

W. 16TH AVENUE

CONCRETE ROADWAY

CONCRETE SIDEWALK

RIGHT-OF-WAY LINE

GRASS

EXISTING
BUILDING
NO. 35

ASPHALT
PARKING LOT

POINT OF COMMENCEMENT
NE CORNER, LOT 29
CLEMENT & DOTY'S SUBD.

DOTY STREET

CONCRETE ROADWAY

CONCRETE SIDEWALK

RIGHT-OF-WAY LINE

C/L 12' WIDE INGRESS/
EGRESS EASEMENT

C/L 8' WIDE
UTILITY EASEMENT

S. MAIN STREET

U.S.H. "45"

CONCRETE ROADWAY

RIGHT-OF-WAY LINE

—LEGEND—

- 1" X 18" IRON PIPE SET
- 1" IRON PIPE FOUND
- 6" NAIL SET
- COUNTY MONUMENT FOUND
- TELEPHONE PEDESTAL
- WELL HEAD
- FIRE HYDRANT
- WATER MANHOLE
- CURB STORM INLET
- SANITARY SEWER
- SANITARY CLEAN OUT
- GAS METER
- EXISTING POWER POLE
- DOOR
- OVERHEAD ELECTRIC
- BURIED GAS
- PROPERTY LINE
- BACK OF CURB
- EXISTING CEDAR TREE
- EXISTING SPRUCE TREE
- EXISTING TREE

SURVEYED FOR:



600 Busse Highway
Park Ridge, IL 60068
OFFICE: (847) 698-6400
FAX: (678) 444-4472

SURVEYED FOR:



323 S. Hale Street, Suite 100
Wheaton, IL 60187
OFFICE: (630) 221-8500
FAX: (630) 221-8516

MERIDIAN
SURVEYING, LLC

N8774 Firestone 1 Office: 920-993-0881
Menasha, WI 54952 Fax: 920-273-6037

SITE NAME: IOWA STREET

SITE NUMBER: WI-00-5336

SITE ADDRESS:

1641 S. MAIN STREET
OSHKOSH, WI 54902

PROPERTY OWNER:

ROBERT STAUFFER
1641 S. MAIN STREET
OSHKOSH, WI 54902

PARCEL NO.: 90305990000

ZONED: MANUFACTURING

DEED: DOCUMENT NO. 696793,
DOCUMENT NO. 697390

LEASE EXHIBIT

FOR
CENTRAL STATES TOWER II, LLC

BEING A PART OF LOTS 6, 7 & 8 BLOCK
45, PLAT OF ORIGINAL 3RD WARD AND LOTS
29 THRU 32, PART OF LOTS 33 & 34 OF
CLEMENT & DOTY'S SUBDIVISION, CITY OF
OSHKOSH, WINNEBAGO COUNTY, WISCONSIN

NO.	DATE	DESCRIPTION	BY
3	8-28-14	Added Lease & Easements	J.D.
2	8-19-14	Added Title Report	J.D.
1	4-22-14	Preliminary Survey	J.D.

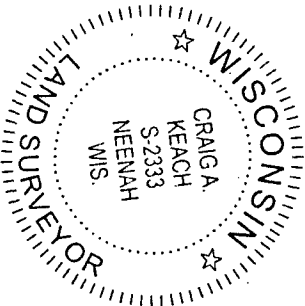
Dated this 16th day of FEBRUARY, 2015.

SURVEYOR'S CERTIFICATE

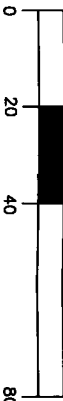
I, Craig A. Keach, hereby certify that none of the property described hereon is within a flood plain as defined by FEMA.

I, Craig A. Keach, Wisconsin Registered Land Surveyor of Meridian Surveying, LLC, certify that I have surveyed the described property and that the map shown is a true and accurate representation thereof to the best of my knowledge and belief.

Craig A. Keach
WISCONSIN PROFESSIONAL LAND SURVEYOR
Craig A. Keach, S-2333



GRAPHIC SCALE
1 inch = 40 ft.



BENCHMARK INFORMATION

SITE BENCHMARK: (BM A)
TOP OF TAG BOLT ON HYDRANT EAST OF BLDG.
ELEVATION: 753.96'

SITE BENCHMARK: (BM B)

SET 6" NAIL IN WEST FACE OF POWER POLE
ALONG W. 16TH STREET; ±1' ABOVE GROUND LEVEL
ELEVATION: 751.37'

BEARINGS REFERENCED TO THE
WINNEGABO COUNTY COORDINATE
SYSTEM AND THE NORTH LINE LOT 29,
CLEMENT AND DOTY'S SUBDIVISION,
WHICH BEARS: N89°-32'-21"W