

# Bay Title & Abstract, Inc.

John C. May  
President

345 S. Monroe Avenue  
Green Bay, WI 54301

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## **TITLE SEARCH REPORT**

Wisconsin Dept. of Transportation  
Northeast Region  
944 Vanderperren Way  
Green Bay, WI 54304

LR NO. 68578

ATTN: Ruth Johnson

PROJECT NO: 4075-33-00

A search of the records in the office of the Outagamie County Register of Deeds, Outagamie County Clerk of Courts and Outagamie County Treasurer was conducted on the following:

**TRACT DATE:** September 18, 2013 at 12:01 a.m.

### **LEGAL DESCRIPTION:**

Lot Twenty (20), less the Southwesterly 8.4 feet thereof, and all of Lots Twenty-one (21) and Twenty-two (22), Block One (1), according to the recorded JAS Black's Subdivision, in Private Claim 33, in the City of Kaukauna, Outagamie County, Wisconsin.

**TAX PARCEL NO.** 322066000

**PROPERTY ADDRESS:** 1810 Green Bay Road, Kaukauna, WI 54130

**MAILING ADDRESS:** 1810 Green Bay Road, Kaukauna, WI 54130

### **TITLE VESTS:**

David E. Mory and Susan L. Mory, husband and wife by virtue of a Warranty Deed dated May 24, 2011 and recorded June 3, 2011 as Doc. No. 1912390.

### **MORTGAGES:**

No open mortgages of record

**EXCEPTIONS:**

Rights of the public in that portion of the within described premises lying within the limits of public roads and public rights of way.

Matters contained on JAS Black's Subdivision of Part of Private Claim 33, recorded in Vol. 6 Plats, Page 46 as Doc. No. 273001.

**JUDGMENTS, TAX LIENS AND/OR CONSTRUCTION LIENS:**

None of record

**PROPERTY TAXES:**

The 2012 Real Estate Taxes in the amount of \$2,364.14 have been paid.

Assessments:            Land:    \$22,900            Improvements:    \$84,700            FMV:    \$101,981

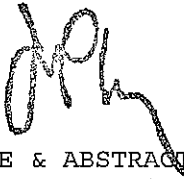
The Undersigned hereby certifies that this report is compiled from the public records of the county in which the property described herein is located. Liability herein is expressly limited to the cost of this report. No liability is assumed for facts not shown in detail. This report is not to be used as evidence of title in lieu of a certified abstract or title insurance.

Certification is only made for the 60 year time period prior to the effective date stated herein.

No search has been made for special improvement bonds, special assessments, deferred charges for public works.

Thank you for the opportunity to serve your title needs.

Sincerely,

A handwritten signature in dark ink, appearing to read 'J. May', is written over the printed name of John C. May.

BAY TITLE & ABSTRACT, INC.  
John C. May, President

1912390

Recorded  
June 03, 2011 1:04 PM  
OUTAGAMIE COUNTY  
JANICE FLENZ  
REGISTER OF DEEDS  
Fee Amount: \$30.00  
Transfer Fee: \$317.70  
Total Pages: 1

**WARRANTY DEED**

This Deed, made between **Michele L. Schroeder f/k/a Michele L. Ruleford**

Grantor and **David E. Mory and Susan L. Mory, husband and wife**  
Grantee,

Grantor, for a valuable consideration, conveys to

Grantee the following described real estate in Outagamie County, State of Wisconsin:

**Lot Twenty (20), less the Southwesterly Eight and Four Tenths (8.4) feet thereof, and all of Lots Twenty-one (21) and Twenty-two (22), Block One (1), JAS. BLACK'S SUBDIVISION IN PRIVATE CLAIM NO. 33, City of Kaukauna, Outagamie County, Wisconsin.**

RETURN TO:

Grantee  
3610 Simonis St  
Stevens Point, WI 54481

Tax Parcel No. 322066000

This is **not** a homestead property.

Together with all and singular the hereditaments and appurtenances thereunto belonging; and **Michele L. Schroeder** warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except recorded restrictions, covenants, easements of record and all applicable zoning ordinances, and will warrant and defend the same.

Dated 24 day of May, 2011

Michele L. Schroeder  
Michele L. Schroeder

**AUTHENTICATION**

Signature(s)

authenticated this  
TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not, authorized by (4,6) 706.06, Wis. Stats)

THIS INSTRUMENT WAS DRAFTED BY  
**Michele L. Schroeder**

(Signatures may be authenticated or acknowledged.  
Both are not necessary.)

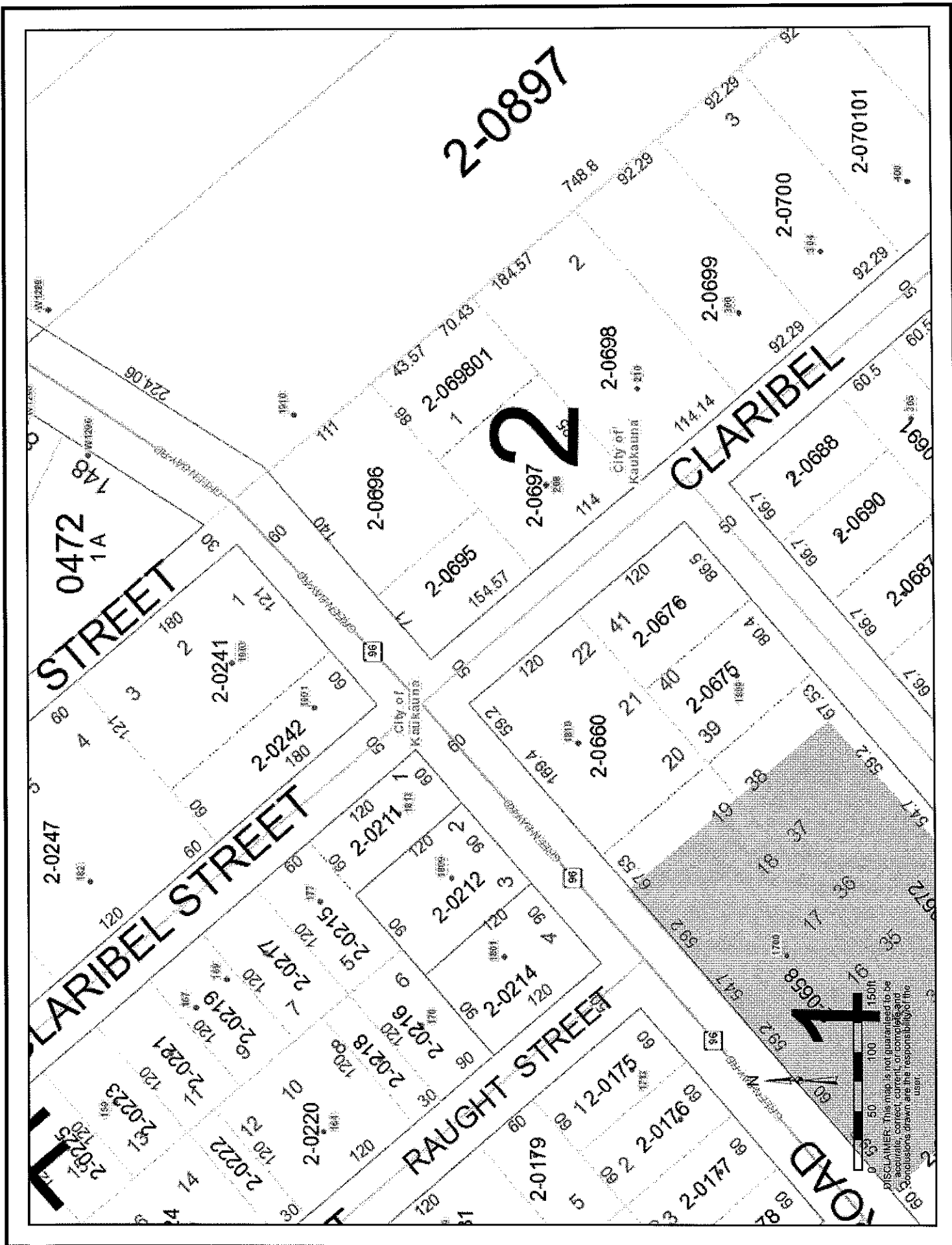
**ACKNOWLEDGEMENT**

State of Wisconsin

Outagamie County

Personally came before me this 24 day of May, 2011 the above named **Michele L. Schroeder** to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

Jamie L. Killoren  
\* Jamie L. Killoren  
Notary Public Outagamie County, Wisconsin  
My Commission is permanent.  
If not, state expiration date: 5/29/11





## 2012 Property Record | Outagamie County, WI

Assessed values not finalized until after Board of Review  
Property information is valid as of 08/13/2013

Tax Bill

(requires Adobe Reader)

### OWNER

MORY, DAVID E & SUSAN L  
1810 GREEN BAY RD

KAUKAUNA, WI 541300000

### PROPERTY INFORMATION

Parcel ID: 322066000  
Document #: 001912390  
Tax Districts:  
KAUKAUNA SCHOOL  
FOX VALLEY TECH  
HEART OF VALLEY

### TAX INFORMATION

| <u>Installment</u> | <u>Amount</u> |
|--------------------|---------------|
| <u>First:</u>      | 1,182.14      |
| <u>Second:</u>     | 1,182.00      |
| <u>Third:</u>      | 0.00          |
| <u>Fourth:</u>     | 0.00          |

City of Appleton properties have an option of 4 installments that are due by:

1- Jan. 31; 2 - March 31; 3 - May 31; 4 - July 31  
All installments payable to **CITY OF APPLETON**

All other Outagamie County properties have 2 installments that are due by:

1- Jan. 31 : Payable to **LOCAL MUNICIPALITY**  
2- July 31 : Payable to **OUTAGAMIE COUNTY**

|                                   |          |
|-----------------------------------|----------|
| <u>Base Tax:</u>                  | 2,364.14 |
| <u>Special Assessment:</u>        | 0.00     |
| <u>Lottery Credit:</u>            | 0.00     |
| <u>Net Tax Due:</u>               | 2,364.14 |
| <u>Amount Paid:</u>               | 2,364.14 |
| (View payment history info below) |          |
| <u>Current Balance Due:</u>       | 0.00     |
| <u>Interest:</u>                  | 0.00     |
| <u>Total Due:</u>                 | 0.00     |

### CO-OWNER(S)

### PROPERTY DESCRIPTION

JAS BLACKS SUBD OF PC33 BETW GREEN BAY RD & PLANK RD  
LOT 20 LESS SWLY8.4FT & ALL LOTS 21 & 22 BLK 1

Municipality: CITY OF KAUKAUNA  
Property Address: 1810 GREEN BAY RD

### LAND VALUATION

| <u>Code</u> | <u>Acres</u> | <u>Land</u> | <u>Impr.</u> | <u>Total</u> |
|-------------|--------------|-------------|--------------|--------------|
| G1          | 0.47         | 22,900      | 84,700       | 107,600      |
| <hr/>       |              |             |              |              |
|             | 0.47         | 22,900      | 84,700       | 107,600      |

Total Acres: 0.47  
Assessment Ratio: 1.0551  
Fair Market Value: 101,981

### SPECIAL ASSESSMENT DETAIL

| <u>Code</u> | <u>Description</u> | <u>Amount</u> |
|-------------|--------------------|---------------|
|             |                    | 0.00          |

### PAYMENT HISTORY

| <u>Date</u> | <u>Receipt #</u> | <u>Amount</u> | <u>Interest</u> | <u>Total</u> |
|-------------|------------------|---------------|-----------------|--------------|
| 12/31/12    | 6406             | 2,364.14      | 0.00            | 2,364.14     |