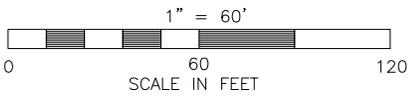


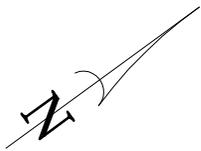
CERTIFIED SURVEY MAP NO. \_\_\_\_\_

ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 2680, BEING ORIGINALLY A PART OF BLOCK 9 AND VACATED BRIGHTON DRIVE AND LOT 3, BLOCK 8 OF BRIGHTON BEACH PLAT, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN.

BEARINGS ARE REFERENCED TO MATCH CERTIFIED SURVEY MAP NO. 2680



SURVEY FOR  
JEFFREY HESSON  
244 E. DOTY AVENUE  
NEENAH, WI 54957



LEGEND

- 1" O.D. IRON PIPE SET, 18" LONG, WEIGHING 1.130 LBS. PER LIN. FOOT
- 1" O.D. IRON PIPE FOUND
- ▲ P.K. NAIL FOUND
- 3/4" O.D. REBAR FOUND
- ⊙ POWER POLE
- ▷ GUY WIRE
- ▣ CABLE PEDESTAL
- ▤ ELECTRICAL PEDESTAL
- ▥ TELEPHONE PEDESTAL
- E- UNDERGROUND ELECTRIC APPROXIMATE LOCATION
- T- UNDERGROUND TELEPHONE APPROXIMATE LOCATION

SEE SHEET 2 FOR ADDITIONAL NOTES AND RESTRICTIONS

LOT AREA

LOT 2		
LOT	18,337 SQ.FT.	0.420 ACRES
MEANDER	293 SQ.FT.±	0.007 ACRES±
TOTAL	18,630 SQ.FT.±	0.427 ACRES±

CURVE TABLE

C1  
Radius = 50.00'  
Delta = 045°19'16"  
Length = 39.55'  
Chord = N 68°58'01" E  
38.53'

Martenson & Eisele, Inc.

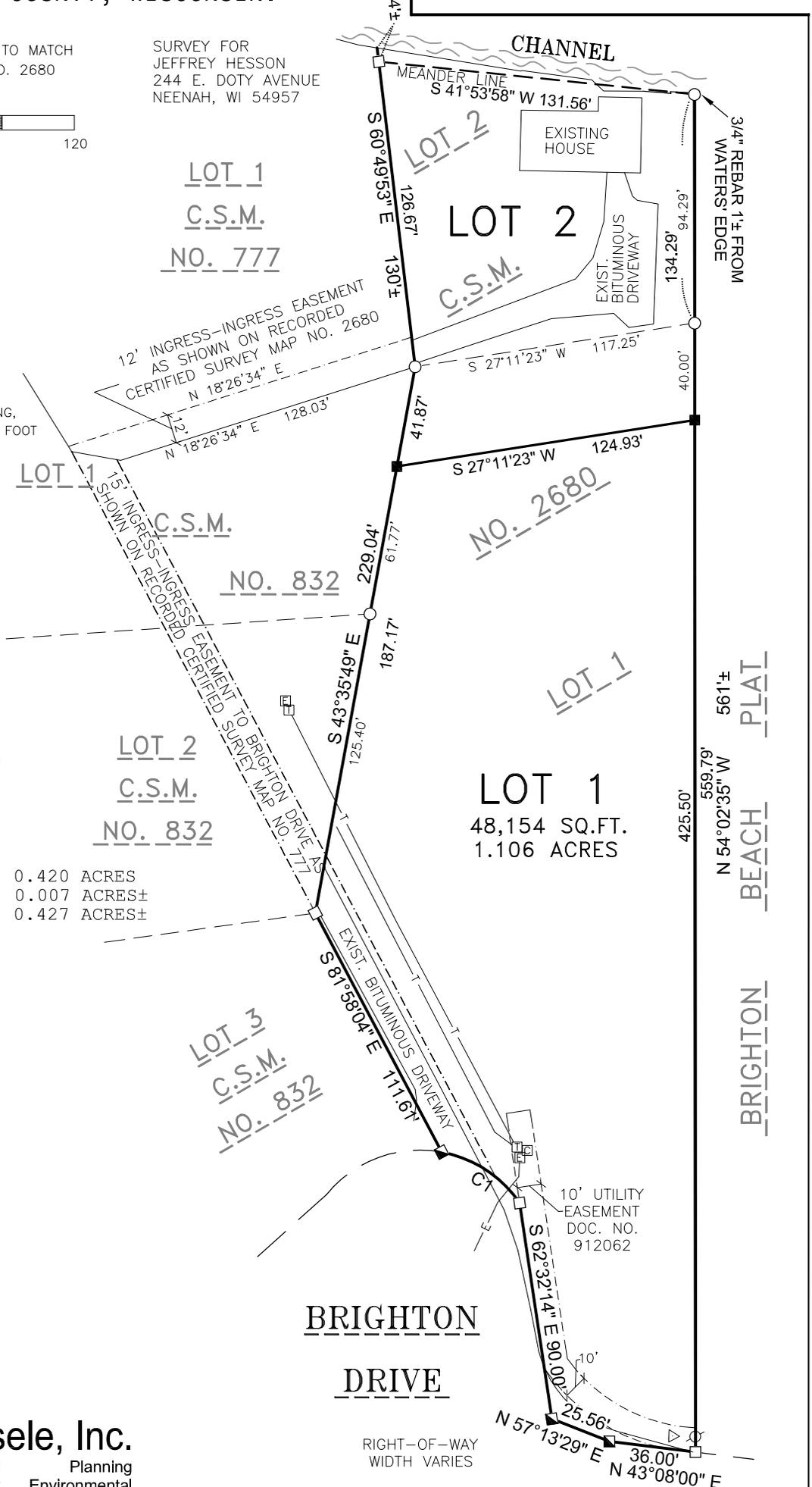
1377 Midway Road  
Menasha, WI 54952  
www.martenson-eisele.com  
info@martenson-eisele.com  
920.731.0381 1.800.236.0381

Planning  
Environmental  
Surveying  
Engineering  
Architecture

BRIGHTON  
DRIVE

RIGHT-OF-WAY  
WIDTH VARIES

PROJECT NO. 1-0326-001  
FILE 1-0326-001 SHEET 1 OF 3  
THIS INSTRUMENT WAS DRAFTED BY: A.Sedlar



CERTIFIED SURVEY MAP NO. \_\_\_\_\_

**NOTES AND RESTRICTIONS:**

ALL BUILDING SETBACKS AND OTHER LAND USE REQUIREMENTS SHOULD BE VERIFIED BY THE CITY OF MENASHA ZONING DEPARTMENT PRIOR TO ANY CONSTRUCTION OR OTHER LAND USE ACTIVITY.

**SURVEYOR'S CERTIFICATE:**

I, GARY A. ZHRINGER, LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, MAPPED, AND DIVIDED AT THE DIRECTION OF JEFFREY HESSON,

ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 2680, BEING ORIGINALLY A PART OF BLOCK 9 AND VACATED BRIGHTON DRIVE AND LOT 3, BLOCK 8 OF BRIGHTON BEACH PLAT, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN. CONTAINING 66,784 SQUARE FEET MORE OR LESS [1.533 ACRES +/-], INCLUDING ALL LANDS LYING BETWEEN SAID MEANDER LINE AND THE WATERS' EDGE. SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

THAT I HAVE FULLY COMPLIED WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES AND WITH THE CITY OF MENASHA SUBDIVISION ORDINANCE IN SURVEYING, DIVIDING AND MAPPING THE SAME.

THAT THIS MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION THEREOF.

GIVEN UNDER MY HAND THIS 11TH DAY OF JUNE, 2013.

\_\_\_\_\_  
GARY A. ZHRINGER, REG. WI LAND SURVEYOR S-2098

**COMMON COUNCIL RESOLUTION:**

RESOLVED BY THE COMMON COUNCIL OF THE CITY OF MENASHA, THAT THIS CERTIFIED SURVEY MAP IS HEREBY APPROVED.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2013.

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CITY CLERK

**TREASURER'S CERTIFICATE:**

I HEREBY CERTIFY THAT THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS ON ANY OF THE LANDS SHOWN HEREON.

\_\_\_\_\_  
CITY TREASURER

\_\_\_\_\_  
DATE

**THIS CERTIFIED SURVEY MAP IS CONTAINED WHOLLY WITHIN THE PROPERTY DESCRIBED IN THE FOLLOWING RECORDED INSTRUMENTS**

**OWNERS OF RECORD:**

THE VASSAR LANE REVOCABLE TRUST  
DATED NOVEMBER 22, 2010

**RECORDING INFORMATION:**

DOCUMENT NO. 1634009

**PARCEL NUMBERS:**

705-0571 AND 705-0571-01

CERTIFIED SURVEY MAP NO. \_\_\_\_\_

**THE VASSAR LANE REVOCABLE TRUST OWNERS CERTIFICATE:**

AS OWNER, I, THE UNDERSIGNED, HEREBY CERTIFY THAT I CAUSED THE LAND ABOVE DESCRIBED TO BE SURVEYED, DIVIDED, AND MAPPED, ALL AS SHOWN AND REPRESENTED ON THIS MAP.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2013.

\_\_\_\_\_  
JEFFREY L. HESSON, TRUSTEE

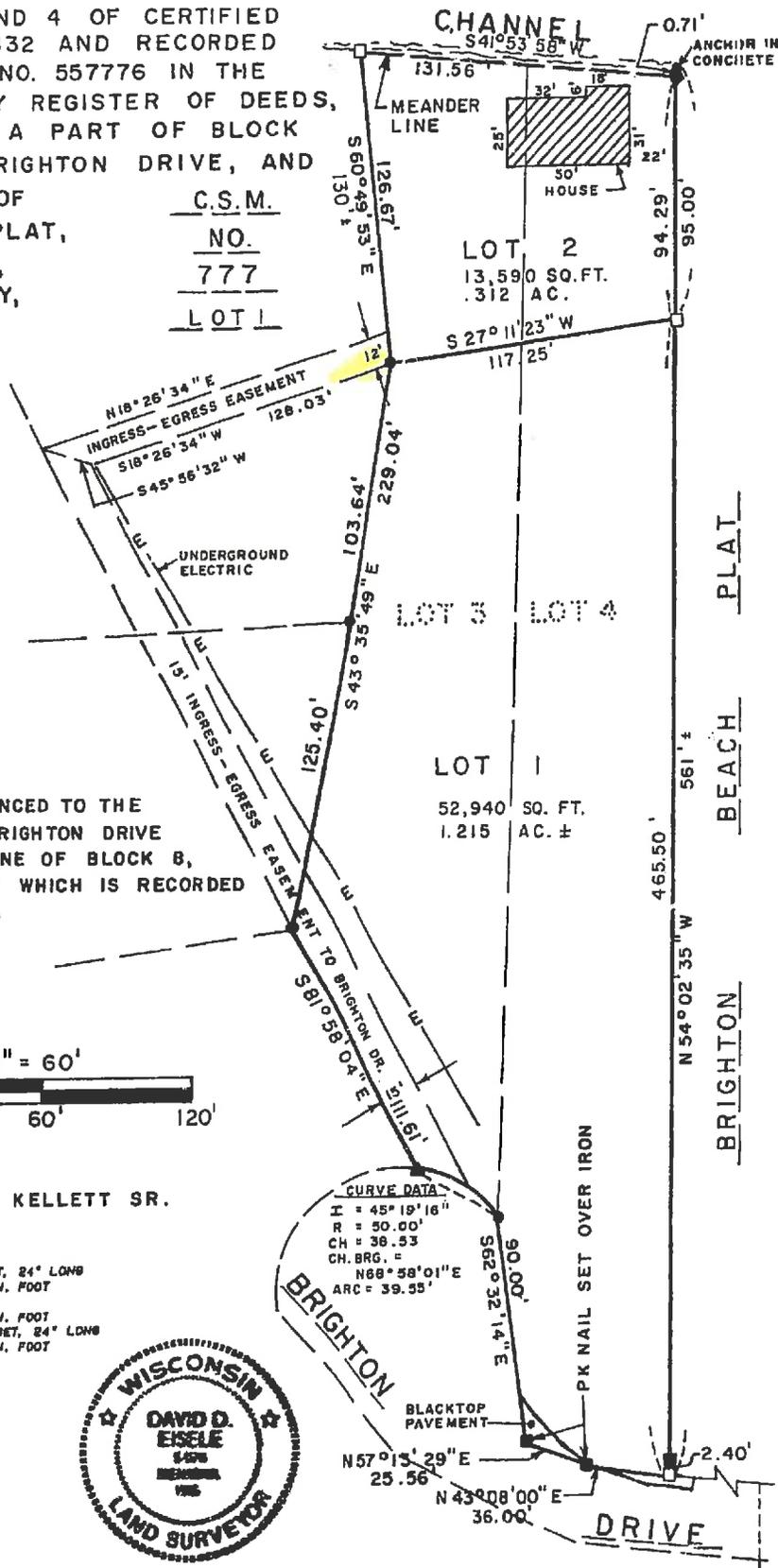
STATE OF WISCONSIN)  
  )SS  
WINNEBAGO COUNTY )

PERSONALLY CAME BEFORE ME ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2013, THE ABOVE OWNER(S) TO ME KNOWN TO BE THE PERSON(S) WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGE THE SAME.

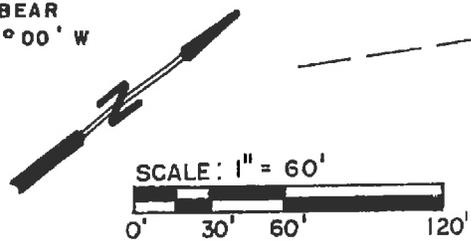
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF WISCONSIN  
MY COMMISSION (IS PERMANENT) (EXPIRES: \_\_\_\_\_)

**CERTIFIED SURVEY MAP NO. 2680**

PART OF LOTS 3 AND 4 OF CERTIFIED SURVEY MAP NO. 832 AND RECORDED UNDER DOCUMENT NO. 557776 IN THE WINNEBAGO COUNTY REGISTER OF DEEDS, BEING ORIGINALLY A PART OF BLOCK 9 AND VACATED BRIGHTON DRIVE, AND LOT 3, BLOCK 8 OF C.S.M. NO. 777 LOT 1 BRIGHTON BEACH PLAT, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN.



BEARINGS ARE REFERENCED TO THE WESTERLY LINE OF BRIGHTON DRIVE WHICH IS THE EAST LINE OF BLOCK 8, BRIGHTON BEACH PLAT WHICH IS RECORDED TO BEAR S 35° 00' W



SURVEY FOR: WILLIAM KELLETT SR.

**LEGEND**

- 3/4" STEEL REINFORCING BAR SET, 24" LONG WEIGHING 1.502 LBS. PER LIN. FOOT
- 1" IRON PIPE SET, 24" LONG WEIGHING 1.110 LBS. PER LIN. FOOT
- △ 1-1/4" STEEL REINFORCING BAR SET, 24" LONG WEIGHING 4.308 LBS. PER LIN. FOOT
- X CHISELED "X" SET
- 3/4" REBAR FOUND
- 1" IRON PIPE FOUND
- PK NAIL
- 2" IRON PIPE FOUND
- CHISELED "X" FOUND
- GOVERNMENT CORNER



FENCE LINE RECORDED AS

**M&E Martenson & Eisele, Inc.**  
 CONSULTING ENGINEERING & LAND SURVEYING  
 1919 AMERICAN COURT  
 NEENAH, WIS. 54956  
 PHONE (414)-731-0381

PROJECT NO. 148-126 M  
 FIELD BOOK \_\_\_\_\_ PAGE \_\_\_\_\_  
 DISK \_\_\_\_\_ FILE \_\_\_\_\_  
 SHEET 1 OF 3

THIS INSTRUMENT WAS DRAFTED BY: K. L.

CERTIFIED SURVEY MAP NO. 2680

SURVEYOR'S CERTIFICATE:

I, David D. Eisele, Registered Land Surveyor, do hereby certify:

That I have surveyed, divided and mapped, at the direction Of Mr. William Kellett, part of Lots 3 and 4 of Certified Survey map No. 832 and recorded under Document No. 557776 in the Winnebago County Register of Deeds, being originally a part of Block 9 and vacated Brighton Drive and Lot 3, Block 8 of Brighton Beach Plat, City of Menasha, Winnebago County, Wisconsin, more fully described as follows;

Beginning at the Easterly most corner of Lot 4, Certified survey Map No. 832; thence N 54° 02' 35" W, along the Northeasterly line of said Lot 4, a distance of 559.79 feet to a meander corner that lies S 54° 02' 35" E, 1 foot more or less from the water's edge; thence along a meander line S 41° 53' 58" W, 131.56 feet to a meander corner that lies S 60° 49' 53" E, 3 feet more or less from the water's edge; thence S 60° 49' 53" E, 126.67 feet; thence S 43° 35' 49" E, 229.04 feet; thence S 81° 58' 04" E, 111.61 feet; thence along the arc of a curve to the right 39.55 feet which has a radius of 50.00 feet and a chord of 38.53 feet that bears N 68° 58' 01" E; thence S 62° 32' 14" E, 90.00 feet; thence N 57° 13' 29" E, 25.56 feet; thence N 43° 08' 00" E, 36.00 feet to the point of beginning.

That I have fully complied with Chapter 236.34 of the Wisconsin Statutes in surveying, dividing, and mapping the same and the City of Menasha Subdivision Ordinance.

This map is a correct representation of all of the exterior boundaries of land surveyed and the division thereof.

Given under my hand this 19 day of Nov, 1992

David D. Eisele

David D. Eisele, Reg. Wis. Land Surveyor, S-974



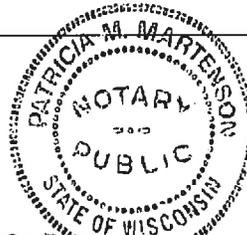
OWNER'S CERTIFICATE:

A owner I/we hereby certify that it caused the land described hereon, to be surveyed, divided and mapped all as shown.

Dated this 27 day of January, 1992

William R. Kellett

William R. Kellett



State of Wisconsin )  
                                  )SS  
Winnebago County )

Personally came before me this 27 day of January, 1992, the above owner/owners to me known to be the persons who executed the foregoing instrument and acknowledge the same.

Patricia M. Martenson My Commission Expires 11/14/93  
Notary Public

CERTIFIED SURVEY MAP NO. 2680

Approvals

Approved by the Common Council of the City of Menasha, Winnebago County, Wisconsin the 19<sup>th</sup> day of January, 1997.

Mayor

Joseph F. Jany

City Clerk

Raymond C. Zielinski

Approved by the City of Menasha Plan Commission this 12<sup>th</sup> day of January, 1997.

Treasurer's Certificate:

I hereby certify that there are no unpaid taxes or unpaid special assessments on any of the lands shown hereon.

City Treasurer

Richard A. DeBel

County Treasurer

Lyth & Bradley

1/28/93  
Date:

2/3/93  
Date:

This CSM is a portion of Tax Parcel Number 705-0567 + 705-0571

824268

Register's Office  
Winnebago County, Wis.  
Received for record this 4<sup>th</sup>  
day of Feb. A.D., 1993  
at 8:00 o'clock A. and  
filed in Vol. 1 of CSM  
on page 2680

Margerie Nelson  
Register of Deeds



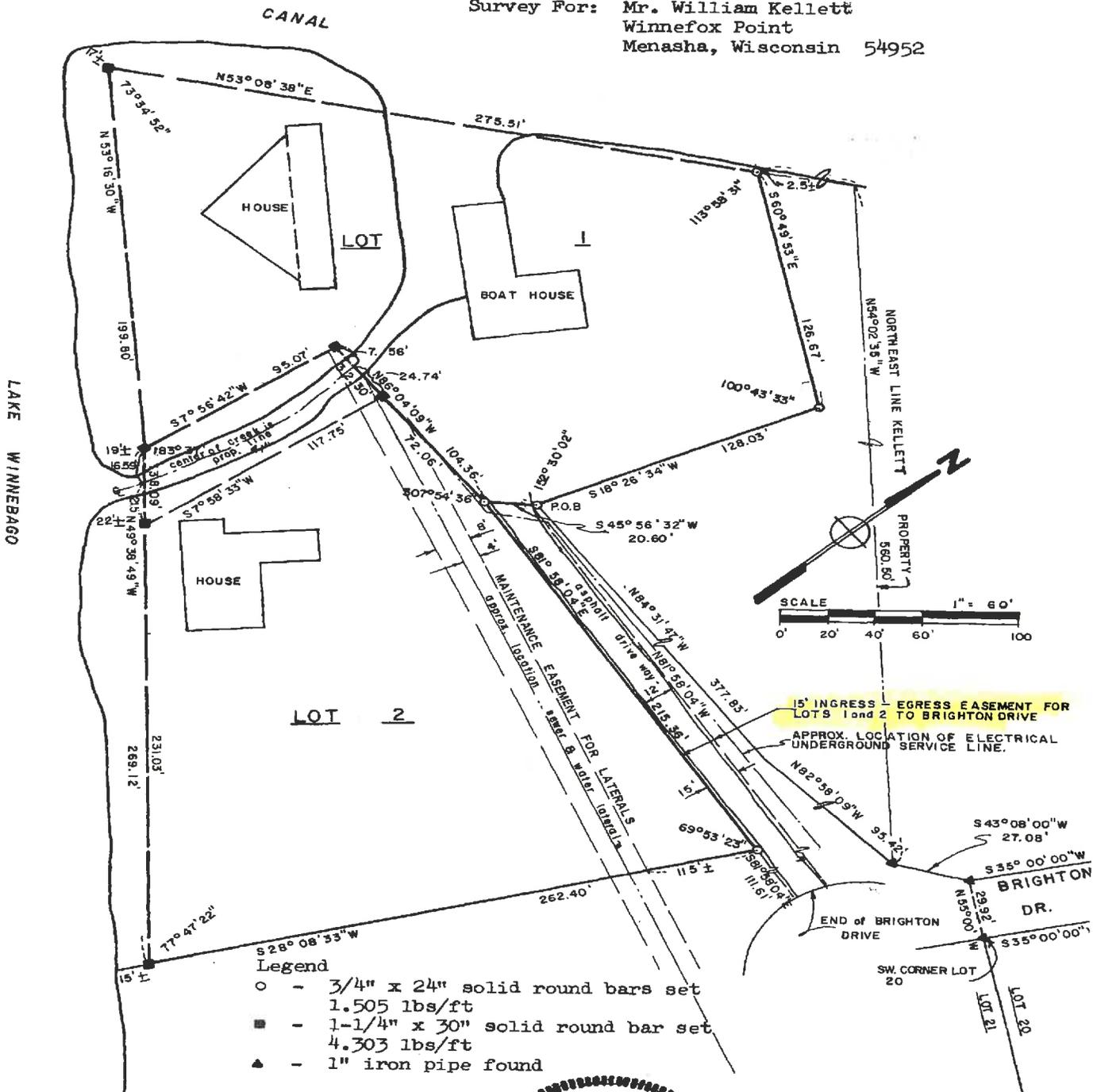
Martman + Eisele

Chy  
14

PROJECT NO. 148-126 M  
SHEET 3 OF 3

Part of Block 9 and vacated Brighton Drive, and Lot 3, Block 8 of the Brighton Beach Plat, City of Menasha, Winnebago County, Wisconsin.

Survey For: Mr. William Kellett  
Winnefox Point  
Menasha, Wisconsin 54952



- Legend**
- - 3/4" x 24" solid round bars set  
1.505 lbs/ft
  - - 1-1/4" x 30" solid round bar set  
4.303 lbs/ft
  - ▲ - 1" iron pipe found

Bearing Reference - North is referenced to the Westerly line of Brighton Drive which is the East line of Block 8, Brighton Beach Plat which is recorded to bear S 35°-00' W



Prepared By:  
Martenson & Eisele, Inc.  
1919 American Court  
Neenah, WI 54956  
Ph. 731-0381

Project No. 148-126  
Sheet 1 of 3

June 17, 1980

CERTIFIED SURVEY MAP NO. 777

SURVEYOR'S CERTIFICATE:

I, David D. Eisele, Land Surveyor, hereby certify that I have at the direction of William Kellett, surveyed part of Block 9 and vacated Brighton Drive, and lot 3, Block 8 of the Brighton Beach Plat, City of Menasha, Winnebago County, Wisconsin, more fully described as follows:

Commencing at the Southwesterly most corner of Lot 20, Brighton Beach Plat; thence N 55°-00' W on the Southerly line of said Lot 20 extended 29.92 feet; thence S 43°-08'-00" W 27.08 feet; thence N 82°-58'-09" W, 95.42 feet; thence N 84°-31'-47" W, 377.83 feet to the point of beginning of lands herein described; thence S 45°-56'-32" W 20.60 feet; thence S 81°-58'-04" E, 215.36 feet; thence S 28°-08'-33" W, 262.40 feet to a meander corner; thence the following call along the meander line, N 49°-38'-49" W, 269.12 feet; thence N 53°-16'-30" W, 199.80 feet; thence N 53°-08'-38" E, 275.51 feet to the end of said meander line, thence S 60°-49'-53" E, 126.67 feet; thence S 18°-26'-34" W, 128.03 feet to the point of beginning. Including those lands lying between the meander line and the waters edge and the property lines extended to the waters edge.

Also including an ingress and egress easement 15 feet wide lying Northerly of and contiguous to the Northerly line of Lot 2 and said lot line extended to the Public Right-of-Way known as Brighton Drive, said easement is to extend Westerly to the Easterly line of Lot 1. Property is subject to all easements and restrictions of record.

That I have fully complied with Chapter 236.34 of the Wisconsin Statutes in surveying, mapping, and divided the same, and with the City of Menasha, Land Subdivision Ordinance.

Given under my hand this 17th day of June, 1980.

David D. Eisele  
David D. Eisele, Reg. Wis. Land Surveyor S-974

CERTIFICATE OF OWNERS

As owners we, the undersigned, hereby certify that we caused the land above described to be surveyed, divided, and mapped all as shown on this map.

Date: 16th day of July, 1980

David D. Eisele  
Witness  
David M. ...  
Witness  
State of Wisconsin )  
Winnebago County ) SS

W. R. Kellett  
Owner William R. Kellett a/k/a  
W. R. Kellett  
Owner  
John F. Bergstrom  
Owner  
Owner

Personally came before me on the 16th day of JULY, 1980, the above named owners as known to be the person who executed the foregoing instrument and acknowledges the same.

R. ...  
Notary Public Winnebago County, Wisc.

My Commission ~~Expires~~ IS PERMANENT

TREASURER'S CERTIFICATE

We hereby certify that there are no unpaid taxes or unpaid special assessments on any of the land included in this minor subdivision.

William R. Kellett  
City Treasurer  
Date: July 16, 1980

Frank ...  
County Treasurer  
Date: July 17, 1980



CERTIFICATE OF PLANNING COMMISSION:

Pursuant to the land Subdivision Regulations of the City of Menasha, Wisconsin, all the requirements for approval have been fulfilled. This minor Subdivision was approved by the City of Menasha Planning Commission on. Date: July 9, 1980.

Victor V. Wiecki

Chairman, City of Menasha Planning Commission

COMMON COUNCIL RESOLUTION:

Resolved this minor subdivision in the City of Menasha, is hereby approved by the Common Council.

Date: July 15, 1980, Approved Victor V. Wiecki  
Victor V. Wiecki  
Mayor

Date: July 16, 1980, Signed Victor V. Wiecki  
Victor V. Wiecki  
Mayor

Date: July 16, 1980, Signed Raymond C. Zielinski  
Raymond C. Zielinski  
Clerk



June 17, 1980

551549

Register's Office  
Winnebago County, Wis.  
Received for record this 17th  
day of July A.D., 1980  
at 2:06 o'clock P. M. and  
recorded in Vol. 1 of Survey Maps  
on page 777

John M. Payne  
Register of Deeds

Di Renzo chg  
2.00