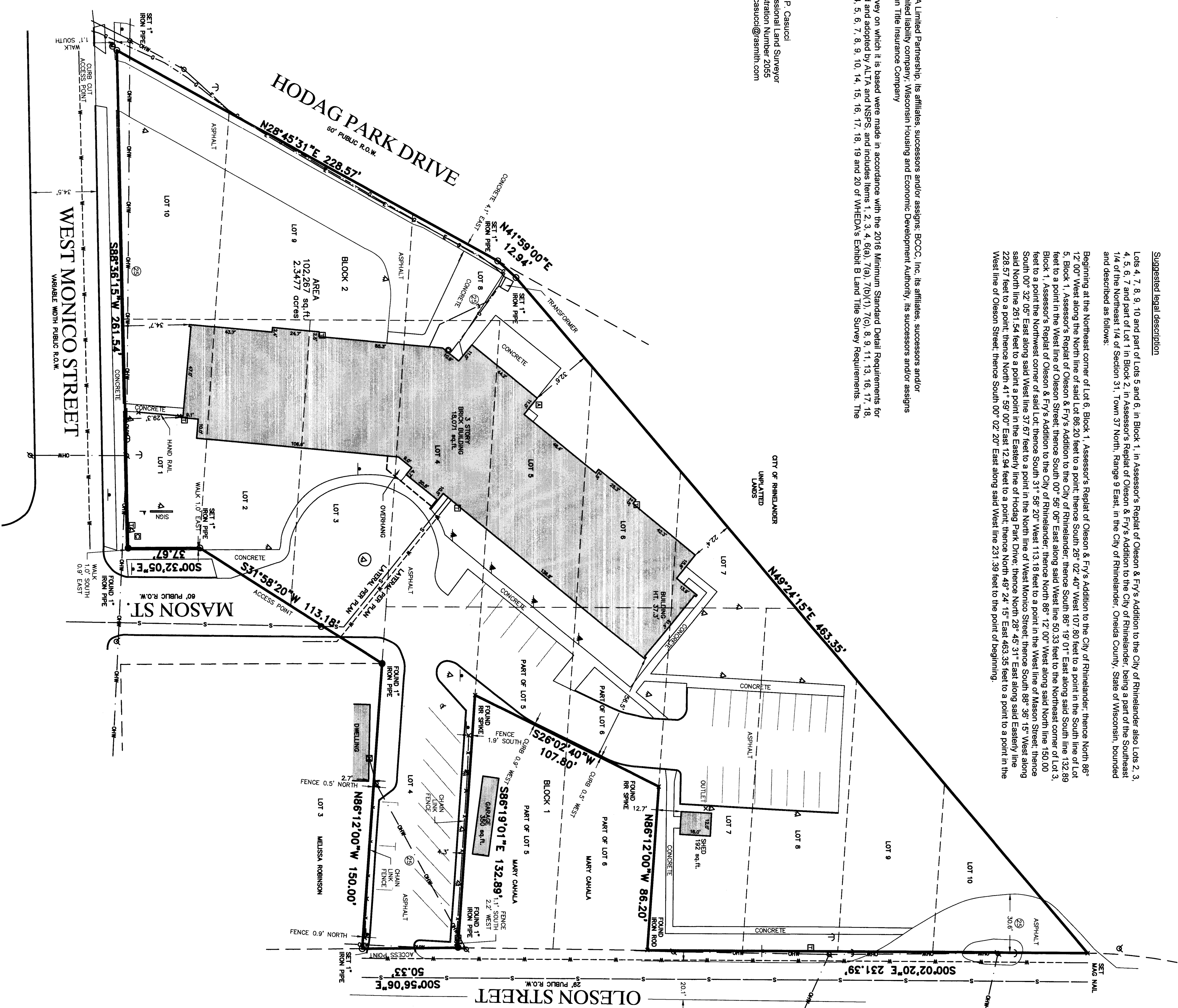




# ALTA/NSPS LAND TITLE SURVEY

[illegible]

4, 6-8, 17-18. Not survey related.

11. Right of Way Easement dated July 27, 1988 and recorded August 1, 1988 at 11:27 AM in Volume 584 Records, page 492 as Document No. 3693368 by and between Voss & Gerrard Housing Company and Rhineclander Telephone Co., Inc., a Wisconsin Corporation. Does not affect site by location - affects Parcel premises. Does not affect site by location - there are no railroad tracks abutting this property.

12. 10 foot Utility Easement as shown on the Plat of Highland Estates. Does not affect site by location - affects Parcel 1 which is not a part of this survey.

13. Flowage rights contained in Warranty Deed from Edward D. Brown et al to The Pelican Boom Company, dated March 7, 1897 and recorded in the Oneida County Records on March 7, 1907 in Vol. 164, Page 20. Does not affect site by location - affects Parcel 1 which is not a part of this survey.

County Registry on March 1987 in Volume 1. Deeds, page 20. Does not affect site by location - property does not abut the Wisconsin River.

15. Flowerage Rights described in Quit Claim Deed from Cornelia S. Crofoot to Rhineland Paper Company & Pelican Boom Company dated November 5, 1906 and recorded November 15, 1906 in Volume 53 Deeds, page 18 as Document No. 28872, Onelda County Records. Does not affect site by location - this property is not in Fractional Section 1, Township 36 North, Range 8 East.

Utility lines cross this property that are not in an easement. (Affects Parcels 2 and 3). Affects site by location - shown.

C. Flood Note  
According to flood insurance rate map of the City of Rhineclander, community panel number 550895C0583C, effective date of May 16, 2013, this site falls in zone X (areas determined to be outside the 0.2% annual chance floodplain)

D. Parking Spaces  
There are 35 regular and 1 handicapped parking spaces marked on this site.

E. Municipal Zoning  
The zoning information listed is taken from a Zoning Letter prepared by the City of Rhineclander, dated July 26, 2019. The site is zoned R-3 Residential. Per the letter, the project is in compliance with all parking requirements. Per the letter the project is in compliance with all dimensional requirements including, but not limited to area, height limitations, maximum floor area ratio, setback requirements, and density requirements.

F. Notes  
There is no evidence of recent earth moving work, building construction or building additions observed in the process of conducting the fieldwork.  
There is no proposed changes in street right of way lines, if such information is made available to the surveyor by the controlling jurisdiction observed in the process of conducting the fieldwork.  
There is no evidence of recent street or sidewalk construction or repairs observed in the process of conducting the fieldwork.  
There is no evidence of wetland flags on the site observed in the process of conducting the fieldwork.  
Survey prepared by Genistat and Associates, Inc., dated 01/29/99 was used to establish the boundary of this property.  
No as-built plans were provided that shows the sanitary sewer or watermain laterals. The sanitary sewer and watermain shown are per a Survey prepared by Genistat and Associates, Inc., dated 01/29/99  
Milwaukee Housing Preservation Corp., a Wisconsin non-stock corporation is in possession of the surveyed property.  
There are no bodies of water on the property.  
There is no visible evidence of cemeteries or burial grounds on the property.  
There are no offsite easements.  
Total area 102,267 square feet or 2.3477 acres.

G. Possible encroachments  
Asphalt encroaches into the Northeast corner of this property.  
Utility lines cross this property that are not in an easement.

**rasSmith**

16745 W. Bluemound Road  
Brookfield, WI 53005-5938

Road  
5938