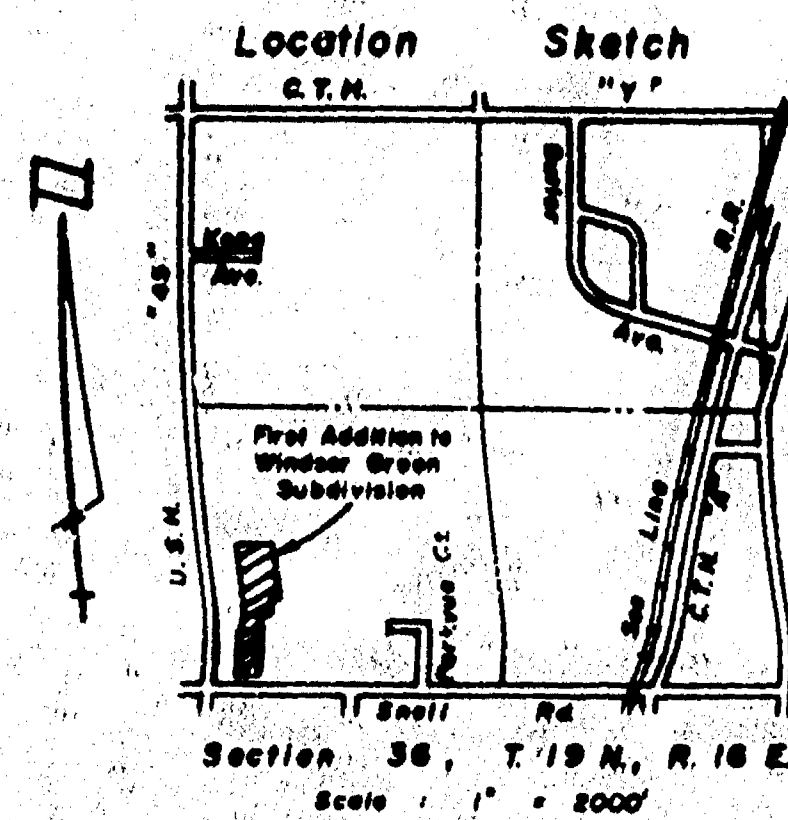


PRELIMINARY PLAT OF FIRST ADDITION TO WINDSOR GREEN SUBDIVISION

A PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, T.19N., R.16E., CITY OF OSHKOSH, WINNEBAGO CO, WISCONSIN



PROPERTY DESCRIPTION

THAT PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 36, T19N, R16E, 15TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS; COMMENCING AT THE S.W. CORNER OF SAID SECTION, THENCE NORTH 89-44-57 EAST ALONG THE SOUTH LINE OF THE S.W. 1/4 OF SAID SECTION 318.65 FT. TO THE S.W. CORNER OF WINDSOR GREEN SUBDIVISION, THENCE NORTH 88-38-38 WEST ALONG THE WEST LINE OF SAID SUBDIVISION 138.88 FT. TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED, THENCE CONTINUING NORTH 88-38-38 WEST 387.96 FT. TO THE S.E. CORNER OF CERTIFIED SURVEY MAP NO. 1962, THENCE NORTH 17-19-48 EAST ALONG SAID LINE 53.16 FT., THENCE NORTH 88-13-59 EAST ALONG SAID LINE 744.58 FT. TO THE N.E. CORNER OF SAID CERTIFIED SURVEY MAP AND A POINT ON THE NORTH LINE OF THE S.W. 1/4 OF THE S.W. 1/4 OF SAID SECTION, THENCE NORTH 89-49-32 EAST ALONG SAID LINE 322.88 FT., THENCE SOUTH 88-13-59 WEST 515.88 FT., THENCE SOUTH 89-44-57 WEST 42.51 FT., THENCE SOUTH 88-15-43 EAST 188.88 FT., THENCE SOUTH 89-44-57 WEST 181.81 FT., THENCE SOUTH 88-13-59 WEST 65.98 FT., THENCE SOUTH 17-19-48 WEST 27.92 FT., THENCE SOUTH 88-13-59 WEST 398.47 FT. TO A POINT ON THE NORTH LINE OF WINDSOR GREEN SUBDIVISION, THENCE SOUTH 89-44-57 WEST ALONG SAID LINE 181.58 FT. TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 7.8365 ACRES.

I, REINHARD ROEHLIG, DO HEREBY CERTIFY THAT THIS IS A CORRECT REPRESENTATION OF ALL EXISTING LAND DIVISIONS AND FEATURES; AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE CITY OF OSHKOSH SUBDIVISION ORDINANCE.

Reinhard Roehlig
REINHARD ROEHLIG R.L.S. S-1368

3/14/89
DATE
REVISED 3/31/89

APPROVING AUTHORITY: CITY OF OSHKOSH.

AGENCIES HAVING AUTHORITY TO OBJECT:

DEPARTMENT OF TRANSPORTATION
DEPARTMENT OF AGRICULTURE, TRADE AND CONSUMER PROTECTION

OWNERS AND SUBDIVIDERS

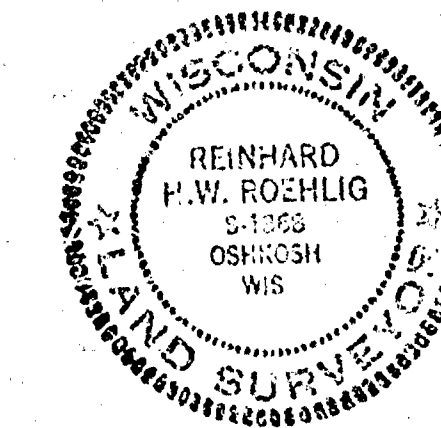
THOMAS N. RUSCH & RICHARD L. GABERT
2768 WESTNOOR ROAD
OSHKOSH, WISCONSIN 54904

LAND SURVEYOR

REINHARD ROEHLIG
417 NORTH SAWYER STREET
OSHKOSH, WISCONSIN 54901

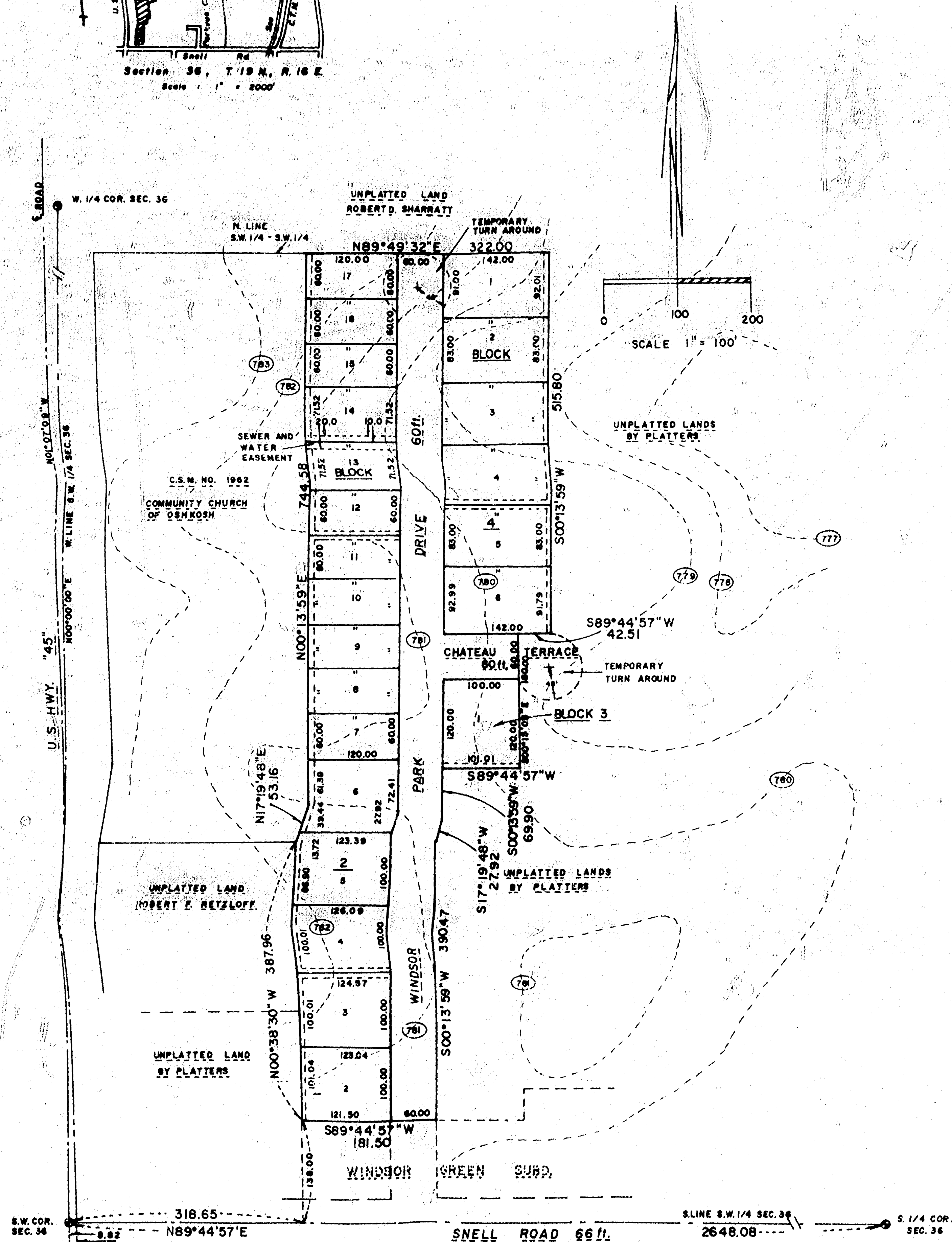
LEGEND

DENOTES EASEMENTS ————
DENOTES BERTSEN ALUMINUM MONUMENT FOUND ————
ELEVATIONS ARE BASED ON CITY OF OSHKOSH DATUM



SCHULER & ASSOCIATES

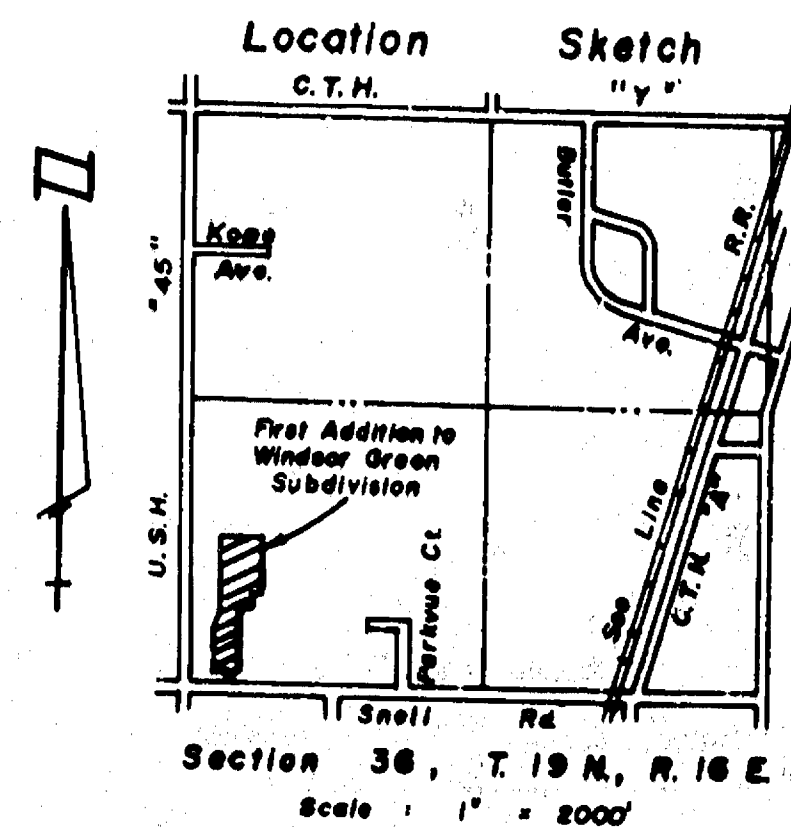
CONSULTING ENGINEERS & LAND SURVEYORS
320 W. NORTHLAND AVE. APPLETON, WIS. 54911 (414) 734-9107
417 NORTH SAWYER STREET OSHKOSH, WIS. 54901 (414) 426-2800



Subdiv. City of Oshkosh Windsor Green 1st addn

FIRST ADDITION TO WINDSOR GREEN SUBDIVISION

A PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, T.19N., R.16E., CITY OF OSHKOSH, WINNEBAGO CO., WISCONSIN



LOT AREA

LOT	AREA IN SQUARE FEET
2	12,298
3	12,389
4	12,533
5	12,658
6	12,888
7-12	7,288
13 & 14	8,582
15 & 16	7,288
17	7,269

BLOCK 2

1 12,868

BLOCK 3

1	12,993
2-5	11,786
6	13,119

BLOCK 4

SURVEYOR'S CERTIFICATE

I, REINHARD ROEHLIG, WISCONSIN REGISTERED LAND SURVEYOR HEREBY CERTIFY: THAT I HAVE SURVEYED, DIVIDED AND MAPPED A PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 36, T19N, R16E, 15TH WARD, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS; COMMENCING AT THE S.W. CORNER OF SAID SECTION, THENCE NORTH 89-44-57 EAST ALONG THE SOUTH LINE OF THE S.W. 1/4 OF SAID SECTION 318.65 FT. TO THE S.W. CORNER OF WINDSOR GREEN SUBDIVISION, THENCE NORTH 88-38-38 WEST ALONG THE WEST LINE OF SAID SUBDIVISION 138.88 FT. TO THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED, THENCE CONTINUING NORTH 88-38-38 WEST 387.96 FT. TO THE S.E. CORNER OF CERTIFIED SURVEY MAP NO. 1962, THENCE NORTH 17-19-48 EAST ALONG SAID LINE 53.16 FT., THENCE NORTH 88-13-59 EAST ALONG SAID LT 444.58 FT. TO THE N.E. CORNER OF SAID CERTIFIED SURVEY MAP AND A POINT ON THE NORTH LINE OF THE S.W. 1/4 OF THE S.W. 1/4 OF SAID SECTION, THENCE NORTH 89-49-32 EAST ALONG SAID LINE 322.00 FT. TO THE S.E. CORNER OF SAID SECTION, THENCE SOUTH 89-44-57 WEST 42.51 FT., THENCE SOUTH 88-13-59 WEST 69.98 FT., THENCE SOUTH 17-19-48 WEST 27.92 FT., THENCE SOUTH 88-13-59 WEST 398.47 FT. TO A POINT ON THE NORTH LINE OF WINDSOR GREEN SUBDIVISION, THENCE SOUTH 89-44-57 WEST ALONG SAID LINE 181.58 FT. TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 7.8365 ACRES. SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

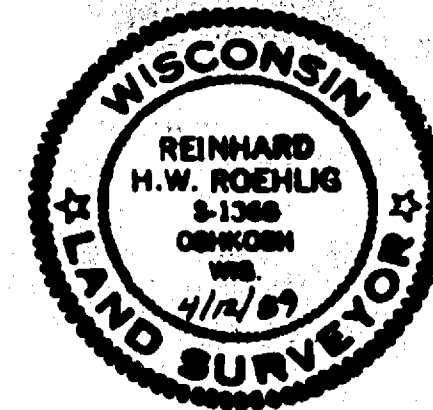
THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND PLAT BY THE ORDER AND UNDER THE DIRECTION OF THE OWNERS OF SAID LAND.

THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE SUBDIVISION THEREOF.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236 OF THE WISCONSIN STATUTES AND THE LAND SUBDIVISION ORDINANCE OF THE CITY OF OSHKOSH.

4/12/89
DATE

REINHARD ROEHLIG
REGISTERED LAND SURVEYOR, S-1368



OWNERS CERTIFICATE

AS OWNERS, WE HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED IN THIS PLAT TO BE SURVEYED, MAPPED AND DEDICATED AS REPRESENTED ON THE PLAT. WE ALSO CERTIFY THAT THIS PLAT IS REQUIRED BY S. 236.18 OR S. 236.12 OF THE WISCONSIN STATUTES TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION: CITY OF OSHKOSH DEPARTMENT OF COMMUNITY DEVELOPMENT, DEPARTMENT OF AGRICULTURE, TRADE AND CONSUMER PROTECTION, AND THE WINNEBAGO COUNTY PLANNING DEPARTMENT.

WITNESS THE HANDS AND SEALS OF SAID OWNERS THIS _____ DAY OF _____, 1989

THOMAS N. RUSCH

RICHARD L. GABERT

STATE OF WISCONSIN)
WINNEBAGO COUNTY) :SS

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 1989 THE ABOVE NAMED THOMAS N. RUSCH AND RICHARD L. GABERT, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, WINNEBAGO
COUNTY, WISCONSIN

MY COMMISSION EXPIRES: _____

CERTIFICATE OF CITY TREASURER
STATE OF WISCONSIN)
WINNEBAGO COUNTY) :SS

I, _____ BEING DULY APPOINTED AND 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 UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF _____ ON ANY OF THE LAND INCLUDED IN THE FIRST ADDITION TO WINDSOR GREEN SUBDIVISION.

DATE

CITY TREASURER

COVENANTS:

PURSUANT TO SEC. 38-37(C)(6) OF THE CITY OF OSHKOSH SUBDIVISION ORDINANCE, IN LIEU OF DEDICATION, A PROPORTIONATE PAYMENT OF \$188.88 PER UNIT SHALL BE PAID BY THE OWNER/AGENT PRIOR TO ISSUANCE OF A BUILDING PERMIT. THE FEE WILL BE USED FOR NEIGHBORHOOD PARK AND RECREATION AREA PURPOSES.

UPON FINAL GRADING, EACH LOT SHALL COMPLY WITH THE FINAL DRAINAGE PLAN AS SUBMITTED TO THE CITY OF OSHKOSH DEPARTMENT OF PUBLIC WORKS.

CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN)
WINNEBAGO COUNTY) :SS

I, _____ BEING DULY APPOINTED AND QUALIFIED AND ACTING COUNTY TREASURER OF WINNEBAGO COUNTY, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF _____ ON ANY OF THE LAND INCLUDED IN THE FIRST ADDITION TO WINDSOR GREEN SUBDIVISION.

DATE

COUNTY TREASURER

○ DENOTES 1-1/4 INCH DIAMETER IRON ROD, 38" LONG, WEIGHING NOT LESS THAN 8.18 LBS. PER LINEAL FOOT.

ALL OTHER LOT CORNERS ARE MONUMENTED WITH 3/4 INCH DIAMETER IRON RODS, 24 INCHES LONG, WITH A WEIGHT OF 1.51 LBS PER LINEAL FOOT.

DENOTES WISCONSIN PUBLIC SERVICE, WISCONSIN TELEPHONE AND WARNER CABLE UTILITY EASEMENTS WITH RIGHT TO TRIM AND KEEP TRIMMED ALL TREES WITHIN 5.8 FT. OF CONDUCTORS.

NORTH IS REFERENCED TO THE WESTLINE OF THE S.W. 1/4 OF SECTION 36 WHICH HAS AN ASSUMED BEARING OF NORTH 88-88-88 EAST.

ALL DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

COMMON COUNCIL RESOLUTION

RESOLVED THAT THE FIRST ADDITION TO WINDSOR GREEN SUBDIVISION, THOMAS N. RUSCH AND RICHARD L. GABERT OWNERS, IS HEREBY APPROVED BY THE COMMON COUNCIL.

APPROVED
CITY MANAGER, WILLIAM D. FRUEN

DATE

SIGNED
CITY MANAGER, WILLIAM D. FRUEN

DATE

I HEREBY CERTIFY THAT THE FOREGOING IS A COPY OF A RESOLUTION ADOPTED BY THE COMMON COUNCIL OF THE CITY OF OSHKOSH.

CITY CLERK

DATE

CITY PLANNING COMMISSION CERTIFICATE

THE PLAT OF THE FIRST ADDITION TO WINDSOR GREEN SUBDIVISION IN THE 15TH WARD, CITY OF OSHKOSH, THOMAS N. RUSCH AND RICHARD L. GABERT, OWNERS, IS HEREBY APPROVED BY THE PLAN COMMISSION.

CHAIRMAN

DATE

THIS INSTRUMENT WAS DRAFTED BY
REINHARD ROEHLIG

SCHULER & ASSOCIATES

CONSULTING ENGINEERS & LAND SURVEYORS
320 W. NORTHLAND AVE. APPLETON, WIS. 54911 (414) 734-9107
417 NORTH SAWYER STREET OSHKOSH, WIS. 54901 (414) 426-2900

Subdiv. City of Oshkosh
Windsor Green 1st Addn