



Knight Barry Title, Inc.
400 Wisconsin Ave
Racine, WI 53403
262-633-2479
Fax:262-633-4928

Refer Inquiries to: Mary K. Payne (mary@knightbarry.com)
Completed on:12/13/19 12:11 pm
Last Revised on:12/13/19 12:11 pm
Printed on:12/13/19 12:12 pm

Applicant Information

Migdalia Dominguez
WI Dept of Transportation
141 NW Barstow St
Waukesha, WI 53188

Sales Representative:Craig Haskins

Property Information

(Note: values below are from the tax roll)

Effective Date: 11/13/2019 at 8:00 am

Owner(s) of record:Edward J. Dechant

Property address:2021 S Green Bay Road, Mt Pleasant, WI 53406 (Note: Please see included tax bill for mailing address.)

Legal description: All that part of the Northwest ¼ of Section 24, Township 3 North, Range 22 East, described as follows: Begin in the center line of the United States Road (Green Bay Road) 18 chains and 4 links (1190.64 feet) due South from the North line and 22 chains (1452 feet) East from the West line of said ¼ Section; run thence South 12°53' West along the center line of the United States Road (Green Bay Road) 291.2 feet; thence South 20°41' West along the center line of said road, 138.7 feet to the point of beginning of this description; thence South 77°47' East 561.5 feet; thence South 18°30' West 77.9 feet; thence North 77°47' West 563.5 feet to the center line of the United States Road (Green Bay Road); thence North 20°41' East along the centerline of said road, 78.2 feet to the point of beginning. Excepting therefrom land conveyed in instrument recorded in the office of the Register of Deeds for Racine County, Wisconsin on December 5, 1974 in Volume 1247 of Records, pages 15-16, as Document No. 949241. Said lands being in the Village of Mt. Pleasant, Racine County, Wisconsin.

Tax Key No: 151-03-22-24-008-000

Easements / Restrictions & Other Encumbrances

Public or private rights, if any, in such portion of the Land as may be presently used, laid out, or dedicated in any manner whatsoever, for street, highway and/or alley purposes.

Conditions, Covenants and Restrictions contained in Warranty Deed and other matters contained in the instrument recorded December 4, 1945 in Volume 435, Page 61, as Document No. 498949. Said Document was re-recorded and other matters contained in the instrument recorded April 9, 1946, as Document No. 505565.

Resolution 3-98 Dissolving the Mount Pleasant Storm Drainage District and other matters contained in the instrument recorded April 27, 2009 as Document No. 2210698.

General Taxes

This report does not include a search for General Taxes for the year shown in the Effective Date and subsequent years, which are not yet due or payable. This report also does not include a search for special assessments, special taxes or special charges including sewer, water and other municipal charges.

Taxes for the Year 2018 in the amount of \$2,058.83, and all prior years are paid.

Storm, sewer, drainage, water utility and/or sanitary district assessments, if any.

Footnotes



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This report is intended for the purposes of causing the Property to become a public right of way for road purposes. Consult the Company before using for any other purposes.

Copies of All Deeds, and Documents listed on report are attached.

In accordance with applicant's request, we have made a search of the records in the various public offices of Racine County. This report is for informational purposes only. The liability of the Knight Barry Title Group (Knight Barry Title, Inc., Knight Barry Title Advantage LLC, Knight Barry Title Services LLC, Knight Barry Title United LLC, and Knight Barry Title Solutions Inc.) (the "Company") to the applicant in issuing this report is: (i) for reasonable care in searching in accordance with the applicant's request and, (ii) is limited to a maximum amount of \$1,000.00. This report is not an abstract of title, a title opinion, a title insurance policy or a commitment to issue a policy of title insurance and should not be relied upon in place of such. It is not the intention, express or implied, of the Company to provide any type of guaranty, warranty, or indemnity to any party with respect to the accuracy of the information contained in the report. In order to obtain information from the Company that will carry the full liability of a title insurance commitment/policy, the Company may issue, if requested, a commitment of title insurance and will charge a fee in compliance with rates filed with the office of the Wisconsin Commissioner of Insurance. Section headings within the report are for convenience only and do not modify the scope of the search.

Further, in accordance with the applicant's request, our search does not include a search through the Wisconsin Office of the Commissioner of Railroads for conveyances and mortgages affecting any portion of the Land which either is or was railroad property (Per Section 190.11, Wis. Stats., all conveyances and mortgages affecting railroad property must be filed with the Wisconsin Office of the Commissioner of Railroads and such record has the same effect as though made in the Office of the Register of Deeds of the County where the land is situated).



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1079162

2018 Property Record | Racine County, WI

Assessed values not finalized until after Board of Review
Property information is valid as of 11/12/2019 11:05:48 AM

<p style="text-align: center;">Owner Address</p> <p>DECHANT, EDWARD J 2715 SHAMROCK DR RACINE, WI 53406</p>	<p style="text-align: center;">Owner</p> <p>EDWARD J DECHANT</p>																																																					
<p style="text-align: center;">Property Information</p> <p><u>Parcel ID:</u> 151-032224008000</p> <p><u>Document #</u> 1956208</p> <p><u>Tax Districts:</u> UNIFIED SCHOOL DISTRICT</p>	<p style="text-align: center;">Property Description</p> <p><i>For a complete legal description, see recorded document.</i></p> <p>PT NW1/4 BEG 1190S N/L 1452E W/L SW291 SW138 TO POB SE561 SW77 NW563 NE78 TO POB EXC V1245 P15 **TOTAL ACRES** 00.89</p> <p><u>Municipality:</u> 151-VILLAGE OF MT PLEASANT</p> <p><u>Property Address:</u> 2021 GREEN BAY S RD</p>																																																					
<table style="width: 100%;"> <tr> <th style="text-align: left;">Tax Information</th> <th style="text-align: right;">Print Tax Bill</th> </tr> <tr> <td><u>Installment</u></td> <td style="text-align: right;"><u>Amount</u></td> </tr> <tr> <td><u>First:</u></td> <td style="text-align: right;">1,057.83</td> </tr> <tr> <td><u>Second:</u></td> <td style="text-align: right;">1,001.00</td> </tr> <tr> <td><u>Third:</u></td> <td style="text-align: right;">0.00</td> </tr> <tr> <td><u>Total Tax Due:</u></td> <td style="text-align: right;">2,058.83</td> </tr> <tr> <td><u>Base Tax:</u></td> <td style="text-align: right;">2,073.82</td> </tr> <tr> <td><u>Special Assessment:</u></td> <td style="text-align: right;">55.00</td> </tr> <tr> <td><u>Lottery Credit:</u></td> <td style="text-align: right;">0.00</td> </tr> <tr> <td><u>First Dollar Credit:</u></td> <td style="text-align: right;">69.99</td> </tr> <tr> <td><u>Amount Paid:</u> (View payment history info below)</td> <td style="text-align: right;">2,058.83</td> </tr> <tr> <td><u>Current Balance Due:</u></td> <td style="text-align: right;">0.00</td> </tr> <tr> <td><u>Interest:</u></td> <td style="text-align: right;">0.00</td> </tr> <tr> <td><u>Total Due:</u></td> <td style="text-align: right;">0.00</td> </tr> </table>	Tax Information	Print Tax Bill	<u>Installment</u>	<u>Amount</u>	<u>First:</u>	1,057.83	<u>Second:</u>	1,001.00	<u>Third:</u>	0.00	<u>Total Tax Due:</u>	2,058.83	<u>Base Tax:</u>	2,073.82	<u>Special Assessment:</u>	55.00	<u>Lottery Credit:</u>	0.00	<u>First Dollar Credit:</u>	69.99	<u>Amount Paid:</u> (View payment history info below)	2,058.83	<u>Current Balance Due:</u>	0.00	<u>Interest:</u>	0.00	<u>Total Due:</u>	0.00	<p style="text-align: center;">Land Valuation</p> <table style="width: 100%;"> <tr> <th><u>Code</u></th> <th><u>Acres</u></th> <th><u>Land</u></th> <th><u>Impr.</u></th> <th><u>Total</u></th> </tr> <tr> <td>2</td> <td>0.89</td> <td>\$96,900</td> <td>\$6,700</td> <td>\$103,600</td> </tr> <tr> <td></td> <td>0.89</td> <td>\$96,900</td> <td>\$6,700</td> <td>\$103,600</td> </tr> <tr> <td colspan="3"><u>Assessment Ratio:</u></td> <td colspan="2">0.9856968380</td> </tr> <tr> <td colspan="3"><u>Fair Market Value:</u></td> <td colspan="2">105100.00</td> </tr> </table>	<u>Code</u>	<u>Acres</u>	<u>Land</u>	<u>Impr.</u>	<u>Total</u>	2	0.89	\$96,900	\$6,700	\$103,600		0.89	\$96,900	\$6,700	\$103,600	<u>Assessment Ratio:</u>			0.9856968380		<u>Fair Market Value:</u>			105100.00	
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*No data found for Delinquent Tax Summary in 2018

30

Racine County

Owner (s):

DECHANT, EDWARD J

Location:

Section, Sect. 24, T3N, R22E

Mailing Address:

EDWARD J DECHANT**2715 SHAMROCK DR****RACINE, WI 53406-0000**

School District:

4620 - UNIFIED SCHOOL DISTRICT

Request Mailing Address Change

Tax Parcel ID Number:

Tax District:

Status:

151-03-22-24-008-000 151-VILLAGE OF MT PLEASANT Active

Alternate Tax Parcel Number: Acres:

0.89

Description - Comments (Please see Documents tab below for related documents. For a complete legal description, see recorded document.):

**PT NW1/4 BEG 1190S N/L 1452E W/L SW291 SW138 TO POB SE561 SW77 NW563 NE78 TO POB EXC V1245
P15 **TOTAL ACRES** 00.89**

Site Address (es): (Site address may not be verified and could be incorrect. DO NOT use the site address in lieu of legal description.)

2021 GREEN BAY RD S RACINE, WI 53406

0 Lottery credits claimed

Tax History

* Click on a Tax Year for detailed payment information.

Tax Year*	Tax Bill	Taxes Paid	Taxes Due	Interest	Penalty	Total Payoff
2018	\$2,058.83	\$2,058.83	\$0.00	\$0.00	\$0.00	\$0.00
2017	\$2,076.05	\$2,076.05	\$0.00	\$0.00	\$0.00	\$0.00
2016	\$2,627.56	\$2,627.56	\$0.00	\$0.00	\$0.00	\$0.00
2015	\$2,626.63	\$2,626.63	\$0.00	\$0.00	\$0.00	\$0.00
2014	\$2,484.94	\$2,484.94	\$0.00	\$0.00	\$0.00	\$0.00
2013	\$2,597.88	\$2,597.88	\$0.00	\$0.00	\$0.00	\$0.00
2012	\$2,696.82	\$2,696.82	\$0.00	\$0.00	\$0.00	\$0.00
2011	\$2,651.39	\$2,651.39	\$0.00	\$0.00	\$0.00	\$0.00
2010	\$2,335.50	\$2,335.50	\$0.00	\$0.00	\$0.00	\$0.00
2009	\$2,580.66	\$2,580.66	\$0.00	\$0.00	\$0.00	\$0.00
2008	\$2,511.97	\$2,511.97	\$0.00	\$0.00	\$0.00	\$0.00
Total						\$0.00

Interest and penalty on delinquent taxes are calculated to **November 30, 2019.**

0000708

WARRANTY DEED

Document Number

Document Title

This Deed, made between

DONALD E. ANDERSON, BY MARLENE A. ANDERSON,
HIS ATTORNEY IN FACT

Grantor,

and EDWARD J. DECHANT

Grantee,

Witnesseth, That the said Grantor, for a valuable consideration conveys to Grantee the following described real estate in Racine County, State of Wisconsin:

All that part of the Northwest 1/4 of Section 24, Township 3 North, Range 22 East, described as follows: Begin in the center line of the United States Road (Green Bay Road) 18 chains and 4 links (1190.64 feet) due South from the North line and 22 chains (1452 feet) East from the West line of said 1/4 Section; run thence South 12°53' West along the center line of the United States Road (Green Bay Road) 291.2 feet; thence South 20°41' West along the center line of said road, 138.7 feet to the point of beginning of this description; thence South 77°47' East 561.5 feet; thence South 18°30' West 77.9 feet; thence North 77°47' West 563.5 feet to the center line of the United States Road (Green Bay Road); thence North 20°41' East along the centerline of said road, 78.2 feet to the point of beginning. Excepting therefrom land conveyed in instrument recorded in the office of the Register of Deeds for Racine County, Wisconsin on December 5, 1974 in Volume 1247 of Records, pages 15-16, as Document No. 949241. Said lands being in the Village of Mt. Pleasant, Racine County, Wisconsin.

This is not homestead property.

Together with all and singular the hereditaments and appurtenances thereto belonging; and Grantor warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, general taxes for 2004, and will warrant and defend the same.

Dated this 11th day of February, 2004.

Marlene A. Anderson P.O.A. (SEAL)
DONALD E. ANDERSON by MARLENE A. ANDERSON,
HIS ATTORNEY IN FACT

(SEAL)

(SEAL)

(SEAL)

AUTHENTICATION

Signature(s)

authenticated this _____ day of _____

TITLE: MEMBER STATE BAR OF WISCONSIN
(if not,
authorized by 706.08, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY:
JOHN U. SCHNEIDER - ATTORNEY AT LAW

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

ATC File Number: 98-787

ACKNOWLEDGMENT

STATE OF WISCONSIN)

Racine County) ss

Personally came before me this 11th day of
February, 2004 the above named

MARLENE A. ANDERSON to me known to be the person..... who executed the
foregoing instrument and acknowledged the same.

Penny A. Just
Penny A. Just

Notary Public, Racine County, Wis.
My Commission is permanent. (If not, state expiration

date: 3-4, 2007

DOC # 1956208
Recorded
FEB. 12, 2004 AT 04:51PM

Mark Ladd

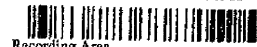
MARK LADD

RACINE COUNTY

REGISTER OF DEEDS

Fee Amount: \$11.00

Transfer Fee: \$300.00



Recording Area

Name and Return Address

EDWARD J. DECHANT
2715 SHAMROCK DRIVE
RACINE, WI 53406

51-008-03-22-24-008-000

Parcel Identification Number (PIN)

*Names of persons signing in any capacity should be typed or printed below their signatures.

WARRANTY DEED

STATE BAR OF WISCONSIN
FORM No. 1 -- 1982

DOCUMENT NO.

AWARD OF DAMAGES
BY STATE OF WISCONSIN
Section 84.09(2)

This award of damages is made pursuant to a relocation order of the State of Wisconsin Department of Transportation, Division of Highways, dated Oct. 15 1974, and filed in the office of the County Clerk of Racine County, for the improvement of State Trunk Highway 31 in Racine County.

The State of Wisconsin has determined it necessary to acquire, for the purpose set forth in and in accordance with said relocation order, a parcel of real estate and/or rights therein as hereinafter set forth, in and to which the following persons have an interest: Donald E. Anderson, Sandra K. Anderson, Educators Credit Union

The interest acquired by this award is for

See Attached Page 2 for Legal Description.

Said parcel of real estate and/or interests therein will be occupied by the State of Wisconsin or its agents on See Page 2, 1974.

The State of Wisconsin, having complied with all jurisdictional requirements pursuant to law, hereby makes this award of damages to the above-named persons having an interest in said parcel of real estate, in the sum of

Six hundred five and no/100

Dollars (\$ 605.00), for the acquisition of said parcel of real estate and/or interests therein as hereinbefore set forth.

RECEIVED FOR RECORD

DAY OF _____
A. D. 19____, AT _____
O'CLOCK _____ M. AND RECORDED IN VOL. _____
OF _____ PAGE _____

REGISTER OF DEEDS

COUNTY _____

Project 2390-1-21

STATE OF WISCONSIN/DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

By R. E. Behrman
Highway Construction Secretary

Pursuant to authority granted by motion duly made,
seconded, and adopted on NOV. 25, 1974

This instrument was drafted by the State of Wisconsin,
Department of Transportation, Division of Highways.

Parcel No. 16

949241

1247-15

Dec. 5, 1974

Fee Title in and to the following tract of land in Racine County, State of Wisconsin, described as:

That part of the northwest one-quarter of Section 24, Township 3 North, Range 22 East described in Volume 1054 of Racine County Records on Page 14, lying westerly of a line which is 60.00 feet easterly of, as measured normal to, and parallel with the following described reference line of S.T.H. 31.

Said reference line begins at a point in the south line of the southwest one-quarter of said Section 24 which is 310.54 feet South 89° 02' 04" East of the southwest corner of said southwest one-quarter; thence North 11° 30' 49" East 989.94 feet; thence North 11° 49' 57" East 607.62 feet to a point of curve; thence northeasterly along the arc of a 0° 21' curve to the right, whose radius is 16,370.22 feet and whose long chord bears North 15° 45' 36" East 2245.52 feet 2244.27 feet to a point of tangency, said point being South 89° 09' 45" East 938.63 feet, North 11° 49' 57" East 27.50 feet and North 19° 41' 15" East 1123.90 feet of the southwest corner of the northwest one-quarter of said Section 24, as measured along and from the south line of said northwest one-quarter.

This parcel contains 0.05 Acre, more or less, exclusive of lands previously conveyed or dedicated for highway purposes.

Also a Limited Highway Easement for the right to construct cut and/or fill slopes, including for such purpose the right to operate the necessary equipment thereon and the right of ingress and egress as long as required for such public purpose, including the right to preserve, protect, remove, or plant thereon any vegetation that the highway authorities may deem necessary or desirable, in and to the following tract of land in Racine County, State of Wisconsin, described as: a strip of land 10 feet in width lying easterly of and adjacent to the above described parcel.

The above easement is to terminate upon the completion of this project or on the day the highway is open to the traveling public, whichever is later, however, no later than December 31, 1976.

Said parcel of real estate and/or interests therein will be occupied by the State of Wisconsin or its agents on DEC 31 1974. However, at the sole discretion of the State of Wisconsin, said parcel and/or interests therein may be reasonably occupied after the date of acquisition by utility companies for the purpose of adjusting their facilities to accommodate the proposed highway construction.

Register's Office
Racine County, Wis. } ss. 949241
Received for Record 5th day of
December A.D., 1974 at 8:39
o'clock A.M. and recorded in Volume 1247
of Records on page 15-16

Stanley F. Rielcke
REGISTERED CLERK

3.00

868815

1054 PAGE 14

THIS INDENTURE, Made this 10th day of June
A.D. 19 70, between
Walter A. Holtz and Erma C. Holtz, his wife

part 1st of the first part and
Donald E. Anderson and Sandra K. Anderson, his wife,
as joint tenants and not as tenants in common

part 1st of the second part,
Witnesseth, That the said part 1st of the first part, for and in consideration
of the sum of One Dollar (\$1.00) and other good and
valuable consideration

to them in hand paid by the said parties of the second part, the receipt whereof is hereby
confessed and acknowledged, he, VS. given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents
do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said parties of the second part, their heirs and assigns
forever, the following described real estate situated in the County of Racine and State of Wisconsin, to-wit:

All that part of the Northwest 1/4 of Section 24, Township 3 North,
Range 22 East, described as follows: Begin in the center line of the
United States Road (Green Bay Road) 18 chains and 4 links (1190.64 feet)
due South from the North line and 22 chains (1452 feet) East from the
West line of said 1/4 Section; run thence South 12°53' West along the
center line of the United States Road (Green Bay Road) 291.2 feet; thence
South 20°41' West along the center line of said road, 138.7 feet to the
point of beginning of this description; thence South 77°47' East 561.5
feet; thence South 18°30' West 77.9 feet; thence North 77°47' West 563.5
feet to the center line of the United States Road (Green Bay Road); thence
North 20°41' East along the centerline of said road, 78.2 feet to the
point of beginning, said parcel of land containing 1 acre, more or less.
Said land being in the Town of Mt. Pleasant, Racine County, Wisconsin.

Wisconsin Real Estate Transfer Tax \$ 23.90

(IF NECESSARY, CONTINUE DESCRIPTION ON REVERSE SIDE)

Together with all and singular the hereditaments and appurtenances thereto belonging or in any wise appertaining; and all the estate
right, title, interest, claim or demand whatsoever, of the said parties of the first part, either in law or equity, either in possession or expectancy
of, in and to the above bargained premises, and their hereditaments and appurtenances.

To Have and To Hold the said premises as above described with the hereditaments and appurtenances, unto the said parties of the
second part, and to their heirs and assigns FOREVER.

And the said Walter A. Holtz and Erma C. Holtz, his wife

for themselves, their heirs, executors and administrators, do covenant, grant, bargain, and agree to and
with the said parties of the second part, their heirs and assigns, that at the time of the executing and delivery of these presents
they are well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance
in the law, in fee simple, and that the same are free and clear from all incumbrances whatever. Excepting Municipal

and Zoning Ordinances and Recorded Easements for Public Utilities;
Recorded Building Restrictions

and that the above bargained premises in the quiet and peaceable possession of the said parties of the second part, their heirs and assigns,
against all and every person or persons lawfully claiming the whole or any part thereof, they will forever WARRANT AND DEFEND.

In Witness Whereof, the said part 1st of the first part have hereunto set their hand and seal this 10th
day of June, A.D. 19 70.

SIGNED AND SEALED IN PRESENCE OF

Guy E. Lloyd

Ronald L. Reichert

STATE OF WISCONSIN,

Racine County, ss.

Personally came before me, this 10th day of June, A.D. 19 70
the above named Walter A. Holtz and Erma C. Holtz, his wife

to me known to be the person ss. who executed the foregoing instrument and acknowledged the same.



This instrument drafted by

Guy E. Lloyd

Notary Public, Racine County, Wis.

My Commission (Expires) Feb. 3, 1974

Ref

868815

1054-14

June 10, 1970

Doc 505565

WARRANTY DEED.

STATE OF WISCONSIN—FORM No. 1

H. C. MILLER CO., MILWAUKEE

VOL 485 ME 61

This Indenture, Made this 1st day of December, A. D., 1945,

between Ronald W. Sewall and Martha V. Sewall, his wife, of the Town of Mt. Pleasant, County of Racine and State of Wisconsin, parties of the first part, and Samuel Heffel and Eileen Heffel, his wife, as joint tenants and not as tenants in common, of Racine County, State of Wisconsin, parties of the second part.

Witnesseth, That the said parties of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration

to them in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, have given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said parties of the second part, their heirs and assigns forever, the following described real estate, situated in the County of Racine and State of Wisconsin, to-wit:

All that certain piece or parcel of land situate in the Town of Mt. Pleasant, County of Racine and State of Wisconsin, known and described as all that part of the Northwest one-fourth (NW $\frac{1}{4}$) of Section Twenty-four (24), Township Three (3), North of Range Twenty-two (22) East described as follows: Begin in the centerline of the United States Road (Green Bay Road), eighteen chains and four links due South from the North line and twenty-two chains East from the West line of said 1/4 Section; run thence South 12° 53' West along the centerline of the United States Road (Green Bay Road), 291.2 feet; thence South 20° 41' West along the centerline of said road 138.7 feet to the point of beginning of this description; run thence South 77° 47' East 561.5 feet; thence South 18° 30' West 77.9 feet; thence North 77° 47' West 563.5 feet to the centerline of the United States Road (Green Bay Road); thence North 20° 41' West along the centerline of said road 78.2 feet to the point of beginning, said parcel of land containing one acre more or less.

The above described premises shall be subject to the restriction that no building for dwelling purposes shall be erected thereon which shall cost less than \$5000.00.



Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said parties of the first part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their hereditaments and appurtenances.

To have and to hold the said premises as above described with the hereditaments and appurtenances, unto the said parties of the second part, and to their heirs and assigns FOREVER.

498949

435-61

Doc 4, 1945

And the said Ronald W. Sewell and Metha V. Sewell, his wife,

for themselves, their heirs, executors and administrators, do covenant, grant, bargain and
agree to and with the said parties of the second part their heirs and assigns, that at the time
of the ensembling and delivery of these presents they are well seized of the premises above described, as of a good,
sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and
clear from all incumbrances whatever, -----

and that the above bargained premises in the quiet and peaceable possession of the said parties of the second part,
their heirs and assigns, against all and every person or persons lawfully claiming the whole
or any part thereof, they will forever WARRANT AND DEFEND.

In Witness Whereof, the said parties of the first part have hereunto set their hands
and seals this 1st day of December, A. D., 1945

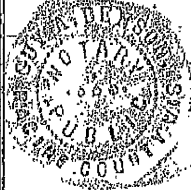
SIGNED AND SEALED IN PRESENCE OF

Guy A. Benson
Guy A. Benson
Eugene L. Haley
Eugene L. Haley
STATE OF WISCONSIN,
Racine County. } ss.

Ronald W. Sewell (SEAL)
Ronald W. Sewell
(SEAL)
Metha V. Sewell (SEAL)
Metha V. Sewell
(SEAL)

Personally came before me, this 1st day of December, A. D., 1945,
the above named Ronald W. Sewell and Metha V. Sewell, his wife,

to me known to be the persons who executed the foregoing instrument and acknowledged the same.



Guy A. Benson
Guy A. Benson
Notary Public, Racine County, Wis.
My Commission expires Sept. 11 A. D., 1949

No. 498949

Ronald W. Sewell and Metha
V. Sewell, his wife,

TO

Samuel Heffel and Milleen
Heffel, his wife.

WARRANTY DEED

REGISTERS OFFICE,
STATE OF WISCONSIN,
Racine County.

Received for Record this 4th day of
December A. D., 1945,
at 2 o'clock P.M., and recorded in:
Vol. 435 of Deeds on page 61-62

Louis J. Peterson
Register of Deeds

Deputy

VOL 440 PAGE 584

This Indenture, Made this 6th day of April, A. D., 1946,
between Ronald W. Sewell and Metha V. Sewell, his wife, of the Town of Mt.
Pleasant, County of Racine, and State of Wisconsin part ies of the first part,
and Samuel Heffel and Eileen Heffel, his wife, as joint tenants and not as
tenants in common, of Racine County, State of Wisconsin, part ies of the second part.

Witnesseth, That the said part ies of the first part, for and in consideration of the sum of
One Dollar (\$1.00) and other good and valuable consideration - - - - -

to them in hand paid by the said part ies of the second part, the receipt whereof is hereby confessed and
acknowledged, have given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by
these presents do give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said part ies
of the second part, their heirs and assigns forever, the following described real estate, situated
in the County of Racine and State of Wisconsin, to-wit:

All that certain piece or parcel of land situate in the Town of
Mt. Pleasant, County of Racine and State of Wisconsin, known
and described as all that part of the Northwest one-fourth (NW $\frac{1}{4}$)
of Section Twenty-four (24), Township Three (3), North of Range
Twenty-two (22) East described as follows: Begin in the center-
line of the United States Road (Green Bay Road), eighteen chains
and four links due South from the North line and twenty-two chains
East from the West line of said 1/4 Section; run thence South 12°
53' West along the centerline of the United States Road (Green
Bay Road), 291.2 feet; thence South 20° 41' West along the center-
line of said road 138.7 feet to the point of beginning of this
description; run thence South 77° 47' East 561.5 feet; thence
South 18° 30' West 77.9 feet; thence North 77° 47' West 563.5
feet to the centerline of the United States Road (Green Bay Road);
thence North 20° 41' East along the centerline of said road 78.2
feet to the point of beginning, said parcel of land containing one
acre more or less.

The above described premises shall be subject to the restriction that
no building for dwelling purposes shall be erected thereon which shall
cost less than \$5000.00.

This deed is executed and delivered to correct the description in a
deed between Ronald W. Sewell and Metha V. Sewell, his wife, and
Samuel Heffel and Eileen Heffel, his wife, dated December 1, 1945,
and recorded in the office of the Register of Deeds for Racine County,
Wisconsin, on December 4, 1945, in volume 435 of Deeds, page 61.

The consideration herein is less than \$100.00.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise
appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said part ies of the first
part, either in law or equity, either in possession or expectancy of, in and to the above bargained premises, and their
hereditaments and appurtenances.

To have and to hold the said premises as above described with the hereditaments and appurtenances, unto
the said part ies of the second part, and to Their heirs and assigns FOREVER.

505565

440-584

Apr. 9, 1946

And the said Ronald W. Sewell and Metha V. Sewell, his wife,

for themselves, their heirs, executors and administrators, do covenant, grant, bargain and
agree to and with the said part ies of the second part, their heirs and assigns, that at the time
of the ensembling and delivery of these presents they are well seized of the premises above described, as of a good,
sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and
clear from all incumbrances whatever,

and that the above bargained premises in the quiet and peaceable possession of the said part ies of the second part,
their heirs and assigns, against all and every person or persons lawfully claiming the whole
or any part thereof, they will forever WARRANT AND DEFEND.

In Witness Whereof, the said part ies of the first part have hereunto set their hands
and seals, this 6th day of April, A. D., 1946

SIGNED AND SEALED IN PRESENCE OF

Guy A. Benson
Guy A. Benson

Viola C. Benson
Viola C. Benson

STATE OF WISCONSIN,

Racine County, ss.

Ronald W. Sewell (SEAL)
Ronald W. Sewell

Metha V. Sewell (SEAL)
Metha V. Sewell

(SEAL)

(SEAL)

Personally came before me, this 6th day of April, A. D., 1946,
the above named Ronald W. Sewell and Metha V. Sewell, his wife,

to me known to be the persons who executed the foregoing instrument and acknowledged the same.



Guy A. Benson
Guy A. Benson

Notary Public, Racine County, Wis.

My Commission expires Sept. 11 A. D., 1949

No. 505565

Ronald W. Sewell and Metha V. Sewell, his wife,

TO

Samuel Heffel and Eileen Heffel, his wife.

WARRANTY DEED

REGISTER'S OFFICE,
STATE OF WISCONSIN,

Racine County.

Received for Record this 9th day of

April A. D., 1946,

at 3:41 o'clock P.M., and recorded in

Vol. 440 of Deeds on page 584-585

Samuel Heffel
Register of Deeds

Deputy

1010

Samuel Heffel and Eileen Heffel, his wife,

Resolution 3-98 dissolving the
Mt. Pleasant Storm Drainage District

Document Title Above

DOC # 2210698

Recorded

Apr. 27, 2009 AT 11:27AM

James A. Ladwig

JAMES A LADWIG
RAVINE COUNTY
REGISTER OF DEEDS

Fee Amount: \$103.00



103'

Return to Name and Address Below

Juliet Edmunds
Village of Mt. Pleasant
6126 Durand Av.
Racine, WI 53406

see attached parcel
listing

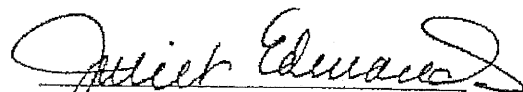
Parcel ID Number(s)

RESOLUTION NO. 3-98

CERTIFICATION

I hereby certify that the foregoing Resolution Establishing the Mount Pleasant Storm Water Utility District and Dissolving the Mount Pleasant Storm Drainage District is a true, correct and complete copy of the Resolution duly and regularly passed by the Town Board of the Town of Mount Pleasant, Racine County, Wisconsin on the 26th day of January, 1998.

Dated this 24th day of April, 2009.



Juliet Edmands, Village Clerk
Village of Mount Pleasant
Racine County, Wisconsin

RESOLUTION 3- 98

RESOLUTION ESTABLISHING THE MT. PLEASANT STORM WATER UTILITY DISTRICT AND DISSOLVING MT. PLEASANT STORM DRAINAGE DISTRICT NO. 1

The Board of Supervisors of the Town of Mt. Pleasant, Racine County, Wisconsin (the "Town Board") do hereby resolve as follows:

WHEREAS, the Town Board has determined that it is in the best interest of the Town of Mt. Pleasant (the "Town") to establish a utility district and dissolve the Mt. Pleasant Storm Water Drainage District No. 1, pursuant to the authority granted by Section 66.072 of the Wisconsin Statutes, and

WHEREAS, the Town Board adopted a preliminary resolution on December 2, 1997 which proposed the creation of a utility district and dissolution of the Mt. Pleasant Storm Water Drainage District No. 1 (the "Preliminary Resolution"), and

WHEREAS, a notice of public hearing regarding matters contained in the Preliminary Resolution was posted in three public places in the Town and the proposed utility district on December 18, 1997, mailed to all of the property owners in the Town on December 20, 1997 and published as a Class 1 notice in the Racine Journal Times on January 2, 1998, and

WHEREAS, a public hearing was conducted on January 15, 1998 at the Mt. Pleasant Town Hall regarding matters contained in the preliminary resolution and all interested parties were given the opportunity to offer objections, criticisms, or suggestions regarding the Preliminary Resolution, and

NOW THEREFORE BE IT RESOLVED that pursuant to Sections 60.23 and 66.072 of the Wisconsin Statutes, the Mt. Pleasant Storm Water Utility District (the "Utility District") is hereby established in the area described at Exhibit A, and evidenced by the map at Exhibit B, both attached hereto and made a part hereof, and

BE IT FURTHER RESOLVED that pursuant to Section 66.072(5) of the Wisconsin Statutes, the Mt. Pleasant Storm Water Drainage District No. 1 is hereby dissolved, and

BE IT FURTHER RESOLVED that all assets, liabilities and functions of the Mt. Pleasant Storm Water Drainage District No. 1 are hereby transferred to and assumed by the Utility District, and

BE IT FURTHER RESOLVED that all management and administration of the Utility District shall be administered by the Town Board, or by any officers, boards or commissions of the Town of Mt. Pleasant as the Town Board so delegates, and

page 2

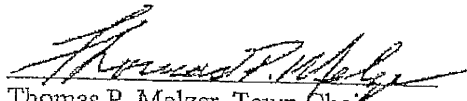
BE IT FURTHER RESOLVED that pursuant to Section 66.068 of the Wisconsin Statutes, the Mt. Pleasant Storm Water Utility District Commission is hereby created and shall be responsible for management and administration of the Utility District, subject to any approval, reporting or other requirements or restrictions imposed by the Town Board, and


BE IT FURTHER RESOLVED that the Mt. Pleasant Storm Water Utility District Commission shall consist of three (3) Commissioners duly appointed by the Town Board. The initial Commissioners shall serve until their successors are appointed by the Town Board.

Dated this 26th day of January, 1998

Approved:

Attest:


Thomas P. Melzer, Town Chair


Joann M. Kovac, Town Clerk/Treasurer

**NOTICE
TO PROPERTY OWNERS OF THE TOWN OF MT. PLEASANT
WHOSE PROPERTY LIES WITHIN THE PROPOSED
TOWN UTILITY DISTRICT, AND ALL INTERESTED PERSONS**

PLEASE TAKE NOTICE:

A preliminary Resolution has been adopted on December 2, 1997 by the Board of Supervisors of the Town of Mt. Pleasant, proposing the creation of a utility district, pursuant to State Statute 66.072 of the Wisconsin Statutes, for the purpose of supplying storm water sewer service and other allowable utilities to the residents and commercial and business establishments of said proposed utility district. Such preliminary resolution also proposes the dissolution of the Mt. Pleasant Storm Water Drainage District No. 1 and assumption of all assets, liabilities, and functions of the Mt. Pleasant Storm Water Drainage District No. 1 by the proposed Utility District.

THE TOWN BOARD OF THE TOWN OF MT. PLEASANT WILL CONDUCT A PUBLIC HEARING ON SUCH PRELIMINARY RESOLUTION AT THE MT. PLEASANT TOWN HALL, 6126 DURAND AVENUE, RACINE, WISCONSIN 53406, ON THE 15TH DAY OF JANUARY, 1998 AT 7:30 PM.

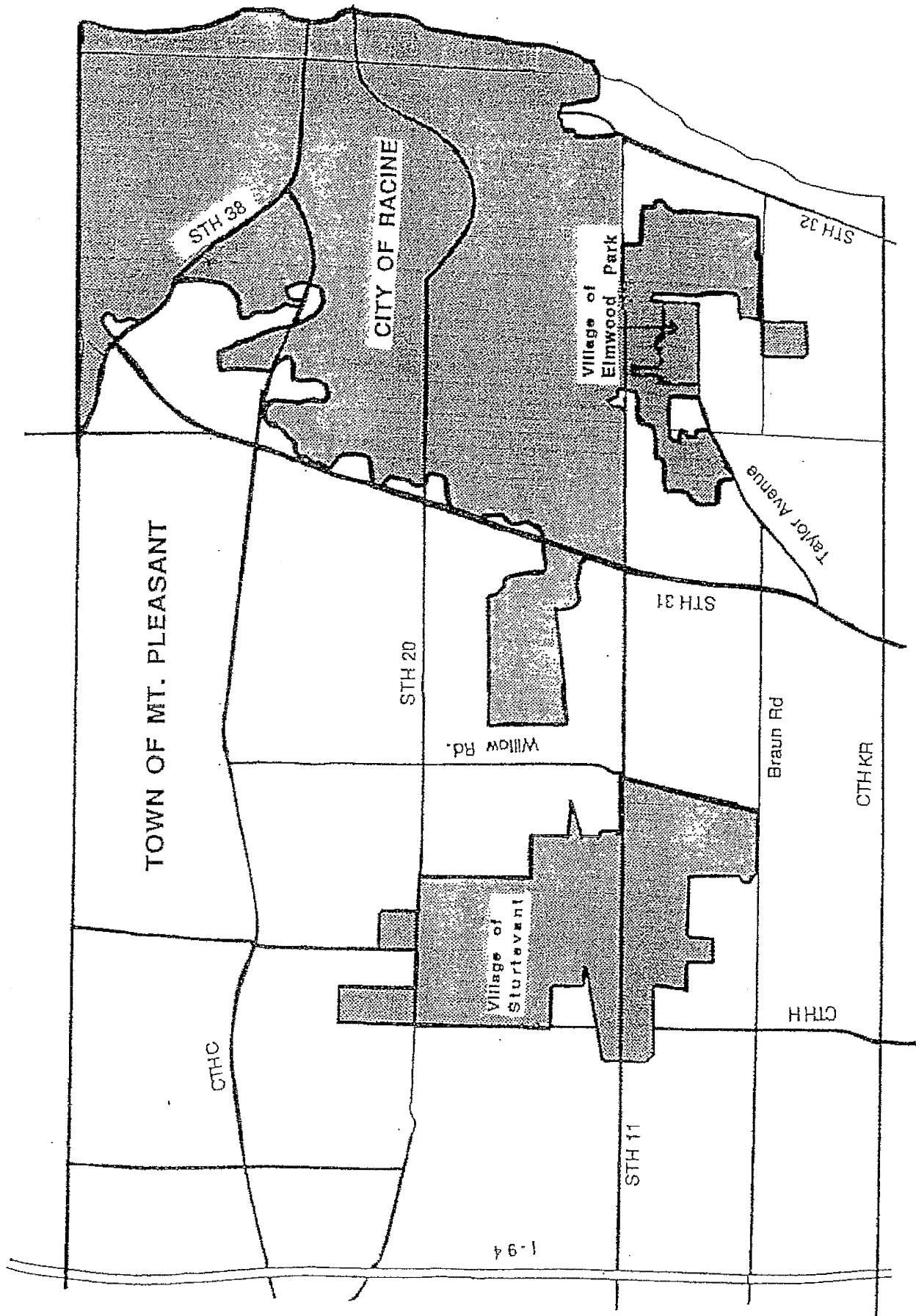
At such hearing all interested persons may be present and offer objections, criticisms or suggestions to the necessity of the proposed utility district and dissolution of the Mt. Pleasant Storm Water Drainage District No. 1 as outlined, and to question whether their property will be benefited by the establishment of such a district. In addition, any person wishing to object to the organization of such utility district and the dissolution of the Mt. Pleasant Storm Water Drainage District No. 1 may, before the date set for the meeting, file his/her/its objections to the formation of such district with the Town Clerk, Joann M. Kovac, 6126 Durand Avenue, Racine, Wisconsin 53406.

The boundaries of the area to be included within the proposed utility district are as described below and made a part hereof; and a map showing the location thereof is set forth on the back of this notice and made a part hereof.

BY ORDER OF THE TOWN BOARD
Joann M. Kovac, Town Clerk

DESCRIPTION

Begin on the westerly shoreline of Lake Michigan at a point where the South line of section 32, Town 3 North, Range 23 East intersects said westerly shoreline; thence continue westerly along the South lines of Section 32 and 31, Town 3 North, Range 23 East and South lines of Sections 36, 35, 34, 33, 32, and 31, Town 3 North, Range 22 East to the West line of said Section 31 Town 3 North, Range 22 East; thence northerly along the West line of Section 31, 30, 19, 18, 7 and 6, Town 3 North, Range 22 East to the North line of said Section 6, Town 3 North, Range 22 East; thence easterly along the North lines of Sections 6, 5, 4, 3, 2 and 1, Town 3 North, Range 22 East and North line of Sections 6, 5, and 4, Town 3 North, Range 23 East to the westerly shoreline of Lake Michigan, thence south along said westerly shoreline to the point of beginning. Excluding all land within the corporate limits of the City of Racine and Villages of Elmwood Park and Sturtevant.



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