

PLAT OF SURVEY / LEGAL DESCRIPTION

GENERAL LOCATION

BEING A PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 4781 AS RECORDED IN DOCUMENT NO. 1130155, BEING A PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 20 NORTH, RANGE 17 EAST, VILLAGE OF FOX CROSSING, WINNEBAGO COUNTY, WISCONSIN.

Surveyor's Certificate

I, Jordan G. Brost, Professional Land Surveyor, hereby certify:

That I have surveyed and mapped a part of Lot 1 of Certified Survey Map No. 4781 as recorded in Document No. 1130155, being located in part of the Southeast 1/4 of the Southwest 1/4 of Section 18, Township 20 North, Range 17 East, Village of Fox Crossing, Winnebago County, Wisconsin, described as follows:

Commencing at the South 1/4 corner of Section 18, Township 20 North, Range 17 East;
Thence N 00°12'05"E, 59.94 feet to a point on the South line of Lot 1 of Certified Survey Map No. 4781, said line also being the North right-of-way Line of County Road II;
Thence N 89°47'55"W along said North right-of-way line, 72.93 feet to the point of beginning (POB) of the parcel to be described;
Thence continuing N 89°47'55"W along said North right-of-way line, 159.34 feet;
Thence N 35°12'05"E, 63.53 feet;
Thence S 89°47'55"E, 29.00 feet;
Thence S 34°47'55"E, 20.41 feet;
Thence S 89°47'55"E, 46.87 feet;
Thence S 44°47'55"E, 49.95 feet to the point of beginning.

Containing: 5,248 Square Feet - 0.120 Acres.

Subject to (if any) covenants, conditions, restrictions, right-of-ways and easements of record.

That I have made such survey by the direction of Neenah Joint School District and hereby certify that the property shown and described hereon was surveyed and mapped under my direction according to Chapter A-E7 of Wisconsin Administrative Code, minimum standards for property surveys. That such survey is correct representation of the exterior boundaries of the lands surveyed to the best of my knowledge and belief.

Dated this 22nd day of July, 2021.



OWNER:

BADGERS LLC
C/O CAPITAL ACCOUNTING
400 GOODYS LANE, SUITE 100
KNOXVILLE, TN 37922

CLIENT :

NEENAH JOINT SCHOOL DISTRICT
410 S. COMMERCIAL STREET
NEENAH, WI 54956



Civil Engineering
Land Surveying
Landscape Architecture
Jordan G. Brost, PLS #3009
4941 Kirchling Court
Stoughton Point, WI 54481
715.344.9999 (Ph) 715.344.9922 (Fax)

THIS INSTRUMENT WAS DRAFTED BY JORDAN BROST
AND DRAWN BY JORDAN BROST

FIELD BOOK _____ PAGE _____
JOB # 20.424

SHEET 2 OF 2 SHEETS

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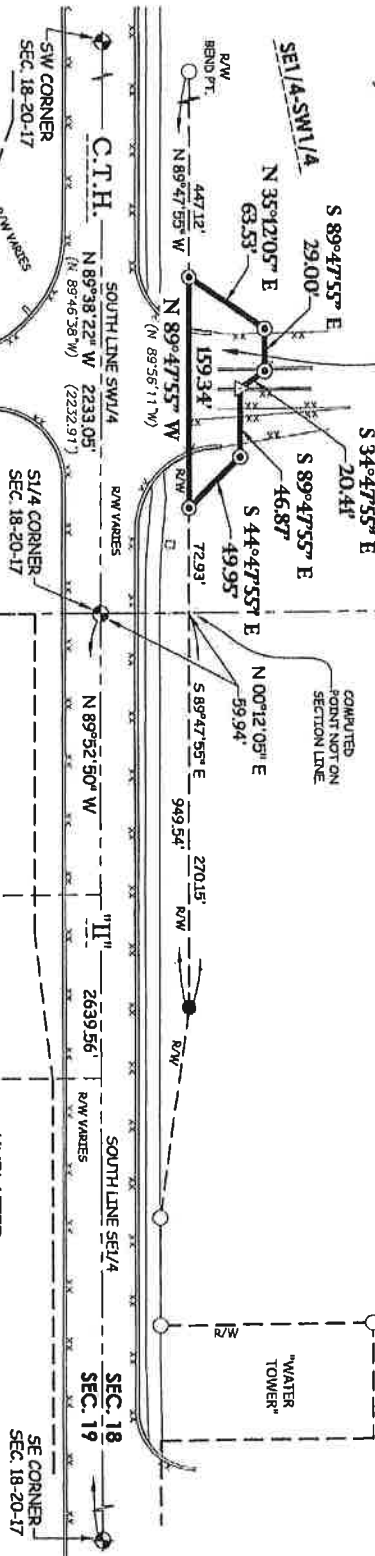
CLIENT:
NEENAH JOINT SCHOOL DISTRICT
410 S. COMMERCIAL STREET
NEENAH, WI 54956

LANDS BY
NEENAH JOINT
SCHOOL DISTRICT

LOT 1
CSM # 2398

UNPLATTED
LANDS BY
OTHERS

FIELDWORK
COMPLETED ON
JULY 20, 2021



PARCEL "A"
5,248 Sq. Feet
0.120 Acres

LOT 1
CSM # 4781
BY OTHERS
1210575

SW 1/4-SE 1/4

BASIS OF BEARINGS

THE SOUTH LINE OF THE SW 1/4, SEC. 18, T20N, R17E, WHICH BEARS N 89°38'22" W AND IS REFERENCED TO THE WINNEBAGO COUNTY CRD. SYSTEM, NAD83 (1997).



LEGEND

- 3/4" O.D. X 18" IRON BAR SET
- WEIGHING 150 LBS/LIN. FT.
- 1-1/4" O.D. IRON PIPE FOUND
- 3/4" O.D. IRON BAR FOUND
- BERNSTEIN ALUMINUM MON. FOUND
- MAG NAIL SET IN CONCRETE CURB
- RECORDED AS
- EDGE OF BITUMINOUS



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SHEET 1 OF 2 SHEETS