

PLAT OF SURVEY

BEING PART OF LOT 1 AND ALL OF LOT 2, BLOCK 1, MARGEO ACRES, LOCATED IN THE
SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 20 NORTH, RANGE 17
EAST, VILLAGE OF FOX CROSSING, WINNEBAGO COUNTY, WISCONSIN.

PARCEL "A"

ALL OF LOT 2, BLOCK 1, MARGEO ACRES, TOWN OF MENASHA (NOW VILLAGE OF FOX CROSSING), WINNEBAGO COUNTY, WISCONSIN. SAID PARCEL CONTAINS 13,300SQ.FT. (0.3053 ACRES) OF LAND MORE OR LESS. SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

PARCEL "B"

BEING PART OF LOT 1, BLOCK 1, MARGEO ACRES, LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 20 NORTH, RANGE 17 EAST, VILLAGE OF FOX CROSSING, WINNEBAGO COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SECTION 17; THENCE N89°32'09"E (RECORDED AS N89°57'E), 173.00 FEET ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 17 TO THE SOUTHERLY EXTENSION OF THE EAST LINE OF BLOCK 1, MARGEO ACRES; THENCE N00°26'33"W (RECORDED AS NORTH), 44.15 FEET ALONG SAID SOUTHERLY EXTENSION AND SAID EAST LINE TO THE NORTH LINE OF LANDS DESCRIBED IN DOCUMENT NUMBER 513945 AND THE POINT OF BEGINNING; THENCE S89°30'57"W, 117.60 FEET (RECORDED AS S88°28'00"W, 117.59 FEET) ALONG SAID NORTH LINE TO A NORTHEASTERLY LINE OF SAID DESCRIBED LANDS; THENCE N45°28'48"W, 31.66 FEET (RECORDED AS N46°31'45"W, 31.69 FEET) ALONG SAID NORTHEASTERLY LINE TO THE WEST LINE OF LOT 1, BLOCK 1, MARGEO ACRES; THENCE N00°26'33"W (RECORDED AS NORTH), 87.17 FEET ALONG SAID WEST LINE TO THE NORTH LINE OF SAID LOT 1; THENCE N89°34'16"E (RECORDED AS N89°57'E), 140.00 FEET ALONG SAID NORTH LINE TO THE EAST LINE OF SAID BLOCK 1; THENCE S00°26'33"E (RECORDED AS SOUTH), 109.43 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 15,079 SQ. FT. (0.3462 ACRES) OF LAND MORE OR LESS. SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

