

MAP # C1690
DATE FILED... SEP 22, 2000
BY...
DESCRIPTION FILED...
ONEIDA CO. SURVEYOR'S OFFICE

- LEGEND:
- HARRISON/BERNTSEN MONUMENT FOUND
 - 1" ROUND IRON PIPE FOUND
 - 3/4" X 24" SOLID ROUND #6 IRON REBAR FOUND
 - CHISEL CROSS FOUND
 - RAILROAD SPIKE FOUND
 - PK NAIL FOUND
 - 1 1/4" X 30" SOLID ROUND #10 IRON REBAR SET, 4,303 LBS. PER LIN. FT.
 - 3/4" X 24" SOLID ROUND #6 IRON REBAR SET, 1,502 LBS. PER LIN. FT.
 - CHISEL CROSS SET
 - RAILROAD SPIKE SET
 - PK NAIL SET
 - SANITARY MANHOLE
 - STORM CATCH BASIN
 - WATER VALVE
 - FIRE HYDRANT
 - POWER POLE
 - DOWN GUY
 - GAS VALVE
 - PEDESTAL
 - TELEPHONE PEDESTAL
 - CABLE TV PEDESTAL
 - LIGHT SIGN
 - TREE
 - OVERHEAD ELECTRICAL
 - OVERHEAD TELEPHONE
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 - TRAFFIC SIGNAL
 - GAS SERVICE
 - PARKING METER
 - WATER SHUTOFF
 - RECORDED AS
 - CONCRETE FILLED POLE
 - CHISEL CROSS SET

NORTH IS REFERENCED TO THE WEST LINE OF BLOCK 26 OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF RHINELANDER, ONEIDA COUNTY, WISCONSIN WHICH IS ASSUMED TO BEAR N00°00'00"E.

Scale 1" = 20'

- NOTES:
- UNDERGROUND UTILITY INFORMATION HAS BEEN DETERMINED FROM ACTUAL FIELD LOCATION AND/OR MAPPING FROM THE UTILITY COMPANIES, THEREFORE EXACT LOCATION MAY NOT BE SHOWN, PRIOR TO CONSTRUCTION DIGGERS HOTLINE MUST BE CALLED FOR FIELD LOCATION.
 - BENCHMARK 1: TOP OF FIRE HYDRANT LOCATED AT THE SOUTHWEST CORNER OF DAVENPORT STREET AND STEVENS STREET, ELEVATION = 1554.13 (USGS DATUM)
 - BENCHMARK 2: TOP OF FIRE HYDRANT LOCATED ALONG THE WEST SIDE OF PELHAM STREET, ELEVATION = 1559.03 (USGS DATUM)
 - SUBJECT PROPERTY IS ZONED B-2: CENTRAL BUSINESS DISTRICT
 - BUILDING SETBACKS: CITY OF RHINELANDER ZONING CODE 19.13 (3)
 - REAR YARD: MINIMUM DEPTH OF 10' FOR A BUILDING 2 STORIES OR LESS IN HEIGHT AND FOR EACH ADDITIONAL STORY OR FRACTIONAL STORY IN HEIGHT, THE DEPTH OF SUCH REAR YARD SHALL BE INCREASED 3 FEET.
 - TRANSITIONAL YARDS: THE REGULATIONS GOVERNING TRANSITIONAL YARDS IN THE B1 DISTRICT SHALL APPLY IN THE B2 DISTRICT.
 - PARKING REQUIREMENTS LISTED IN THE CITY OF RHINELANDER ZONING CODE 19.13(6)
 - SUBJECT PROPERTY IS NOT LOCATED WITHIN THE FLOOD PLAIN AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY MAPPING, COMMUNITY-PANEL NUMBER 550850307 B, EFFECTIVE DATE: AUGUST 5, 1991.
 - CURB ELEVATIONS SHOWN ARE TOP OF CURB, SUBTRACT 0.5'± TO OBTAIN GUTTER ELEVATIONS UNLESS NOTED OTHERWISE, DUE TO THE DETRIORATION OF CURBING THERE IS NOT A UNIFORM DIFFERENCE BETWEEN THE TOP OF CURB AND GUTTER ELEVATIONS.
 - 2' GAS MAIN EASEMENT TO WISCONSIN PUBLIC SERVICE CORPORATION AS PER VOLUME 264, PAGE 137 AS DOCUMENT NO. 200368, DOES NOT AFFECT SUBJECT PROPERTY AS SHOWN ON DRAWING. (ITEM 10)
 - 2' GAS MAIN EASEMENT TO WISCONSIN PUBLIC SERVICE CORPORATION AS PER VOLUME 264, PAGE 138 AS DOCUMENT NO. 200369, DOES NOT AFFECT SUBJECT PROPERTY AS SHOWN ON DRAWING. (ITEM 11)

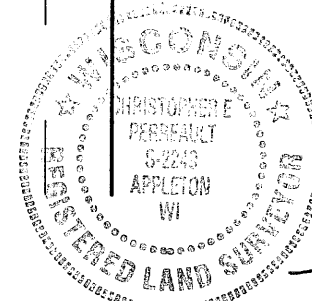
LEGAL DESCRIPTION:
BEING PART OF LOTS 2, 6 AND 7 AND ALL OF LOTS 3, 4, 5, 10, 11, 12, 13, 14, 15 AND 16 OF BLOCK 26 OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF RHINELANDER, ONEIDA COUNTY, WISCONSIN.

SAID PARCEL OF LAND CONTAINS 103,438 SQUARE FEET (2.3746 ACRES) OF LAND MORE OR LESS.

TO MCDONALDS CORPORATION, SYSTEM CAPITAL REAL PROPERTY CORPORATION AND CHICAGO TITLE INSURANCE COMPANY.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE (i) IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEY, JOINTLY ESTABLISHED AND ADOPTED BY ALTA, ACSM AND NSPS IN 1997, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 6, 7(a), 8, 9, 10, AND 11 OF TABLE A THEREOF, AND (ii) PURSUANT TO THE ACCURACY STANDARDS (AS ADOPTED BY ALTA AND ACSM AND IN EFFECT ON THE DATE OF THIS CERTIFICATION) OF AN URBAN SURVEY.

CHRISTOPHER E. PERREAU, RLS-2249 DATED 2-15-00



PARCEL I (NEW MCDONALD'S PARCEL)
ALL OF LOT 3 AND PART OF LOTS 2, 4, 11, 12, AND 13, BLOCK 26, OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF RHINELANDER, ONEIDA COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF SAID BLOCK 26; THENCE SOUTH 00°00'00" WEST, 186.53 FEET ALONG THE WEST LINE OF SAID BLOCK 26 TO THE POINT OF BEGINNING; THENCE SOUTH 88°45'57" EAST, 195.00 FEET; THENCE SOUTH 00°00'00" WEST, 117.00 FEET; THENCE SOUTH 44°42'59" WEST, 45.47 FEET TO A POINT ON THE EASTERLY EXTENSION OF THE NORTH LINE OF THE SOUTH 20 FEET OF LOT 2, SAID BLOCK 26; THENCE NORTH 89°57'16" EAST, 163.00 FEET ALONG SAID EXTENSION AND ALONG THE NORTH LINE OF THE SOUTH 20 FEET OF LOT 2, SAID BLOCK 26 TO THE WEST LINE OF SAID BLOCK 26; THENCE NORTH 00°00'00" EAST, 150.00 FEET ALONG SAID WEST LINE TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 28,715 SQUARE FEET (0.6592 ACRES) OF LAND MORE OR LESS.

PARCEL II (ACCESS EASEMENT)
PART OF LOTS 4, 5, 6, 7, AND 10, BLOCK 26, OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF RHINELANDER, ONEIDA COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF SAID BLOCK 26; THENCE SOUTH 00°00'00" WEST, 143.85 FEET ALONG THE WEST LINE OF SAID BLOCK 26 TO THE POINT OF BEGINNING; THENCE NORTH 89°57'16" EAST, 66.00 FEET; THENCE NORTH 00°00'00" EAST, 143.88 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF DAVENPORT STREET; THENCE NORTH 89°57'16" EAST, 24.00 FEET ALONG SAID SOUTH LINE; THENCE SOUTH 00°00'00" WEST, 141.94 FEET; THENCE NORTH 89°57'16" EAST, 210.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF PELHAM STREET; THENCE SOUTH 00°00'00" WEST, 24.00 FEET; THENCE SOUTH 89°57'16" WEST, 254.02 FEET; THENCE SOUTH 00°02'44"E, 41.65 FEET TO A POINT ON THE NORTH LINE OF THE NEW MCDONALD'S PARCEL; THENCE NORTH 88°45'57" WEST, 24.01 FEET ALONG SAID NORTH LINE; THENCE NORTH 00°02'44"E, 24.01 FEET; THENCE NORTH 44°59'27" WEST, 15.95 FEET; THENCE SOUTH 89°57'16" WEST, 113.14 FEET TO THE EAST RIGHT-OF-WAY LINE OF STEVENS STREET; THENCE NORTH 00°00'00" EAST, 21.88 FEET ALONG SAID EAST LINE TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 11,051 SQUARE FEET (0.2537 ACRES) OF LAND MORE OR LESS.

PARCEL III (STORM SEWER EASEMENT)
PART OF LOTS 10 AND 11, BLOCK 26, OF THE ORIGINAL PLAT OF THE VILLAGE (NOW CITY) OF RHINELANDER, ONEIDA COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF SAID BLOCK 26; THENCE SOUTH 00°00'00" WEST, 186.53 FEET ALONG THE WEST LINE OF SAID BLOCK 26 TO THE NORTH LINE OF THE NEW MCDONALD'S PARCEL; THENCE SOUTH 88°45'57" EAST, 171.92 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING; THENCE NORTH 00°02'44"E, 24.80 FEET TO A POINT ON THE NORTH LINE OF THE NEW MCDONALD'S PARCEL; THENCE NORTH 88°45'57" WEST, 15.00 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 2,292 SQUARE FEET (0.0526 ACRES) OF LAND MORE OR LESS.

FINANCIAL SOLUTIONS

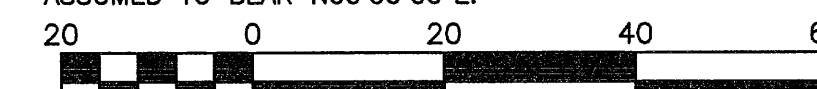
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MAP # C1690
 DATE FILED.....*2.2.2009*
 BY *P.B.*.....
 DESCRIPTION FILED.....
 ONEIDA CO. SURVEYOR'S OFFICE

LEGEND:

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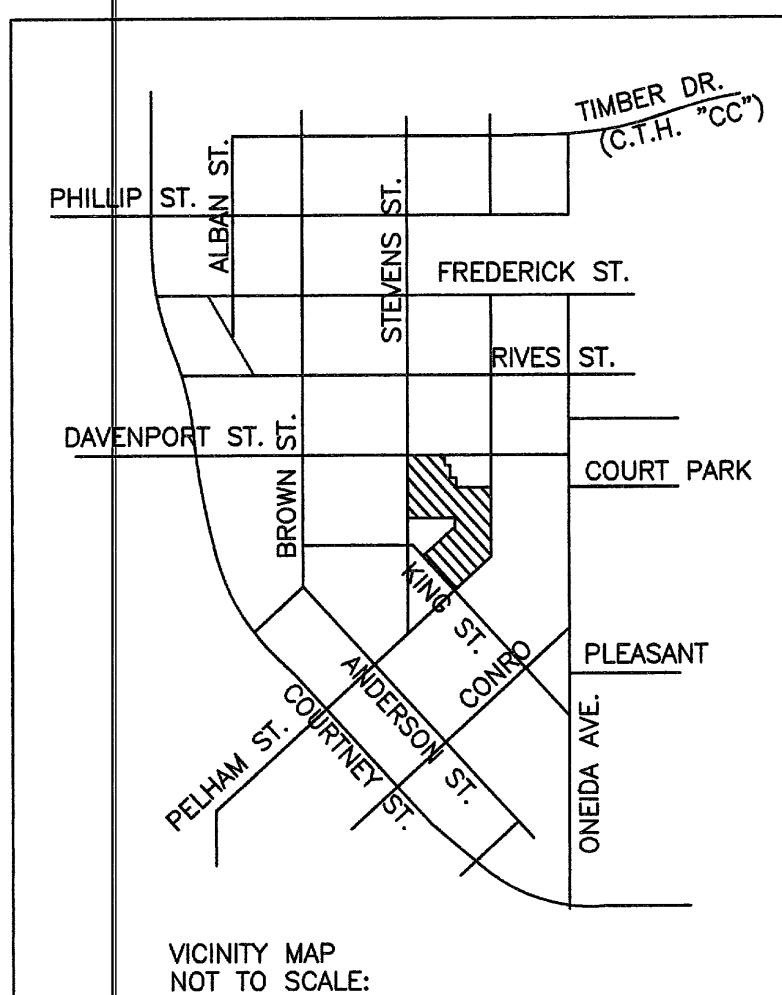
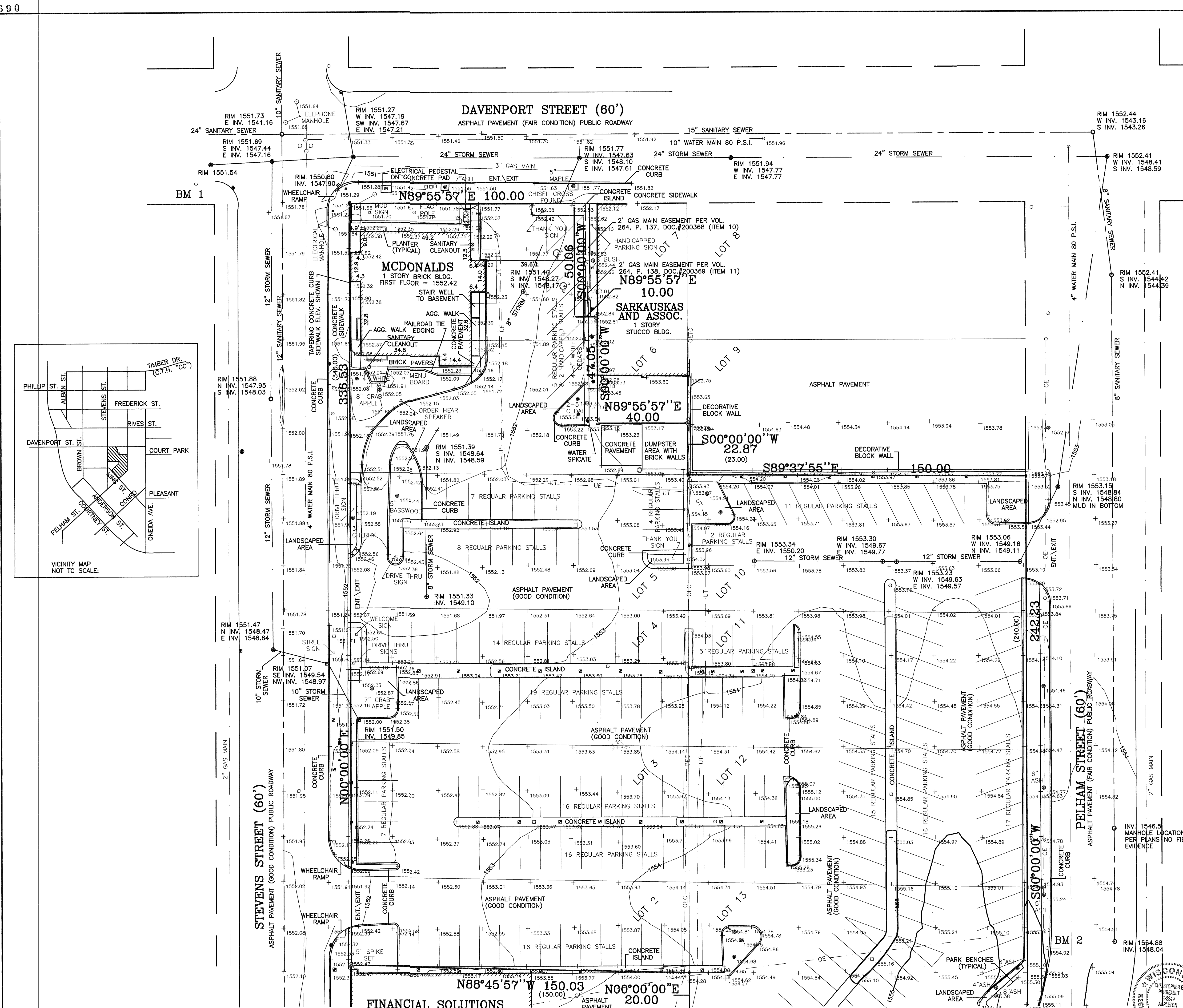
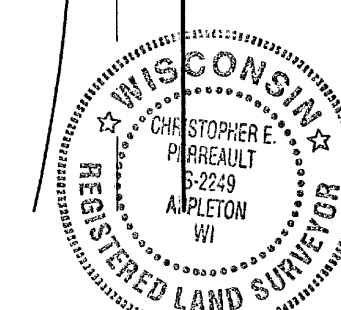
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CHRISTOPHER E. PERREAULT, RLS-2249 DATED 6-28-99



CAROW LAND SURVEYING CO., INC.

1837 W. WISCONSIN AVE., P.O. BOX 1297
 APPLETON, WISCONSIN 54912-1297
 PHONE 920-731-4168 FAX 731-5673

MCDONALDS CORPORATION

CITY OF RHINELANDER
 ONEIDA COUNTY, WISCONSIN

SCALE 1" = 20'

DATE 6-28-99

PROJECT NO. C924.42-99

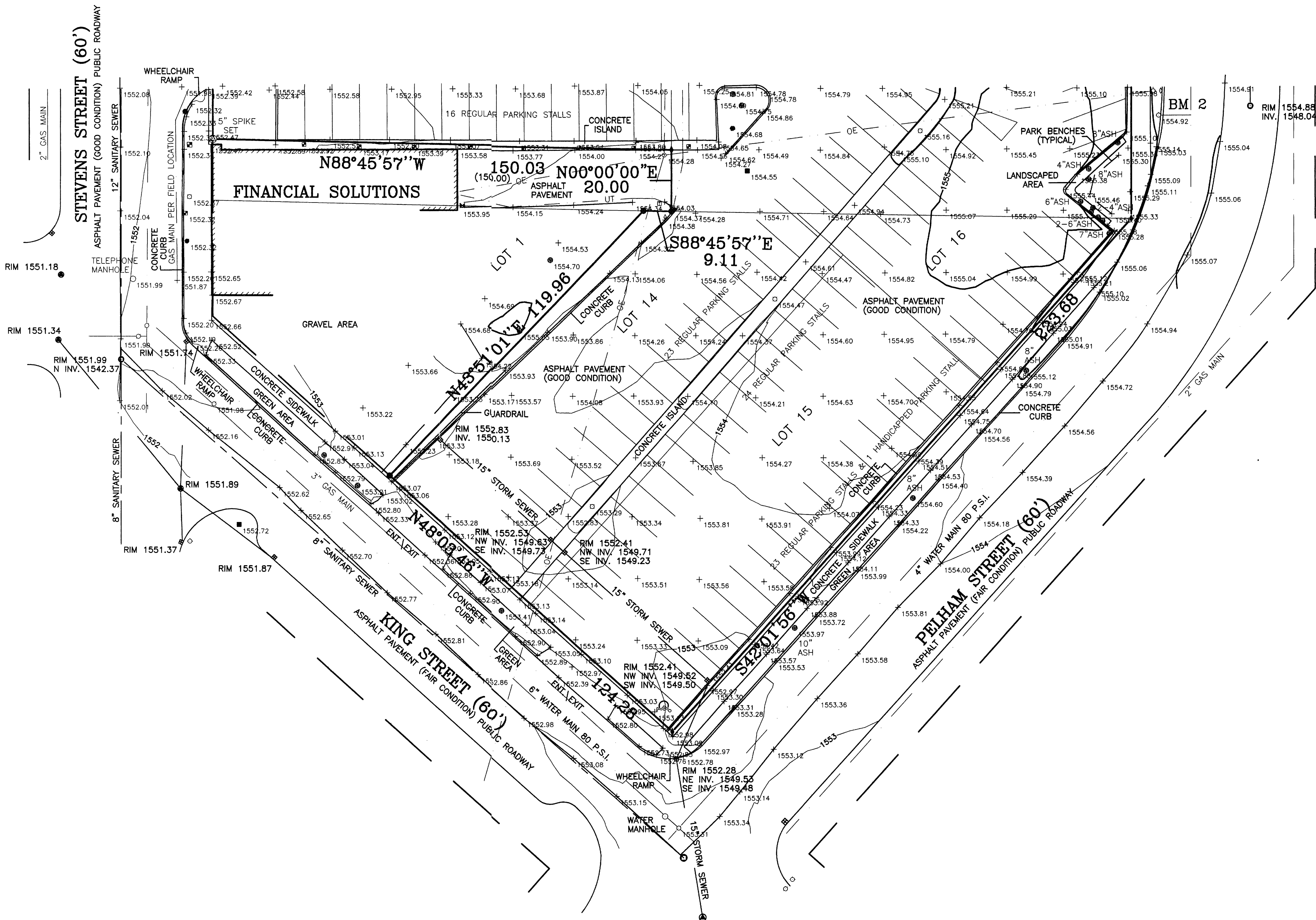
SHEET NO.

1

OF

2

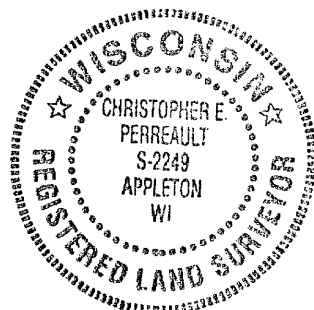
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