

# WITZEL AVENUE

## PLAT OF SURVEY

APRIL 8, 1983

SURVEY FOR MAP OF THE CITY OF OSHKOSH  
(OSHKOSH, WISCONSIN)

SURVEY NO. 1274-S

Parcel I

A parcel of land in the N.W. 1/4 of the S.W. 1/4 of Sec. 22-18-16, Sixth Ward, City of Oshkosh, Winnebago County, Wisconsin, described as follows:  
Commencing at the W. 1/4 corner of Sec. 22-18-16, thence South along the West line of Sec. 22, 781.38 feet, thence S. 89° 04' E., 389.48 feet, to the place of beginning; thence N. 0° 41' E., 421.0 feet thence S. 89° 04' E., 433.0 feet, thence S. 0° 44' W., 89.0 feet, thence S. 89° 04' E., 227.0 feet, thence S. 0° 44' W., 542.0 feet, thence N. 89° 04' W., 215.0 feet, thence N. 0° 44' E., 177.0 feet, thence N. 89° 04' W., 370.0 feet, thence N. 0° 41' E., 38.0 feet, thence N. 89° 04' W., 15.0 feet, to the place of beginning.

Less and excepting those portions hereafter described.

A Parcel of land in the N.W. 1/4 of the S.W. 1/4 of Section 22, T18N, R16E, City of Oshkosh, Winnebago County, Wisconsin, described as follows:  
Commencing at the W. 1/4 corner of said Section 22, thence South along the West line of Section 22, 996.38 feet, thence S. 89° 04' E., 234.48 feet to the Place of Beginning; thence N. 0° 41' E., 105.00 feet, thence S. 89° 04' E., 30.00 feet, thence S. 0° 41' W., 105.00 feet, thence N. 89° 04' W., 30.00 feet to the Place of Beginning.

A Parcel of land in the N.W. 1/4 of the S.W. 1/4 of Section 22, T18N, R16E, City of Oshkosh, Winnebago County, Wisconsin, described as follows:  
Commencing at the W. 1/4 corner of said Section 22, thence South along the West line of Section 22, 996.38 feet, thence S. 89° 04' E., 1049.48 feet, thence N. 0° 44' E., 537.00 feet to the Place of Beginning; thence N. 89° 04' W., 227.0 feet, thence N. 0° 44' E., 5.00 feet, thence S. 89° 04' E., 227.0 feet, thence S. 0° 44' W., 5.00 feet, to the Place of Beginning.

Parcel II

A Parcel of land in the N.W. 1/4 of the S.W. 1/4 of Sec. 22-18-16, Sixth Ward, City of Oshkosh, Winnebago County, Wisconsin, described as follows:  
Commencing at the W. 1/4 corner of Sec. 22-18-16, thence South along the West line of Sec. 22, 681.38 feet, thence S. 89° 04' E., 184.48 feet, to the place of beginning; thence N. 0° 41' E., 35.0 feet, thence S. 89° 04' E., 205.0 feet, thence S. 0° 41' W., 35.0 feet, thence N. 89° 04' W., 205.0 feet to the place of beginning.

Parcel III

A Parcel of land in the N.W. 1/4 of the S.W. 1/4 of Sec. 22-18-16, Sixth Ward, City of Oshkosh, Winnebago County, Wisconsin, described as follows:  
Commencing at the West 1/4 corner of Sec. 22-18-16, thence East along the East and West 1/4 line of Section 22, 750.89 feet, thence S. 0° 48' W., 33.0 feet to the place of beginning; thence S. 0° 48' W., 332.0 feet, thence S. 89° 13' E., 35.0 feet, thence N. 0° 48' W., 332.0 feet, thence N. 89° 13' W., 35.0 feet to the place of beginning.

(The following exception no longer applies to the existing boundaries of Parcels I, II and III.)

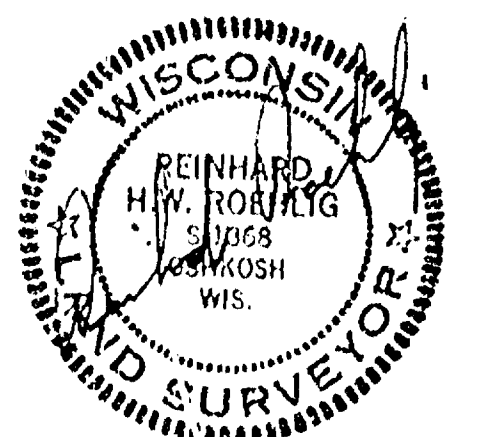
Less and excepting that portion thereof containing 0.02 acres conveyed to Winnebago County for Highway more particularly described in deed recorded August 30, 1971 in Volume 1316 of Records at Page 383 as Document No. 411611; and which is described as follows:

All that part of the N.W. 1/4 - S.W. 1/4 Section 22, T18N, R16E, as described in Volume 1281 of Records, Page 293, lying West of a line 50 feet East of and parallel with a frontage road reference line, described as follows:

Commencing at the West one-quarter corner of said Section 22; thence S. 89° 13' E., 358 feet to the point of beginning of said reference line; thence S. 0° 48' W., 16.48 feet; thence on a line of a 10° 00' curve to the right 300 feet; thence S. 30° 48' W., 51.9 feet; thence on a line of an 8° 00' curve to the left, 376.46 feet.

I Certify that I have surveyed the above described property (Property), and the above map is a true representation thereof and shows the size and location of the Property, its exterior boundaries, the location and dimensions of all visible structures thereon, boundary, fences, apparent easements and roadways and visible encroachments, if any. This survey is made for the exclusive use of the present owners of the Property, and of all those who purchase, mortgage, or guarantee the title thereto, within one (1) year from date hereof.

**national survey & engineering**  
417 NORTH SAWYER STREET/P.O. BOX 2963  
OSHKOSH, WISCONSIN 54903  
(414) 426-2800



CITY OF OSHKOSH

# TOPOGRAPHIC MAP

JULY 28, 1980

(SURVEY FOR URBAN GUILD)

SURVEY NO. 119-S

SCALE 1" = 40'

- VALVES
- ⊗ MANHOLE
- ⊠ CATCH BASIN
- TRAFFIC LIGHT
- EXISTING RAILS
- OVERHEAD WIRES

OHIO STREET (60.0)

UNDERGROUND SEWER AND UTILITY INFORMATION AS SHOWN IS OBTAINED FROM CITY OF OSHKOSH AND WISCONSIN PUBLIC SERVICE RECORDS, THE ACCURACY OF WHICH IS NOT GUARANTEED.

**national survey & engineering**  
427 NORTH SAWYER STREET  
P.O. BOX 2963  
OSHKOSH, WISCONSIN 54903  
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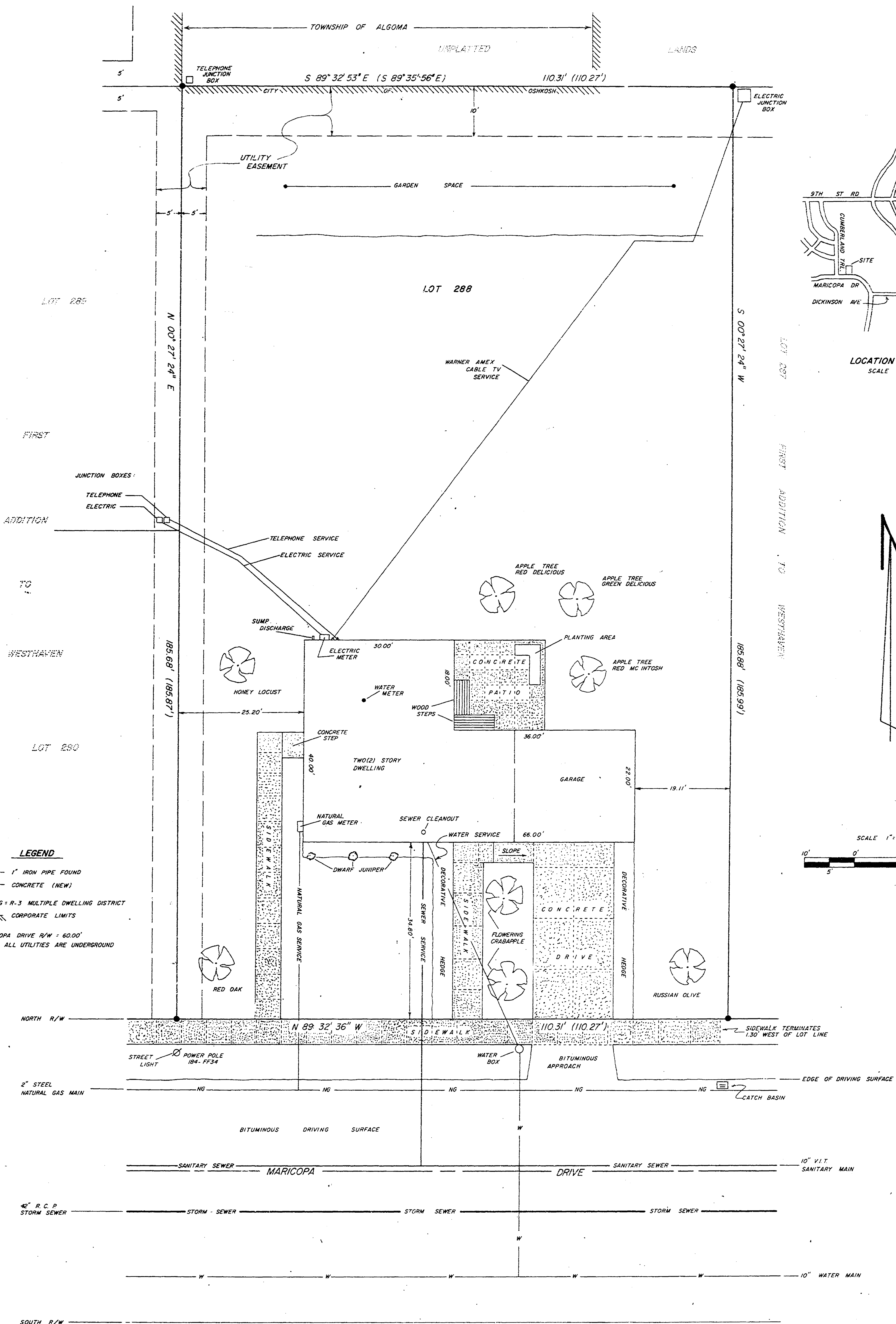
WISCONSIN  
REINHARD  
H.W. ROEHLIG  
S-1368  
OSHA  
JUL 28 1980  
RECEIVED  
ENGINEERING OFFICE

CITY OF OSHKOSH



# FINAL SURVEY

LOT 288 FIRST ADDITION TO WESTHAVEN, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN



## SURVEYOR'S CERTIFICATE

I, ALAN K. SHUTE, WISCONSIN REGISTERED LAND SURVEYOR, HEREBY CERTIFY

THAT THE SURVEY OF THE ABOVE DESCRIBED PROPERTY AND THE ACCOMPANYING MAP ARE A TRUE REPRESENTATION THEREOF AND SHOW THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION AND DIMENSIONS OF ALL STRUCTURES THEREON, FENCES, APPARENT EASEMENTS, ROADWAYS AND VISABLE ENCROACHMENTS IF ANY. THERE ARE NO ENCROACHMENTS ACROSS THESE PROPERTY LINES.

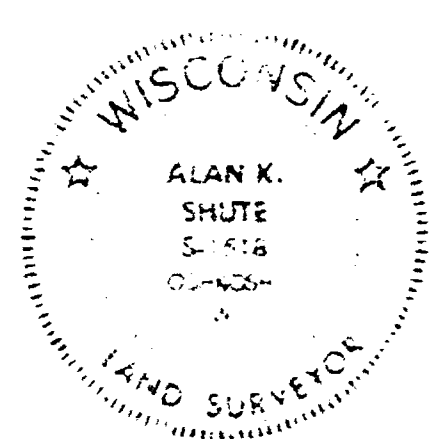
THAT THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY, BEING:

RESIDENTIAL CARE FOR THE DEVELOPMENTALLY DISABLED, INC.  
1628 NORTH MAIN ST.  
OSHKOSH, WISCONSIN 54901

AND THOSE WHO PURCHASE, MORTGAGE OR GUARANTEE THE TITLE THERETO WITHIN ONE (1) YEAR FROM THE DATE HEREOF, AND TO THEM I HEREBY CERTIFY THAT THE INFORMATION SHOWN HEREON IS A TRUE AND ACCURATE REPRESENTATION OF THIS SITE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH ACCEPTABLE PROFESSIONAL STANDARDS

Alan K. Shute  
Alan K. Shute S-1518  
DATED THIS 14th DAY OF AUGUST, 1981



CITY OF OSHKOSH

VALLEY CONSULTING

OSHKOSH WISCONSIN 54901  
DRAWN BY ALAN K SHUTE  
JOB 19-1009-81 PAGE 1 OF 1



PARCEL "D"

The South 54 feet of Lots 1 & 2 of Block "C", Lot 4 of Block "B" and vacated Ivy Place, all in Waukegan, Winnebago County, Wisconsin containing 20,030.63 square feet of land and being described by: Commencing at the Southeastern corner of Lot 4, Block "B", thence N. 52°-06'-18" W. 121.60 feet along the Southerly line of said Lot to the Southwestery corner of said lot, thence N. 38°-15'-00" E. 154.00 feet along the Easterly line of Block "B" and "C" of Waukegan's 2nd Addition to Township 37 S. and R. 38°-11'-02" E. 54.00 feet from the Southwestery corner of Lot 2, Block "C", thence S. 52°-24'-14" E. 122.63 feet to a point on the Westerly line of Division Street that is N. 38°-32'-07" E. 54.00 feet from the Southeastery corner of Lot 1, Block "C", thence S. 38°-32'-07" W. 164.00 feet along the Westerly line of Division Street to the true point of beginning.

Subject to an easement for the purpose of ingress and egress,  
as recorded in Volume 1233 Pages 224 and 225.

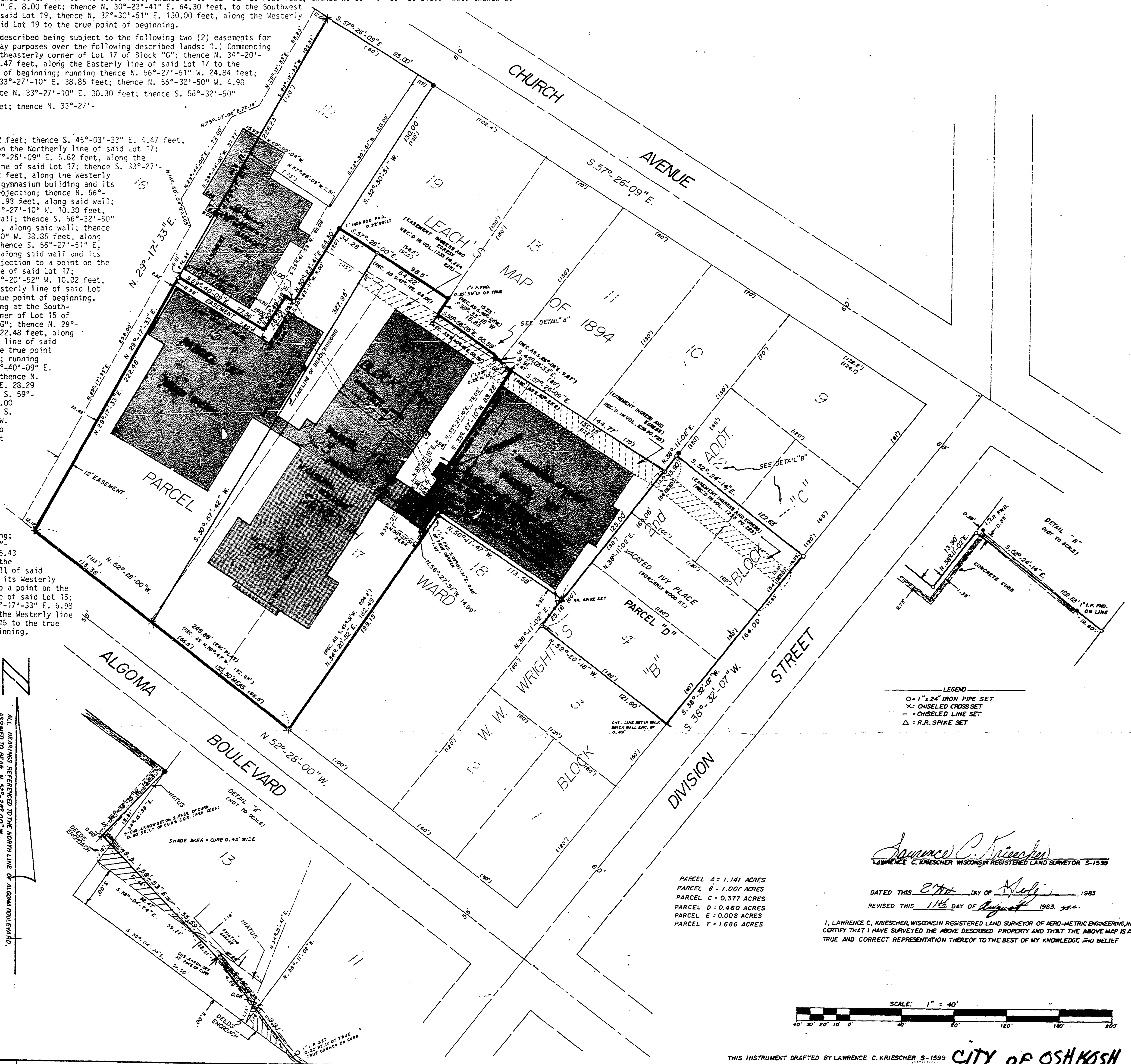
8/9/83 STC

A part of Lot 17 in Block "G" of Leach's Map of 1894, Seventh (7th) Ward, City of Oshkosh, Winnebago County, Wisconsin containing 339.54 sq. ft. of land and being described by: Commencing at the Southeastly corner of said Lot 17, thence N. 34°-20'-52" E. 182.49 feet along the Easterly line of said Lot 17 to the true point of beginning; running thence N. 56°-27'-51" W. 14.99 feet; thence N. 33°-27'-10" E. 22.38 feet; thence S. 56°-32'-50" E. 15.34 feet to a point on the Easterly line of said Lot 17, thence S. 34°-20'-52" W. 22.40 feet along the Easterly line of said Lot 17 to the true point of beginning.

Together with an easement for right-of-way purposes over a 10 foot wide strip of land within the following described property. That part of Lots 11, 13 and 17 of Block G, in the 7<sup>th</sup> Ward per Leach's Map of 1894, City of Oshkosh, Winnebago County, Wisconsin described as follows: Commencing at the Southeastly corner of said Lot 17, thence N. 34°-20'-52" E. 172.2 feet along the Easternly line of said Lot 17 to the true point of beginning, running thence N. 66°-27'-51" W. 24.84 feet, thence S. 33°-27'-10" W. 38.85 feet, thence S. 56°-32'-50" W. 2.83 feet, thence N. 33°-27'-10" W. 10.30 feet, thence S. 56°-32'-50" W. 9.95 feet, thence S. 33°-27'-10" W. 86.02 feet, thence S. 45°-03'-33" E. 4.47 feet to a point on the Northernly line of said Lot 17, thence S. 57°-26'-09" E. 5.62 feet along the Northernly line of said Lot 17, thence S. 33°-27'-10" W. 88.22 feet along the westerly wall of the gymnasium building and its Northernly projection, thence N. 56°-32'-50" W. 4.98 feet along said wall, thence S. 33°-27'-10" W. 10.30 feet along said wall, thence S. 56°-32'-50" W. 9.95 feet along said wall, thence S. 33°-27'-10" W. 10.02 feet along the Easternly line of said Lot 17 to the true point of beginning.

0° E. 79.02 feet; thence S. 45°-03'-33" E. 4.47 feet, to a point on the Northerly line of said Lot 17; thence S. 57°-26'-09" E. 5.62 feet, along the Northerly line of said Lot 17; thence S. 33°-27'-10" W. 88.22 feet, along the Westerly line of all of the gymnasium building and its Northerly projection; thence N. 56°-27'-50" W. 4.98 feet, along said wall; thence S. 3°-33'-22" W. 10.30 feet, along said wall; thence S. 56°-32'-30" W. 4.99 feet, along said wall; thence S. 33°-27'-10" W. 38.85 feet, along said wall; thence S. 56°-27'-51" E. 4.99 feet, along said wall and its Northerly projection to a point on the Westerly line of said Lot 17; thence S. 34°-20'-52" W. 10.02 feet, along the Easterly line of said Lot 17 to the true point of beginning.

(c.) Commencing at the Southwesterly corner of Lot 15 of said Block "G"; thence N. 29°-17'-33" E. 222.48 feet, along the Northerly line of said Lot 15 to the true point of beginning; running thence S. 59°-40'-09" E. 7.56 feet; thence N. 28°-49'-39" E. 28.29 feet; thence S. 59°-27'-19" E. 8.00 feet; thence S. 5°-23'-41" W. 28.00 feet, to the Northwest corner of the Beach Buildings; thence S. 5°-49'-39" E. 28.00 feet, along the Northerly line of said Block Building; thence N. 59°-21' W. 85.43 feet, along the Northerly wall of said building and its Westerly projection to a point on the Northerly line of said Lot 15; thence N. 29°-17'-33" E. 6.98 feet, along the Westerly line of said Lot 15 to the true point of beginning.



LEGEND

O = 1" x 24" IRON PIPE SET  
X = CHISELED CROSS SET  
- = CHISELED LINE SET  
Δ = R.R. SPIKE SET

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

DATED THIS 27th DAY OF July, 1983  
REVISED THIS 11th DAY OF August 1983. ssc.

I, LAWRENCE C. KRIESCHER, WISCONSIN REGISTERED LAND SURVEYOR OF AERO-METRIC ENGINEERING, INC., CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE MAP IS A TRUE AND CORRECT REPRESENTATION THEREOF TO THE BEST OF MY KNOWLEDGE AND BELIEF.

PARCEL A = 1.141 ACRES  
PARCEL B = 1.007 ACRES  
PARCEL C = 0.377 ACRES  
PARCEL D = 0.460 ACRES  
PARCEL E = 0.008 ACRES  
PARCEL F = 1.686 ACRES

**AERO-METRIC ENGINEERING, INC.**  
PHOTOGRAMMETRIC ENGINEERS  
LAND SURVEYORS  
OSHKOSH, WISCONSIN

DATE **JULY 13, 1963**

REVISIONS 8/9/83  
DRAWN BY **LAWRENCE C. KRIESCHER**  
CHECKED BY **STEVEN T. CHRONIS**  
SCALE 1" = 40'  
NOTEBOOK 70 PAGE 52-59

SURVEY FOR CITY OF OSHKOSH OF A PART OF LOTS 13 AND 18, ALL OF LOTS 12, 15, 17 AND 23 OF BLOCK "G" LEACH'S MAP OF 1894 SEVENTH WARD, AND A PART OF LOTS 1 AND 2, BLOCK "C", ALL OF LOT 4 BLOCK "B" AND VACATED MY PLACE IN W.W. WRIGHT'S 2nd ADDITION, ALL IN THE SEVENTH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN.

THIS INSTRUMENT DRAFTED BY LAWRENCE C. KRIESCHER S-1599

CITY OF OSHKOSH