ALTA / ACSM LAND TITLE SURVEY

PART OF THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 20 NORTH, RANGE 17 EAST, IN THE FOURTH WARD, CITY OF MENASHA, WINNEBAGO COUNTY, WISCONSIN

BEARINGS ARE REFERENCED TO THE WINNEBAGO COUNTY COORDINATE SYSTEM

N

SCALE IN FEET 1" = 20'

0 20 40

N 31°23'21" E 185.80'

FAMILY VIDEO
OWNER
CHARLES HOOGLAND

LOT 2 CSM #3448

OWNER
WITTMAN PARK ASSOCIATES

LOT 2 CSM #1310

(137.00') 137.40'

N 31°23'21" E

BITUMINOUS

27,518 SQ. FT.
(0.632 ACRES)

DUMPSTER

CONCRETE CURB & GUTTER

6.9'

S 58°43'06" E

BITUMINOUS

208.00'

N 31°09'48" E 466.19'

BUILDING
1241 APPLETON ROAD

OWNER
PAUL NEBEL JR.

88.2'

64.5'

20'

10' WATER, SEWER AND UTILITY EASEMENT PER DOC #610521

GUARD POSTS

GUARD POST A/C

CONCRETE SIDEWALK

PARKING LOT EASEMENT PER DOC #610521

20' INGRESS/ EGRESS EASEMENT PER DOC #610521

BITUMINOUS

SIGN

WATER LATERAL

100.85'

S 31°09'48" W

CONCRETE CURB & GUTTER

33' 6 6' 33'

S.T.H. "47" - APPLETON ROAD

CONCRETE

(88.62')

(76')

N 58°43'06" W 148.45'
(147.74')

30.4'

LOT 2 CSM #3622

(196.96')

(172.28')

S 89°56'25" W 70.27'

POB

88.87'
(88.63')

INGRESS – EGRESS EASEMENT

23.77'
(24.41')

KITZ & PFEIL
TRUE VALUE HARDWARE
OWNER
STAPLE PROPERTIES II LLC

BITUMINOUS

N 00°26'09" E 300.69'
(294.80')

CENTER SECTION 11
T 20 N, R 17 E

(1920.62')
1902.06'
S 89°33'51" E

2627.95'

725.89'

EAST 1/4 CORNER
SECTION 11
T 20 N, R 17 E