

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 16 EAST,
CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 18 NORTH, RANGE 16 EAST,
CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN

I, David D. Eisele, Registered Land Surveyor, hereby certify:
That I have surveyed, divided, and mapped QUAIL RUN FARMS,
located in the Southwest 1/4 of the Southeast 1/4 of Section 20,
Township 18 North, Range 16 East, City of Oshkosh, Winnebago County,
Wisconsin:

That I have made such land division and plat by the direction of said owners of the lands herein described:

Commencing at the South 1/4 corner of said Section 20; thence South 89 degrees 16 minutes 29 seconds East, along the South line of the Southeast 1/4 of said Section 20, a distance of 594.47 feet;

the Southeast 1/4 of said Section 20, a distance of 594.47 feet; thence North 02 degrees 16 minutes 29 seconds West, 33.05 feet to the point of beginning; thence continuing North 02 degrees 16 minutes 29 seconds West, 216.95 feet; thence North 89 degrees 16 minutes 29 seconds West, 66.00 feet; thence North 04 degrees 01 minutes 17

seconds	West,	145.00	feet;	thence	North	25	degrees	59	minutes	44
seconds	West,	207.00	feet;	thence	North	01	degrees	44	minutes	43
seconds	East,	330.00	feet;	thence	South	84	degrees	09	minutes	08
seconds	East,	250.00	feet;	thence	North	86	degrees	03	minutes	55
seconds	East,	275.00	feet;	thence	South	42	degrees	47	minutes	54

seconds East, 125.00 feet; thence South 12 degrees 17 minutes 51
seconds East, 170.00 feet; thence North 77 degrees 47 minutes 09
seconds East, 50.02 feet; thence South 12 degrees 12 minutes 51
seconds East, 60.00 feet; thence South 10 degrees 30 minutes 38
seconds East, 49.00 feet; thence North 65 degrees 43 minutes 59

seconds East, 190.00 feet; thence North 65 degrees 43 minutes 59
seconds East, 112.00 feet; thence South 89 degrees 16 minutes 29
seconds East, 283.00 feet; thence South 00 degrees 27 minutes 08
seconds East, along the Westerly line of CSM 1660, a distance of
512.00 feet; thence North 89 degrees 16 minutes 29 seconds West,

That such plat is a correct representation of all exterior boundaries of the land surveyed and the subdivision thereof made.

That I have fully complied with the provisions of Chapter 236 of

the Wisconsin Statutes, and the subdivision regulations of Winnebago County and the City of Oshkosh in surveying, dividing and mapping the same.

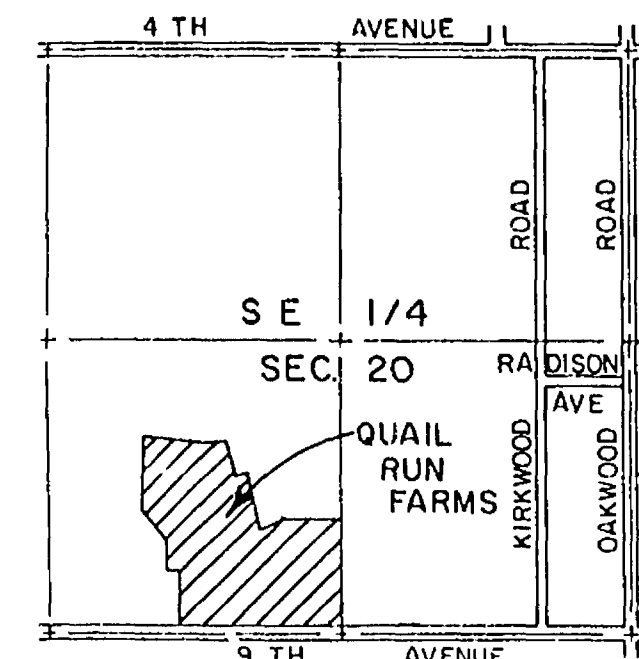
Given under my hand this 8 day of April, 1991.

Given under my hand this 2 day of August, 1955

 David D. Eisele, Wisconsin Registered Land Surveyor No. S-974

THE SOUTHEAST 1/4 OF SECTION 20,
TOWN 18 NORTH, RANGE 16 EAST, CITY
OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN.

OF DASHKOSH, WINNEBAGO COUNTY, WISCONSIN.



- 1-1/4" DIA. ROUND STEEL REINFORCING BAR SET,
30" LONG, WEIGHING 4.303 LBS PER LINEAL FOOT.
- ▲ 1" DIA. IRON PIPE SET, 24" LONG, WEIGHING
1.130 LBS PER LINEAL FOOT.
- () LOT AREA IN SQUARE FEET

UTILITY EASEMENT SHOWN THUS UNLESS
SHOWN OTHERWISE

1. \$100 per lot shall be paid to the City of Oshkosh in lieu of parkland dedication.
2. A storm drainage and grading plan for this plat heretofore approved by the City of Oshkosh shall be complied with by all owners.
3. Improvements, maintenance and repair of the common areas, islands and boulevards shall be the obligation of the QUAIL RUN FARM HOMEOWNERS ASSOCIATION, INC. If the Homeowners Association fails to fulfill its obligation, the City of Oshkosh may provide such service on said common areas, islands and boulevards as necessary and assess the Homeowners Association said costs.

QUAIL RUN FARM - PHEASANT CREEK FARM LIMITED PARTNERSHIP, a partnership duly established and existing under and by virtue of the laws of the state of Wisconsin, does hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat. We also certify that this plat is required by S. 236.10 or S. 236.12 to be submitted to the following for approval or objection:

City of Oshkosh
Wisconsin Department of Agriculture, Trade and Consumer
Protection

WITNESS the hand and seal of said owner this _____ day
of _____, 1991.

Richard R. Malmgren - Limited Partner

State of Wisconsin)
) SS
County of Winnebago)

Personally came before me this ____ day of _____ 1991. the above named person to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public

Resolved, that the plat of QUAIL RUN FARM , in the City of Oshkosh, is hereby approved by the Common Council of the City of Oshkosh.

Date: _____ Approved: _____
Mayor

Date: _____ Signed _____
Mayor

I hereby certify that the foregoing is a copy of a resolution adopted by the Common Council of the City of Oshkosh.

Date: _____ City Clerk _____

I, _____, being the duly (elected) (appointed) qualified and acting city treasurer of the City of Oshkosh, do hereby certify that in accordance with the records in my office, there are no delinquent taxes or delinquent special assessments as of _____ on any of the lands included in the plat of QUAIL RUN FARM.

City Treasurer: _____

State of Wisconsin))
Winnebago County)

I, , being the duly elected, qualified and acting treasurer of the County of Winnebago, do hereby certify that the records in my office show no unredeemed tax sales and no delinquent taxes or delinquent special assessments as of affecting the lands included in the plat of QUAIL RUN FARM.

Date: _____
County Treasurer _____

As owners we hereby restrict all lots, in that no owner, possessor, user, nor licensee, nor other person shall have any right of direct vehicular ingress or egress with 9th Avenue, as shown on the plat; it being expressly intended that this restriction shall constitute a restriction for the benefit of the public according to Section 236.293, Wisconsin Statutes, and shall be enforceable by the City of Oshkosh.

Signed: _____

Witness: _____

PREPARED BY:
MARTENSON & EISELE, INC.
CONSULTING ENGINEERING & LAND SURVEYING
1919 AMERICAN COURT
NEENAH, WI 54956

THIS INSTRUMENT DRAWN BY: DAVID KOHTALA

DRAWING NO. 431-012
SHEET 1 OF 1

Subdiv. City of Rockport Zeevil Run

Part of the Southwest 1/4 of the Southeast 1/4 of Section Twenty (20) Township Eighteen (18) North, of Range Sixteen (16) East, in the City of Oshkosh, Winnebago County, Wisconsin, described as follows, viz:-

Commencing at the South Quarter corner of said Section 20; thence South 89 degrees 16 minutes 29 seconds East, along the South line of the Southeast 1/4 of said Section 20, 461.47 feet; thence North 2 degrees 16 minutes 29 seconds West, 250.00 feet; thence South 89 degrees 16 minutes 29 seconds East, 133.00 feet; thence South 2 degrees 16 minutes 29 seconds East, 250.00 feet, to the South line of the Southeast 1/4 of said Section 20, thence South 89 degrees 16 minutes 29 seconds East, along the South line of the Southeast 1/4 of said Section 20, 728.53 feet, to a point that is 17.25 feet West of the East line of said Southwest 1/4 of the Southeast 1/4; thence North 0 degrees 27 minutes 08 seconds West, parallel with and 17.25 feet distant from the East line of said Southwest 1/4 of the Southeast 1/4, 1329.23 feet, to the North line thereof; thence North 89 degrees 22 minutes 49 seconds West, along the North line of said Southwest 1/4 of the Southeast 1/4, 1115.43 feet; thence South 0 degrees 30 minutes 12 seconds East, 208.71 feet; thence North 89 degrees 22 minutes 49 seconds West, 208.71 feet, to the West line of said Southwest 1/4 of the Southeast 1/4; thence South 7 degrees 30 minutes 12 seconds East, along the West line of said Southwest 1/4 of the Southeast 1/4, 1118.10 feet, to the place of beginning.

Bearings are referenced to the South line of the Southeast 1/4 of Section 20, Town 18 North, Range 16 East, which is assumed to bear N 89°-16'-29" W

PLAT REVIEW

Objecting Authority:

Department of Agriculture, Trade and Consumer Protection

APPROVING AUTHORITY:

City of Oshkosh

OWNERS

Algoma Capital Group
229 Washington Street
Oshkosh, WI

SUPPLEMENTARY DATA

Gross Area = 38.6 acres
Phase I Area = 13.2 acres
Number of Lots = 18
Average Lot Size = 20,000 square feet
Lineal Feet of Streets = 1150

LEGEND

- Trees
- Brush/Trees
- Contour line w/ elevation (interval = 2 feet)
- Telephone
- Gas
- Watermain w/hyd.
- Sanitary sewer w/manhole
- Existing Spot Elevation
- Proposed Elevation
- Proposed Storm Sewer
- Proposed Inlet
- Proposed garage floor elevation
- Proposed direction of drainage
- Filter fabric fence or straw bale fence erosion barrier

NOTES

Contours are taken from aerial photo mapping prepared for the City of Oshkosh in Feb. 1976.

All elevations based on City datum.
Bench = 1.05 = City datum

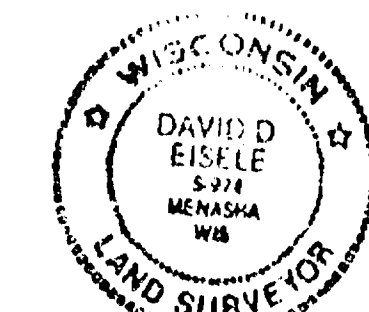
Easements will be shown on final plat

Erosion control facilities shall be installed prior to construction. They shall be maintained and not removed until areas disturbed by construction are revegetated.

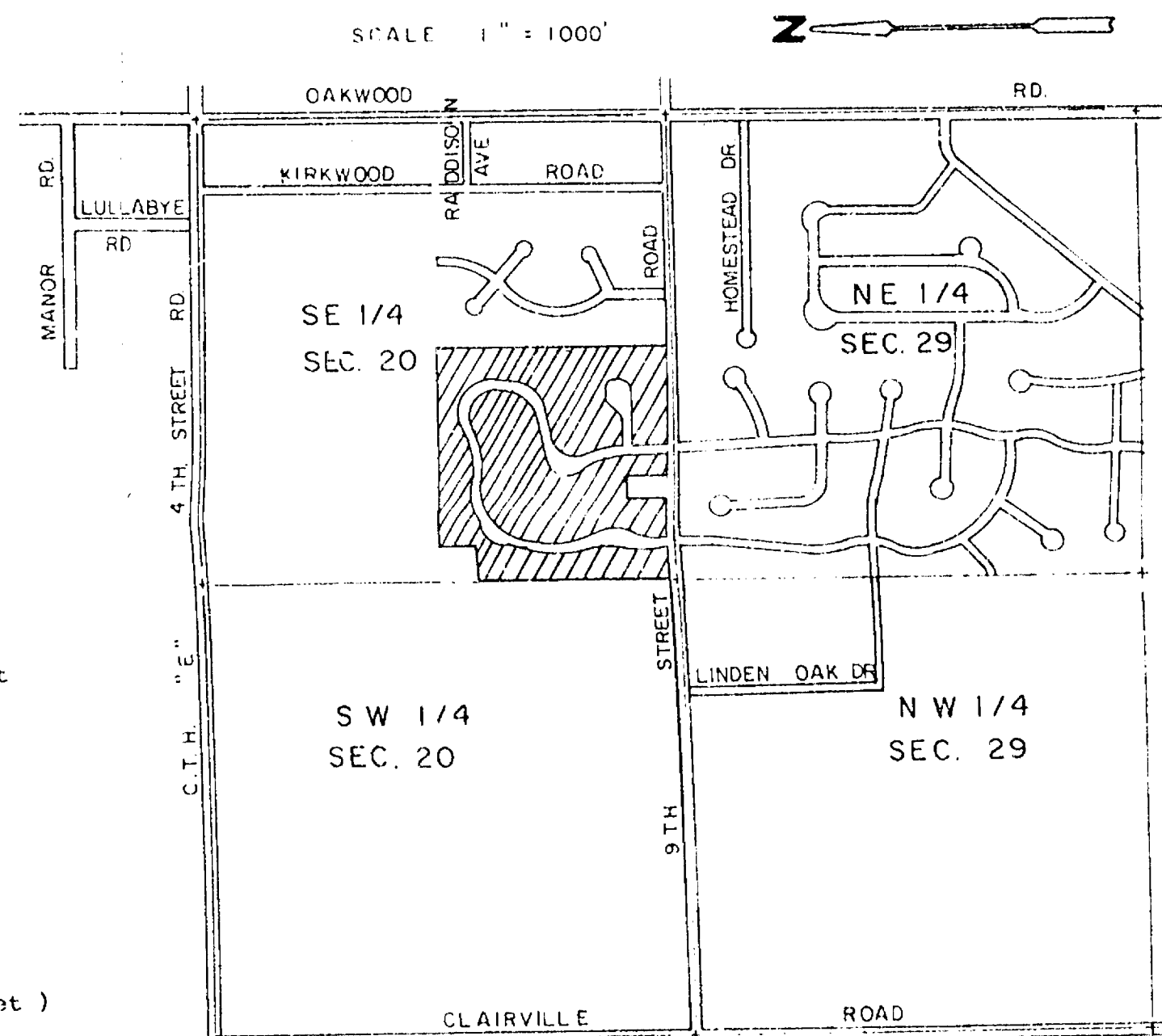
SURVEYOR'S CERTIFICATE:

I, David D. Eisele, Wisconsin Registered Surveyor, do hereby certify that this Preliminary Plat is a correct representation of all existing land divisions and features, and that I have complied with the provisions of the City of Oshkosh Subdivision Ordinance.

Date January 20, 1991 David D. Eisele S-974

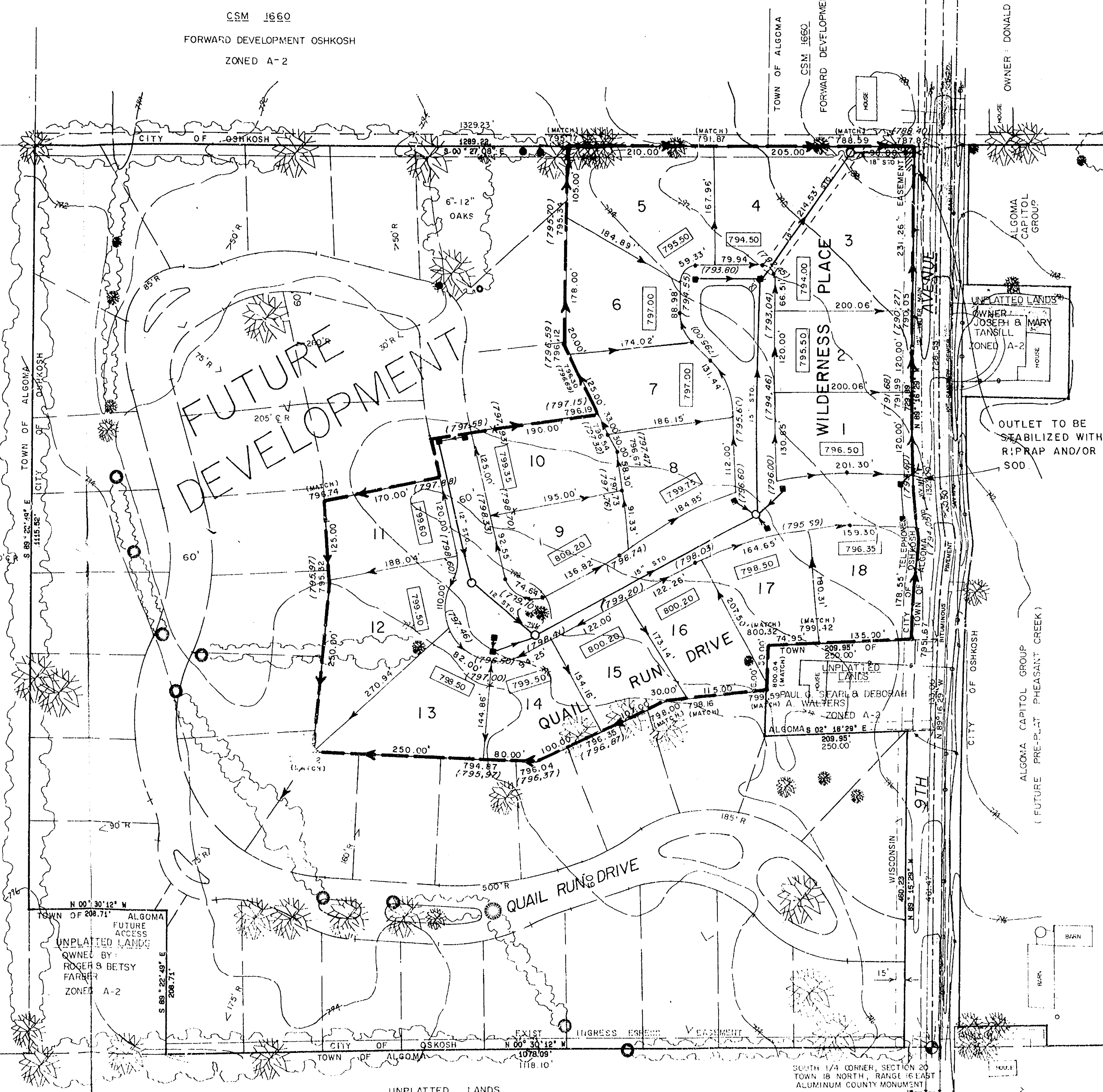


LOCATION MAP



UNPLATTED LANDS
OWNED BY EARL C. DOUGHERTY
ZONED A-2

ZONED R-1



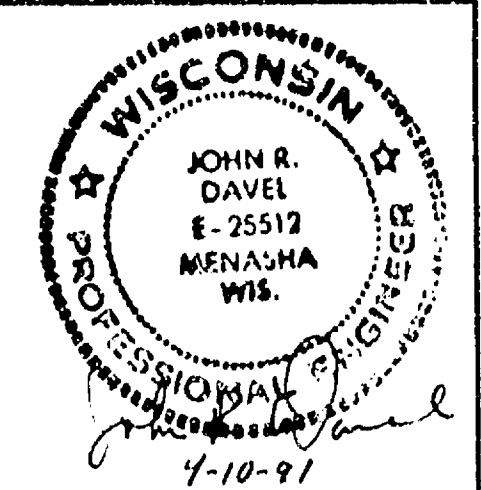
UNPLATTED LANDS
OWNED BY ROGER & BETSY FARMER
ZONED A-2

UNPLATTED LANDS
OWNED BY CECILIA T. PICKART
ZONED A-2

FINAL DRAINAGE PLAN PHASE I
QUAIL RUN FARM
PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20
TOWNSHIP 18 NORTH, RANGE 16 EAST, CITY OF OSHKOSH, WINNEBAGO
COUNTY, WISCONSIN

FIELD	DATE	SCALE	COMPILED
DATE	DATE	SCALE	COMPILED
DATE	DATE	SCALE	COMPILED
DATE	DATE	SCALE	COMPILED

DRAWING NO.
431-13



Martenson & Eisele, Inc.
Consulting Engineering & Land Surveying
1919 American Court
Neenah, WI 54956
Ph. (414) 731-0381

Commencing at the South Quarter corner of said Section 20; thence South 99 degrees 16 minutes 29 seconds East, along the South line of the Southeast 1/4 of said Section 20, 461.47 feet; thence North 2 degrees 16 minutes 29 seconds West, 250.00 feet; thence South 89 degrees 16 minutes 29 seconds East, 133.00 feet; thence South 2 degrees 16 minutes 29 seconds East, 250.00 feet, to the South line of the Southeast 1/4 of said Section 20, thence South 89 degrees 16 minutes 29 seconds East, along the South line of the Southeast 1/4 of said Section 20, 728.17 feet to a point on the West line of the Southeast 1/4 of said Section 20, the Southeast 1/4; thence North 0 degrees 16 minutes 08 seconds West, parallel with and 17.25 feet distant from the East line of said Southwest 1/4 of the Southeast 1/4, 1329.23 feet, to the North line thereof; thence North 89 degrees 22 minutes 45 seconds West, along the North line of said Southwest 1/4 of the Southeast 1/4, 1115.43 feet; thence South 0 degrees 30 minutes 12 seconds East, 208.71 feet; thence North 89 degrees 22 minutes 49 seconds West, 208.71 feet, to the West line of said Southwest 1/4 of the Southeast 1/4; thence South 89 degrees 30 minutes 12 seconds East, along the West line of said Southwest 1/4 of the Southeast 1/4, 1110.10 feet, to the place of beginning.

Contours are taken from aerial photo mapping prepared for the City of Oshkosh in Feb. 1970
All elevations based on City Datum
USGS + 1.05 = City Datum
Easements will be shown on final plat



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TOWNSHIP 18 NORTH, RANGE 16 EAST, CITY OF OSHKOSH, WINNEBAGO
COUNTY, WISCONSIN.

[illegible]

RECEIVED
JUN 18 1964
COMMUNICATIONS SECTION



Martenson & Eisele, Inc.
 Consulting Engineering & Land Surveying
 1919 American Court
 Neenah, WI 54956
 Ph. (414) 731-0381

Subdiv. City of Oshkosh Zerial Road

Ph. (414) 731-0381

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Neenah, WI 54956