

KARLEN

PRELIMINARY PLAT

PART OF THE N.E.1/4 OF THE S.W.1/4 OF SEC. 16,
T.18 N., R. 16 E., IN THE TOWN OF ALGOMA,
WINNEBAGO COUNTY, WISCONSIN

PLAT

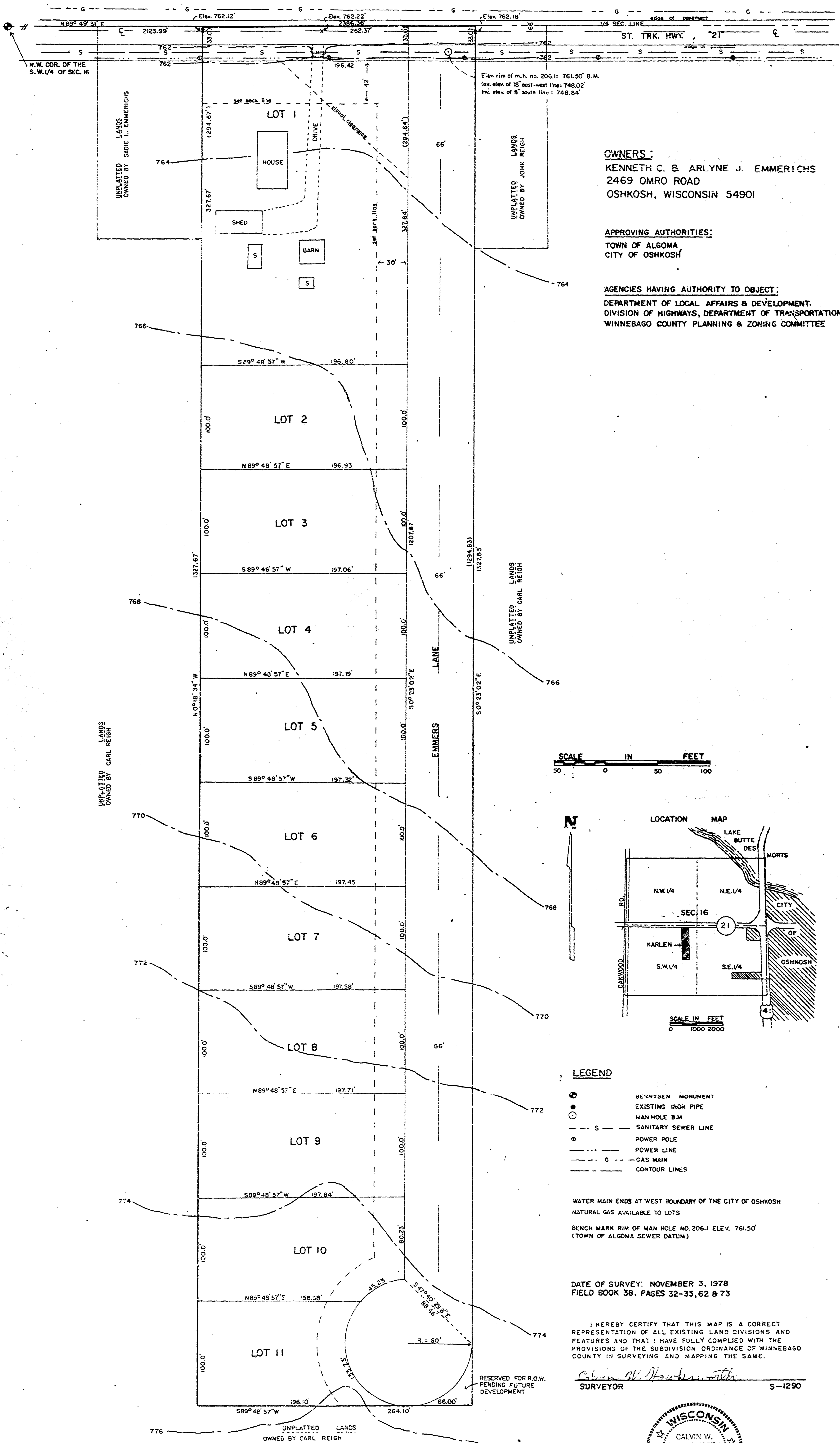
CONRAD
STREET

OF

MELROSE

KENAUKE
STREET

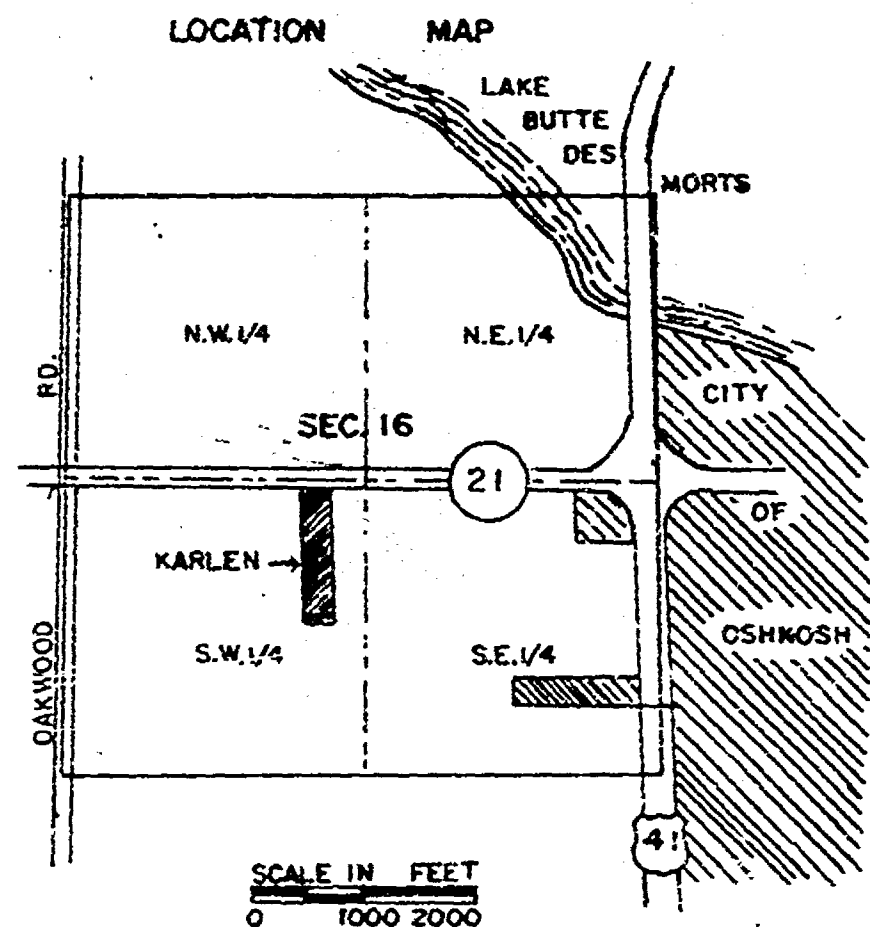
PARK



OWNERS:
KENNETH C. & ARLYNE J. EMMERICHS
2469 OMRO ROAD
OSHKOSH, WISCONSIN 54901

APPROVING AUTHORITIES:
TOWN OF ALGOMA
CITY OF OSHKOSH

AGENCIES HAVING AUTHORITY TO OBJECT:
DEPARTMENT OF LOCAL AFFAIRS & DEVELOPMENT,
DIVISION OF HIGHWAYS, DEPARTMENT OF TRANSPORTATION
WINNEBAGO COUNTY PLANNING & ZONING COMMITTEE



LEGEND

- BECKTSEN MONUMENT
- EXISTING IRON PIPE
- MAN HOLE B.M.
- SANITARY SEWER LINE
- POWER POLE
- POWER LINE
- GAS MAIN
- CONTOUR LINES

WATER MAIN ENDS AT WEST BOUNDARY OF THE CITY OF OSHKOSH
NATURAL GAS AVAILABLE TO LOTS
BENCH MARK RIM OF MAN HOLE NO. 206.1 ELEV. 761.50'
(TOWN OF ALGOMA SEWER DATUM)

DATE OF SURVEY: NOVEMBER 3, 1978
FIELD BOOK 38, PAGES 32-33, 62 & 73

I HEREBY CERTIFY THAT THIS MAP IS A CORRECT
REPRESENTATION OF ALL EXISTING LAND DIVISIONS AND
FEATURES AND THAT I HAVE FULLY COMPLIED WITH THE
PROVISIONS OF THE SUBDIVISION ORDINANCE OF WINNEBAGO
COUNTY IN SURVEYING AND MAPPING THE SAME.

Calvin W. Hawksworth
SURVEYOR S-1290



16-18-16(1)

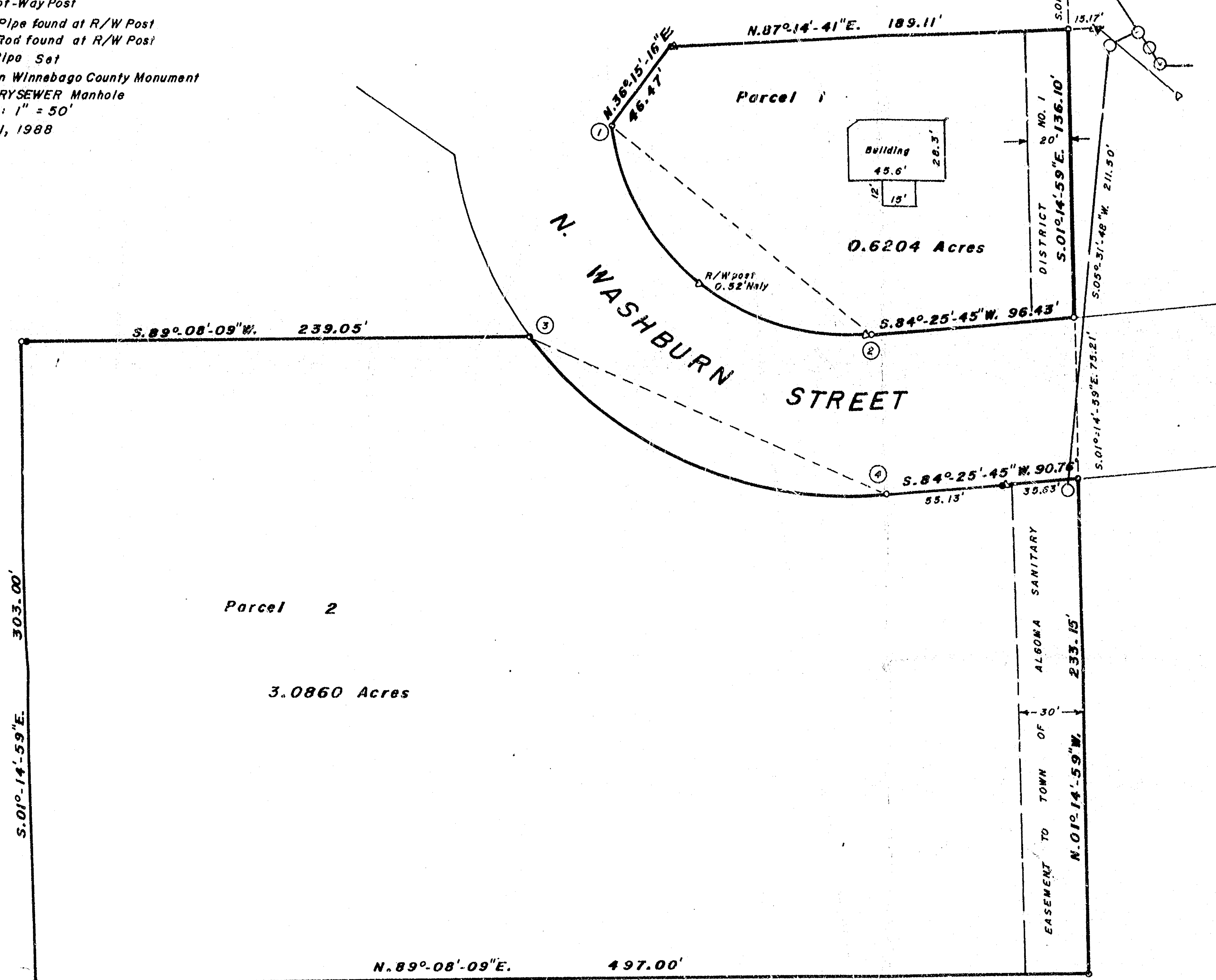
Center of Section 16, T.18N., R.16E. 1351.94' N.89°-08'-09"E. 2112.94' North Line of SE1/4 Section 16, T.18N., R.16E. 2703.80' S.89°-08'-09"E. 590.94' East 1/4 corner Section 16, T.18N., R.16E.

S. T. H. "21"

— LEGEND —

- Δ = Right-of-Way Post
 - = 1" Iron Pipe found at R/W Post
 - ▼ = 5/8" Re Rod found at R/W Post
 - = 1" Iron Pipe Set
 - ✱ = Berntsen Winnebago County Monument
 - = SANITARYSEWER Manhole
- SCALE: 1" = 50'
August 1, 1988

Bearing Reference: State Plane Co-ordinate System, South Zone



DESCRIPTIONS

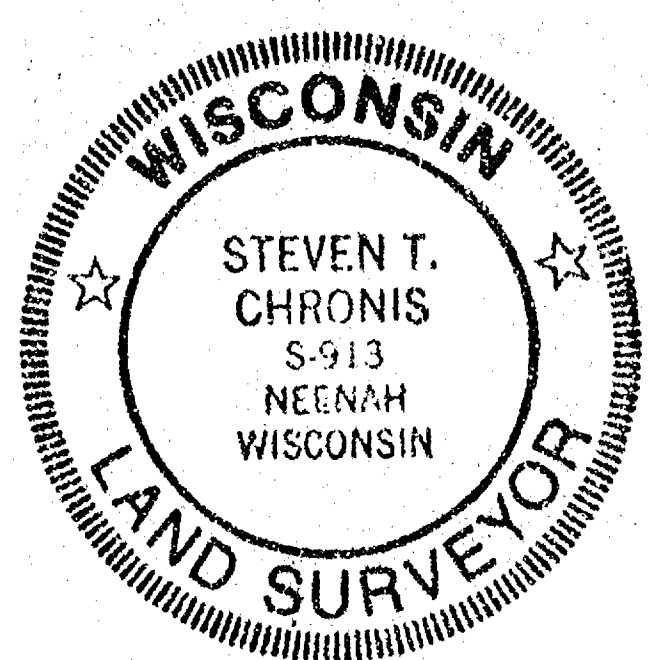
Parcel 1: The North 218 feet of the East 258 feet of the West 761 feet of the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$), except those lands conveyed to the Wisconsin Department of Transportation on October 20, 1983 under Project No. 6184-2-21/F 071(7). The East 20 feet of the afore described being subject to an easement for Sanitary Sewer to the Town of Algoma Sanitary District No.1.

Parcel 2: The East 497 feet of the West 761 feet of the North 521 feet of the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$), except the North 218 feet and those lands conveyed to the Wisconsin Department of Transportation on October 20, 1983 under Project No. 6184-2-21/F 071(7). The East 30 feet of the afore described being subject to an easement for Sanitary Sewer to the Town of Algoma Sanitary District No.1.

SURVEYOR'S CERTIFICATE:

I, Steven T. Chronis, Wisconsin Registered Land Surveyor of Aero-Metric Engineering, Inc., hereby certify that I have surveyed the above described parcel and that the map shown to the left is a true and accurate representation thereof to the best of my knowledge and belief.

Steven T. Chronis
Wisconsin Registered Land Surveyor, S-913
Steven T. Chronis



"CURVE DATA"							
CURVE NO.	RADIUS LENGTH	CHORD BEARING	CHORD LENGTH	CENTRAL ANGLE	ARC LENGTH	TANGENT BEARINGS	
1-2	113.24'	S51°-17'-50.5"E	158.10'	88°-32'-49"	175.00'	N84°-25'-45"E	N07°-01'-26"W
3-4	188.24'	S66°-03'-13"E	184.91'	58°-50'-04"	193.29'	N84°-25'-45"E	N36°-44'-11"W

16-18-16(1)

AERO-METRIC ENGINEERING, INC.
1091 SOUTH WASHBURN STREET OSHKOSH, WISCONSIN 54901
DATE: 8/1/88 NOTEBOOK: — PAGE: — SCALE: 1" = 50'
Survey for the Boyd F. Jordan, Trust of a part of the NE1/4, SE1/4 Section 16, T.18N., R.16 E., Town of Algoma, Winnebago County, Wisconsin

LANE

BROOKS

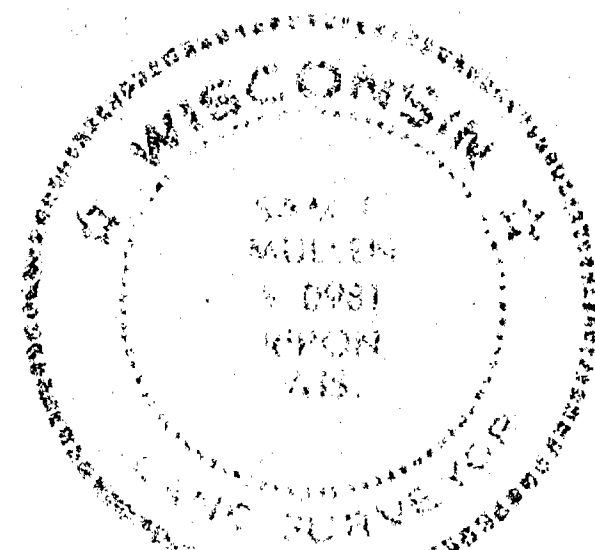
RIPON LAND SURVEYING
BOX 450

RIPON, WISCONSIN

Sam T. Mullen
SAM T. MULLEN RLS
APRIL 18, 1983

LEGEND

- BERNTSEN MON. FOUND
- 1" IRON PIPE FOUND
- 3/4" IRON PIPE FOUND
- 1" x 24" IRON PIPE SET
- △ SMALL EVERGREEN TREE
- SMALL DECIDUOUS TREE
- SHRUB OR BUSH
- EVERGREEN TREE / DIAMETER
- DECIDUOUS TREE / DIAMETER
- CHAIN LINK FENCE
- X—X— WIRE FENCE
- 000.0 ELEVATION



TOPOGRAPHIC SURVEY OF
IRENE KOECK PROPERTY

LOCATED IN PART OF THE SE 1/4 OF THE
NE 1/4 OF SECTION 16, T18N, R16E, TOWN
OF ALGOMA, WINNEBAGO CO., WISCONSIN,

FARVOUR C.O.S. NOV. 11, 1976

1.534 ACRES

BEARINGS REF. FARVOUR
C.O.S. NOV. 11, 1976

SCALE 1" = 30'

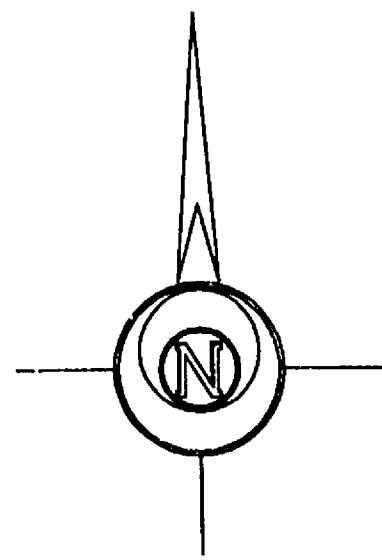
S.T.H.

"21"

EAST 1/4
SEC. 16-18-16

M.H. 752.6

16-18-16 (1)



BEARINGS ARE REFERENCED TO THE SOUTH
LINE OF THE SOUTHWEST 1/4, SECTION 16,
ASSUMED TO BEAR S 89°29'20" W
1" = 100'
SCALE IN FEET

BENCHMARKS

BM-1 40d nail in twin 12" hickory tree
Elevation = 786.41

BM-2 Chiseled "X" on Tag bolt on hydrant at loading dock
Elevation = 781.99

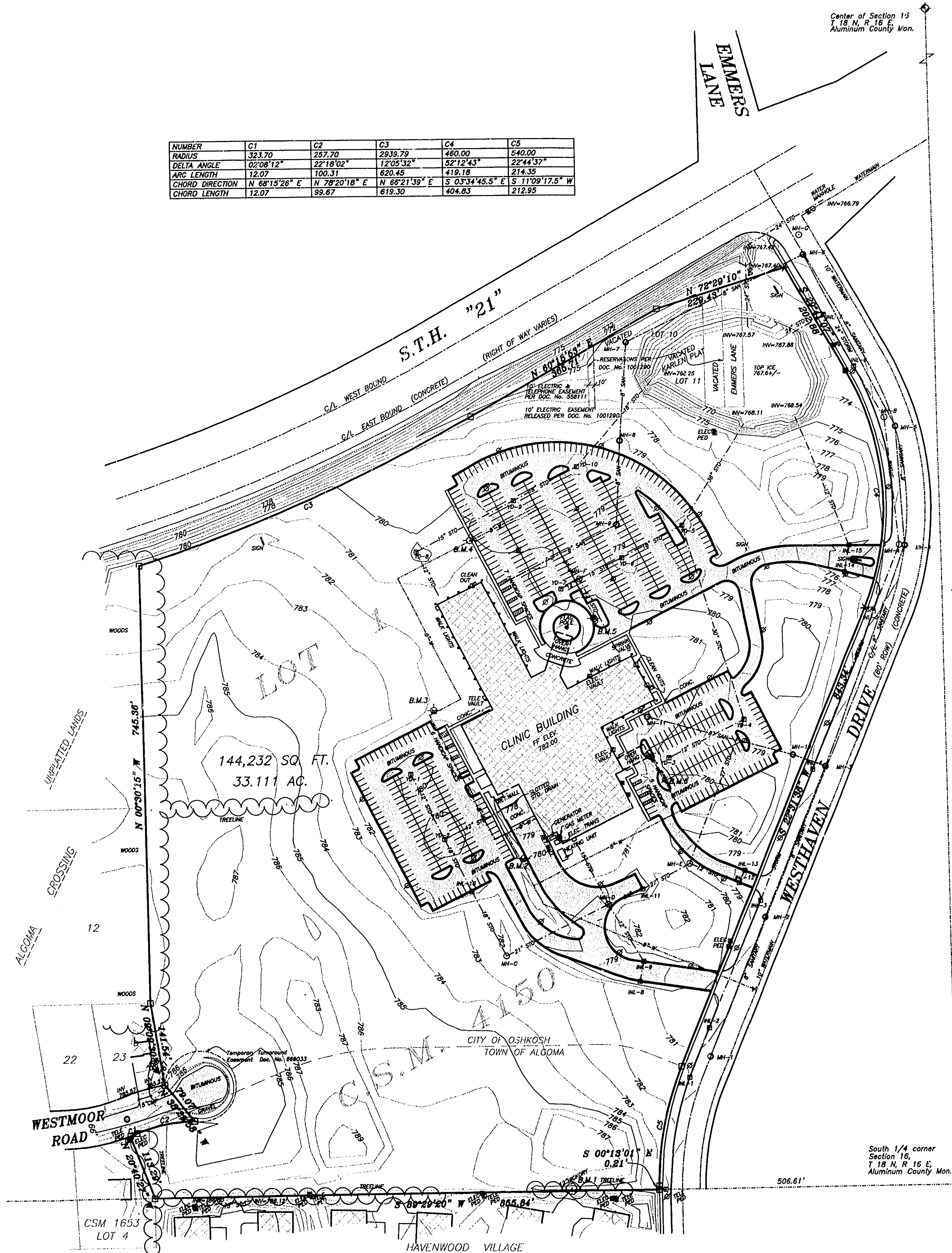
BM-3 Tag bolt on hydrant, west side of building
Elevation = 783.07

BM-4 Tag bolt on hydrant, west side of large parking lot
Elevation = 782.52

BM-5 Tag bolt on hydrant, NE entrance
Elevation = 782.38

BM-6 Tag bolt on hydrant at east entrance
Elevation = 783.15

NUMBER	C1	C2	C3	C4	C5
RADIUS	323.70	257.70	293.79	460.00	540.00
DELTA ANGLE	02°08'12"	22°18'02"	12°05'32"	52°12'43"	22°44'37"
ARC LENGTH	12.07	100.31	620.45	419.18	214.35
CHORD DIRECTION	N 68°15'26" E	N 78°20'18" E	N 65°21'39" E	S 03°34'45.5" E	S 11°09'17.5" W
CHORD LENGTH	12.07	99.67	619.30	404.83	212.95



EXISTING UTILITY SCHEDULE					
SANITARY MANHOLES			STORM INLETS/YARD DRAINS		
I.D.	RIM	INVERT	I.D.	RIM/F.L.	INVERT
1	780.45	767.23	13.22	YD-1	779.51
2	778.67	766.17	12.50	YD-2	779.47
3	776.70	764.82	11.88	YD-3	779.46
4	774.66	763.16	11.50	YD-4	778.18
5	773.66	762.36	11.30	YD-5	777.74
6	773.27	760.71	12.56	YD-6	778.81
7	775.84	770.94	4.90	YD-7	779.15
8	779.15	773.10	6.05	YD-8	779.63
9	779.44	773.94	5.50	YD-9	778.01
10	778.72	767.97	10.75	YD-10	777.58
11	780.7+/-	778.84+/-			
STORM MANHOLES					
A	774.51	769.38	5.13	INL-1	780.41
B	773.34	768.80	4.54	INL-2	779.69
C	782.03	773.78	8.25	INL-3	778.06
D	780.04	775.19	4.85	INL-4	776.35
		772.90	7.15	INL-5	774.78
		773.49	S 6.55	INL-6	772.52
E	779.15	772.40	W 6.75	INL-7	772.05
		772.75	SE 6.40	INL-8	778.27
				INL-9	778.38
				INL-10	780.55
				INL-11	778.85
				INL-12	777.87
				INL-13	777.80
				INL-14	774.37
				INL-15	774.40



CERTIFICATION:

This is to certify that this map or plot and the survey of the property described as above on which it is based were made (i) in accordance with the "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys", jointly established and adopted by ALTA, ACSM and NSPS in 1997 and (ii) pursuant to the Accuracy Standards (as adopted by ALTA and ACSM and in effect on this date of this Certification) of an Urban Survey.

Dated this 21 day of January, 2002.

Gary A. Zahring
Gary A. Zahring, Registered Wisconsin Land Surveyor No. S-2098

LEGAL DESCRIPTION

All of Lot 1 of CERTIFIED SURVEY MAP NO. 4150 recorded with the office of the Winnebago County Register of Deeds in Volume 1 of Certified Survey Maps on Page 4150 as Document No. 1041354, and being located in part of the Southeast 1/4 of the Southwest 1/4 and part of the Northeast 1/4 of the Southwest 1/4 of Section 16, Town 18 North, Range 16 East, of the Southwest 1/4 of Section 16, Town 18 North, Range 16 East, Town of Algoma and City of Oshkosh, Winnebago County, Wisconsin.

A Permanent Access Easement to the Town of Algoma Sanitary District No. 1, recorded as Document No. 1051500, affects this property and is blanket in nature.

Direct vehicular access to S.T.H. "21" from Lot 1, Certified Survey Map 4150 shall be prohibited.

TOPOGRAPHIC LEGEND	
1" x 24" IRON PIPE SET	WETLANDS
1-1/4" x 30" REBAR SET	OVERHEAD POWER LINES
3/4" REBAR FOUND	UNDERGROUND ELECTRIC
1" IRON PIPE FOUND	UNDERGROUND TELEPHONE
2" IRON PIPE FOUND	UNDERGROUND GAS
CHISELED "X" FOUND	UNDERGROUND CABLE TV
GOVERNMENT CORNER	EXIST. FENCE LINE
CONTOUR W/ ELEVATION	EXIST. HYDRANT
SOIL BORING	POWER POLE
CONIFEROUS TREE	GUY
DECIDUOUS TREE	LIGHT POLE
EXIST. WOODS LINE	TELEPHONE PEDESTAL
	ELECTRIC PEDESTAL
	CABLE PEDESTAL
	GAS VALVE
	WATER VALVE
	WATER STOP BOX
	EXIST. STORM MANHOLE
	STORM INLET
	YARD DRAIN
	EXIST. SANITARY MANHOLE
	EXIST. SLO. SEWER
	EXIST. WATER MAIN
	EXIST. SPOT ELEVATION
	FIRST FLOOR = 800.00
	TOPSOIL DEPTH

Martenson & Eisele, Inc.
Engineering - Surveying - Planning - Architecture
1919 American Court
Neenah, WI 54956
(920) 731-0381
FAX (920) 733-4578
E-MAIL mail@martenson-eisele.com

DRAWN BY	CHECKED	APPROVED
NO.	DATE	REVISION

ALTA / AS-BUILT SURVEY
All of Lot 1 of Certified Survey Map No. 4150
Located in part of the Southeast 1/4 of the Southwest 1/4 and part of
the Northeast 1/4 of the Southwest 1/4 of Section 16, Town 18 North, Range 16 East,
Town of Algoma and City of Oshkosh, Winnebago County, Wisconsin
Survey for: Hammes Company
18000 W. Sarah Lane, Suite 305
Brookfield, WI 53045

FIELD BK	PAGE	SCALE	DATE	COMPUTER FILE
		1" = 100'-1-08-02		502028.dwg
DRAWING NO. 502-026				

TOPOGRAPHIC MAP

PART OF THE S.E. 1/4 OF THE S.W. 1/4 OF SECTION 9 AND PART OF THE
N.E. 1/4 AND THE N.W. 1/4 OF THE N.W. 1/4 OF SECTION 16, IN T18N,
R16E, IN THE TOWN OF ALGOMA, WINNEBAGO COUNTY, WISCONSIN.

JANUARY 3, 2002

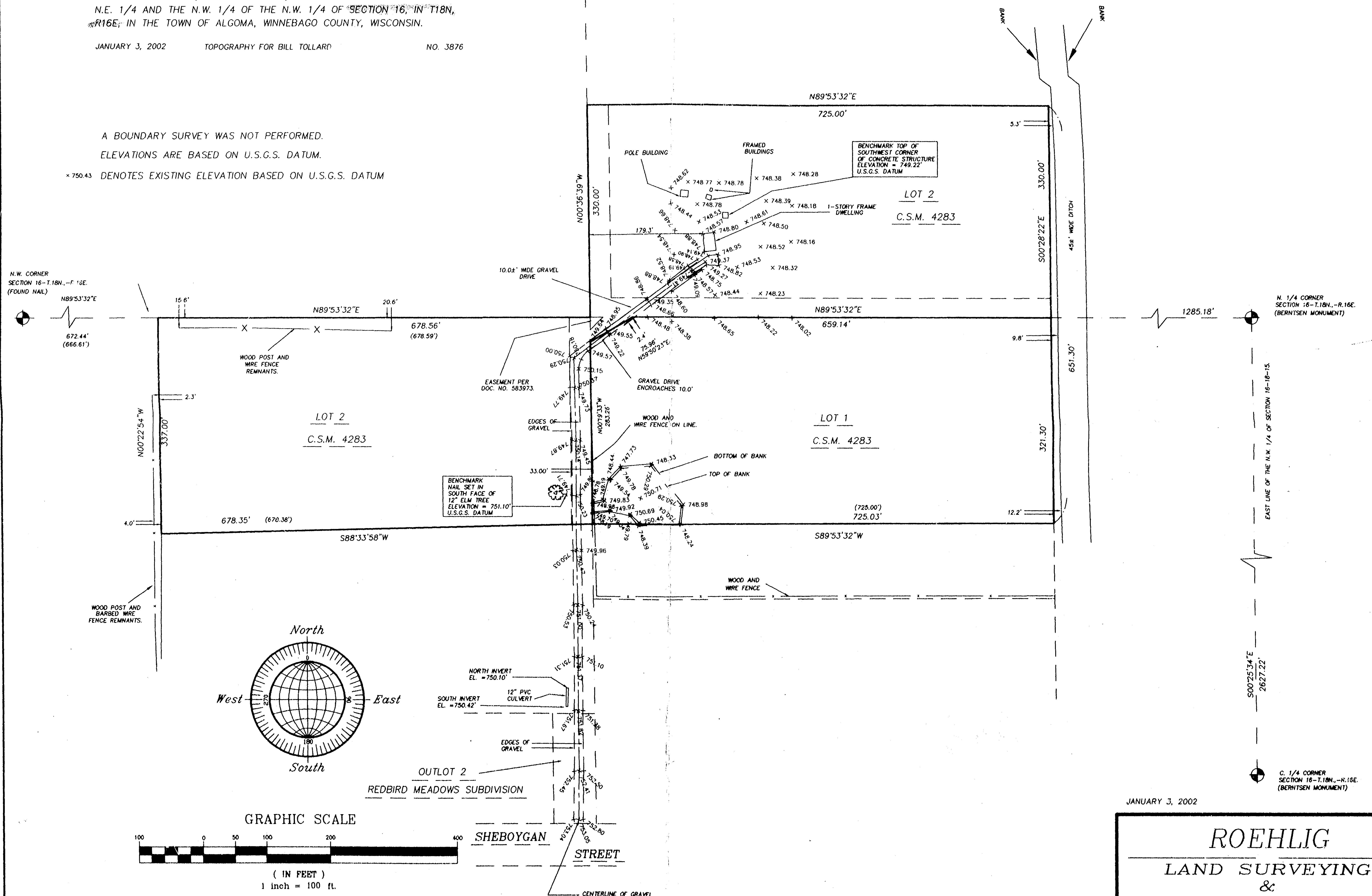
TOPOGRAPHY FOR BILL TOLLARD

NO. 3876

A BOUNDARY SURVEY WAS NOT PERFORMED.

ELEVATIONS ARE BASED ON U.S.G.S. DATUM.

* 750.43 DENOTES EXISTING ELEVATION BASED ON U.S.G.S. DATUM



JANUARY 3, 2002

ROEHLIG

LAND SURVEYING
&
CONSULTING LTD.

A Division of R.A. Smith and Associates

2850 Universal Street * Oshkosh WI * 54904
(920) 233-2884

ALGOMA Sec. 16-T18N-R16E

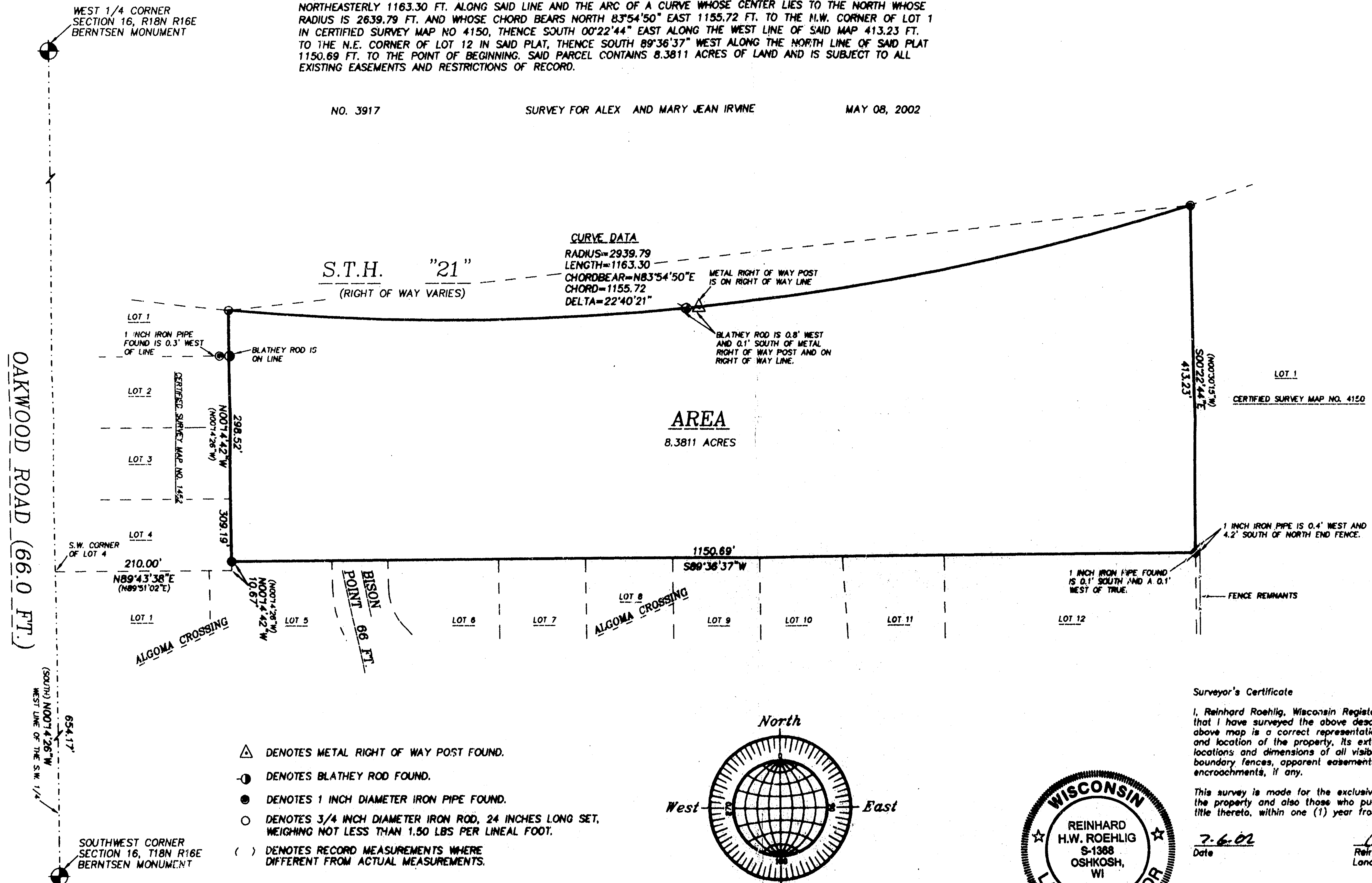
PLAT OF SURVEY

PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 16, T18N, R16E, TOWN OF ALGOMA, WINNEBAGO COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:
 COMMENCING AT THE S.W. CORNER OF SAID SECTION, THENCE NORTH 00°14'26" WEST ALONG THE WEST LINE OF THE S.W. 1/4 OF SAID SECTION 654.17 FT. TO THE S.W. CORNER OF LOT 4 IN CERTIFIED SURVEY MAP NO. 1452, THENCE NORTH 89°43'38" EAST ALONG THE SOUTH LINE OF SAID LOT AND THE NORTH LINE OF LOTS 1 AND 5 IN ALGOMA CROSSING PLAT 210.00 FT. TO THE S.E. CORNER OF LOT 4 IN SAID CERTIFIED SURVEY MAP, THENCE NORTH 00°14'42" WEST ALONG THE WEST LINE OF LOT 5 IN SAID PLAT 10.67 FT. TO A N.W. CORNER OF SAID PLAT AND THE POINT OF BEGINNING OF THE PARCEL TO BE DESCRIBED, THENCE CONTINUING NORTH 00°14'42" WEST ALONG THE EAST LINE OF SAID CERTIFIED SURVEY MAP 298.52 FT. TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF S.T.H. "21", THENCE NORTHEASTERLY 1163.30 FT. ALONG SAID LINE AND THE ARC OF A CURVE WHOSE CENTER LIES TO THE NORTH WHOSE RADIUS IS 2639.79 FT. AND WHOSE CHORD BEARS NORTH 83°54'50" EAST 1155.72 FT. TO THE N.W. CORNER OF LOT 1 IN CERTIFIED SURVEY MAP NO. 4150, THENCE SOUTH 00°22'44" EAST ALONG THE WEST LINE OF SAID MAP 413.23 FT. TO THE N.E. CORNER OF LOT 12 IN SAID PLAT, THENCE SOUTH 89°36'37" WEST ALONG THE NORTH LINE OF SAID PLAT 1150.69 FT. TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 8.3811 ACRES OF LAND AND IS SUBJECT TO ALL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD.

NO. 3917

SURVEY FOR ALEX AND MARY JEAN IRVINE

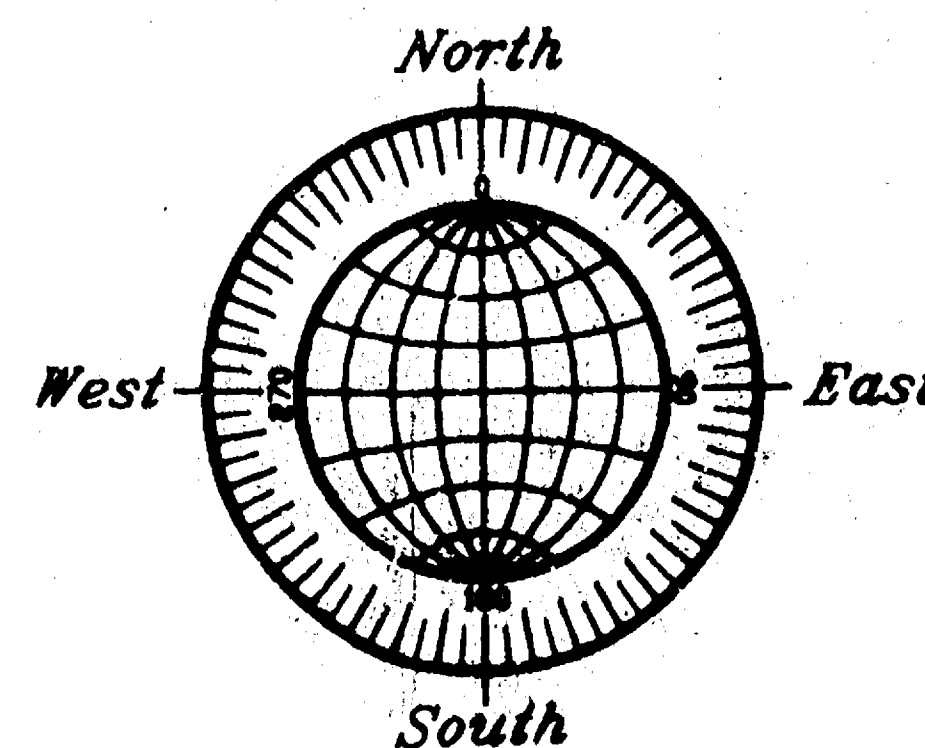
MAY 08, 2002



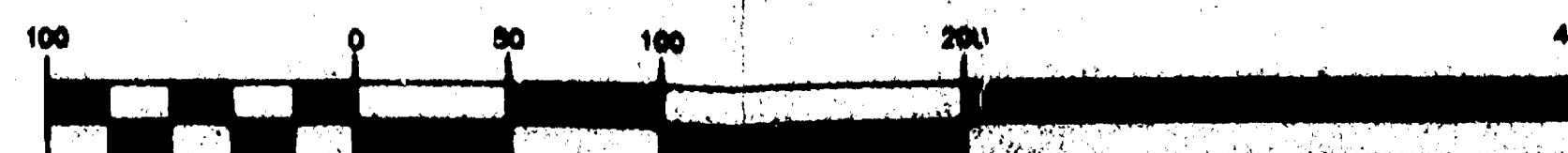
- △ DENOTES METAL RIGHT OF WAY POST FOUND.
- DENOTES BLATHEY ROD FOUND.
- DENOTES 1 INCH DIAMETER IRON PIPE FOUND.
- DENOTES 3/4 INCH DIAMETER IRON ROD, 24 INCHES LONG SET, WEIGHING NOT LESS THAN 1.50 LBS PER LINEAL FOOT.
- () DENOTES RECORD MEASUREMENTS WHERE DIFFERENT FROM ACTUAL MEASUREMENTS.

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

BEARINGS ARE REFERENCED TO THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 16, WHICH IS RECORDED AS NORTH 00°14'26" WEST.



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.



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.

7-6-02
Date

Reinhard Roehlig, Registered
Land Surveyor S-1368

JUNE 6, 2002

ROEHLIG

LAND SURVEYING

&
CONSULTING LTD.

A Division of R.A. Smith and Associates
2860 Universal Street • Oshkosh, WI • 54904
(920) 233-2884

NO. 3917

ALGOMA Sec. 16-T18N-R16E