



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:12/6/19 3:15 pm
Last Revised on:12/6/19 3:15 pm
Printed on:12/6/19 3:15 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: 11/14/2019 at 8:00 am

Owner(s) of record:Knoell Properties, LLC

Property address:5707 Byrd Avenue, Racine, WI 53406 (Note: Please see included tax bill for mailing address.)

Legal description: Lot 3 and Lot 4, Block 4, Skyline Village, according to the recorded plat thereof. Said land being in the City of Racine, County of Racine and State of Wisconsin.

Tax Key No: 22663009

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.

Easements, restrictions and other matters shown on the Plat of Skyline Village.

Wisconsin Electric Power Company Easement and other matters contained in the instrument recorded September 14, 1972 in Volume 1150, Page 66, as Document No. 908211.

Conveyance of Rights in Land by Public Utility and other matters contained in the instrument recorded March 25, 1975 in Volume 1257, Page 454, as Document No. 953398.

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 \$11,647.37, and all prior years are paid.

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

Footnotes

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.





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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).





1079410
Search powered by
GCS

City of Racine Web Portal - Property Summary

Property: 22663009

Report/Print engine
List & Label @ Version 19:
Copyright combit@ GmbH
1991-2013

Tax Year	Prop Type	Parcel Number	Municipality	Property Address	Billing Address
2018 ▼	Real Estate	22663009	276 - CITY OF RACINE	5707 BYRD AVE	KNOELL PROPERTIES LLC 5707 BYRD AVE RACINE WI 53406
Tax Year Legend: = owes prior year taxes = not assessed = not taxed Delinquent Current					

Summary

Property Summary

Parcel #:	22663009
Alt. Parcel #:	
Parcel Status:	Current Description
Creation Date:	7/11/2017
Historical Date:	
Acres:	0.000

Property Addresses

Primary ▲	Address
☒	5707 BYRD AVE RACINE 53405

Owners

Name	Status	Ownership Type	Interest
KNOELL PROPERTIES LLC	CURRENT OWNER		0.00

Parent Parcels

No Parent Parcels were found

Child Parcels

No Child Parcels were found

Legal Description

BLK 4 SKYLINE VILLAGE LOTS 3 + 4

Public Land Survey - Property Descriptions

No Property Descriptions were found

District

Code ▲	Description	Category
0600	GATEWAY TECHNICAL COLLEGE	TECHNICAL COLLEGE
276	LOCAL	OTHER DISTRICT
	RACINE COUNTY	
	STATE OF WISCONSIN	
4620	UNIFIED SCHOOL	REGULAR SCHOOL

Building Information

Buildings

Assessments

Assessment Summary

Estimated Fair Market Value: 396800

Assessment Ratio: 0.9830

Legal Acres: 0.000

2018 valuations

Class	Acres	Land	Improvements	Total
G2 - COMMERCIAL	0.000	68800	321200	390000
ALL CLASSES	0.000	68800	321200	390000

2017 valuations

Class	Acres	Land	Improvements	Total
G2 - COMMERCIAL	0.000	68800	303200	372000
ALL CLASSES	0.000	68800	303200	372000

Taxes

Tax Summary

Bill #: 24728	Net Mill Rate: 0.029166790
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Lottery Credits

Claims	Date	Amount
0		0.00

Installments

Due Date ▲	Amount
1/31/2019	3168.59
3/31/2019	2826.26
5/31/2019	2826.26
7/31/2019	2826.26

Payments

Status	Payment Date ▲	Type	Amount	Receipt #	Notes
Posted	12/19/2018	T	11647.37	79575	KNOELL PROPERTIES, LLC #10206

Key:	Property Type: RE - Real Estate, PP - Personal Property
	Payment Type: A - Adjustment, R - Redemption, T - Current Tax, Q - Quit Claim, D - Write Off Deeded, B - Write Off Bankruptcy

Details

Description	Amount	Paid	Due
Gross Tax	12087.01	-	-
School Credit	711.97	-	-
☒ Total	11375.04	-	-

Description	Amount	Paid	Due
GATEWAY TECHINICAL COLLEGE	319.17		
LOCAL	6449.25		
RACINE COUNTY	1350.96		
STATE OF WISCONSIN	0.00		
UNIFIED SCHOOL	3255.66		
First Dollar Credit	69.99	-	-
Lottery Credit	0.00	-	-
Net Tax	11305.05	11305.05	0.00
Special Assessments	0.00	0.00	0.00
☒ Special Charges	342.32	342.32	0.00
Fire Inspection	250.00		
RECYCLING	29.32		
SANITARY SEWER MAINTENANCE	63.00		
Delinquent Utility	0.00	0.00	0.00
PrivateForest Crop	0.00	0.00	0.00
Woodland Tax Law	0.00	0.00	0.00
Managed Forest Land	0.00	0.00	0.00
Other Charges	0.00	0.00	0.00
Interest	-	0.00	0.00
Penalty	-	0.00	0.00
TOTAL	11647.37	11647.37	0.00

Tax History

Interest/Penalty Date 11/12/2019

Year	Amount	Interest Paid	Penalties Paid	Paid	Last Paid	Amount Due	Status
2018	11647.37	0.00	0.00	11647.37	12/19/2018	0.00	Paid
2017	11655.63	0.00	0.00	11655.63	12/21/2017	0.00	Paid
2016	11909.80	0.00	0.00	11909.80	12/22/2016	0.00	Paid
2015	12152.72	0.00	0.00	12152.72	12/28/2015	0.00	Paid
2014	12396.50	0.00	0.00	12396.50	12/19/2014	0.00	Paid
2013	12349.02	0.00	0.00	12349.02	12/31/2013	0.00	Paid
TOTAL	72111.04	0.00	0.00	72111.04	-	0.00	-

* The totals shown here represent only the items in the grid. For more detailed information see 'Tax Balance Report'.

Document History

No matching document history was found

Wisconsin Department of Financial Institutions

Strengthening Wisconsin's Financial Future

Search for:

knoell prop

Search Records

[Search](#)
[Advanced Search](#)
[Name Availability](#)**Corporate Records**

Result of lookup for K038122 (at 11/22/2019 3:57 PM)

KNOELL PROPERTIES, LLC

You can: [File an Annual Report](#) - [Request a Certificate of Status](#) - [File a Registered Agent/Office Update Form](#)**Vital Statistics**

Entity ID K038122

Registered Effective Date 06/27/2008

Period of Existence PER

Status Organized [Request a Certificate of Status](#)

Status Date 06/27/2008

Entity Type Domestic Limited Liability Company

Annual Report Requirements Limited Liability Companies are required to file an Annual Report under s. 183.0120, WI Statutes.

Addresses

Registered Agent Office LYNDSEY KNOELL
5707 BYRD AVE
RACINE , WI 53406-4746

[File a Registered Agent/Office Update Form](#)

Principal Office 5707 BYRD AVE
RACINE , WI 53406-4746
UNITED STATES OF AMERICA

Historical Information**Annual Reports**

Year	Reel	Image	Filed By	Stored On
2019	000	0000	online	database
2018	000	0000	online	database
2017	000	0000	online	database
2016	000	0000	online	database
2015	000	0000	online	database
2014	000	0000	online	database
2013	000	0000	online	database
2012	000	0000	online	database

2011	000	0000	online	database
2010	000	0000	online	database
2009	000	0000	online	database

[File an Annual Report](#) - [Order a Document Copy](#)

**Certificates of
Newly-elected
Officers/Directors**

None

Old Names

None

Chronology

Effective Date	Transaction	Filed Date	Description
06/27/2008	Organized	06/27/2008	E-Form
06/19/2017	Change of Registered Agent	06/19/2017	OnlineForm 5

[Order a Document Copy](#)

State Bar of Wisconsin Form 7-2003
TRUSTEE'S DEED

DOC # 2184393

Recorded

Aug. 08, 2008 AT 03:07PM

Document Number

Document Name

THIS DEED, made between RONALD C. NEIDER and KATHRYN M. NEIDER as Trustee of THE RONALD C. NEIDER AND KATHRYN M. NEIDER JOINT REVOCABLE TRUST DATED SEPTEMBER 4* ("Grantor," whether one or more), and Knoell Properties, LLC

("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Racine County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Lots Three (3) and Four (4), Block Four (4), Skyline Village, being a Subdivision of a part of the North West One-quarter (1/4) and the North East Quarter (1/4) of Section Twenty-four (24), Township Three (3) North, Range Twenty-two (22) East. (Reserving to the Grantor, his heirs, personal representatives, and assigns the right to use a right of way over the West 25 feet of Lot 3 for the purpose of ingress and egress to and from Lot 2 of said block and plat to Byrd Avenue on the North of the property.) Said land being in the City of Racine, County of Racine, State of Wisconsin.

*1996, as Amended from time to time

Dated JULY 29, 2008

Ronald C. Neider (SEAL)

* Ronald C. Neider

Kathryn M. Neider (SEAL)

* Kathryn M. Neider

(SEAL)

(SEAL)

AUTHENTICATION

Signature(s)

authenticated on

ACKNOWLEDGMENT

STATE OF WISCONSIN

Racine

COUNTY

ss.

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,

authorized by Wis. Stat. § 706.80)

THIS INSTRUMENT DRAFTED BY:

John U. Schneider

Attorney at Law

NOTARY

PUBLIC

Personally came before me on JULY 29, 2008

the above-named Ronald C. Neider and

Kathryn M. Neider

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

PENNY A JUST

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: 2/13/11)

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

TRUSTEE'S DEED

* Type name below signatures.

© 2003 STATE BAR OF WISCONSIN

FORM NO. 7-2003

James A. Ladwig

JAMES A LADWIG
RACINE COUNTY
REGISTER OF DEEDS

Fee Amount: \$11.00

Transfer Fee: \$1,275.00

Recording Area

Name and Return Address

Johnson Bank
555 Main St., Suite 250
Racine, WI 53403

276-000022663009

Parcel Identification Number (PIN)

DOCUMENT NO.

STATE BAR OF WISCONSIN FORM 8 — 1982
QUIT CLAIM DEED

THIS SPACE RESERVED FOR RECORDING DATA

1303666

Charles H. Frahm and Alice E. Frahm, husband and wife,
as joint tenants

quit-claims to R. Thomas Navratil and Ronald C. Neider

the following described real estate in Racine County,
State of Wisconsin:Register's Office
Racine County, Wis.Received for Record 16th day of
February A.D. 1990 at 3:45
o'clock P. M. and recorded in Volume 2001
of Record on page 380Helen M. Schuttler
Register of DeedsRETURN TO Robert Navratil
5707 Byrd
Racine, WI 53406

Tax Parcel No:

A right of way over the West 25 feet of Lot 3 (as described below) for the purpose of ingress and egress to and from Lot 2 (as described below) to Byrd Avenue on the North of the Property (as described below). Said right of way being in the City of Racine and County of Racine, State of Wisconsin.

Lot 3 is herein described as Lot 3, Block 4, Skyline Village, being a Subdivision of a part of the Northwest 1/4 and the Northeast 1/4 of Section 24, Township 3 North, Range 22 East. Said land being in the City of Racine, County of Racine, State of Wisconsin.

Lot 2 is herein described as Lot 2, Block 4, Skyline Village, as described above.

Lot 4 is herein described as Lot 4, Block 4, Skyline Village, as described above.

The Property is herein described as Lots 3 and 4, Block 4, Skyline Village, as described above.

The purpose of this Deed is to relinquish any and all interest of the Grantor in that certain right of way created and reserved in favor of Grantor in Warranty Deed from Grantor to Grantee recorded on January 18, 1983 as Document No. 1118206.

T.S. # 22663-087
22663-009This is not
(is) (is not) homestead property.

Dated this 15th day of February, 1990

(SEAL)

Charles H. Frahm (SEAL)

(SEAL)

Charles H. Frahm
Alice E. Frahm (SEAL)

Alice E. Frahm

AUTHENTICATION

Signature(s)

authenticated this day of, 19.....

ACKNOWLEDGMENT

STATE OF WISCONSIN

Racine County, ss.

Personally came before me this 15th day of
February, 1990 the above named
Charles H. Frahm and Alice E. Frahm,

2678 32 1

1118206

This Deed, made between CHARLES H. FRAHM and
ALICE E. FRAHM, husband and wife, as joint
tenants
and R. THOMAS NAVRATIL and RONALD C. NEIDER Grantor,
Grantee,

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

Register's Office
Racine County, Wis. } SS

Received for Record 18th day of
January A.D. 1983 at 2:32
o'clock P. M. and recorded in Volume 665
of Records on page 814

John M. Schutten
Register of Deeds

RETURN TO
Attorney Timothy P. Crawford
P.O. Box 277
Racine, WI 53401-277

Tax Parcel No: 22663-8 and
22663-9

Lots Three (3) and Four (4), Block Four (4), Skyline
Village, being a Subdivision of a part of the North
West One-quarter (1/4) and the North East One-quarter
(1/4) of Section Twenty-four (24), Township Three (3)
North, Range Twenty-two (22) East. Reserving to the
Grantors, their heirs, personal representatives, and
assigns the right to use a right of way over the West
25 feet of Lot 3 for the purpose of ingress and egress
to and from Lot 2 of said block and plat to Byrd Avenue
on the north of the property. Said land being in the
City of Racine, County of Racine, State of Wisconsin.

This Wisconsin Real Estate Transfer Tax \$ 150.00
Deed is in fulfillment of Land Contract dated November 5, 1982.

This is not homestead property.
(M) (is not)

Together with all and singular the hereditaments and appurtenances thereto belonging;
And, Charles H. Frahm and Alice E. Frahm
warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except
municipal and zoning ordinances, recorded easements for public
utilities located adjacent to side and rear lot lines, and
recorded building and use restrictions and covenants,
and will warrant and defend the same.

Dated this 5th day of January, 1983

Charles H. Frahm (SEAL) _____ (SEAL)
Charles H. Frahm
Alice E. Frahm (SEAL) _____ (SEAL)
Alice E. Frahm

AUTHENTICATION

Signature(s) of Charles H. Frahm and
Alice E. Frahm

authenticated this 5th day of January, 1983

Timothy P. Crawford
Timothy P. Crawford
TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Timothy P. Crawford

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

ACKNOWLEDGMENT

STATE OF WISCONSIN

County.

Personally came before me this _____ day of
_____, 19____, the above named

to me known to be the person _____ who executed the
foregoing instrument and acknowledges the same;

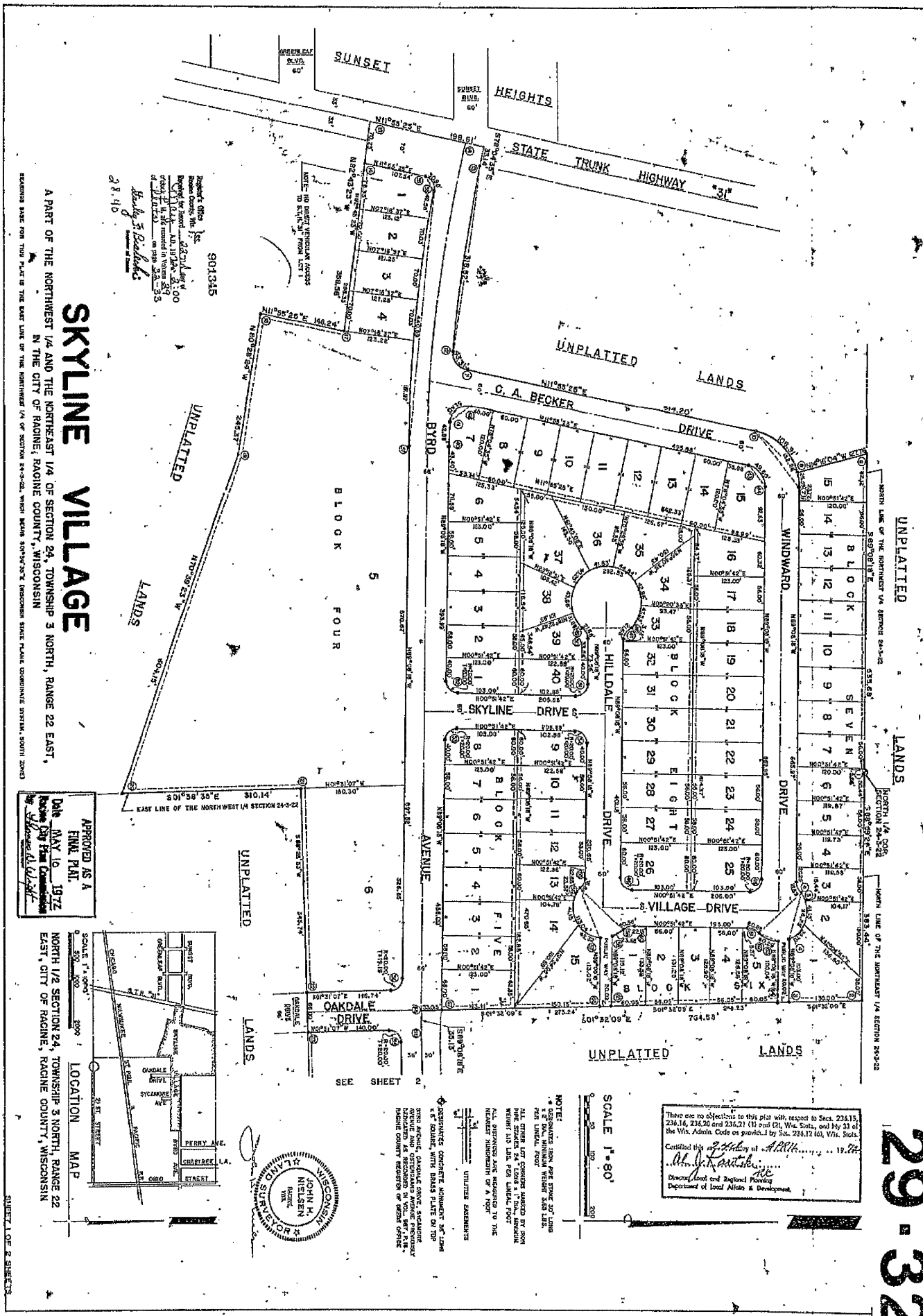
Notary Public _____ County, Wis.
My Commission is permanent. (If not, state expiration
date: _____, 19____.)

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

901345

May 22, 1972

29-32



[illegible]

27	207	214	221	228	235	242	249	256	263	270	277	284	291	298	305	312	319	326	333	340	347	354	361	368	375	382	389	396	403	410	417	424	431	438	445	452	459	466	473	480	487	494	501	508	515	522	529	536	543	550	557	564	571	578	585	592	599	606	613	620	627	634	641	648	655	662	669	676	683	690	697	704	711	718	725	732	739	746	753	760	767	774	781	788	795	802	809	816	823	830	837	844	851	858	865	872	879	886	893	900	907	914	921	928	935	942	949	956	963	970	977	984	991	998	1005	1012	1019	1026	1033	1040	1047	1054	1061	1068	1075	1082	1089	1096	1103	1110	1117	1124	1131	1138	1145	1152	1159	1166	1173	1180	1187	1194	1201	1208	1215	1222	1229	1236	1243	1250	1257	1264	1271	1278	1285	1292	1299	1306	1313	1320	1327	1334	1341	1348	1355	1362	1369	1376	1383	1390	1397	1404	1411	1418	1425	1432	1439	1446	1453	1460	1467	1474	1481	1488	1495	1502	1509	1516	1523	1530	1537	1544	1551	1558	1565	1572	1579	1586	1593	1600	1607	1614	1621	1628	1635	1642	1649	1656	1663	1670	1677	1684	1691	1698	1705	1712	1719	1726	1733	1740	1747	1754	1761	1768	1775	1782	1789	1796	1803	1810	1817	1824	1831	1838	1845	1852	1859	1866	1873	1880	1887	1894	1901	1908	1915	1922	1929	1936	1943	1950	1957	1964	1971	1978	1985	1992	1999	2006	2013	2020	2027	2034	2041	2048	2055	2062	2069	2076	2083	2090	2097	2104	2111	2118	2125	2132	2139	2146	2153	2160	2167	2174	2181	2188	2195	2202	2209	2216	2223	2230	2237	2244	2251	2258	2265	2272	2279	2286	2293	2300	2307	2314	2321	2328	2335	2342	2349	2356	2363	2370	2377	2384	2391	2398	2405	2412	2419	2426	2433	2440	2447	2454	2461	2468	2475	2482	2489	2496	2503	2510	2517	2524	2531	2538	2545	2552	2559	2566	2573	2580	2587	2594	2601	2608	2615	2622	2629	2636	2643	2650	2657	2664	2671	2678	2685	2692	2699	2706	2713	2720	2727	2734	2741	2748	2755	2762	2769	2776	2783	2790	2797	2804	2811	2818	2825	2832	2839	2846	2853	2860	2867	2874	2881	2888	2895	2902	2909	2916	2923	2930	2937	2944	2951	2958	2965	2972	2979	2986	2993	3000	3007	3014	3021	3028	3035	3042	3049	3056	3063	3070	3077	3084	3091	3098	3105	3112	3119	3126	3133	3
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FOR AND IN CONSIDERATION of the sum of One Dollar (\$1.00) to it paid, the receipt whereof is hereby acknowledged, MILTON F. LAPOUR LAND CO. INC. a corporation, does hereby give and grant to

WISCONSIN ELECTRIC POWER COMPANY

Easement No. 52

its successors and assigns, the right, permission and authority to construct, erect, operate, maintain and replace a line of poles together with the necessary anchors, guy wires, and bracing poles, and other appliances necessary and usual in the conduct of its business, and to string, maintain and replace wires thereon for the purpose of supplying light, heat, power and signals, or for such other purpose as electric current is now or may hereafter be used upon, over

and across the southerly twelve (12) feet of Lots Two (2), Three (3) and Four (4), Block Four (H), SKYLINE VILLAGE, being a subdivision of a part of the Northwest one-quarter (1/4) and the Northeast one-quarter (1/4) of Section Twenty-four (24), Township Three (3) North, Range Twenty-two (22) East, City of Racine, Racine County, Wisconsin; also the right to construct, install, operate, maintain and replace an electric pad-mounted transformer enclosure, together with a concrete slab, transformer, secondary power pedestal, and other necessary and usual appurtenant equipment, all for the aforesaid purposes, in the above described easement area; also the right to install, and replace conduit and cables underground for the aforesaid purposes, in the above described easement area; and to trim and keep trimmed all trees along the line upon its said premises so that they will clear wires, strung not less than eighteen (18) feet above the presently existing ground level, by as much as 5 feet, and so that the trees will not be liable to interfere with the transmission of electricity over said line.

Permission is also granted said Company to enter upon said premises for the purpose of exercising the rights herein acquired.

It is understood and agreed that the entire agreement of the parties is contained in this instrument and that in the event the undersigned seeks to secure electric service from said line, such service will be rendered upon the completion and electrification of said line, and then only under the conditions of the Company's rules and regulations and at the Company's authorized rates.

IN WITNESS WHEREOF, the said MILTON F. LAPOUR LAND CO. INC.

has caused these presents to be signed by its Vice President and countersigned by its Secretary and its corporate seal hereunto affixed this 19th day of July, 1972

In Presence of:

Georgene Savage
Georgene Savage

Terry Schuebel
Terry Schuebel

MILTON F. LAPOUR LAND CO. INC.

By Milton F. LaPour
Milton F. LaPour, Vice President
COUNTERSIGNED:

By Robert H. LaPour
Robert H. LaPour, Secretary

STATE OF WISCONSIN

Racine County

Personally came before me, this 19th day of July, 1972

Milton F. La Pour, Vice

President, and

Robert H. La Pour

Secretary, of the above named corporation,

known to me to be the persons who executed the foregoing instrument and to me known to be such Vice

President and Secretary of said corporation, and acknowledged that they executed the foregoing instrument as such officers, in the presence of said corporation, by its authority.

FILED
6-10 51-5012

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INITIALS	DATE
<u>MLP</u>	<u>7/19/72</u>
<u>RS</u>	<u>7/19/72</u>

Georgene Savage
Notary Public, Racine County, Wis.

My commission expires March 18, 1973.

This instrument was drafted by R. G. Follock on behalf of Wisconsin Electric Power Company.

906211

1150-66

Sept. 14, 1972

Doc. No. 998211

MILTON F. LAPOUR LAND CO. INC.

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✓ TO
WISCONSIN ELECTRIC
POWER COMPANY

EASEMENT

Pole line rights over and under-
ground rights in and under premises
in the Northeast 1/4 of Section
24-3-22, City of Racine, Racine
County, Wisconsin

Register's Office
Racine County, Wis.

Received for Record 14 day of
Apr. 06 A.D., 1927 at 10:37
o'clock A. M. and recorded in Volume 1150
of Record 2 on page 65-66

Stanley F. Bialecki
Register of Deeds

2.00
I.D.O. 787- 514R
Chg. Acct 6-WO 81-5712

Return to O. F. KOSKE
Real Estate Dept., 231 W. Michigan St.
MILWAUKEE, WIS. 53201

VOL 1257 PAGE 454

CONVEYANCE OF RIGHTS IN LAND BY PUBLIC UTILITY

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of
 \$100.00 and no/100 ----- Dollars (\$1.00-----)

and other good and valuable consideration
 acknowledged hereby to be in full payment of the rights herein conveyed, and all damages, including the
 relocation or other alteration of certain transmission lines and supporting structures, except as here-
 inafter further provided, WISCONSIN ELECTRIC POWER COMPANY

a public utility.
 grantor, does hereby grant unto the State of Wisconsin, grantee, an easement, and the right to cross,
 traverse, or otherwise occupy with a public highway certain lands upon or over which the grantor,
 other than through the occupancy of a public highway or street, holds prior rights by virtue of title
 easement, license or other legal device, which is the basis for this grant.

The said lands are situate within the Town of Mt. Pleasant
 City of Racine of Racine

Racine County, Wisconsin, and are shown on the map filed by the grantor with the
 County Highway Committee and the County Clerk of the said county as required by Section 84.09(1)
 Wisconsin Statutes, and are described as follows, to-wit: bearing revision date of September 1,
 1974, showing the plat of right of way required for Project I.D. 2390-1-21 filed by the
 grantee with the County Highway Committee and County Clerk of said County, as required
 by Section 84.09(1) Wisconsin Statutes and are described as follows, to-wit: In the
 Southwest one-quarter (SW 1/4) of Section Thirteen (13), Township Three (3) North, Range
 Twenty-two (22) East, in the Town of Mt. Pleasant, and in the Northwest one-quarter (NW 1/4)
 of Section Twenty-four (24), Township Three (3) North, Range Twenty-two (22) East in the
 City of Racine and Town of Mt. Pleasant, all in Racine County, Wisconsin, that part of those
 certain easements dated October 8, 1969; December 30, 1969; December 12, 1969; December 5,
 1969; November 17, 1965; June 10, 1965; November 19, 1965; July 20, 1972; September 15,
 1972; July 19, 1962 and recorded in the Office of the Register of Deeds for Racine County
 on December 17, 1969 in Vol. 1039 of Records on Pages 296 to 298 inc., as Doc. No. 862775;
 on Jan. 26, 1970 in Vol. 1042 of Records on Page 308 as Doc. No. 864025; on Jan. 26, 1970
 in Vol. 1042 of Records on Pages 311 and 312 as Doc. No. 864027; on Jan. 26, 1970 in
 Vol. 1042 of Records on Pages 313 and 314 as Doc. No. 864028; on Dec. 1, 1965 in Vol. 888
 of Records on Pages 41 to 46 inc. as Doc. No. 798811; on July 19, 1965 in Vol. 870 of
 Records on Pages 473 and 474 as Doc. No. 791390; on Dec. 1, 1965 in Vol. 888 of Records
 on Pages 50 to 52 inc. as Doc. No. 798813; on Sept. 14, 1972 in Vol. 1150 of Records on
 Pages 63 and 64 as Doc. No. 908210; on November 29, 1972 in Vol. 1159 of Records on
 Pages 454 and 455 as Doc. No. 912356; and on July 26, 1962 in Vol. 748 of Records on
 Pages 268 to 270 inc. as Doc. No. 738973; lying within the right of way acquired or to
 be acquired for S.T.H. "31" under Project I.D. 2390-1-21.

This grant is made for the purposes of constructing, operating, and maintaining a public highway
 and appurtenant facilities on, over, under, or across the said lands.

The grantor reserves to itself the right to cross, traverse, or otherwise occupy these lands with
 the present and future overhead or underground transmission lines and appurtenant facilities and sup-
 porting structures in a manner not inconsistent with the purposes of this grant, and in a manner as will
 not interfere with normal highway maintenance and operation, provided, however, that the costs of any
 relocation or alteration of the said transmission lines, appurtenant facilities, or supporting structures
 when required by the grantee to accommodate expanded or additional highway facilities on or across
 the said lands, will be paid by the grantee, and provided further that the costs of such relocation or altera-
 tion, or of the installation of new or additional facilities when done at the instance of and for the pur-
 poses of the grantor, will be defrayed by the grantors.

Project 2390-1-40

Parcel No. 38

THIS INSTRUMENT WAS DRAFTED BY KENNETH J. TESKE
 ON BEHALF OF WISCONSIN ELECTRIC POWER COMPANY

953398

1257-454

March 25, 1975

This grant shall be binding on the grantor, grantees, and their successors or assigns.

WITNESS the hand and seal of the grantor this 17th day of January, 1975.

In Presence of

Dorothy Rossmann
Cynthia Shurla

By Sol Burstein
(Title) Executive Vice President
By H. L. Warhans
(Title) Secretary

State of Wisconsin }
Milwaukee County } SS.

On this 17th day of January, A.D. 1975, before me, the undersigned, personally appeared Sol Burstein and H. L. Warhans

to me personally known, who being by me duly sworn, did say that they are respectively Executive Vice President and Secretary of WISCONSIN ELECTRIC POWER COMPANY

a Wisconsin Corporation, that the seal affixed to the foregoing instrument is the corporate seal of said Corporation; that said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors,

and said Sol Burstein and H. L. Warhans severally acknowledged said instrument to be the free act and deed of said Corporation.

My commission expires Nov. 9, 1975. Thomas R. Hamilton Notary Public
Waukesha County

53398

To
STATE OF WISCONSIN

Conveyance of Rights
in Land by Public Utility

Register of Deeds Office
Racine County, Wis.

Received for record 25th March

A.D. 1975, at 8:23 o'clock

A.M., and recorded in Vol. 1252

of Record on Page 454-455

3:00

Register of Deeds

Wis Dept Trans.

P.O. Box 649

Waukesha, Wis. 53186