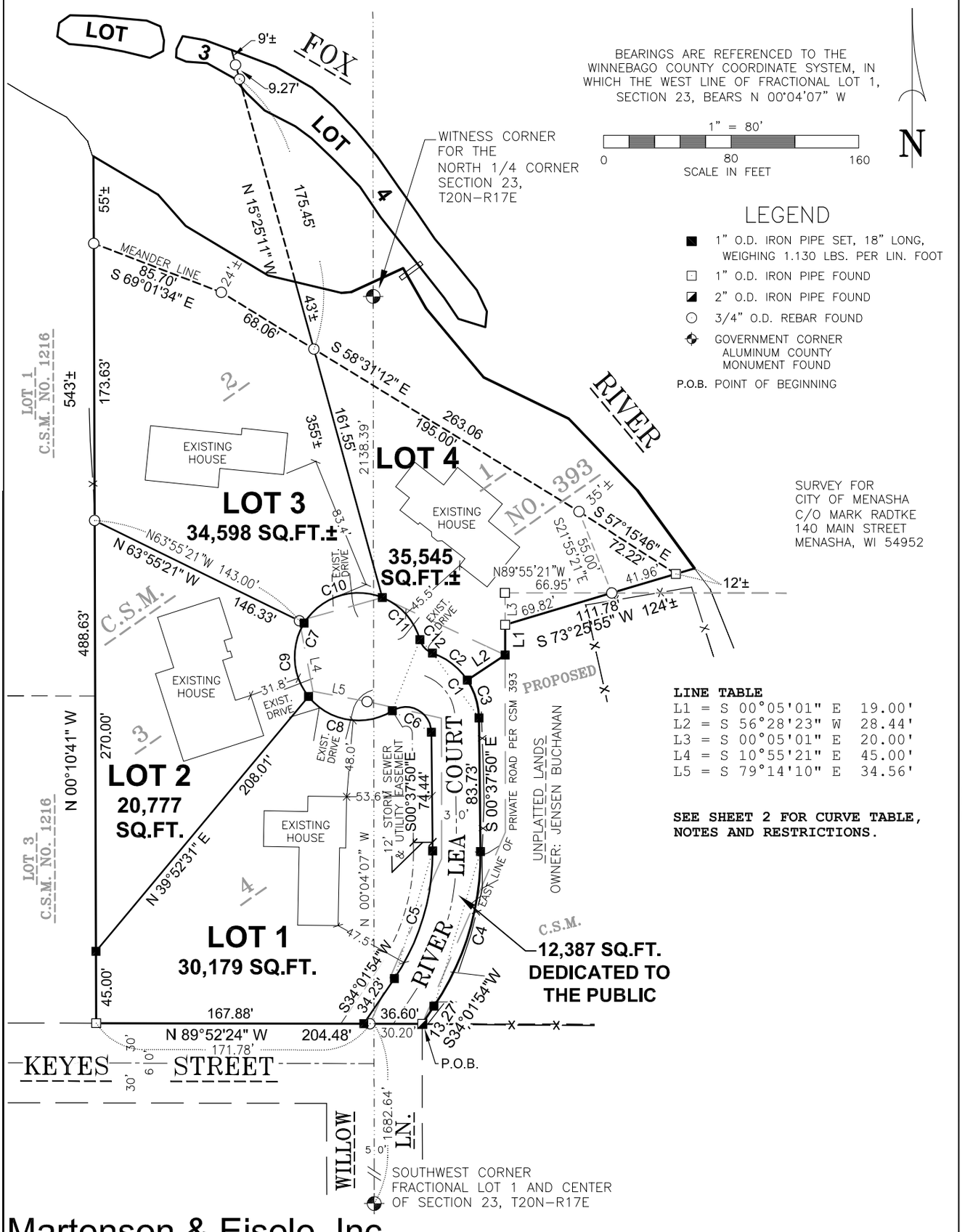
CERTIFIED SURVEY MAP NO. _____

ALL OF LOTS 2 THROUGH 4 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 393, PART OF RIVER LEA COURT AND PART OF FRACTIONAL GOVERNMENT LOT 1 AND 2, SECTION 23, TOWNSHIP 20 NORTH, RANGE 17 EAST, IN THE THIRD WARD, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN.



LINE TABLE

L1	=	S 00°05'01" E	19.00'
L2	=	S 56°28'23" W	28.44'
L3	=	S 00°05'01" E	20.00'
L4	=	S 10°55'21" E	45.00'
L5	=	S 79°14'10" E	34.56'

SEE SHEET 2 FOR CURVE TABLE, NOTES AND RESTRICTIONS.

SURVEY FOR
CITY OF MENASHA
C/O MARK RADTKE
140 MAIN STREET
MENASHA, WI 54952

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

PROJECT NO. 1-0146-002
FILE 1-0146-002 SHEET 1 OF 5
THIS INSTRUMENT WAS DRAFTED BY: A.Sedlar

CERTIFIED SURVEY MAP NO. _____

CURVE TABLE

CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD
1	43.50'	070°08'00"	53.25'	N 35°41'50" W	49.98'
2	43.50'	037°03'34"	28.14'	N 52°14'03" W	27.65'
3	43.50'	033°04'26"	25.11'	N 17°10'03" W	24.76'
4	170.00'	034°39'44"	102.84'	N 16°42'02" E	101.28'
5	140.00'	034°39'44"	84.70'	N 16°42'02" E	83.41'
6	16.00'	121°25'52"	33.91'	N 61°20'46" W	27.91'
7	40.00'	286°29'06"	200.00'	S 21°10'51" W	47.87'
8	40.00'	083°25'08"	58.24'	S 80°21'08" E	53.23'
9	40.00'	070°25'05"	49.16'	S 03°26'01" E	46.12'
10	40.00'	080°18'54"	56.07'	S 71°55'58" W	51.59'
11	40.00'	052°19'59"	36.54'	N 41°44'35" W	35.28'
12	12.50'	055°21'06"	12.08'	S 43°05'17" E	11.61'

NOTES AND RESTRICTIONS:
ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF THE FOX RIVER, IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1 OF THE STATE CONSTITUTION.

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.

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

OWNERS OF RECORD:	RECORDING INFORMATION:	PARCEL NUMBER:
BARBARA J. BALLARD	DOCUMENT NO. 1598531	3-00105-05
DAVID L. ERDMANN	DOCUMENT NO. 688424	3-00105-04
CHABALOWSKI TRUST	DOCUMENT NO. 1107536	3-00105-03
SCHEETZ REVOCABLE TRUST	DOCUMENT NO. 783224	3-00105-02
JENSEN BUCHANAN	DOCUMENT NO. 1665376	3-00029-00

SURVEYOR'S CERTIFICATE:
I, GARY A. ZAHRINGER, LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, MAPPED, DIVIDED AND DEDICATED AT THE DIRECTION OF THE CITY OF MENASHA, ALL OF LOTS 2 THROUGH 4 AND PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 393, PART OF RIVER LEA COURT AND PART OF FRACTIONAL LOTS 1 AND 2, SECTION 23, TOWNSHIP 20 NORTH, RANGE 17 EAST, IN THE THIRD WARD, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF FRACTIONAL LOT 1 OF SAID SECTION 23; THENCE NORTH 00 DEGREES 04 MINUTES 07 SECONDS WEST, ALONG THE WEST LINE OF SAID FRACTIONAL LOT 1, A DISTANCE OF 1682.64 FEET; THENCE SOUTH 89 DEGREES 52 MINUTES 24 SECONDS EAST, ALONG THE NORTH RIGHT-OF-WAY LINE OF KEYES STREET, A DISTANCE OF 30.20 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 52 MINUTES 24 SECONDS WEST, ALONG THE NORTH RIGHT-OF-WAY LINE OF KEYES STREET, A DISTANCE OF 204.48 FEET; THENCE NORTH 00 DEGREES 10 MINUTES 41 SECONDS WEST, ALONG THE WEST LINE OF CERTIFIED SURVEY MAP NO. 393, A DISTANCE OF 488.63 FEET TO A MEANDER CORNER, SAID CORNER BEING SOUTH 00 DEGREES 10 MINUTES 41 SECONDS EAST, 55 FEET MORE OR LESS FROM THE WATERS' EDGE OF THE FOX RIVER; THENCE THE FOLLOWING THREE CALLS ARE ALONG A MEANDER LINE:
THENCE SOUTH 69 DEGREES 01 MINUTES 34 SECONDS EAST, 85.70 FEET; THENCE SOUTH 58 DEGREES 31 MINUTES 12 SECONDS EAST, 263.06 FEET; THENCE SOUTH 57 DEGREES 15 MINUTES 46 SECONDS EAST, 72.22 FEET, TO A MEANDER CORNER, SAID CORNER BEING SOUTH 73 DEGREES 25 MINUTES 55 SECONDS WEST, 12 FEET MORE OR LESS FROM THE WATERS' EDGE OF THE FOX RIVER;
THENCE SOUTH 73 DEGREES 25 MINUTES 55 SECONDS WEST, 111.78 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 01 SECONDS EAST, 19.00 FEET; THENCE SOUTH 56 DEGREES 28 MINUTES 23 SECONDS WEST, 28.44 FEET; THENCE 25.11 FEET ALONG AN ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 43.50 FEET AND A CHORD THAT BEARS SOUTH 17 DEGREES 10 MINUTES 03 SECONDS EAST, 24.76 FEET; THENCE SOUTH 00 DEGREES 37 MINUTES 50 SECONDS EAST, 83.73 FEET; THENCE 102.84 FEET ALONG AN ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 170.00 FEET AND A CHORD THAT BEARS SOUTH 16 DEGREES 42 MINUTES 02 SECONDS WEST, 101.28 FEET; THENCE SOUTH 34 DEGREES 01 MINUTES 54 SECONDS WEST, 13.27 FEET TO THE POINT OF BEGINNING. CONTAINING 121,099 SQUARE FEET MORE OR LESS [2.78 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, MAPPING AND DEDICATING 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 12TH DAY OF MARCH, 2015.

_____
GARY A. ZAHRINGER, PROFESSIONAL WI LAND SURVEYOR S-2098

CERTIFIED SURVEY MAP NO. _____

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 _____, 2015.

_____ _____
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

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

DATED THIS _____DAY OF _____, 2015.

_____
BARBARA J. BALLARD

STATE OF WISCONSIN)
)SS
WINNEBAGO COUNTY)

PERSONALLY CAME BEFORE ME ON THE _____ DAY OF_____, 2015, 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. _____

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

DATED THIS _____DAY OF _____, 2015.

_____
DAVID L. ERDMANN

STATE OF WISCONSIN)
)SS
WINNEBAGO COUNTY)

PERSONALLY CAME BEFORE ME ON THE _____ DAY OF_____, 2015, 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:_____)

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

DATED THIS _____DAY OF _____, 2015.

_____
PRINT NAME AND TITLE

_____
SIGNATURE

STATE OF WISCONSIN)
)SS
WINNEBAGO COUNTY)

PERSONALLY CAME BEFORE ME ON THE _____ DAY OF_____, 2015, 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. _____

SCHEETZ REVOCABLE TRUST OWNERS CERTIFICATE:
AS OWNER, I, THE UNDERSIGNED, HEREBY CERTIFY THAT I CAUSED THE LAND ABOVE DESCRIBED TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED ALL AS SHOWN AND REPRESENTED ON THIS MAP.

DATED THIS _____DAY OF _____, 2015.

_____
PRINT NAME AND TITLE

_____
SIGNATURE

STATE OF WISCONSIN)
)SS
WINNEBAGO COUNTY)

PERSONALLY CAME BEFORE ME ON THE _____ DAY OF_____, 2015, 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:_____)

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

DATED THIS _____DAY OF _____, 2015.

_____
JENSEN BUCHANAN

STATE OF WISCONSIN)
)SS
WINNEBAGO COUNTY)

PERSONALLY CAME BEFORE ME ON THE _____ DAY OF_____, 2015, 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:_____)