

RECEIVED & FILED # 0114
On:da County Surveyor's Office
Date FEB 6 1986
By M.J.H.
OCS Area #

Bearings Solar

Scale 1" = 20'
0' 10' 20' 40'

LEGAL DESCRIPTION - WOOD COURT APARTMENT SITE (REVISED 10/30/85):

A parcel of land in Gov't Lot 1, the NW 1/4 of the SE 1/4, and the SW 1/4 of the SE 1/4, Section 2, Township 39 North, Range 6 East, Woodruff Township, Oneida County, Wisconsin, being part of Lot 2 and all of Lots 3 and 4 of Block 19 of the recorded plat of the Village of Woodruff, part of Lot 1 and all of Lots 3 and 4 of the Assessor's Plat of Howard Young Medical Center, Inc., and part of the vacated right of way of Hemlock Street, the boundary of which is more particularly described as follows.

Beginning at the northeast corner of Lot 3 of the Assessor's Plat of Howard Young Medical Center, Inc., marked by a 1" iron pipe on the south line of the NW 1/4 of the SE 1/4, thence S2°25'36"W (solar bearings), 164.66 feet along the easterly boundary of the Assessor's Plat of Howard Young Medical Center, Inc., to a 1-1/4" iron pipe, thence N67°36'30"W, 147.22 feet to a railroad spike within the vacated right of way of Hemlock Street, thence N19°09'00"E, 301.27 feet to a railroad spike within the vacated right of way of Hemlock Street, thence S70°54'12"E, 30.00 feet to the northwest corner of Lot 4 of the Assessor's Plat of Howard Young Medical Center, Inc., marked by a 2-1/2" iron pipe; thence continuing S70°54'12"E, 204.00 feet along the northerly boundaries of Lot 4 of the Assessor's Plat of Howard Young Medical Center, Inc., and of Lots 4, 3 and 2 of Block 19 of the recorded plat of the Village of Woodruff; thence S19°09'00"W, 105.27 feet along a line 4.00 feet east of, and parallel to, the west line of Lot 2 of Block 19 of the recorded plat of the Village of Woodruff, to the south line thereof, thence S89°55'54"W, 142.33 feet along the south line of Gov't Lot 1 and of the NW 1/4 of the SE 1/4 to the place of beginning

Said parcel of land contains 51,253 square feet (1.177 acres).

Subject to a nonexclusive easement 15.00 feet in width lying east of, and abutting, the line bearing N19°09'00"E, 301.27 feet, for ingress, egress, and utility purposes for parcels to the south and west of the parcel herein described.

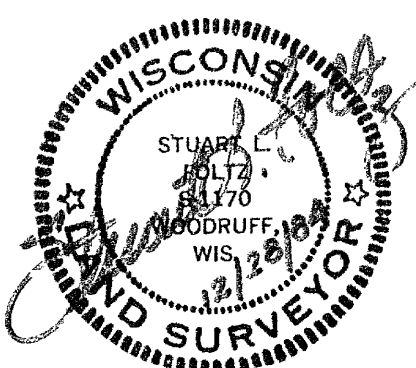
Subject to any other easements, reservations, or rights of way of record or of use, and to a perpetual easement for public utilities.

SURVEYOR'S CERTIFICATE:
I, Stuart L. Foltz, Registered Land Surveyor, do hereby certify to all interested parties, to all parties interested in title to premises surveyed, and to Oneida Title & Abstract, Inc., that this is a true and correct survey of the Wood Court Apartment Site as per the revised legal description shown hereon, and correctly shows the location of all buildings, structures, and improvements on said described property, that there are no visible encroachments onto adjoining properties, streets or alleys by any of said buildings, structures, or improvements, that there are no visible rights of way or easements on said described property other than shown thereon, that there are no party walls or visible encroachments on said described property by buildings, structures, or other improvements situated on adjoining property except as shown on said plat of survey.
Survey completed October 30, 1985.

Stuart L. Foltz, RLS 51170

NOTE 1) Vertical datum is mean sea level. Elevations obtained from U.S.C.G.S. BM P13, Elev. 1618.32'.
2) All utilities are located from visible surface improvements or scaled from existing maps. Exact location of all utilities must be field verified before construction.

I hereby certify that I have surveyed the above described property and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, and the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent easements, roadways and visible encroachments, if any.
This survey is made for the use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one (1) year from the date hereof.
I hereby certify that said survey and the above map were made in accordance with acceptable professional standards and that the information contained thereon is, to the best of my knowledge, information and belief, a true and accurate representation thereof.
Any legal descriptions conforming to this survey have been provided on separate sheets.
The above survey was made by order of Wood Court Apartments, Inc.



Revised: 8/23/85
Revised: 10/30/85

- SITE PLAN -
for
WOOD COURT APARTMENTS
Woodruff, Wisconsin

REVISIONS	
no	date
1	8/23/85
2	10/30/85
Revised to include the vacated portion of Hemlock Street Revised to include part of Lot 2, Block 19	
DATE	12-26-84
JOB NO	
DRAWN	C E W
CHECKED	S L F