

BROADWAY HILLS ESTATES

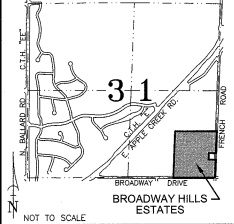
PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4
AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4,
SECTION 31, TOWNSHIP 22 NORTH, RANGE 18 EAST,
CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN.

Document #: 2208179
Date: 09-29-2020 Time: 2:27 PM
Page: 2 of 504.00
County: OUTAGAMIE COUNTY State: WI

Spook A. Jan Camp
SARAH HAN CAMP, REGISTERED DEEDS
RETURN TO RETURN TO FILE
MARTENSON & EISELE INC.
Cabinet # Pages 53+54

LOCATION MAP

SECTION 31, T 22 N, R 18 E
CITY OF APPLETON
OUTAGAMIE COUNTY



NOTES
ALL LINEAR MEASUREMENTS HAVE BEEN MADE TO THE NEAREST ONE HUNDREDTH OF A FOOT.
ALL ANGULAR MEASUREMENTS HAVE BEEN MADE TO THE NEAREST 20 SECONDS AND COMPUTED TO THE NEAREST HALF SECOND.
FRONT YARD BUILDING SETBACKS ARE 20 FEET, FRONT YARD BUILDING SETBACKS ON AN ARTERIAL STREET (FRENCH ROAD) ARE 25 FEET, THE MINIMUM REAR YARD BUILDING SETBACKS ARE 25 FEET AND MINIMUM SIDE YARD BUILDING SETBACKS ARE 6 FEET AS LISTED IN THE CITY OF APPLETON ZONING ORDINANCE, R-1B SINGLE-FAMILY DISTRICT.
TOTAL ROAD AREA DEDICATED TO THE PUBLIC:
202,619 SQUARE FEET (4.650 ACRES)
OUTLOTS 1 AND 2 CONTAIN STORMWATER PONDS AND ARE TO BE DEEDED TO AND MAINTAINED BY THE CITY OF APPLETON.

WETLAND PROTECTIVE AREAS:
THE FOLLOWING REQUIREMENTS APPLY AS EXCERPTED FROM CITY OF APPLETON MUNICIPAL CODE 20-312(G):
(3) THE FOLLOWING REQUIREMENTS SHALL BE MET:
A. IMPERVIOUS SURFACES SHALL BE KEPT OUT OF THE PROTECTIVE AREA ENTIRELY OR TO THE MAXIMUM EXTENT PRACTICABLE. THE STORMWATER MANAGEMENT PLAN SHALL CONTAIN A WRITTEN SITE-SPECIFIC EXPLANATION FOR ANY PARTS OF THE PROTECTIVE AREA THAT ARE DISTURBED DURING CONSTRUCTION.
B. WHERE LAND DISTURBING CONSTRUCTION ACTIVITY OCCURS WITHIN A PROTECTIVE AREA, AND WHERE NO IMPERVIOUS SURFACES IS PRESENT, ADOPTED SOIL OR SELF-SUSTAINING NATIVE VEGETATIVE COVER OF SEVENTY PERCENT (70%) OR GREATER SHALL BE ESTABLISHED AND MAINTAINED. THE SUFFICIENT VEGETATIVE COVER SHALL BE SUFFICIENT TO PROVIDE FOR BANK STABILITY, MAINTENANCE OF FISH HABITAT AND FILTERING OF POLLUTANTS FROM UPSTREAM OVERLAND FLOW AREAS UNDER SHEET FLOW CONDITIONS. NON-VEGETATIVE MATERIALS, SUCH AS ROCK RIPRAP, MAY BE EMPLOYED ON THE BANK AS NECESSARY TO PREVENT EROSION, SUCH AS ON STEEP SLOPES OR WHERE HIGH VELOCITY FLOWS OCCUR.
C. STORMWATER MANAGEMENT PRACTICES SUCH AS FILTER STRIPS, TREATMENT SWALES, OR WET DETENTION BASINS THAT ARE DESIGNED TO CONTROL POLLUTANTS FROM NONPOINT SOURCES MAY BE LOCATED IN THE PROTECTIVE AREA.
(5) PROTECTIVE AREAS DO NOT APPLY TO:
D. POST-CONSTRUCTION SITES, INCLUDING TRANSPORTATION FACILITIES, FROM WHICH RUNOFF DOES NOT ENTER THE SURFACE WATERS, INCLUDING WETLANDS, WITHOUT FIRST BEING TREATED BY A STORMWATER MANAGEMENT PRACTICE, EXCEPT TO THE EXTENT THAT VEGETATIVE GROUND COVER IS NECESSARY TO MAINTAIN BANK STABILITY.

CURVE TABLE

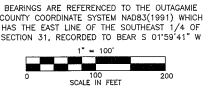
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD	TANGENT IN	TANGENT OUT
1	130.00'	044°05'11.9"	100.33'	N 24°06'26.5" E	97.58'	S 46°09'06" W	S 03°47'4" W
2	130.00'	007°10'04"	16.26'	N 05°38'49.0" E	16.25'	S 09°13'51" W	S 02°03'47" W
3	130.00'	036°55'15"	83.77'	N 27°41'28.5" E	82.33'	S 46°09'06" W	S 09°13'51" W
4	70.00'	044°05'11.9"	53.86'	N 24°06'26.5" E	52.15'	S 46°09'06" W	S 02°03'47" W
5	130.00'	043°59'37"	99.82'	N 68°08'54.5" E	97.38'	N 89°51'17" W	S 46°09'06" W
6	70.00'	043°59'37"	53.75'	N 68°08'54.5" E	52.44'	N 89°51'17" W	S 46°09'06" W

ACCESS RESTRICTION CLAUSES
AS OWNERS, WE HEREBY RESTRICT LOT 11 IN THAT NO OWNER, POSSESSOR, USER, NOR LICENSEE, NOR OTHER PERSON SHALL HAVE ANY RIGHT OF DIRECT VEHICULAR INGRESS OR EGRESS WITH FRENCH ROAD AND LOTS 1 AND 18 IN THAT NO OWNER, POSSESSOR, USER, NOR LICENSEE, NOR OTHER PERSON SHALL HAVE ANY RIGHT OF DIRECT VEHICULAR INGRESS OR EGRESS WITH BROADWAY DRIVE, AS SHOWN ON THE PLAN; IT BEING EXPRESSLY INTENDED THAT THIS RESTRICTION SHALL CONSTITUTE A RESTRICTION FOR THE BENEFIT OF THE PUBLIC ACCORDING TO SECTION 236.293, WISCONSIN STATUTES, AND SHALL BE ENFORCEABLE BY THE CITY OF APPLETON.

Gregory Gaukerre
9-29-20
GREGORY GAUKERRE - MEMBER

LEGEND

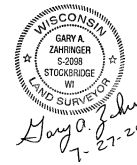
- 1" O.D. ROUND IRON PIPE SET, 24" LONG, WEIGHING 1.13 LBS. PER LINEAL FOOT AT ALL OTHER LOT CORNERS
- 1-1/4" O.D. ROUND REINFORCING BAR SET, 30" LONG WEIGHING 4.30 LBS. PER LINEAL FOOT
- 3/4" O.D. REBAR FOUND
- SF TOTAL LOT AREA IN SQUARE FEET
- GOVERNMENT CORNER
- RECORDED AS
- DELINEATED WETLANDS
- ACCESS RESTRICTED
- EXISTING WELL, SUBJECT TO WELL AGREEMENT RECORDED IN VOLUME 970 OF RECORDS ON PAGE 421, BENEFITTING THE LANDS DESCRIBED IN VOLUME 993 ON PAGE 677.
- OR BURIED CABLES ARE TO BE PLACED SUCH THAT THE INSTALLATION WOULD DISTURB ANY SURVEY STAKE OR OBSTRUCT VISION ALONG ANY LOT LINE OR STREET LINE. THE DISTURBANCE OF A SURVEY STAKE BY ANYONE IS A VIOLATION OF SECTION 236.32 OF WISCONSIN STATUTES. UTILITY EASEMENTS AS HEREIN SET FORTH ARE FOR THE USE OF PUBLIC UTILITIES AND PRIVATE PUBLIC BODIES HAVING THE RIGHT TO SERVE THE AREA.



There are no objections to this plat with respect to s. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

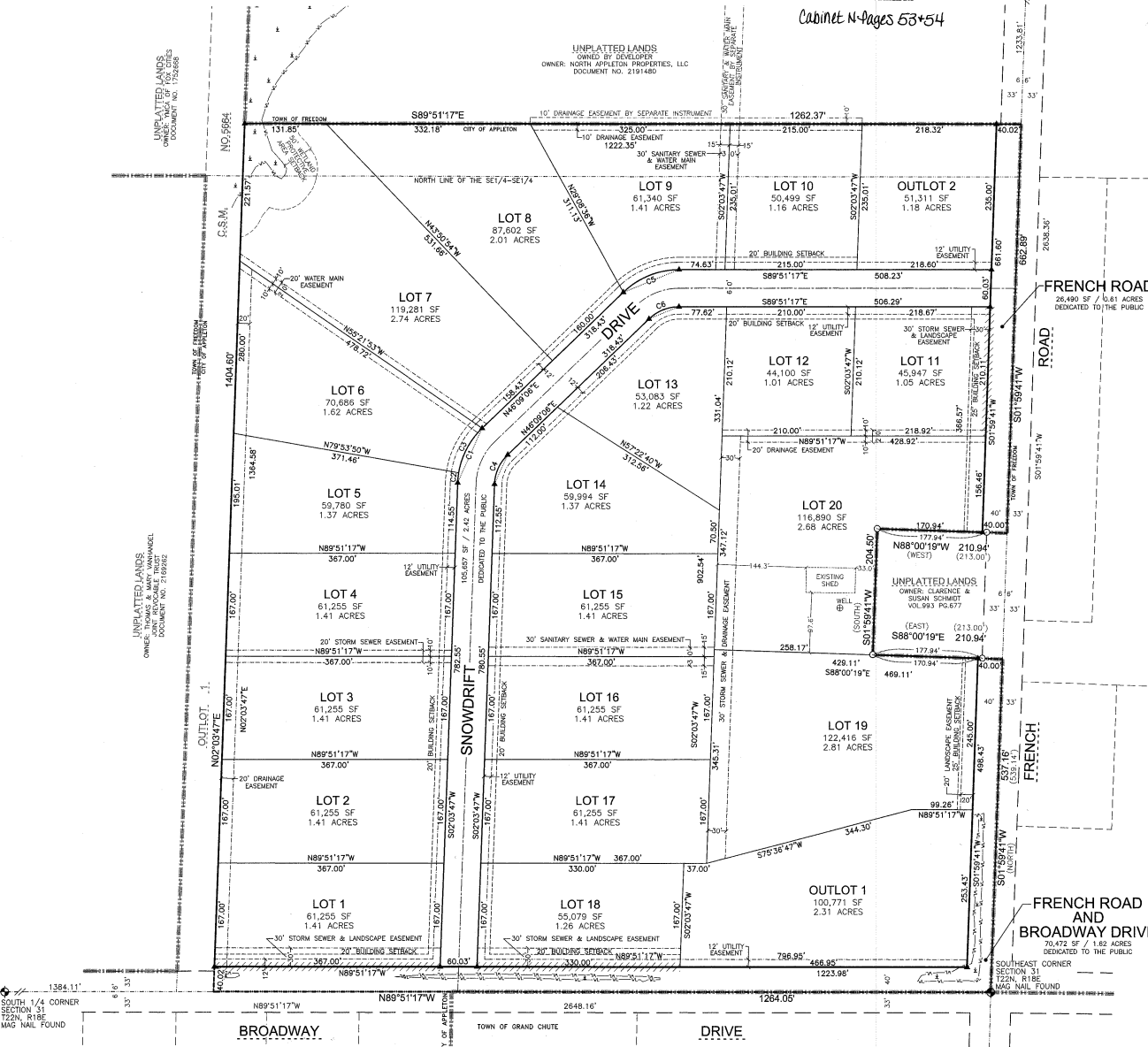
Certified September 24, 2020

Reneil Powers
Department of Administration



Gary A. Zahninger
9-29-20

Martenson & Eisele, Inc.
1377 Moway Road
Menasha, WI 54952
www.martenson-eisele.com
920.731.0381 1.800.236.0381



BROADWAY HILLS ESTATES

PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4
AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4,
SECTION 31, TOWNSHIP 22 NORTH, RANGE 18 EAST,
CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, GARY A. ZAHRRINGER, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED, AND MAPPED BROADWAY HILLS ESTATES, AT THE DIRECTION OF NORTH APPLETON PROPERTIES, LLC, PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, SECTION 31, TOWNSHIP 22 NORTH, RANGE 18 EAST, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 31; THENCE NORTH 89 DEGREES 51 MINUTES 17 SECONDS WEST, ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION, A DISTANCE OF 1264.05 FEET; THENCE NORTH 02 DEGREES 03 MINUTES 47 SECONDS EAST, ALONG THE EAST LINE OF OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 5664, A DISTANCE OF 1404.60 FEET; THENCE SOUTH 89 DEGREES 51 MINUTES 17 SECONDS EAST, 1262.37 FEET, TO THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION; THENCE SOUTH 01 DEGREES 59 MINUTES 41 SECONDS WEST, ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION, A DISTANCE OF 662.89 FEET; THENCE NORTH 88 DEGREES 00 MINUTES 19 SECONDS WEST, 210.94 FEET; THENCE SOUTH 01 DEGREES 59 MINUTES 41 SECONDS WEST, 204.50 FEET; THENCE SOUTH 88 DEGREES 00 MINUTES 19 SECONDS EAST, 210.94 FEET, TO THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION; THENCE SOUTH 01 DEGREES 59 MINUTES 41 SECONDS WEST, ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION, A DISTANCE OF 137.16 FEET TO THE POINT OF BEGINNING, CONTAINING A TOTAL OF 1,730,183 SQUARE FEET [39.72 ACRES].

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

THAT I HAVE MADE SUCH LAND DIVISION AND PLAT BY THE DIRECTION OF THE OWNERS SHOWN HEREIN.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236 OF THE WISCONSIN STATUTES, AND THE SUBDIVISION REGULATIONS OF THE CITY OF APPLETON IN SURVEYING, DIVIDING AND MAPPING THE SAME.

GIVEN UNDER MY HAND THIS 27TH DAY OF JULY, 2020.

Gary A. Zahrringer
GARY A. ZAHRRINGER, PROFESSIONAL LAND SURVEYOR S-2098



CORPORATE OWNER'S CERTIFICATE OF DEDICATION

NORTH APPLETON PROPERTIES, LLC, DULY ESTABLISHED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, DOES HEREBY CERTIFY THAT SAID NORTH APPLETON PROPERTIES, LLC, CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED ALL AS SHOWN AND REPRESENTED ON THIS PLAT.

NORTH APPLETON PROPERTIES, LLC, FURTHER CERTIFIES THAT THIS PLAT IS REQUIRED BY S.236.10 OR S.236.12 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION:

DEPARTMENT OF ADMINISTRATION
CITY OF APPLETON

WITNESS THE HAND AND SEAL OF SAID OWNER(S) THIS 28 DAY OF September, 2020.

D. Gauerke
GREGORY GAUERKE - MEMBER

STATE OF WISCONSIN)
OUTAGAMIE COUNTY) SS

PERSONALLY CAME BEFORE ME THIS 28 DAY OF September, 2020,
THE ABOVE OWNER(S) TO ME KNOWN TO BE THE PERSON(S); WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGE THE SAME.

Jeff M. Henderson
NOTARY PUBLIC
MY COMMISSION EXPIRES 10-11-2023



CONSENT OF CORPORATE MORTGAGEE

NICOLET NATIONAL BANK, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, MORTGAGEE OF THE LANDS HEREIN DESCRIBED, DOES HEREBY CONSENT TO THE SURVEYING, DIVIDING, MAPPING AND DEDICATION OF THE LAND DESCRIBED ON THIS PLAT, AND DOES HEREBY CONSENT TO THE ABOVE CERTIFICATE OF NORTH APPLETON PROPERTIES, LLC, OWNER.

IN WITNESS WHEREOF, THE SAID NICOLET NATIONAL BANK, HAS CAUSED THESE PRESENTS TO BE SIGNED BY BRIAN D. PASCHEN, VICE PRESIDENT, WHOSE ADDRESS IS 550 S. GREEN BAY ROAD, NEENAH, WISCONSIN, 54956 AND ITS CORPORATE SEAL TO BE HERETOBY AFFIXED.

THIS 28th DAY OF September, 2020.

Brian D. Paschen
BRIAN D. PASCHEN, VICE PRESIDENT

STATE OF WISCONSIN)
OUTAGAMIE COUNTY) SS

PERSONALLY CAME BEFORE ME THIS 28th DAY OF September, 2020,
THE ABOVE OWNER TO ME KNOWN TO BE THE PERSON, WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGE THE SAME.

Jeff M. Henderson
NOTARY PUBLIC
MY COMMISSION EXPIRES 10-11-2023



DRAINAGE AND LANDSCAPE EASEMENT PROVISIONS

AN EASEMENT FOR DRAINAGE AND LANDSCAPE IS HEREBY GRANTED BY NORTH APPLETON PROPERTIES, LLC, GRANTOR, TO

CITY OF APPLETON, GRANTEE,

THE GRANTOR, THEIR RESPECTIVE LESSEES, SUCCESSORS, HEIRS OR ASSIGNS, SHALL HAVE FULL USE AND ENJOYMENT OF THE PROPERTY REFERENCED ABOVE PROVIDED THAT SUCH USE DOES NOT INTERFERE WITH GRANTEE'S RIGHT TO INSTALL, REPLACE, OPERATE, MAINTAIN AND REPAIR SAID DRAINAGEWAY AND ASSOCIATED APURTENANCES. IT IS FURTHER AGREED THAT AFTER MAINTAINING, REPAIRING, REPLACING OR RELOCATING OF SAID DRAINAGEWAY AND ASSOCIATED APURTENANCES GRANTEE SHALL RESTORE UNIMPROVED SURFACES SUCH AS GRASS, GRAVEL AND DIRT ON SAID PROPERTY, AS CLOSELY AS POSSIBLE, TO THE CONDITION PREVIOUSLY EXISTING. GRANTEE SHALL NOT BE REQUIRED TO RESTORE OR COMPENSATE FOR ANY IMPROVEMENTS OR IMPROVED SURFACES SUCH AS, BUT NOT LIMITED TO, CURB AND GUTTER, HARD PAVEMENTS, TREES, SHRUBS AND LANDSCAPING, DISTURBED AS A RESULT OF THE MAINTENANCE ACTIVITIES DESCRIBED HEREIN. GRANTEE DOES HEREBY AGREE TO COMPENSATE FULLY FOR ANY DAMAGE CAUSED DIRECTLY OR INDIRECTLY FROM SAID MAINTENANCE, REPAIR, REPLACEMENT OR RELOCATION OF SAID DRAINAGEWAY AND ASSOCIATED APURTENANCES, THAT OCCUR OUTSIDE OF THE ABOVE DESCRIBED EASEMENT AREA. BUILDINGS OR ANY OTHER TYPE OF STRUCTURE OR IMPEDIMENT TO DRAINAGE SHALL NOT BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE LINES MARKED EITHER "DRAINAGE EASEMENT" OR "LANDSCAPE EASEMENT". GRANTEE AGREES THAT IT SHALL GIVE TIMELY NOTICE TO THE GRANTOR OF ROUTINE MAINTENANCE WORK. GRANTEE SHALL MAINTAIN GROUND SURFACE AND VEGETATION SO AS NOT TO IMPEDE DRAINAGE.

STORM SEWER EASEMENT PROVISION

AN EASEMENT FOR STORM SEWER IS HEREBY GRANTED BY NORTH APPLETON PROPERTIES, LLC, GRANTOR, TO

CITY OF APPLETON, GRANTEE,

THE GRANTOR, THEIR RESPECTIVE LESSEES, SUCCESSORS, HEIRS OR ASSIGNS, SHALL HAVE FULL USE AND ENJOYMENT OF THE PROPERTY REFERENCED ABOVE PROVIDED THAT SUCH USE DOES NOT INTERFERE WITH GRANTEE'S RIGHT TO INSTALL, REPLACE, OPERATE, MAINTAIN AND REPAIR SAID STORM SEWER AND ASSOCIATED APURTENANCES. IT IS FURTHER AGREED THAT AFTER MAINTAINING, REPAIRING, REPLACING OR RELOCATING OF SAID STORM SEWER AND ASSOCIATED APURTENANCES GRANTEE SHALL RESTORE UNIMPROVED SURFACES SUCH AS GRASS, GRAVEL AND DIRT ON SAID PROPERTY, AS CLOSELY AS POSSIBLE, TO THE CONDITION PREVIOUSLY EXISTING. GRANTEE SHALL NOT BE REQUIRED TO RESTORE OR COMPENSATE FOR ANY IMPROVEMENTS OR IMPROVED SURFACES SUCH AS, BUT NOT LIMITED TO, CURB AND GUTTER, HARD PAVEMENTS, TREES, SHRUBS AND LANDSCAPING, DISTURBED AS A RESULT OF THE MAINTENANCE ACTIVITIES DESCRIBED HEREIN. GRANTEE DOES HEREBY AGREE TO COMPENSATE FULLY FOR ANY DAMAGE CAUSED DIRECTLY OR INDIRECTLY FROM SAID MAINTENANCE, REPAIR, REPLACEMENT OR RELOCATION OF SAID STORM SEWER AND ASSOCIATED APURTENANCES, THAT OCCUR OUTSIDE OF THE ABOVE DESCRIBED EASEMENT AREA. BUILDINGS OR ANY OTHER TYPE OF STRUCTURE SHALL NOT BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE LINES MARKED "STORM SEWER EASEMENT". GRANTEE AGREES THAT IT SHALL GIVE TIMELY NOTICE TO THE GRANTOR OF ROUTINE MAINTENANCE WORK.

SANITARY SEWER AND WATER MAIN EASEMENT PROVISION

AN EASEMENT FOR SANITARY SEWER AND WATER MAIN IS HEREBY GRANTED BY NORTH APPLETON PROPERTIES, LLC, GRANTOR, TO

CITY OF APPLETON, GRANTEE,

THE GRANTOR, THEIR RESPECTIVE LESSEES, SUCCESSORS, HEIRS OR ASSIGNS, SHALL HAVE FULL USE AND ENJOYMENT OF THE PROPERTY REFERENCED ABOVE PROVIDED THAT SUCH USE DOES NOT INTERFERE WITH GRANTEE'S RIGHT TO INSTALL, REPLACE, OPERATE, MAINTAIN AND REPAIR SAID SANITARY SEWER, WATER MAIN AND ASSOCIATED APURTENANCES. IT IS FURTHER AGREED THAT AFTER MAINTAINING, REPAIRING, REPLACING OR RELOCATING OF SAID SANITARY SEWER, WATER MAIN AND ASSOCIATED APURTENANCES GRANTEE SHALL RESTORE UNIMPROVED SURFACES SUCH AS GRASS, GRAVEL AND DIRT ON SAID PROPERTY, AS CLOSELY AS POSSIBLE, TO THE CONDITION PREVIOUSLY EXISTING. GRANTEE SHALL NOT BE REQUIRED TO RESTORE OR COMPENSATE FOR ANY IMPROVEMENTS OR IMPROVED SURFACES SUCH AS, BUT NOT LIMITED TO, CURB AND GUTTER, HARD PAVEMENTS, TREES, SHRUBS AND LANDSCAPING, DISTURBED AS A RESULT OF THE MAINTENANCE ACTIVITIES DESCRIBED HEREIN. GRANTEE DOES HEREBY AGREE TO COMPENSATE FULLY FOR ANY DAMAGE CAUSED DIRECTLY OR INDIRECTLY FROM SAID MAINTENANCE, REPAIR, REPLACEMENT OR RELOCATION OF SAID SANITARY SEWER, WATER MAIN AND ASSOCIATED APURTENANCES, THAT OCCUR OUTSIDE OF THE ABOVE DESCRIBED EASEMENT AREA. BUILDINGS OR ANY OTHER TYPE OF STRUCTURE SHALL NOT BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE LINES MARKED "SANITARY SEWER & WATER MAIN EASEMENT". GRANTEE AGREES THAT IT SHALL GIVE TIMELY NOTICE TO THE GRANTOR OF ROUTINE MAINTENANCE WORK.

THE GRANT OF EASEMENTS SHALL BE BINDING UPON AND INURE TO THE BENEFIT OF THE HEIRS, SUCCESSORS AND ASSIGNS OF ALL PARTIES HERETO.

D. Gauerke
GREGORY GAUERKE - MEMBER

UTILITY EASEMENT PROVISIONS

AN EASEMENT FOR ELECTRIC, NATURAL GAS, AND COMMUNICATIONS SERVICE IS HEREBY GRANTED BY APPLETON NORTH PROPERTIES, LLC, GRANTORS, TO

WISCONSIN ELECTRIC POWER COMPANY, A WISCONSIN CORPORATION DOING BUSINESS AS WE ENERGIES, GRANTEE, WISCONSIN BELL, INC. D/B/A AT&T WISCONSIN, A WISCONSIN CORPORATION, GRANTEE, AND TIME WARNER ENTERTAINMENT COMPANY, L.P., GRANTEE

THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, TO CONSTRUCT, INSTALL, OPERATE, REPAIR, MAINTAIN AND REPLACE FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH OVERHEAD AND UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND ELECTRIC ENERGY, NATURAL GAS, TELEPHONE AND CABLE TV FACILITIES FOR SUCH PURPOSES AS THE SAME IS NOW OR MAY HEREAFTER BE USED, ALL IN, OVER, UNDER, ACROSS, ALONG AND UPON THE PROPERTY SHOWN WITHIN THOSE AREAS ON THE PLAT DESIGNATED AS "UTILITY EASEMENT AREAS" AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, WHETHER PUBLIC OR PRIVATE, TOGETHER WITH THE RIGHT TO INSTALL SERVICE CONNECTIONS UPON, ACROSS WITHIN AND BENEATH THE SURFACE OF EACH LOT TO SERVE IMPROVEMENTS, THERON, OR ON ADJACENT LOTS; ALSO THE RIGHT TO TRIM OR CUT DOWN TREES, BRUSH AND ROOFS AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL SUCH PURPOSES. THE GRANTEE AGREES TO RESTORE OR CAUSE TO HAVE RESTORED, THE PROPERTY, AS NEARLY AS IS REASONABLY POSSIBLE, TO THE CONDITION EXISTING PRIOR TO SUCH ENTRY BY THE GRANTEE OR THEIR AGENTS. THIS RESTORATION, HOWEVER, DOES NOT APPLY TO THE INITIAL INSTALLATION OF SAID UNDERGROUND AND/OR ABOVE GROUND ELECTRIC FACILITIES, NATURAL GAS FACILITIES, OR TELEPHONE AND CABLE TV FACILITIES OR TO ANY TREES, SHRUBS OR ROOTS WHICH MAY BE REMOVED AT ANY TIME PURSUANT TO THE RIGHTS HEREIN GRANTED. STRUCTURES SHALL NOT BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE LINES MARKED "UTILITY EASEMENT AREAS" WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEE. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED BY MORE THAN FOUR INCHES WITHOUT WRITTEN CONSENT OF GRANTEE. THE GRANT OF EASEMENT SHALL BE BINDING UPON AND INURE TO THE BENEFIT OF THE HEIRS, SUCCESSORS AND ASSIGNS OF ALL PARTIES HERETO.

D. Gauerke
GREGORY GAUERKE - MEMBER

COMMON COUNCIL RESOLUTION:

RESOLVED, THAT BROADWAY HILLS ESTATES, IN THE CITY OF APPLETON, IS HEREBY APPROVED BY THE COMMON COUNCIL OF THE CITY OF APPLETON.

ON THIS 28th DAY OF September, 2020.

J. Woodford
JAKE WOODFORD, CITY MAYOR

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

Kami Lynch
KAMI LYNCH, CITY CLERK DATE 9/29/2020

CITY TREASURER'S CERTIFICATE:

I, ANTHONY D. SAUCEMAN, BEING THE DULY QUALIFIED AND ACTING FINANCE DIRECTOR OF THE CITY OF APPLETON, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF September 26, 2020 ON ANY OF THE LAND INCLUDED IN BROADWAY HILLS ESTATES.

Anthony D. Sauceman
ANTHONY D. SAUCEMAN, CITY FINANCE DIRECTOR DATE 9/28/2020

COUNTY TREASURER'S CERTIFICATE:

I, *John J. Walsh*, BEING THE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF THE COUNTY OF OUTAGAMIE, DO HEREBY CERTIFY THAT THE RECORDS IN MY OFFICE SHOW NO UNREDEEMED TAX SALES AND NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF 09/29/2020 AFFECTING THE LANDS INCLUDED IN BROADWAY HILLS ESTATES.

DATE 09/29/2020 SIGNED *John J. Walsh* COUNTY TREASURER

There are no objections to this plat with respect to s. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified September 24, 2020

Renee M. Donay
Department of Administration



Martenson & Eisele, Inc.
1871 Highway Road, Neenah, WI 54952
www.martenson-eisele.com
920.731.0381 1.800.236.0381

Drawing No. 1-1306-001
Sheet 2 of 2
This instrument drawn by: Amy Seiler

Revised September 18, 2020