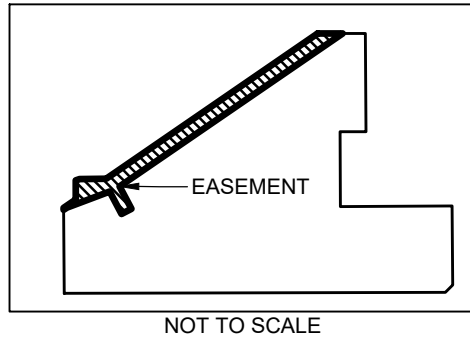
Notary Public, State of Wisconsin

My Commission expires (is) _____

EASEMENT DESCRIPTION MAP (EXHIBIT A)

ATC ID: EOD-OSH-0120
PARCEL NO. 91307370000

LOCATION MAP:
TPN 91307370000



NE CORNER
SECTION 27
T18N, R16E

WEST 11TH AVENUE

KANSAS STREET
(50' WIDE R.O.W.)

EAST LINE, SECTION 27

1070.09'

S00°23'39"E 2662.47'

1592.38'

E 1/4 CORNER
SECTION 27
T18N, R16E

NE 1/4 - NE 1/4
SECTION 27

WEST 12TH AVENUE

N55°32'07"E
689.19'

30.0'

S55°32'22"W
726.03'

SEE PAGE 2
MATCHLINE

DOC. 916337

LOT 84
PLAT OF GARDEN HOMES

LOT 3
LEACH'S MAP OF 1894

N89°36'21"E
922.30'

EOD-OSH-0120
TPN 91307370000

WEST 12TH
AVENUE

LOT 85
PLAT OF GARDEN HOMES

DOC. 76750

LOT 6
LEACH'S MAP OF 1894

N69°30'12"E
11.51'

N89°37'09"E
70.86'

N00°23'57"W
51.29'

N55°32'07"E
39.64'

N00°24'25"W
5.22'

S55°30'43"W
10.91'

S69°30'12"W
122.63'

N27°34'03"W
68.10'

S62°25'57"W
30.00'

P.O.B.

S27°34'03"E
68.06'

LOT 86
PLAT OF GARDEN HOMES

LEGEND



PLSS CORNER

POINT OF BEGINNING

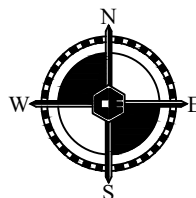
TAX PARCEL NUMBER

GRANTOR PARCEL LINE

PARCEL LINE

RIGHT OF WAY LINE

TRANSMISSION REFERENCE LINE



1 INCH = 80 FEET

MAP KEY



ATC TRANSMISSION LINE EASEMENT
= 33,905 SQFT / 0.778 ACRES +/-

CITY OF OSHKOSH, WINNEBAGO COUNTY

NOTE - BEARINGS ARE BASED ON THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US FEET, GRID DISTANCE. THIS DRAWING SHOULD BE USED ONLY AS A REPRESENTATION OF THE LOCATION OF THE EASEMENT BEING CONVEYED. THE EXACT LOCATION OF ALL STRUCTURES, LINES AND APPURTENANCES IS SUBJECT TO CHANGE WITHIN THE BOUNDARIES OF THE RIGHTS-OF-WAY HEREIN GRANTED.



COLEMAN ENGINEERING COMPANY
IRON MOUNTAIN • IRONWOOD • NEGAUNEE • GREEN BAY
www.coleman-engineering.com



EXHIBIT A

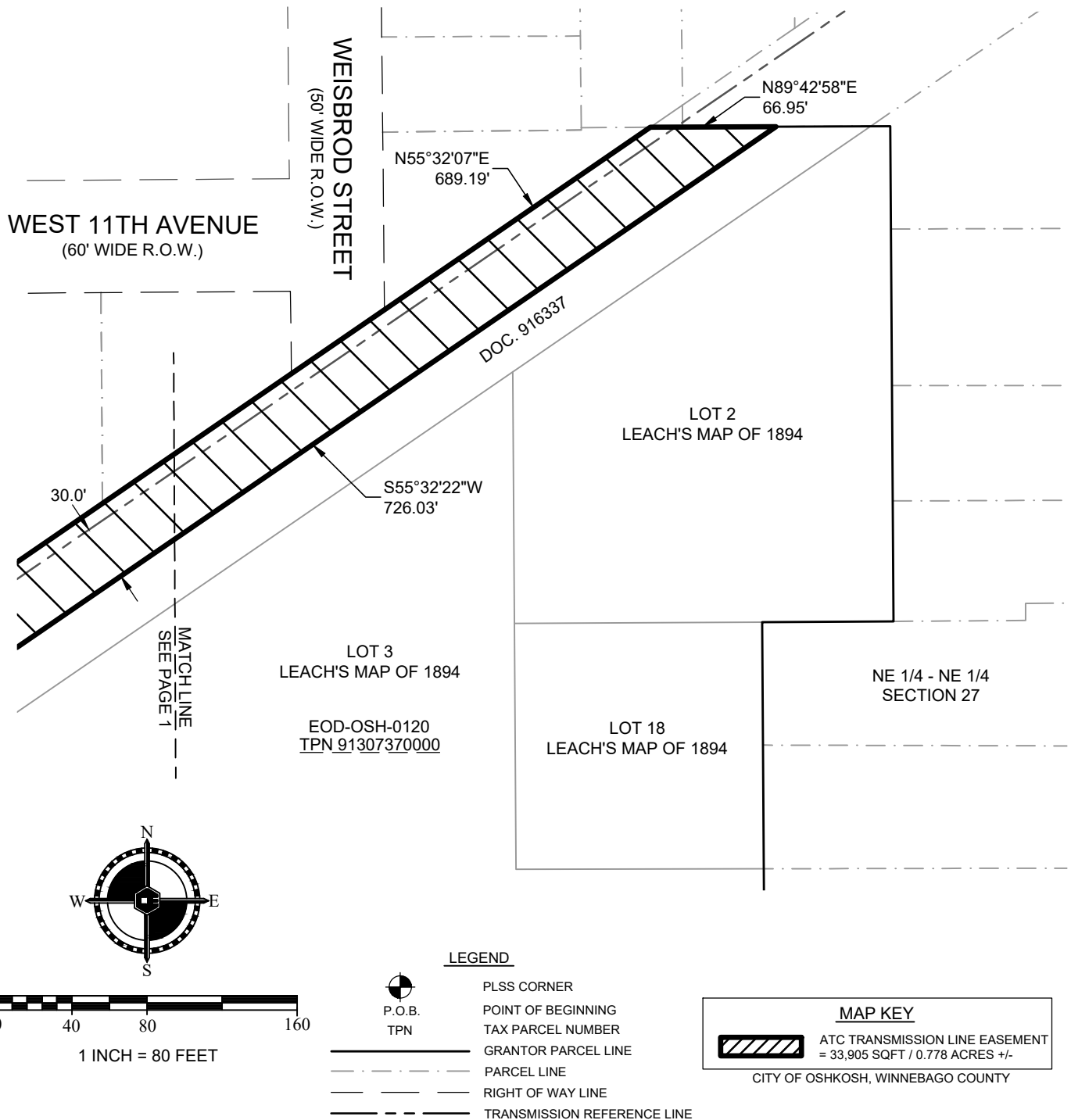
Page 1 of 5 DATE: 4/21/22

SKETCH SCALE: 1" = 80'

Job # 211163

EASEMENT DESCRIPTION MAP (EXHIBIT A)

ATC ID: EOD-OSH-0120
PARCEL NO. 91307370000



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EXHIBIT A

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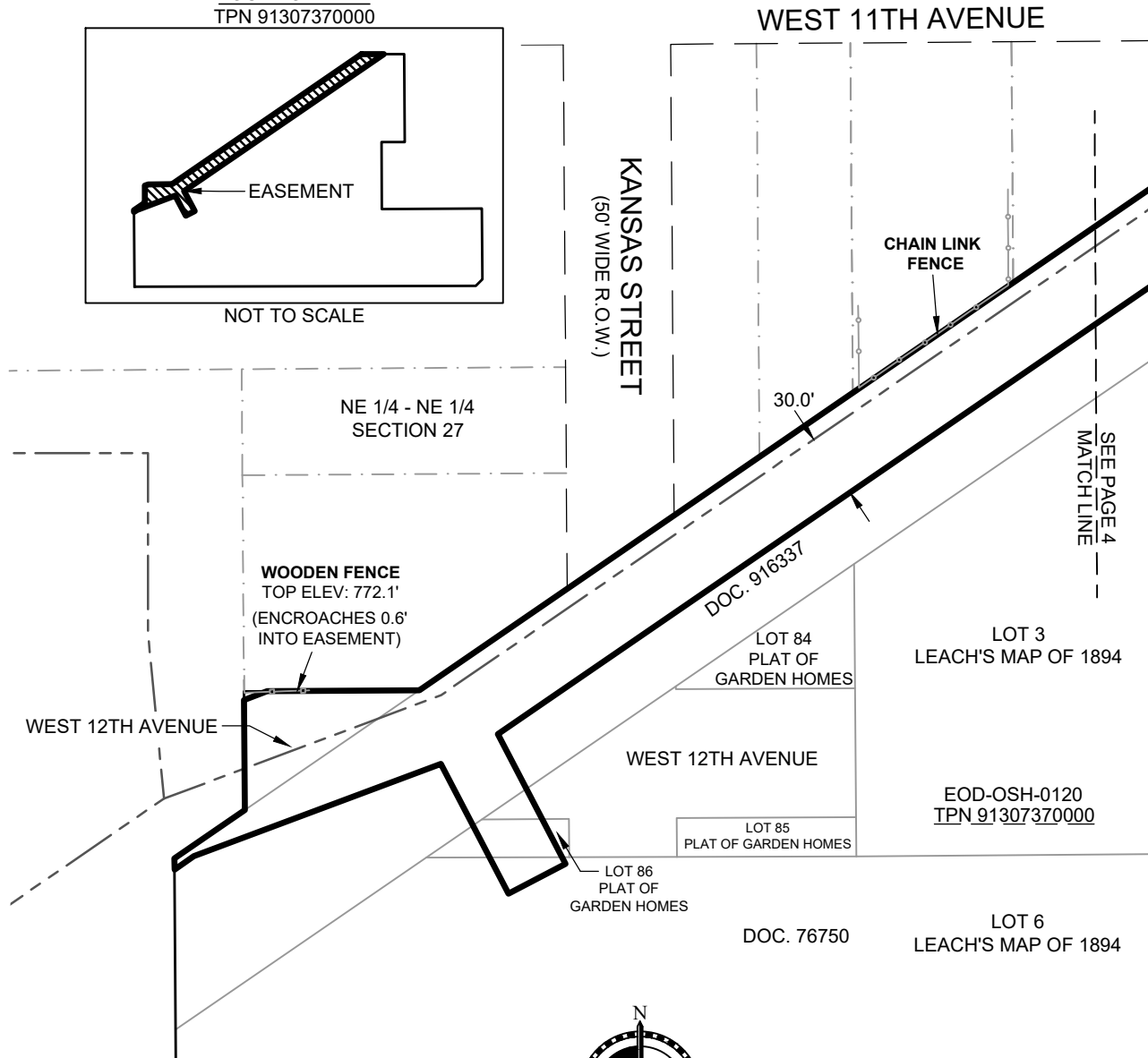
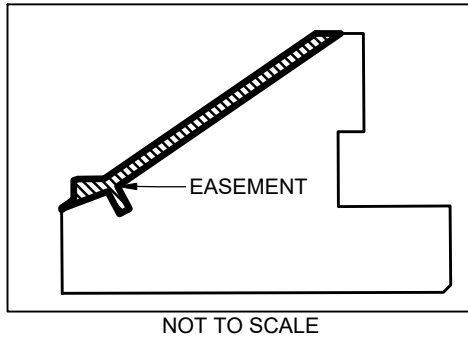
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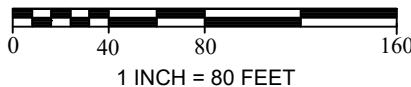
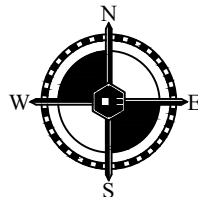
ATC ID: EOD-OSH-0120
PARCEL NO. 91307370000

LOCATION MAP:
TPN 91307370000



LEGEND

TPN	TAX PARCEL NUMBER
—	GRANTOR PARCEL LINE
—	RIGHT OF WAY LINE
—	PARCEL LINE
—	WOODEN FENCE
—	CHAIN LINK FENCE
—	TRANSMISSION REFERENCE LINE



MAP KEY

	ATC TRANSMISSION LINE EASEMENT = 33,905 SQFT / 0.778 ACRES +/-
CITY OF OSHKOSH, WINNEBAGO COUNTY	

NOTE - BEARINGS ARE BASED ON THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US FEET, GRID DISTANCE.
VERTICAL DATUM: NAVD88 ADJUSTED BY WISDOT 2012.

THIS DRAWING SHOULD BE USED ONLY AS A REPRESENTATION OF THE LOCATION OF THE EASEMENT BEING CONVEYED. THE EXACT LOCATION OF ALL STRUCTURES, LINES AND APPURTENANCES IS SUBJECT TO CHANGE WITHIN THE BOUNDARIES OF THE RIGHTS-OF-WAY HEREIN GRANTED.



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EXHIBIT A

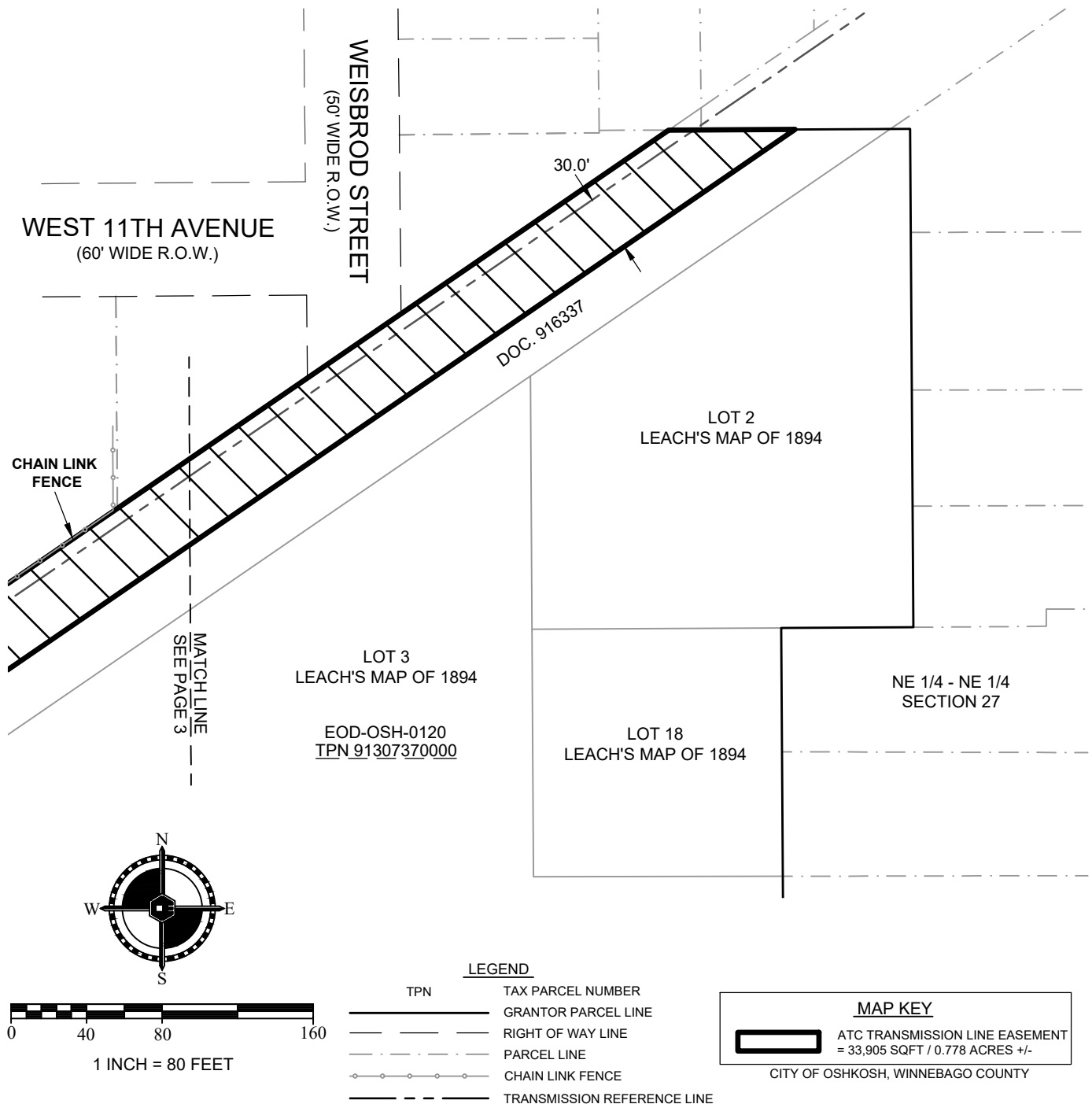
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SKETCH SCALE: 1" = 80'

Job # 211163

EASEMENT DESCRIPTION MAP (EXHIBIT A)

ATC ID: EOD-OSH-0120
PARCEL NO. 91307370000



NOTE - BEARINGS ARE BASED ON THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US FEET, GRID DISTANCE.
VERTICAL DATUM: NAVD88 ADJUSTED BY WISDOT 2012.
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EXHIBIT A

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SKETCH SCALE: 1" = 80'

Job # 211163

EASEMENT DESCRIPTION MAP (EXHIBIT A)

ATC ID: EOD-OSH-0120
PARCEL NO. 91307370000

EASEMENT DESCRIPTION MAP (EXHIBIT A)

A variable width easement which crosses the grantor's premises, being part of the parcel described in the Winnebago County Register of Deeds, recorded as Document Numbers 76750 and 916337, also being part of Lot 86 of Garden Home's Plat and part of West 12th Avenue, all located in the Northeast quarter of the Northeast quarter (NE 1/4 - NE 1/4) of Section 27, Township 18 North, Range 16 East, Thirteenth Ward, City of Oshkosh, Winnebago County, Wisconsin described as:

Commencing at the Northeast (NE) corner of said Section 27; thence S00°23'39"E along the East line of said Section 27, a distance of 1070.09 feet; thence S89°36'21"W, a distance of 922.30 feet to the POINT OF BEGINNING (P.O.B.).

Thence S27°34'03"E, a distance of 68.06 feet; thence S62°25'57"W, a distance of 30.00 feet; thence N27°34'03"W, a distance of 68.10 feet; thence S69°30'12"W, a distance of 122.63 feet; thence S55°30'43"W, a distance of 10.91 feet to a point on a West property line of the Grantor parcel; thence N00°24'25"W along a West property line of the Grantor parcel, a distance of 5.22 feet to a Northwest property line of the Grantor parcel; thence N55°32'07"E along a Northwest property line of the Grantor parcel, a distance of 39.64 feet to a West property line of the Grantor parcel; thence N00°23'57"W along a West property line of the Grantor parcel, a distance 51.29 feet; thence N69°30'12"E, a distance of 11.51 feet to a point on a North property line of the Grantor parcel; thence N89°37'09"E along a North property line of the Grantor parcel, a distance of 70.86 feet to a Northwest property line of the Grantor parcel; thence N55°32'07"E along a Northwest property line of the Grantor parcel, a distance 689.19 feet to a North property line of the Grantor parcel; thence N89°42'58"E along a North property line of the Grantor parcel, a distance of 66.95 feet; thence S55°32'22"W, a distance of 726.03 feet to the POINT OF BEGINNING (P.O.B.).

The above described easement contains 33,905 sqft / 0.778 acres more or less, and is subject to restrictions, rights-of-way and easements of record.

BEARINGS ARE BASED ON THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US FEET, GRID DISTANCE



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EXHIBIT A

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SKETCH SCALE: N/A

Job # 211163