

NW CORNER
SECTION 36
T.20N., R.16E.
(SURVEY NAIL FND.)

#2016 36W19

RIGHT OF WAY LINE

(PUBLIC ROADWAY)
FOX VALLEY DR.

ASPHALT ROADWAY

RIGHT OF WAY LINE

GRASS

GRASS

CONC. BLOCKS

TANK

BIN

SHED

RETAINING WALL

RAMP

12' WIDE UTILITY
EASEMENT PER
C.S.M. 6769

ASPHALT

LANDSCAPING

20' WIDE INGRESS/EGRESS
EASEMENT PER
AERO-METRIC SURVEY
DATED 4-9-2008

GRASS

ASPHALT

SOUTH LINE OF THE NW1/4, SECTION 36

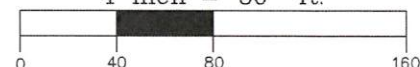
2655.24'

CENTER OF
SECTION 36
T.20N., R.16E.
(MON. FND.)

W1/4 CORNER
SECTION 36
T.20N., R.16E.
(SURVEY NAIL FND.)

N89°-19'-30"E

GRAPHIC SCALE
1 inch = 80 ft.



PARCEL NO.:
006089708
PROPERTY OWNER:
S & B ENTERPRISES LLC

-LEGEND-

- = 1" X 18" IRON PIPE SET
- = 1" IRON PIPE FOUND (OR AS NOTED)
- ⊙ = COUNTY MONUMENT FOUND
- = CONDUIT
- ⊙ = SEPTIC COVER
- ⊙ = SEPTIC VENT
- ⊙ = GROUNDING PORT
- ⊙ = FLAG POLE
- ⊙ = FIBER OPTIC VAULT
- ⊙ = FIBER OPTIC PEDESTAL
- ⊙ = TELEPHONE PEDESTAL
- ⊙ = ELECTRIC METER
- ⊙ = EXISTING POWER POLE
- DPL — DPL = OVERHEAD ELECTRIC
- F/E — F/E = BURIED FIBER & ELEC.
- G — G = BURIED GAS LINE
- F — F = BURIED FIBER OPTIC LINE
- X — X = CHAINLINK FENCE LINE
- — — = PROPERTY LINE
- ⊙ = EXISTING SPRUCE TREE
- ⊙ = EXISTING TREE



SURVEYOR'S CERTIFICATE

I, Steven C. DeJong, Professional 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.

Dated this 14th day of APRIL, 2026.

WISCONSIN PROFESSIONAL LAND SURVEYOR
Steven C. DeJong, S-2791

SURVEYED FOR: CONCORDIA WIRELESS



361 RANDY RD, UNIT 101
CAROL STREAM, IL 60188
MAIN: (847) 981-0801

SURVEYED FOR:



1701 GOLF ROAD
TOWER 2, SUITE 400
ROLLING MEADOWS, IL 60008

MERIDIAN
SURVEYING, LLC

N9637 Friendship Drive Office: 920-993-0881
Kaukauna, WI 54130 Fax: 920-273-6037

SITE NAME:
NEENAH_MCR_16 TCP766911

SITE NUMBER:
5000978391

SITE ADDRESS:
7526 STATE RD. 76
NEENAH, WI 54956

PROPERTY OWNER:
S & B ENTERPRISES LLC
7526 STATE RD. 76
NEENAH, WI 54956

TOWER OWNER:
SBA NETWORK SERVICES, LLC
8051 CONGRESS AVE.
BOCA RATON, FL 33487

PARCEL NO.: 006089708

ZONED: B-3

DEED REFERENCE: DOC. NO. 1647693

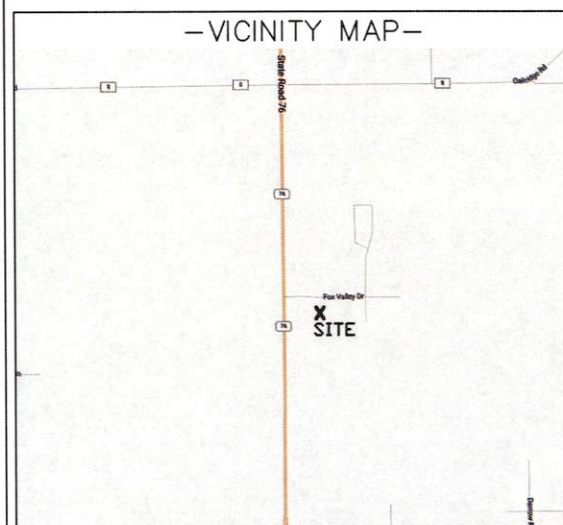
LEASE EXHIBIT

FOR
VERIZON WIRELESS PERSONAL
COMMUNICATIONS LP d/b/a VERIZON WIRELESS
BEING A PART OF THE SW1/4 OF THE
NW1/4, SECTION 36, T.20N., R.16E.,
TOWN OF CLAYTON, WINNEBAGO
COUNTY, WISCONSIN

NO.	DATE	DESCRIPTION	BY
2	4-14-26	Added Lease Area	JD
1	3-12-26	Preliminary Survey	KR

DRAWN BY: K.R.	FIELD WORK DATE: 3-6-26
CHECKED BY: C.A.K.	FIELD BOOK: NB 48, PG 56
JOB NO.: 17100	SHEET 1 OF 3

-VICINITY MAP-



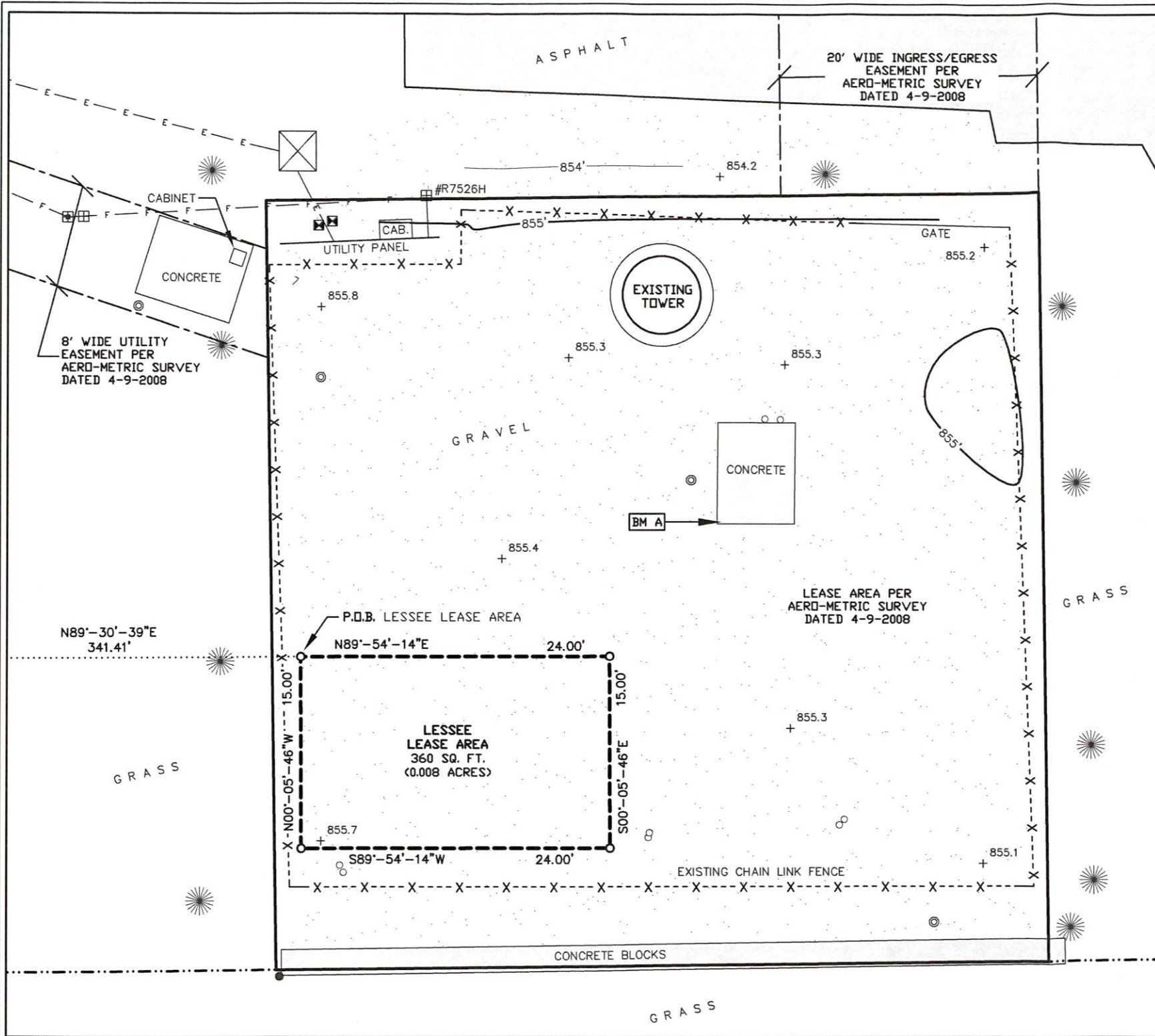
CALL DIGGERS HOTLINE TOLL FREE
1(800)242-9511
OPERATES 24 HOURS A
DAY 365 DAYS A YEAR



TOWER BASE

LATITUDE: 44°-09'-48.69"
LONGITUDE: 88°-32'-33.18"
(Per North American Datum of 83/2011)
Top of Tower Elevation: 1002.1'
(Highest Point)
Ground Elevation: 855.3'
(Per North American Vertical Datum of 1988)

BEARINGS REFERENCED TO THE
WINNEBAGO COUNTY COORDINATE
SYSTEM AND THE WEST LINE OF THE
NW1/4, SECTION 36, T.20N., R.16E.,
WHICH BEARS: N00°-29'-21"W

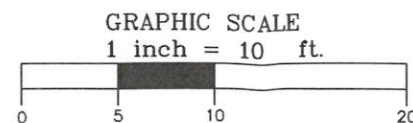


SURVEY NOTES:

- THE LOCATION OF THE EXISTING UTILITIES, AS SHOWN ON THIS PLAN, ARE APPROXIMATE ONLY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ACTUAL LOCATION AND DEPTH OF ALL EXISTING UTILITIES. THE OWNER AND THE SURVEYOR SHALL NOT BE RESPONSIBLE FOR ANY OMISSION OR VARIATION FROM THE LOCATION SHOWN.
- DIGGERS HOTLINE TICKET NO. 20260807361.
- PRIVATE UTILITIES MARKED ON 3-6-2026.
- NO TITLE SEARCH FOR PARCEL OWNERSHIP OR EXISTENCE OR NONEXISTENCE OF RECORDED OR UNRECORDED EASEMENTS HAS BEEN COMPLETED AS PART OF THIS SURVEY.
- THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL. THIS SURVEY REPRESENTS THE LEASE AREA AND EASEMENTS ONLY.

-ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD MAPS, THE EXISTING TELECOMMUNICATIONS SITE IS LOCATED IN ZONE "X", FIRM PANEL NO. 55139C0095E, DATED MARCH 17 2003, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. ZONE "X" IS DESIGNATED AS: "AREA OF MINIMAL FLOOD HAZARD".

WETLAND NOTE:
-THE PRESENCE AND LOCATION OF WETLANDS HAS NOT BEEN DETERMINED ON THIS PROPERTY. WETLANDS SHOULD ONLY BE DETERMINED BY ACTUAL FIELD DELINEATION PERFORMED BY A QUALIFIED WETLAND SPECIALIST.



LESSEE LEASE AREA

Being a part of Lot Two (2) of Certified Survey Map No. 6769 as recorded in Volume 1 on Page 6769 as Document No. 1647693, located in the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section Thirty-Six (36), Township Twenty (20) North, Range Sixteen (16) East, Town of Clayton, Winnebago County, Wisconsin containing 360 square feet (0.008 acres) of land and being described by:

Commencing at the West Quarter Corner of said Section 36; thence N00°-29'-21"W 25.54 feet along the west line of the NW1/4 of said Section 36; thence N89°-30'-39"E 341.41 feet to the point of beginning; thence N89°-54'-14"E 24.00 feet; thence S00°-05'-46"E 15.00 feet; thence S89°-54'-14"W 24.00 feet; thence N00°-05'-46"W 15.00 feet to the point of beginning. Being subject to any and all easements and restrictions of record.

-LEGEND-

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BENCHMARK INFORMATION
SITE BENCHMARK: (BM A)
SET CHISELED X IN SOUTHWEST
CORNER OF CONCRETE BLOCK
ELEVATION: 855.81'



SURVEYOR'S CERTIFICATE

I, Steven C. DeJong, Professional 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.

Dated this 14th day of APRIL, 2026.

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ROLLING MEADOWS, IL 60008

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DRAWN BY: K.R.	FIELD WORK DATE: 3-6-26
CHECKED BY: C.A.K.	FIELD BOOK: NB 48, PG 56
JOB NO.: 17100	SHEET 2 OF 3

Top of Tower Elevation: 1002.1'
AGL: 146.8'

Port Elevation: 998.1'
AGL: 142.8'

Port Elevation: 985.9'
AGL: 130.6'

Port Elevation: 976.0'
AGL: 120.7'

Port Elevation: 956.2'
AGL: 100.9'

Concrete Base Elevation: 856.3'
AGL: 1.0'

AGL: 00.0'
Ground Elevation: 855.3'

SURVEYED FOR: CONCORDIA WIRELESS



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TOWER 2, SUITE 400
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