

CITY OF OSHKOSH - 13th Ward

"Fox Meadow Condominium"

Speed.

No. 2-150C

HASTINGS, MN

LOS ANGELES-CHICAGO-LOGAN, OH

14CGREGOR, TX-LOCUST GROVE, GA

U.S.A.

FOX MEADOW CONDOMINIUM

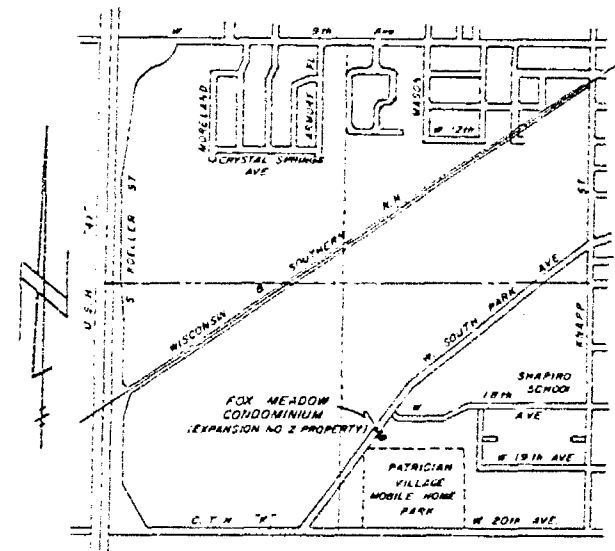
(EXPANSION NO. 2 PROPERTY)

PROPERTY HERETOFORE KNOWN AS:

UNIT A-1 AND UNIT A-2 OF THE
PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON
PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573445,
CONTAINING 0.1756 ACRES OF LAND AND BEING A PART OF
LOT 19 IN THE SUBDIVISION OF THE SW 1/4 OF THE SE 1/4 OF
SECTION 27, T.18N., R.16E., 13th WARD, CITY OF OSHKOSH,
WINNEBAGO COUNTY, WISCONSIN, PER LEACH'S MAP OF 1894.

NOTE: THE ABOVE UNITS IN PINE MEADOWS, A CONDOMINIUM, ARE
LEGALLY IN EFFECT AT TIME OF THE PREPARATION OF THIS
DOCUMENT, HOWEVER IT IS ANTICIPATED THAT PINE MEADOWS,
A CONDOMINIUM, WILL BE LEGALLY DISSOLVED AND TERMINATED
PRIOR TO THE FILING OF THIS DOCUMENT.

SECTION 27, T.18N., R.16E.



LOCATION MAP

SCALE 1" = 100'



DATED THIS 21st DAY OF October, 1986.

Steven T. Chronis
WISCONSIN REGISTERED LAND SURVEYOR, S-0913
STEVEN T. CHRONIS

EXHIBIT "2A"

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

THIS INSTRUMENT DRAFTED BY STEVEN T. CHRONIS

SHEET 1 OF 4

FOX MEADOW CONDOMINIUM
(EXPANSION NO. 2 PROPERTY)

SURVEYOR'S CERTIFICATE:

I, STEVEN T. CHRONIS, WISCONSIN REGISTERED LAND SURVEYOR OF AERO-METRIC ENGINEERING, INC. DO HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED ACCORDING TO THE OFFICIAL RECORDS THE CONDOMINIUM DESCRIBED ON EXHIBIT "2A" AND THAT THE DRAWING SHOWN BELOW IS A TRUE AND CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED. I FURTHER CERTIFY THAT THIS IS A TRUE SCALED AND DIMENSIONAL REPRESENTATION OF THE BOUNDARIES, BUILDINGS AND IMPROVEMENTS. THE IDENTIFICATION AND LOCATION OF EACH UNIT AND THE COMMON ELEMENTS CAN BE DETERMINED.

THE ABOVE DESCRIBED PROPERTY IS SUBJECT TO ALL EASEMENTS OF RECORD AND UNDEFINED UNDERGROUND UTILITY EASEMENTS, SUCH AS SANITARY SEWER LATERALS, WATER LATERALS, ELECTRICAL, TELEPHONE AND TV CABLES.

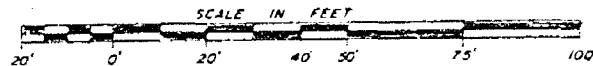


DATED THIS 21st DAY OF October, 1986.

Steven T. Chronis
WISCONSIN REGISTERED LAND SURVEYOR, S-0913
STEVEN T. CHRONIS

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

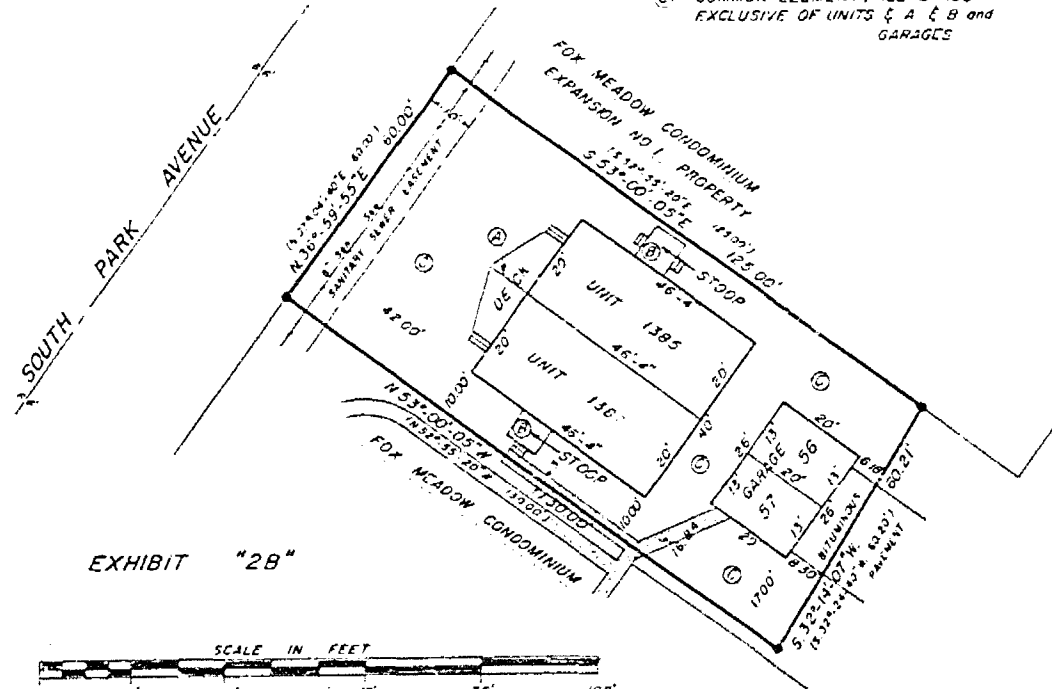
EXHIBIT "2B"



THIS INSTRUMENT DRAFTED BY STEVEN T. CHRONIS

— LEGEND —

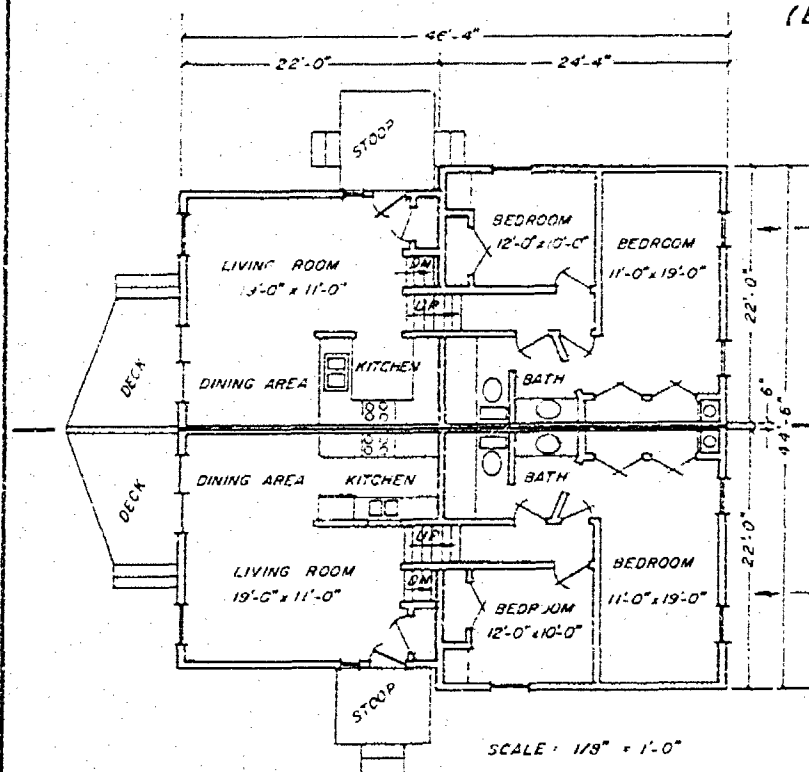
- = 1" IRON PIPE FOUND
1" = RECORDED DIMENSION
ALL DIMENSIONS MEASURED TO THE
NEAREST HUNDREDTH OF A FOOT
- ④ = DECK
⑤ = STOP
⑦, ⑧ = LIMITED COMMON ELEMENT
⑨ = COMMON ELEMENT, ALL LANDS
EXCLUSIVE OF UNITS & A & B and
GARAGES



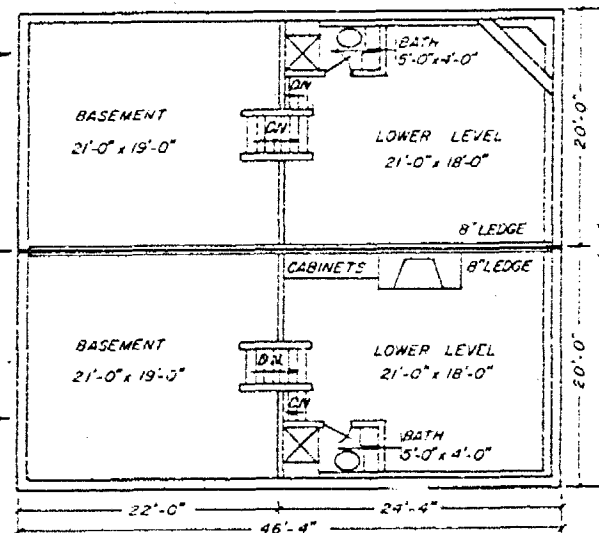
SHEET 2 OF 4

FOX MEADOW CONDOMINIUM (EXPANSION NO. 2 PROPERTY)

NOTE: SQUARE FOOTAGE SHOWN DOES NOT INCLUDE BASEMENT AREA.



UPPER LEVEL PLAN



LOWER LEVEL PLAN

EXHIBIT "2C"

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014



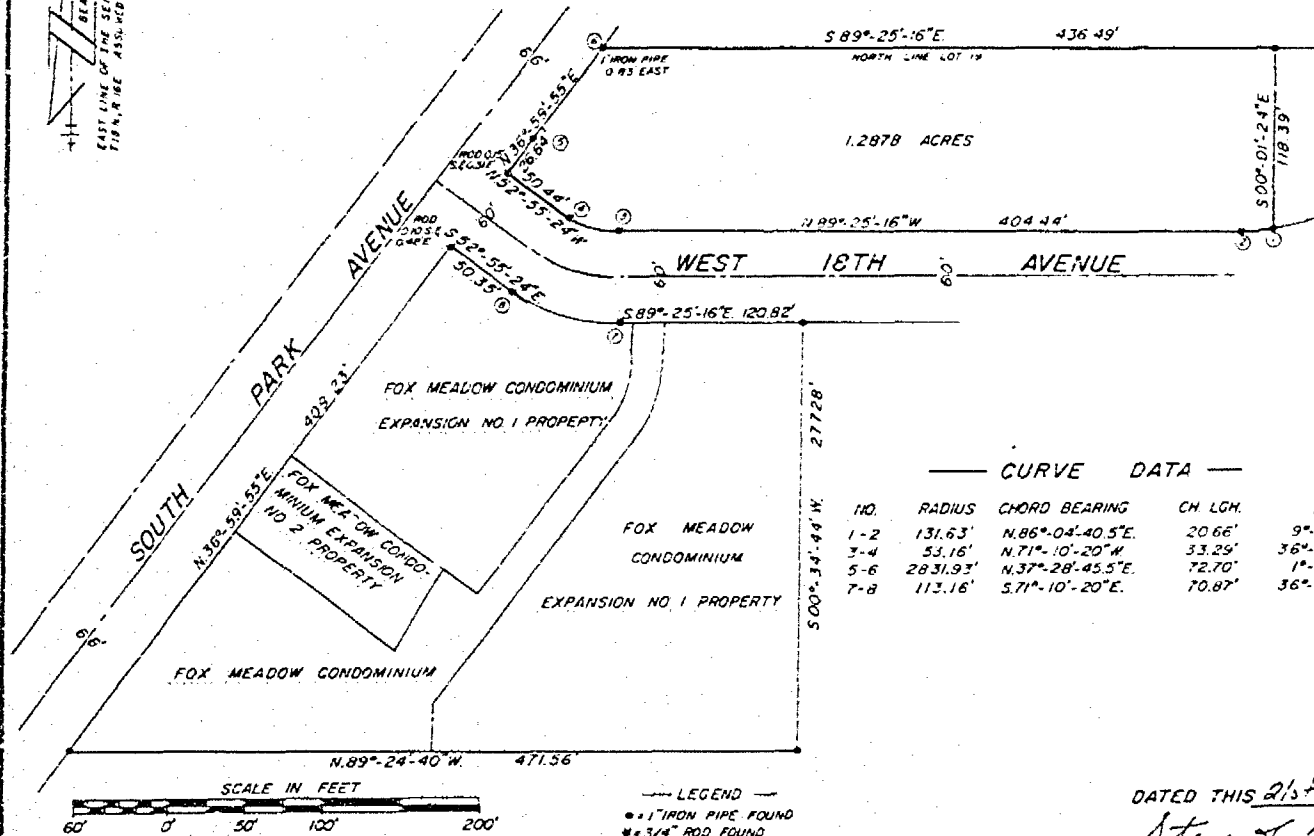
DATED THIS 21st DAY OF October, 1986
Steven T. Chronis
WISCONSIN REGISTERED LAND SURVEYOR, 5-0913
STEVEN T. CHRONIS

THIS INSTRUMENT DRAFTED BY STEVEN T. CHRONIS

SHEET 3 OF 4

FOX MEADOW CONDOMINIUM (EXPANSION NO. 2 PROPERTY) (EXPANDABLE AREA)

BEARING REFERENCE:
EAST LINE OF THE SE 1/4 SECTION 27,
T18N, R16E ASSUMED N40°00'-00"E



A PART OF LOT 19 IN THE SUBDIVISION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 27, T18N, R16E, 13TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN PER LEACH'S MAP OF 1894 AND BEING DESCRIBED BY: COMMENCING AT THE NORTHWESTERLY CORNER OF THE FOX MEADOW CONDOMINIUM (EXPANSION NO. 1 PROPERTY); THENCE N36°-59'-55"E. 60.00 FEET, TO THE INTERSECTION OF THE NORTHEASTERLY LINE OF WEST 18TH AVENUE WITH THE SOUTHEASTERLY LINE OF SOUTH PARK AVENUE AND BEING THE TRUE POINT OF BEGINNING; THENCE N36°-59'-55"E. 26.64 FEET; THENCE NORTHEASTERLY 72.70 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 2831.93 FEET AND THE CHORD OF WHICH BEARS N37°-28'-45.5"E 72.70 FEET; THENCE S89°-25'-16"E. 436.49 FEET; THENCE S00°-01'-24"E. 118.39 FEET; THENCE WESTERLY 20.68 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 131.63 FEET AND THE CHORD OF WHICH BEARS S86°-04'-40.5"W 20.68 FEET; THENCE N89°-25'-16"W. 404.44 FEET; THENCE NORTHWESTERLY 33.86 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 53.16 FEET AND THE CHORD OF WHICH BEARS N71°-10'-20"W 33.29 FEET; THENCE N52°-55'-24"W 50.44 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 1.2878 ACRES OF LAND.

CURVE DATA

NO.	RADIUS	CHORD BEARING	CH. LGH.	Δ	ARC LGH.	TAN BEARING	TAN BEARING
1-2	131.63'	N86°-04'-40.5"E	20.66'	9°-00'-07"	20.68'	N81°-34'-37"E	N89°-25'-16"W
3-4	53.16'	N71°-10'-20"W	33.29'	36°-29'-52"	33.86'	S89°-25'-16"E	N52°-55'-24"W
5-6	2831.93'	N37°-28'-45.5"E	72.70'	1°-28'-15"	72.70'	N36°-44'-38"W	S36°-44'-38"W
7-8	113.16'	S71°-10'-20"E	70.87'	36°-29'-52"	72.08'	N52°-55'-24"W	S89°-25'-16"E

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

EXHIBIT "2D"

DATED THIS 21st DAY OF October, 1980.

Steven T. Chronis
WISCONSIN REGISTERED LAND SURVEYOR, S-0913
STEVEN T. CHRONIS

THIS INSTRUMENT DRAFTED BY STEVEN T. CHRONIS

SHEET 4 OF 4

FOX MEADOW CONDOMINIUM (EXPANSION NO. 1 PROPERTY)

A PART OF LOT 19 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T.18 N., R.16 E., 15TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN PER LEACH'S MAP OF 1894, CONTAINING 26,806.82 SQUARE FEET OF LAND AND BEING DESCRIBED BY:

COMMENCING AT THE NORTHWESTERLY CORNER OF THE PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573-443 AND BEING THE TRUE POINT OF BEGINNING; THENCE N. 36°-39'-55"E. 172.68 FEET ALONG THE EASTERLY LINE OF SOUTH PARK AVE. TO THE SOUTHERLY LINE OF WEST 18TH AVE.; THENCE S. 52°-35'-24"E. 30.35 FEET (RECORDED AS S. 32°-35'-20"E. 30.00') ALONG THE SOUTHERLY LINE OF WEST 18TH AVE.; THENCE SOUTHEASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S. 7°-10'-20"E. 70.87 FEET; THENCE S. 89°-25'-16"E. 10.00 FEET; THENCE S. 00°-34'-44"W. 20.86 FEET; THENCE SOUTHWESTERLY 38.63 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 80.80 FEET AND THE CHORD OF WHICH BEARS S. 18°-47'-19.5"W. 38.00 FEET; THENCE S. 36°-39'-55"W. 147.77 FEET; THENCE N. 33°-00'-03"W. 130.00 FEET (RECORDED AS N. 52°-35'-20"W.) ALONG THE NORTHEASTERLY LINE OF PINE MEADOWS CONDOMINIUM AND ITS EXTENSION TO THE TRUE POINT OF BEGINNING.

ALSO

A PART OF LOT 19 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T.18 N., R.16 E., 15TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN PER LEACH'S MAP OF 1894, CONTAINING 44,330.61 SQUARE FEET OF LAND AND BEING DESCRIBED BY:

COMMENCING AT THE NORTHWESTERLY CORNER OF THE PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573-443; THENCE N. 36°-39'-55"E. 172.68 FEET ALONG THE EASTERLY LINE OF SOUTH PARK AVE. TO THE SOUTHERLY LINE OF WEST 18TH AVE.; THENCE S. 52°-35'-24"E. 30.35 FEET ALONG THE SOUTHERLY LINE OF WEST 18TH AVE.; THENCE SOUTHEASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S. 7°-10'-20"E. 70.87 FEET; THENCE S. 89°-25'-16"E. 10.00 FEET ALONG THE SOUTH LINE OF WEST 18TH AVE. TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING S. 89°-25'-16"E. 90.82 FEET ALONG THE SOUTH LINE OF WEST 18TH AVE.; THENCE S. 00°-34'-44"W. 277.28 FEET; THENCE N. 69°-24'-40"W. 236.56 FEET; THENCE N. 00°-35'-40"E. 32.25 FEET;

DATED THIS 18TH DAY OF SEPTEMBER, 1985

Lawrence C. Kriescher
WISCONSIN REGISTERED LAND SURVEYOR S - 13599
LAWRENCE C. KRIESCHER



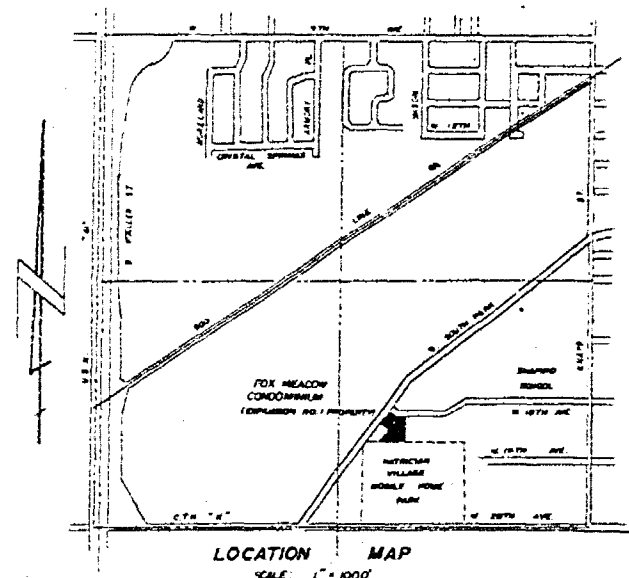
EXHIBIT "IA"

AERO-METRIC ENGINEERING INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER

THENCE N. 36°-39'-55"E. 217.89 FEET; THENCE NORTHEASTERLY 51.36 FEET ALONG THE ARC OF A CURVE TO THE LEFT, HAVING A RADIUS OF 80.80 FEET AND THE CHORD OF WHICH BEARS N. 18°-47'-19.5"E. 50.50 FEET; THENCE N. 00°-34'-44"E. 20.86 FEET TO THE TRUE POINT OF BEGINNING.

SECTION 27, T. 18 N., R. 16 E.



LOCATION MAP

SCALE: 1" = 1000'

SHEET 1 of 6

FOX MEADOW CONDOMINIUM (EXPANSION NO. 1 PROPERTY)

SURVEYOR'S CERTIFICATE

I, LAWRENCE C. KRIESCHER, WISCONSIN REGISTERED LAND SURVEYOR OF AERO-METRIC ENGINEERING INC. DO HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED ACCORDING TO THE OFFICIAL RECORDS THE CONDOMINIUM DESCRIBED ON EXHIBIT "A" AND THAT THE DRAWING SHOWN BELOW IS A TRUE AND CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED. I FURTHER CERTIFY THAT THIS IS A TRUE SOLEID AND DIMENSIONAL REPRESENTATION OF THE BOUNDARIES, BUILDINGS AND IMPROVEMENTS. THE IDENTIFICATION AND LOCATION OF EACH UNIT AND THE COMMON ELEMENTS CAN BE DETERMINED.

OF RECORD

THE ABOVE DESCRIBED PROPERTY IS SUBJECT TO ALL EASEMENTS, AND UNDEFINED UNDERGROUND UTILITY EASEMENTS, SUCH AS SANITARY SEWER LATERALS, ELECTRICAL, WATER LATERALS, TELEPHONE AND T.V. CABLES.

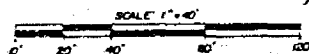
CURVE DATA

NO.	RADIUS	CHORD BEARING	CHORD LENGTH	Δ	ARC LENGTH	TAN BEARINGS
1-2	113.46'	S. 77°-40'-20" E.	79.87'	36°-25'-52"	72.08'	N. 52°-55'-24" W. S. 89°-25'-16" E.
3-4	60.80'	S. 18°-47'-19.5" W.	38.00'	36°-25'-41"	36.65'	N. 00°-34'-44" E. S. 36°-59'-35" W.
5-6	80.80'	N. 18°-47'-19.5" E.	50.50'	36°-25'-11"	51.36'	S. 36°-59'-35" W. N. 00°-34'-44" E.

DATED THIS 16th DAY OF SEPTEMBER, 1985
Lawrence C. Kriescher
WISCONSIN REGISTERED LAND SURVEYOR 5-1599
LAWRENCE C. KRIESCHER



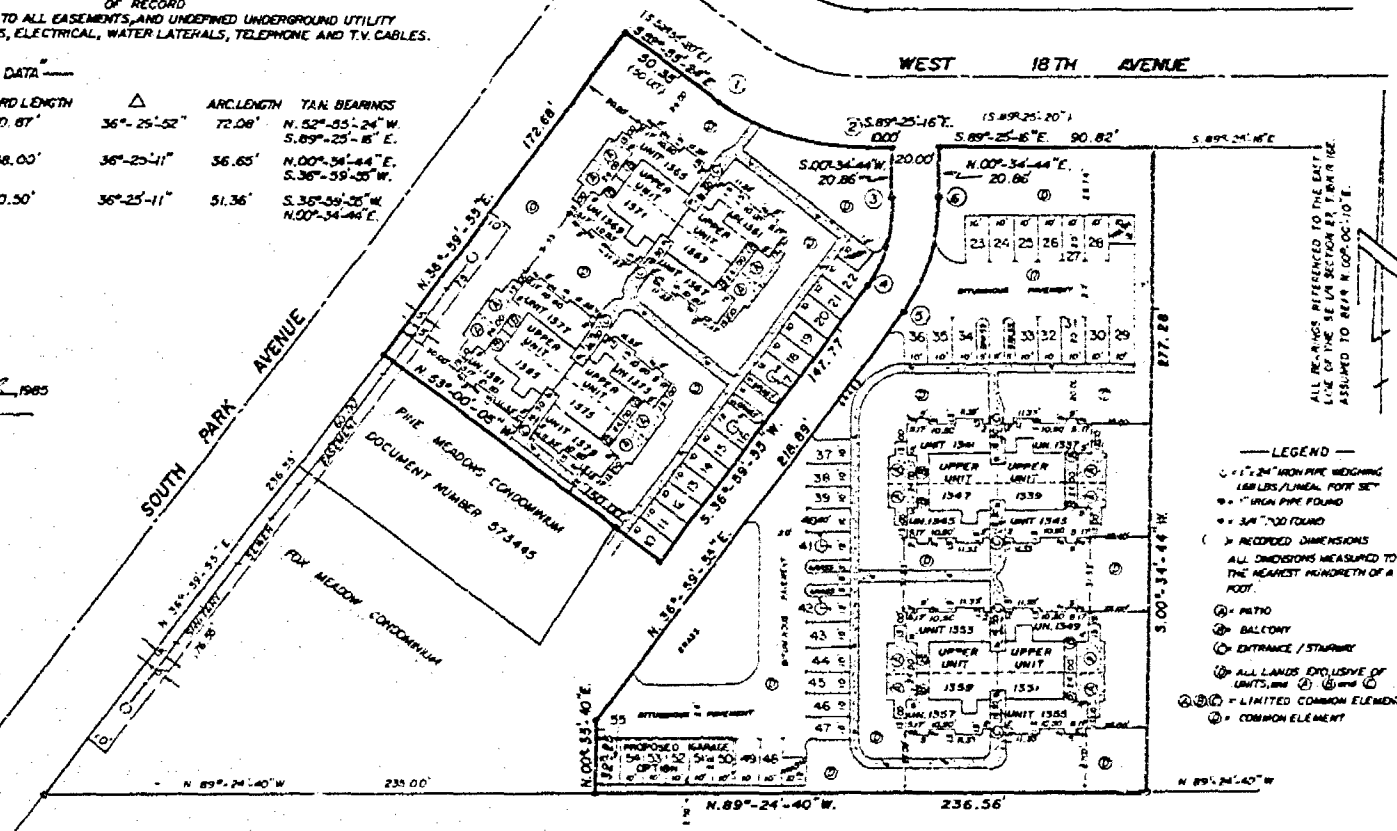
AERO-METRIC ENGINEERING INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014



THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER

EXHIBIT "B"

SHEET 2 of 6



FOX MEADOW CONDOMINIUM

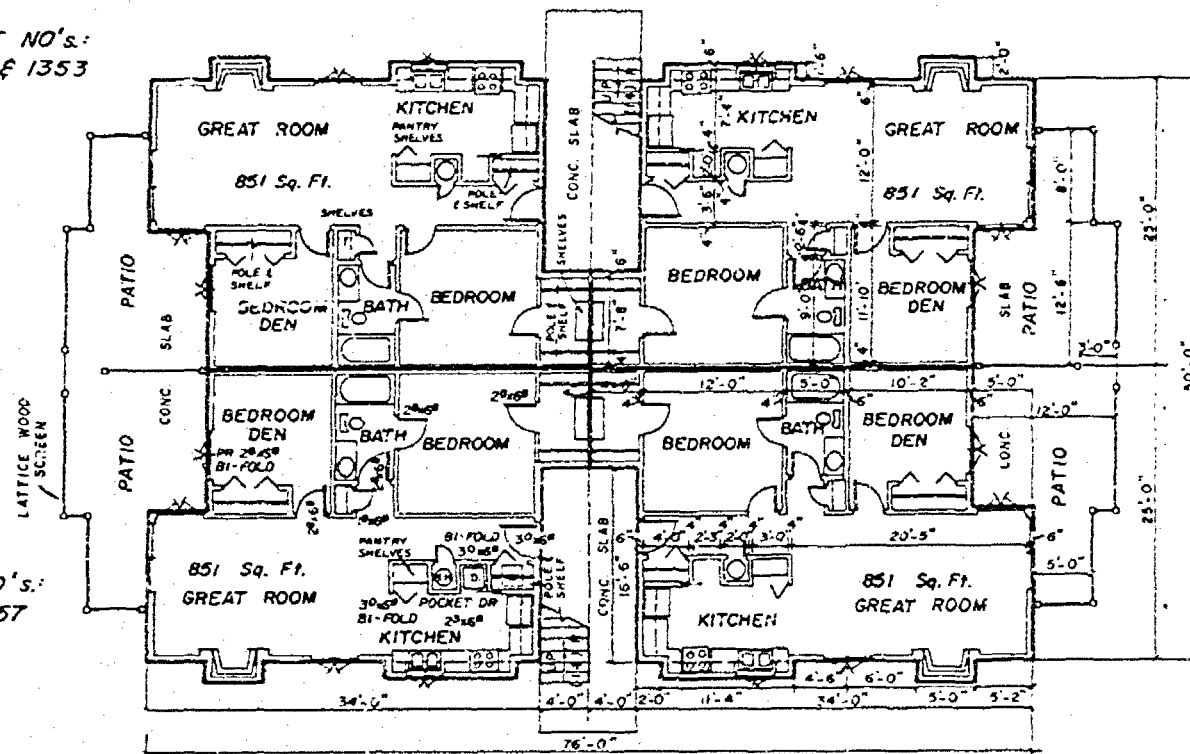
(EXPANSION NO. 1 PROPERTY)

Typical for UNIT NO's:
1365, 1377, 1381 & 1353

Typical for UNIT NO's:
1361, 1373, 1337 & 1349

Typical for UNIT NO's:
1367, 1379, 1343 & 1355

Typical for UNIT NO's:
1369, 1381, 1345 & 1357



FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"

EXHIBIT "1C"

(SHEET 1 OF 2)

DATED THIS 18TH DAY OF SEPTEMBER, 1985.

Lawrence C. Kriescher
WISCONSIN REGISTERED LAND SURVEYOR, S-1599
LAWRENCE C. KRIESCHER

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

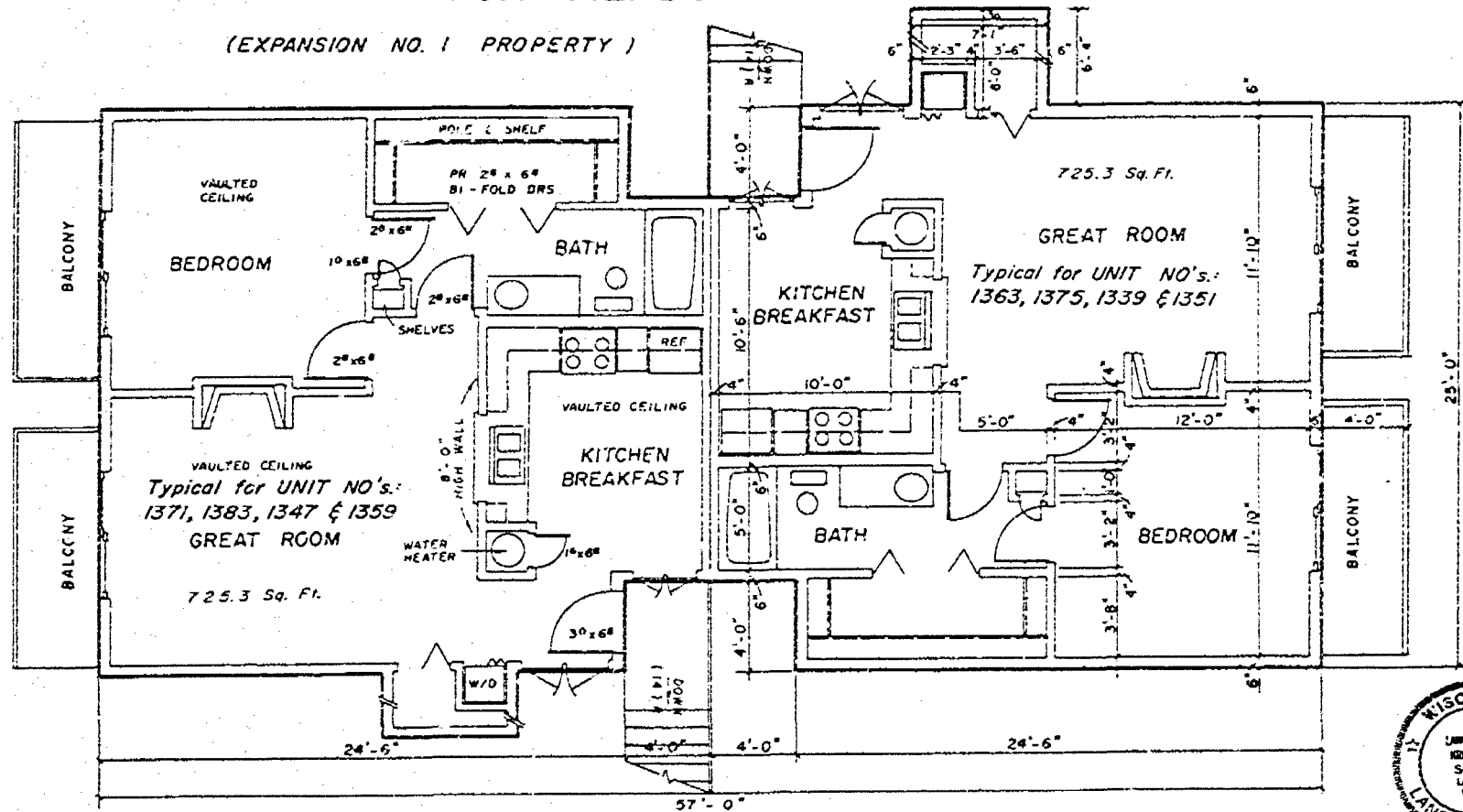
THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER

SHEET 3 OF 6



FOX MEADOW CONDOMINIUM

(EXPANSION NO. 1 PROPERTY)



AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"

EXHIBIT "1C"

(SHEET 2 OF 2)

THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER

DATED THIS 18TH DAY OF SEPTEMBER, 1995.

Lawrence C. Kriescher

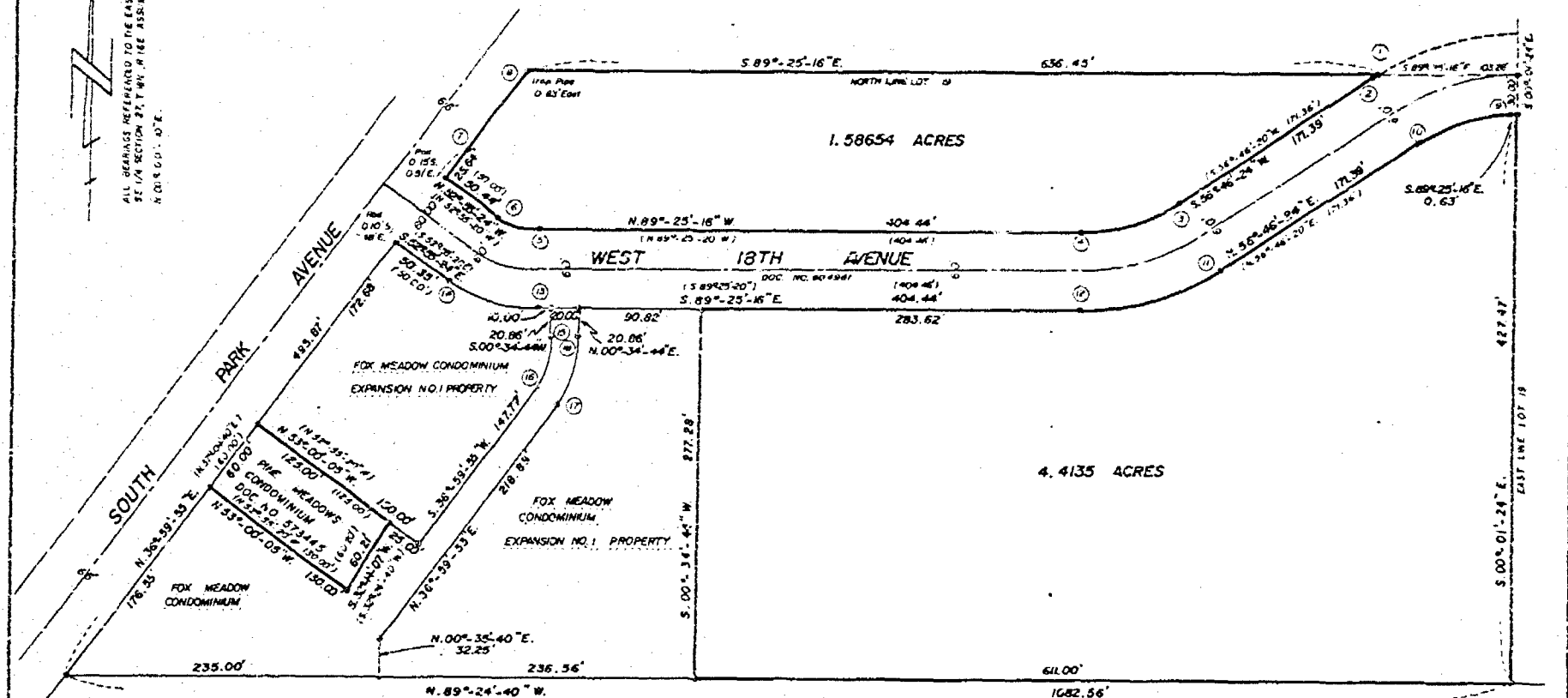
WISCONSIN REGISTERED LAND SURVEYOR, 5-1599
LAWRENCE C. KRIESCHER



SHEET 4 OF 6

**FOX MEADOW CONDOMINIUM
(EXPANSION NO. 1 PROPERTY)
(EXPANDABLE AREA)**

ALL BEARINGS REFERRED TO THE EAST LINE OF THE
SE 1/4 SECTION 27, T. 41 N., R. 16 E., S. 16 E. 1/4
N. 00° 00' 00" E.



NOTE: SEE EXHIBIT "C" SHEET 2 OF 2 FOR DESCRIPTIONS
AND CURVE DATA OF EXHIBITABLE AREA.

AERO-METRIC ENGINEERING INC.
539 NORTH MADISON STREET
GILTON, WISCONSIN 53014

THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER

LEGEND

- 3" x 1/2" IRON PIPE WEIGHING
1.88 LBS./LINEAL FOOT SET
- 0" x 1" IRON PIPE FOUND
- 0" x 3/4" NOD. FOUND
- 1" RECORDED DATA

EXHIBIT "D"
(SHEET 1 OF 2)



DATED THIS 18TH DAY OF SEPTEMBER, 1985
Lawrence C. Kriescher
WISCONSIN REGISTERED LAND SURVEYOR S-1599
LAWRENCE C. KRIESCHER

SHEET 5 of 6

FOX MEADOW CONDOMINIUM

(EXPANSION NO. 1 PROPERTY)

(EXPANDABLE AREA)

THAT PART OF LOT 19 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 27, T.18N., R.16E., 13th WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, PER LEACH'S MAP OF 1894 AND BEING DESCRIBED BY:

PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573445, CONTAINING 0.1756 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM, THENCE N.36°-59'-55"E. 172.60 FEET, THENCE S.52°-55'-24"E. 50.35 FEET, THENCE EASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S.71°-10'-20"E. 70.87 FEET; THENCE S.89°-25'-16"E. 120.82 FEET TO THE TRUE POINT OF BEGINNING, THENCE CONTINUING S.89°-25'-16"E. 283.62 FEET, THENCE NORTHEASTERLY 113.07 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 191.63 FEET AND THE CHORD OF WHICH BEARS N.73°-40'-34"E. 111.43 FEET; THENCE N.56°-46'-24"E. 171.39 FEET, THENCE NORTHEASTERLY 77.65 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 131.61 FEET AND THE CHORD OF WHICH BEARS N.77°-40'-34"E. 76.53 FEET; THENCE S.89°-25'-16"E. 0.63 FEET; THENCE S.00°-01'-24"E. 421.47 FEET; THENCE N.89°-24'-40"W. 611.00 FEET; THENCE N.00°-34'-44"E. 277.20 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 4.4135 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM, THENCE N.36°-59'-55"E. 232.60 FEET TO THE TRUE POINT OF BEGINNING, THENCE CONTINUING N.36°-59'-55"E. 26.64 FEET, THENCE NORTHEASTERLY 72.70 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 283.19 FEET AND THE CHORD OF WHICH BEARS N.37°-28'-43.5"E. 72.70 FEET, THENCE S.89°-25'-16"E. 636.45 FEET, THENCE SOUTHWESTERLY 4.37 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 191.61 FEET AND THE CHORD OF WHICH BEARS S.57°-25'-37"W. 4.37 FEET, THENCE S.56°-46'-24"W. 171.39 FEET; THENCE SOUTHWESTERLY 77.66 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 131.63 FEET AND THE CHORD OF WHICH BEARS S.73°-40'-34"E.

34"W. 76.54 FEET, THENCE N.89°-25'-16"W. 404.44 FEET, THENCE NORTHWESTERLY 33.96 FEET ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 53.16 FEET AND THE CHORD OF WHICH BEARS N.71°-10'-20"W. 33.29 FEET; THENCE N.52°-55'-24"W. 50.44 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 1.58654 ACRES OF LAND.

NOT WITHSTANDING, THE EXPANDABLE AREA IS DESCRIBED AS THREE SEPARATE PARCELS. IT SHALL BE TREATED AS ONE EXPANDABLE AREA AND ANY PORTION(S) THEREOF MAY BE ADDED TO THIS CONDOMINIUM.

CURVE DATA									
NO.	RADIUS	CHORD BEARING	CH. LGH.	Δ	ARC LGH.	TAN. BEARING	TAN. BEARING		
1-2	191.61'	S.57°-25'-37"W.	4.37'	01°-18'-26"	4.37'	N.58°-04'-50"E.	S.56°-46'-24"W.		
3-4	131.63'	S.73°-40'-34"W.	76.54'	33°-49'-20"	77.66'	N.56°-46'-24"E.	N.89°-25'-16"W.		
5-6	53.16'	N.71°-10'-20"W.	33.29'	36°-29'-52"	33.86'	S.89°-25'-16"E.	N.52°-55'-24"W.		
7-8	283.19'	N.37°-28'-43.5"E.	72.70'	01°-28'-15"	72.70'	N.38°-12'-53"E.	S.36°-44'-30"W.		
10-9	131.61'	N.73°-40'-34"E.	76.53'	33°-48'-20"	77.65'	S.56°-46'-24"W.	S.89°-25'-16"E.		
12-11	191.63'	N.73°-40'-34"E.	111.43'	33°-48'-20"	113.07'	N.89°-25'-16"W.	N.56°-46'-24"E.		
14-13	113.16'	S.71°-10'-20"E.	70.87'	36°-29'-52"	72.08'	N.52°-55'-24"W.	S.89°-25'-16"E.		
15-16	60.80'	S.18°-47'-19.5"W.	38.00'	36°-25'-11"	38.65'	N.00°-34'-44"E.	S.36°-59'-55"W.		
17-18	80.80'	N.18°-47'-15.5"E.	51.50'	36°-25'-11"	51.26'	S.36°-59'-55"W.	N.00°-34'-44"E.		

AERO-METRIC ENGINEERING INC.

539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

EXHIBIT "D"
(SHEET 2 OF 2)

THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER



DATED THIS 18th DAY OF SEPTEMBER 1985

Lawrence C. Kriescher

WISCONSIN REGISTERED LAND SURVEYOR S-1599
LAWRENCE C. KRIESCHER

SHEET 6 OF 6

FOX MEADOW CONDOMINIUM

A PART OF LOT 19 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T. 18 N., R. 16 E., 13 TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN PER LEACH'S MAP OF 1894 CONTAINING 26,584 SQUARE FEET OF LAND AND BEING DESCRIBED BY:

COMMENCING AT THE SOUTHWESTERLY CORNER OF THE PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573445 AND BEING THE TRUE POINT OF BEGINNING; RUNNING THENCE S. 53°-00'-05"E. 130.00 FEET, RECORDED AS S. 52°-55'-20"E. 130.00 FEET, ALONG THE SOUTHERLY LINE OF THE PINE MEADOWS CONDOMINIUM TO ITS SOUTHEASTERLY CORNER; THENCE N. 32°-14'-07"E. 60.21 FEET, RECORDED AS N. 32°-24'-40"E. 60.20 FEET, ALONG THE EASTERLY LINE OF THE PINE MEADOWS CONDOMINIUM TO ITS NORTHEASTERLY CORNER; THENCE S. 53°-00'-05"E. 25.00 FEET; THENCE N. 36°-59'-55"E. 147.77 FEET; THENCE NORTHERLY 38.65 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 50.80 FEET AND THE CHORD OF WHICH BEARS N. 18°-47'-19.5"E. 38.00 FEET; THENCE N. 00°-34'-44"E. 20.86 FEET, TO A POINT ON THE SOUTH LINE OF WEST 18 TH AVENUE; THENCE S. 85°-25'-16"E. 20.00 FEET, ALONG THE SOUTH LINE OF WEST 18 TH AVENUE; THENCE S. 00°-34'-44"W. 20.86 FEET; THENCE SOUTHERLY 51.36 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 80.80 FEET AND THE CHORD OF WHICH BEARS S. 18°-47'-19.5"W. 50.50 FEET; THENCE S. 36°-59'-55"W. 218.29 FEET; THENCE S. 00°-35'-40"W. 32.25 FEET; THENCE N. 89°-24'-20"W. 235.00 FEET, TO A POINT ON THE EASTERLY LINE OF SOUTH PARK AVENUE; THENCE N. 36°-59'-55"E. 176.55 FEET, ALONG THE EASTERLY LINE OF SOUTH PARK AVENUE TO THE TRUE POINT OF BEGINNING.

DATED THIS 10th DAY OF April, 1985

Ronald A. Dercks
WISCONSIN REGISTERED LAND SURVEYOR S-1615
RONALD A. DERCKS

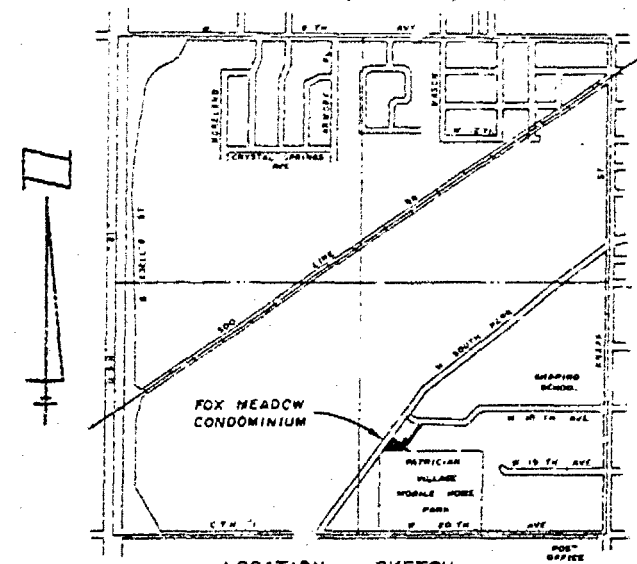


EXHIBIT "A"

AERO-METRIC ENGINEERING INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

THIS INSTRUMENT DRAFTED BY RONALD A. DERCKS

SECTION 27, T. 18 N., R. 16 E.



LOCATION SKETCH

SCALE 1" = 1000'

SHEET 1 OF 6

FOX MEADOW CONDOMINIUM

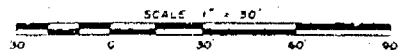
SURVEYOR'S CERTIFICATE :

I, RONALD A. DERCKS, WISCONSIN REGISTERED LAND SURVEYOR OF AERO-METRIC ENGINEERING, INC. DO HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED ACCORDING TO THE OFFICIAL RECORDS THE CONDOMINIUM DESCRIBED ON EXHIBIT "A" AND THAT THE DRAWING SHOWN BELOW IS A TRUE AND CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED. I FURTHER CERTIFY THAT THIS IS A TRUE SCALED AND DIMENSIONAL REPRESENTATION OF THE BOUNDARIES, BUILDINGS AND IMPROVEMENTS. THE IDENTIFICATION AND LOCATION OF EACH UNIT AND THE COMMON ELEMENTS CAN BE DETERMINED.

THE ABOVE DESCRIBED PROPERTY IS SUBJECT TO ALL EASEMENTS OF RECORD AND UNDEFINED UNDERGROUND UTILITY EASEMENTS, SUCH AS SANITARY SEWER LATERALS, ELECTRICAL, WATER LATERALS, TELEPHONE AND TV CABLES.

CURVE DATA

NO.	RADIUS	CHORD BEARING	CHORD LENGTH	Δ	ARC LENGTH	TAN. BEARING	TAN. BEARING
1-2	60.80'	N 18°-47'-19.5"E.	38.00'	36°-25'-11"	36.65'	S. 36°-59'-55"W.	N. 00°-34'-44"E.
3-4	80.80'	S. 18°-47'-19.5"W.	50.50'	36°-25'-11"	51.36'	N. 00°-34'-44"E.	S. 36°-59'-55"W.

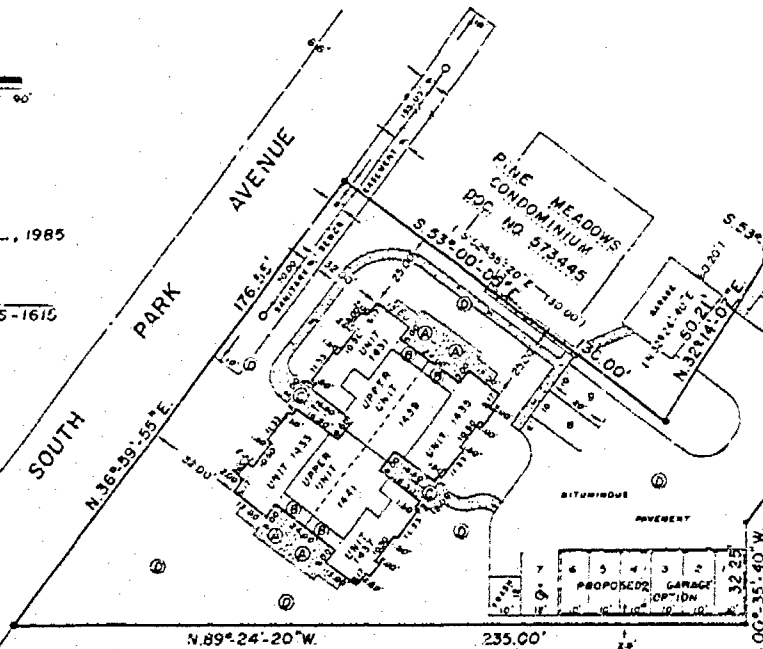


DATED THIS 10TH DAY OF April, 1985

Ronald A. Dercks
WISCONSIN REGISTERED LAND SURVEYOR S-1616
RONALD A. DERCKS



AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014



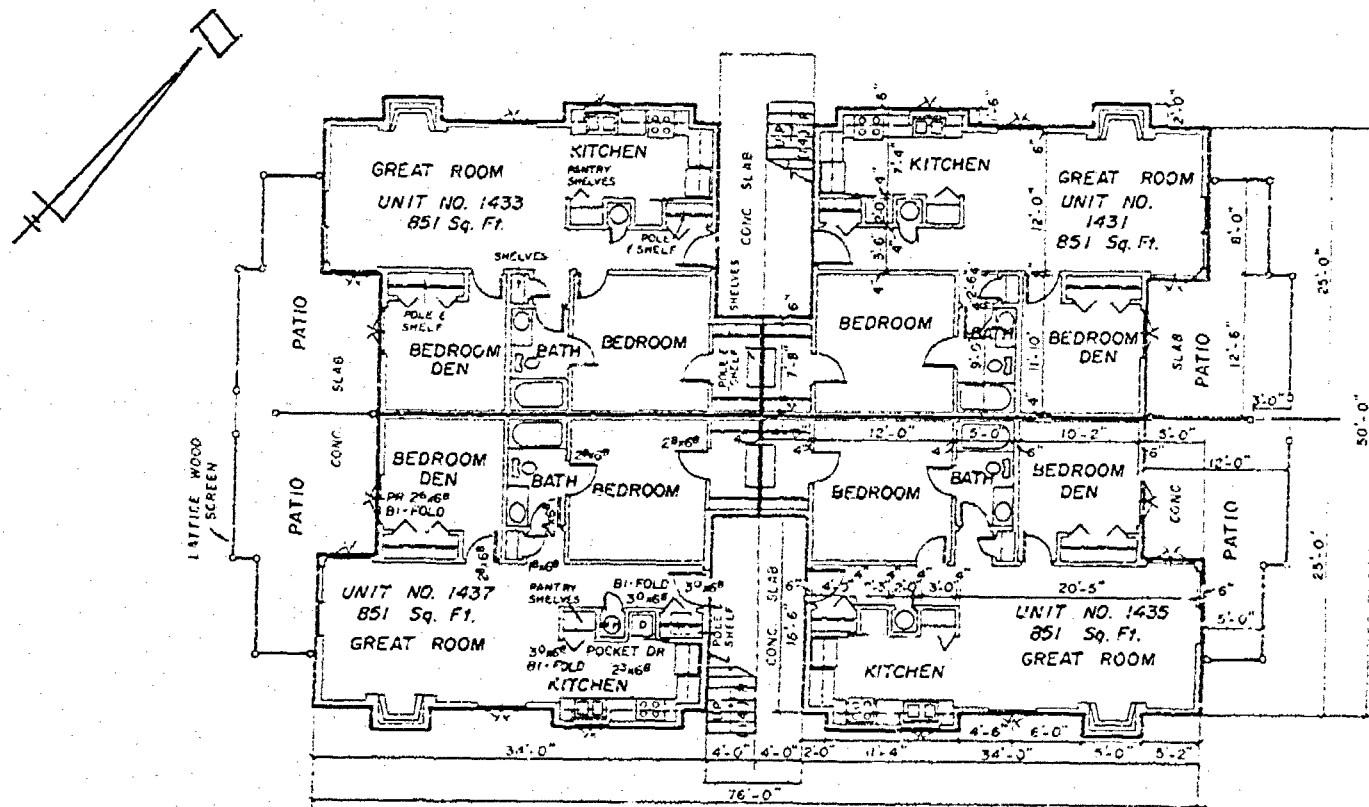
THIS INSTRUMENT DRAFTED BY RONALD A. DERCKS

EXHIBIT "B"

- ### LEGEND
- 1" x 24" IRON PIPE WEIGHING 1.68 LBS/LINEAL FOOT SET.
 - 3/4" ROD FOUND.
 - 1" IRON PIPE FOUND
 - () = RECORDED DIMENSION.
 - ALL DIMENSIONS MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
 - (P) = PATIO
 - (B) = BALCONY
 - (E) = ENTRANCE / STAIRWAY
 - (A) = ALL LANDS EXCLUSIVE OF UNITS, E (P), (B), (C)
 - (L) = LIMITED COMMON ELEMENT
 - (C) = COMMON ELEMENT

SHEET 2 OF 6

FOX MEADOW CONDOMINIUM



FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"

DATED THIS 10th DAY OF April, 1985

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

EXHIBIT "C"
(SHEET 1 OF 2)

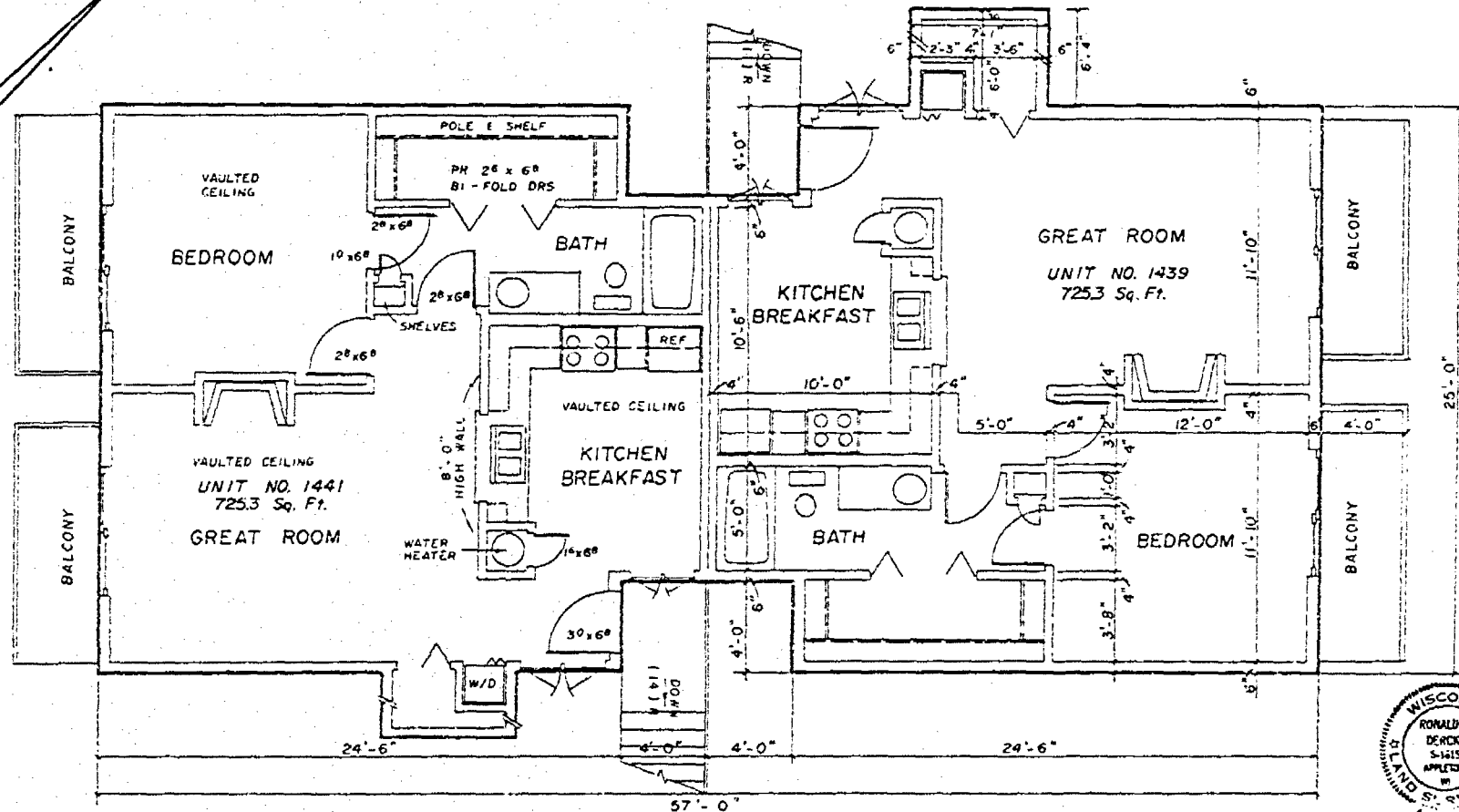
Ronald A. Dercks
WISCONSIN REGISTERED LAND SURVEYOR S-1615
RONALD A. DERCKS

THIS INSTRUMENT DRAFTED BY RONALD A. DERCKS

SHEET 3 OF 6



FOX MEADOW CONDOMINIUM



AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"

EXHIBIT "C"

(SHEET 2 OF 2)

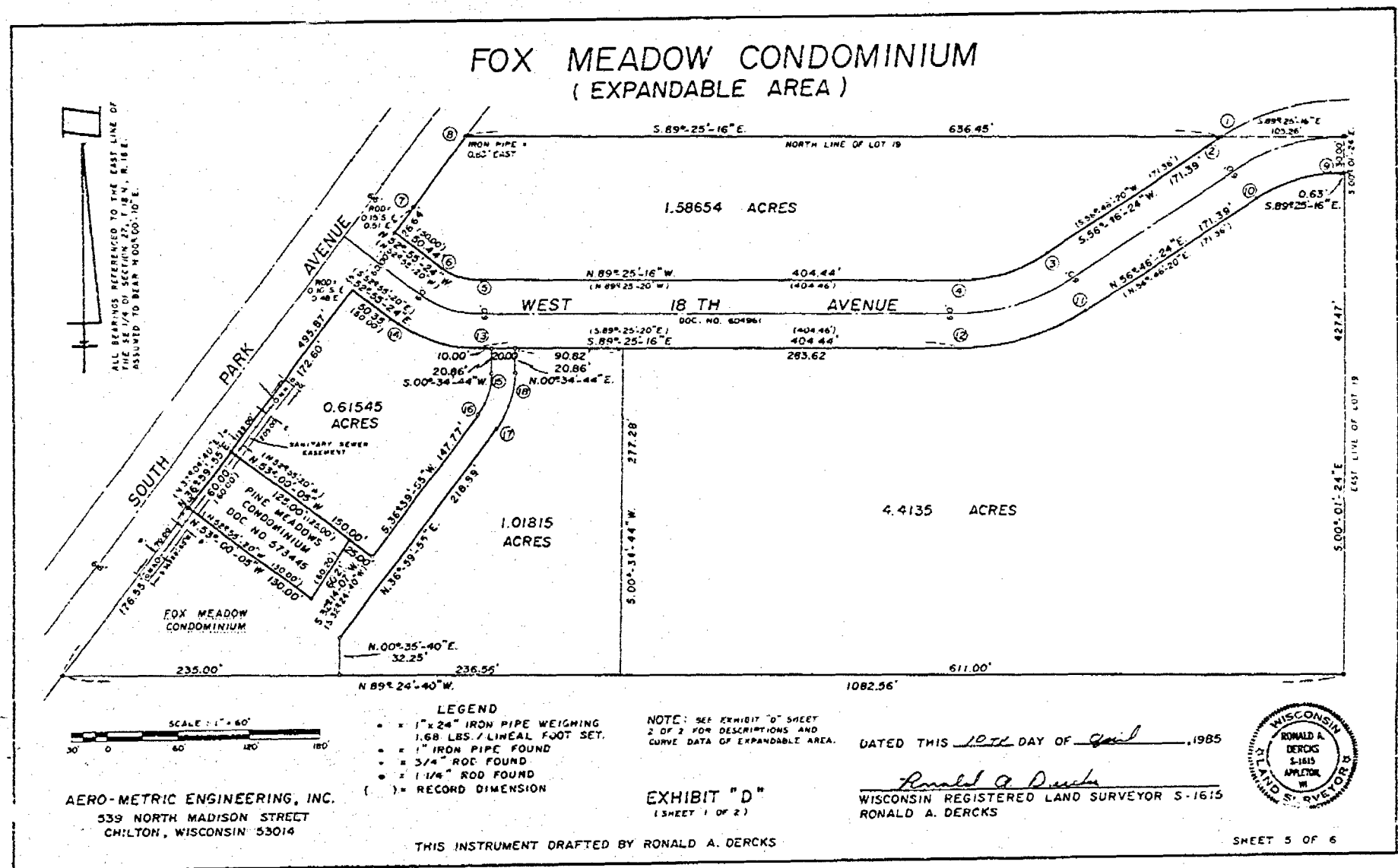
THIS INSTRUMENT DRAFTED BY RONALD A. DERCKS

DATED THIS 10TH DAY OF April, 1985

Ronald A. Dercks
WISCONSIN REGISTERED LAND SURVEYOR S-1615
RONALD A. DERCKS



SHEET 4 OF 6



FOX MEADOW CONDOMINIUM (EXPANDABLE AREA)

THAT PART OF LOT 19 IN THE SUBDIVISION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 27, T.18 N., R.16 E., 13TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, PER LEACH'S MAP OF 1894 AND BEING DESCRIBED BY:

PINE MEADOWS CONDOMINIUM AS RECORDED IN VOLUME 1 ON PAGE 12 OF CONDOMINIUM PLATS, DOCUMENT NO. 573445, CONTAINING 0.1756 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM AND BEING THE TRUE POINT OF BEGINNING, THENCE N.36°59'55"E. 172.60 FEET; THENCE S.52°55'24"E. 50.35 FEET; THENCE EASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S.71°10'20"E. 70.87 FEET; THENCE S.89°25'16"E. 10.00 FEET; THENCE S.00°34'44"W. 20.86 FEET; THENCE SOUTHERLY 38.65 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 60.80 FEET AND THE CHORD OF WHICH BEARS S.18°47'19.5"W. 38.00 FEET; THENCE S.36°53'55"W. 147.77 FEET; THENCE N.53°00'05"W. 150.00 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 0.61545 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM, THENCE N.36°59'55"E. 172.60 FEET; THENCE S.52°55'24"E. 50.35 FEET; THENCE EASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S.71°10'20"E. 70.87 FEET; THENCE S.89°25'16"E. 30.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING S.89°25'16"E. 90.82 FEET; THENCE S.00°34'44"W. 277.28 FEET; THENCE N.00°24'40"W. 236.56 FEET; THENCE N.00°35'40"E. 32.25 FEET; THENCE N.36°59'55"E. 218.89 FEET; THENCE NORTHERLY 51.36 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 80.80 FEET AND THE CHORD OF WHICH BEARS N.18°47'19.5"E. 50.50 FEET; THENCE N.00°34'44"E. 20.86 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 1.01815 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM, THENCE N.36°59'55"E. 172.60 FEET; THENCE S.52°55'24"E. 50.35 FEET; THENCE EASTERLY 72.08 FEET, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 113.16 FEET AND THE CHORD OF WHICH BEARS S.71°10'20"E. 70.87 FEET; THENCE S.89°25'16"E. 120.82 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING S.89°25'16"E. 283.62 FEET; THENCE NORTHEASTERLY 113.07 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 191.63 FEET AND THE CHORD OF WHICH BEARS N.73°40'34"E. 111.43 FEET; THENCE N.56°46'24"E. 171.39 FEET; THENCE NORTHEASTERLY 77.65 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 131.61 FEET AND THE CHORD OF WHICH BEARS N.73°40'34"E. 76.53 FEET; THENCE S.89°25'16"E. 0.63 FEET; THENCE S.00°01'24"E. 427.47 FEET; THENCE N.89°24'40"W. 611.00 FEET; THENCE N.00°34'44"E. 277.28 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 4.4135 ACRES OF LAND.

ALSO: COMMENCING AT THE NORTHWESTERLY CORNER OF SAID PINE MEADOWS CONDOMINIUM, THENCE N.36°59'55"E. 232.60 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING N.56°59'55"E. 26.64 FEET; THENCE NORTHEASTERLY 72.70 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 2831.93 FEET AND THE CHORD OF WHICH BEARS N.37°28'45.5"E. 72.70 FEET; THENCE S.89°25'16"E. 636.45 FEET; THENCE SOUTHWESTERLY 4.37 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 191.61 FEET AND THE CHORD OF WHICH BEARS S.57°25'37"W. 4.37 FEET; THENCE S.56°46'24"W. 171.39 FEET; THENCE SOUTHWESTERLY 77.66 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 131.63 FEET AND THE CHORD OF WHICH BEARS S.73°40'34"W. 76.54 FEET; THENCE N.89°25'16"W. 404.44 FEET; THENCE NORTHWESTERLY 33.86 FEET, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 53.16 FEET AND THE CHORD OF WHICH BEARS N.71°10'20"W. 33.29 FEET; THENCE N.52°55'24"W. 50.44 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 1.58654 ACRES OF LAND.

NOTWITHSTANDING THE EXPANDABLE AREA IS DESCRIBED AS FIVE SEPARATE PARCELS IT SHALL BE TREATED AS ONE EXPANDABLE AREA AND ANY PORTION(S) THEREOF MAY BE ADDED TO THIS CONDOMINIUM.

NO.	RADIUS	CHORD BEARING	CH. LGH.	Δ	ARC LGH.	TAN. BEARING	TAN. BEARING
1-2	191.61	S.57°25'37"W.	4.37	01°18'26"	4.37	N.58°04'50"E.	S.56°46'24"W.
3-4	131.63	S.73°40'34"W.	76.54	33°48'20"	77.66	N.56°46'24"E.	N.89°25'16"W.
5-6	53.16	N.71°10'20"W.	33.29	36°29'52"	33.86	S.89°25'16"E.	N.52°55'24"W.
7-8	2831.93	N.37°28'45.5"E.	72.70	01°28'15"	72.70	N.38°12'53"E.	S.36°44'38"W.
10-9	131.61	N.73°40'34"E.	76.53	33°48'20"	77.65	S.56°46'24"W.	S.89°25'16"E.
12-11	191.63	N.73°40'34"E.	111.43	33°48'20"	113.07	N.89°25'16"W.	N.56°46'24"E.
14-13	113.16	S.71°10'20"E.	70.87	36°29'52"	72.08	N.52°55'24"W.	S.89°25'16"E.
15-16	60.80	S.18°47'19.5"W.	38.00	36°25'11"	38.65	N.00°34'44"E.	S.36°59'55"W.
17-18	90.80	N.18°47'19.5"E.	50.50	36°25'11"	51.36	S.36°59'55"W.	N.00°34'44"E.

AERO-METRIC ENGINEERING, INC.
539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014

EXHIBIT "D"
(SHEET 2 OF 2)

THIS INSTRUMENT DRAFTED BY RONALD A. DERCKS

DATED THIS 10TH DAY OF April, 1985

Ronald A. Dercks
WISCONSIN REGISTERED LAND SURVEYOR S-1615
RONALD A. DERCKS



SHEET 6 OF 6