

JACKSON HEIGHT PLAT

SOUTH LINE OF
JACKSON HEIGHT PLAT

N88°20'42"E 1231.64

NORTH LINE OF THE
S.E. 1/4 OF THE S.E. 1/4
OF SECTION 35

WEST LINE OF S.E. 1/4 OF S.E. 1/4
OF SECTION 35, T19N, R16E

NET AREA TO RIGHT OF WAY LINES
36.6916 ACRES

AREA TO SOUTH LINE OF SECTION 35
37.3933 ACRES

HIGHWAY "45"
RIGHT OF WAY
LINES

FENCE

N01°41'36"W

1291.82

1324.82

9.0

33.00

S88°12'07"W

926.11

926.17

S88°12'07"W S. LINE OF S.W. 1/4 OF SECTION 35

S01°47'53"E
33.00

S81°21'30"E
100.7

WEST SNELL ROAD

FOL
2.20
0.4

NEILSEN
DRIVE (60 FT.)

82.79

EAST LINE OF S.E. 1/4 OF SECTION 35
N01°49'08"W

S02°58'23"E

798.66

132.53

S87°01'37"W
5.00

S02°58'23"E
393.24

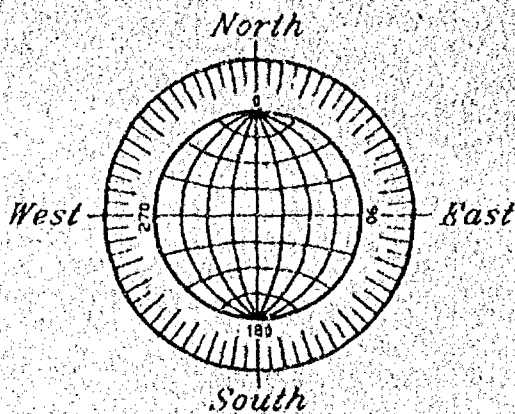
S88°12'07"W
144.08

S42°36'30"W
118.96

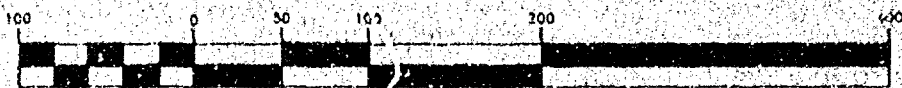
391.15

ND 1" PIPE
W. AND
S. OF TRUE

S.E. CORNER OF
SECTION 35, T19N, R16E
(BERNTSEN MONUMENT)



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft

PROPERTY DESCRIPTION

SITUATED ALONG WEST SNELL ROAD AND U.S.H. "45" (JACKSON STREET). BEING THAT PART OF THE S.E. 1/4 OF THE S.E. 1/4 OF SECTION 35, T19N, R16E, IN THE 12TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS; COMMENCING AT THE S.E. CORNER OF SAID SECTION 35, THENCE SOUTH 88°12'08" WEST ALONG THE SOUTH LINE OF THE S.E. 1/4 OF SAID SECTION 391.15 FT. TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED, THENCE CONTINUING SOUTH 88°12'08" WEST 926.17 FT., THENCE NORTH 01°41'36" WEST ALONG THE WEST LINE OF THE S.E. 1/4 OF THE S.E. 1/4 OF SAID SECTION 1324.82 FT. TO THE N.W. CORNER OF SAID 1/4-1/4 SECTION, THENCE NORTH 88°20'42" EAST ALONG THE NORTH LINE OF SAID 1/4-1/4 SECTION 1231.64 FT. TO A POINT ON THE WEST LINE OF U.S.H. "45", THENCE SOUTH 02°58'23" EAST ALONG SAID LINE 798.66 FT., THENCE SOUTH 02°58'23" EAST ALONG SAID LINE 393.24 FT., THENCE SOUTH 42°36'30" WEST 118.96 FT. TO A POINT ON THE NORTH LINE OF WEST SNELL ROAD, THENCE SOUTH 88°12'07" WEST ALONG SAID LINE 144.08 FT., THENCE SOUTH 81°21'33" WEST ALONG SAID LINE 100.72 FT., THENCE SOUTH 01°47'53" EAST 33.00 FT. TO THE POINT OF BEGINNING. THE MOST SOUTHERLY 33.00 FT. OF THE ABOVE DESCRIBED PARCEL IS RESERVED FOR PUBLIC RIGHT OF WAY. SAID PARCEL IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD AND CONTAINS 37.3933 ACRES TO THE SOUTH LINE OF THE S.E. 1/4 OF SECTION 35 (36.6916 ACRES TO THE RIGHT OF WAY LINES).

MAY 21, 1992

SURVEY FOR MARGARET PERCEY

NO. 2151

Surveyor's Certificate

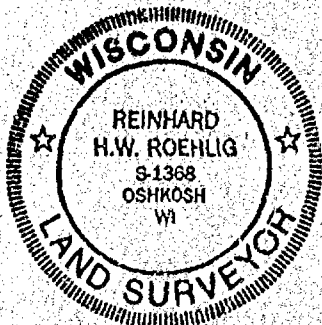
I, Reinhard Roehlig, Wisconsin Registered Land Surveyor, certify that I have surveyed the above described property and that the above map is a correct representation thereof and shows the size and location of the property, its exterior boundaries, the locations and dimensions of all visible structures 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 also those who purchase, mortgage or guarantee title thereto, within one (1) year from the date hereof.

5-21-92

Date

Reinhard Roehlig
Reinhard Roehlig, Registered
Land Surveyor S-1368



- DENOTES 1" DIAMETER IRON PIPE FOUND
- DENOTES 3/4" DIAMETER IRON ROD, 24" LONG, WEIGHING NOT LESS THAN 1.13 LBS. PER LINEAL FOOT SET.

REVISED 6/10/92
MAY 21, 1992

ROEHLIG

LAND SURVEYING
&
CONSULTING LTD.

417 North Sawyer Street • Oshkosh WI • 54901
(414) 233-2884

NO. 2151

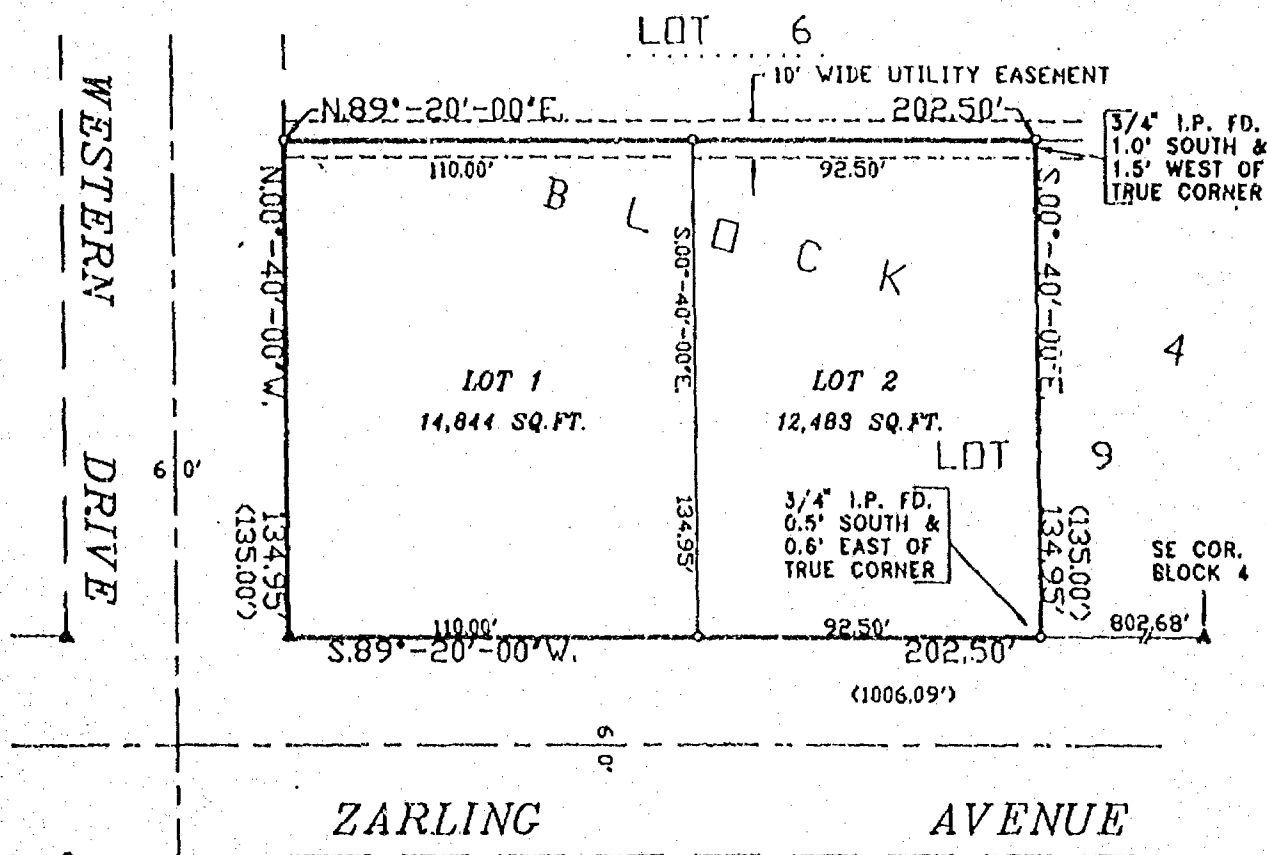
STATE OF WISCONSIN)
WINNEBAGO COUNTY)SS

CERTIFIED SURVEY MAP NO. 2683

Sheet 1 of 3

A PART OF LOT 9, BLOCK 4, JACKSON HEIGHT PLAT
LOCATED IN THE NE1/4 OF THE SE1/4, SECTION 35, T.19N., R.16E., 12TH
WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN.

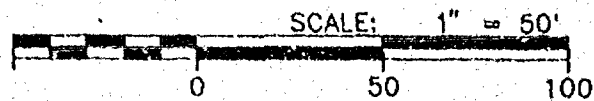
SURVEYED FOR: DuWayne D. Jacobson
1007 Tyler Avenue
Oshkosh, WI 54901



11/6/92
Anthony P. Lulloff

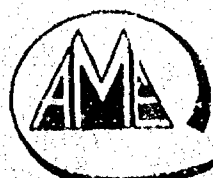


BEARINGS REFERENCED TO THE
NORTH LINE OF ZARLING AVE.
ASSIGNED: S.89°-20'-00\"/>



* LEGEND *

- o = 1"x24" IRON PIPE SET
WT. 1.68 LBS. PER LINEAL FT.
- = 1" IRON PIPE FOUND
- ▲ = 3/4" IRON PIPE FOUND
- () = RECORDED INFORMATION



539 NORTH MADISON STREET
CHILTON, WISCONSIN 53014
414-819-7700
800-472-5313

Aero-metric
ENGINEERING, INC.
CHILTON
LAND PLANNING & DESIGN DIVISION
PROPERTY SURVEYS & SUBDIVISIONS
ENGINEERING DESIGN SERVICES
LAND INFORMATION SYSTEMS

PROJECT FILE: 921012
DWG. FILE: JACOBSN2
DRAFTED BY: S.S.
DATE: 11-06-92
NOTEBOOK: P-126 PAGE: 14-15
L- 2136

STATE OF WISCONSIN)
WINNEBAGO COUNTY)SS

WINNEBAGO COUNTY CERTIFIED SURVEY MAP NO. 2683

Sheet 2 of 3

SURVEYOR'S CERTIFICATE:

I, Anthony P. Lulloff, Wisconsin Registered Land Surveyor of Aero-Metric Engineering, Inc., certify that I have surveyed, divided and mapped under the direction of DuWayne D. Jacobson a part of Lot 9, of Block 4, Jackson Height Plat, located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, T.19N., R.16E., 12th Ward, City of Oshkosh, Winnebago County, Wisconsin containing 0.627 Acres of land and being described by:

Commencing at the Southwest Corner of said Block 4 and the true point of beginning; thence N.00°-40'-00"W. 134.95 feet along the East Right-of-Way line of Western Drive; thence N.89°-20'-00"E. 202.50 feet; thence S.00°-40'-00"E. 134.95 feet to the North Right-of-Way line of Zarling Avenue; thence S.89°-20'-00"W. 202.50 feet along the said North line to the true point of beginning, being subject to any and all easements and restrictions of record.

That such is a correct representation of all exterior boundaries of the land surveyed.

That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and the Land Subdivision Ordinance of the City of Oshkosh in surveying, dividing and mapping the same.

Dated this 6th day of November, 1992.

Anthony P. Lulloff
Wisconsin Registered Land Surveyor, S-1655
Anthony P. Lulloff



OWNER'S CERTIFICATE:

As owner, I hereby certify that I caused the land described on this Certified Survey Map to be surveyed, divided and mapped as represented on this map.

Dated this 9 day of Feb., 1992.

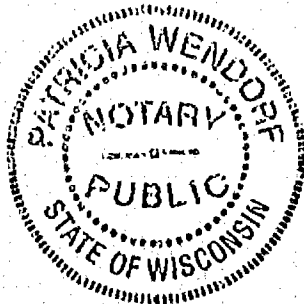
In the Presence of:

Patricia Wendorf

DuWayne D. Jacobson
DuWayne D. Jacobson

STATE OF WISCONSIN)
WINNEBAGO COUNTY)SS

Personally came before me this 9th day of Feb., 1992, the above named DuWayne D. Jacobson, to me known to be the person who executed the foregoing instrument and acknowledged the same.



Patricia Wendorf
Notary Public, Winnebago Co., Wisconsin
My Commission Expires 12/19/93

STATE OF WISCONSIN)
WINNEBAGO COUNTY) SS WINNEBAGO COUNTY CERTIFIED SURVEY MAP NO. 2683

Sheet 3 of 3

CITY OF OSHKOSH PLANNING COMMISSION CERTIFICATE:

This Certified Survey Map of a part of Lot 9, of Block 4, Jackson Height Plat, located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, T.19N., R.16E., 12th Ward, City of Oshkosh, Winnebago County, DuWayne D. Jacobson, owner, is hereby approved.

Date 2/9/93

Bruce Roskom
By: Secretary, Bruce Roskom

Dated this 6th day of November, 1992.

Anthony P. Lulloff
Wisconsin Registered Land Surveyor, S-1655
Anthony P. Lulloff



824688

Register's Office
Winnebago County, Wis.
Received for record this 10th
day of Feb. A.D., 1993
at 8:00 o'clock A.M. and
filed in Vol. 1 of CSM
on page 2683

Majorie Blum
Register of Deeds

L-2136

pd
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