

4353479



WAUKESHA COUNTY CERTIFIED SURVEY MAP NO. 11742

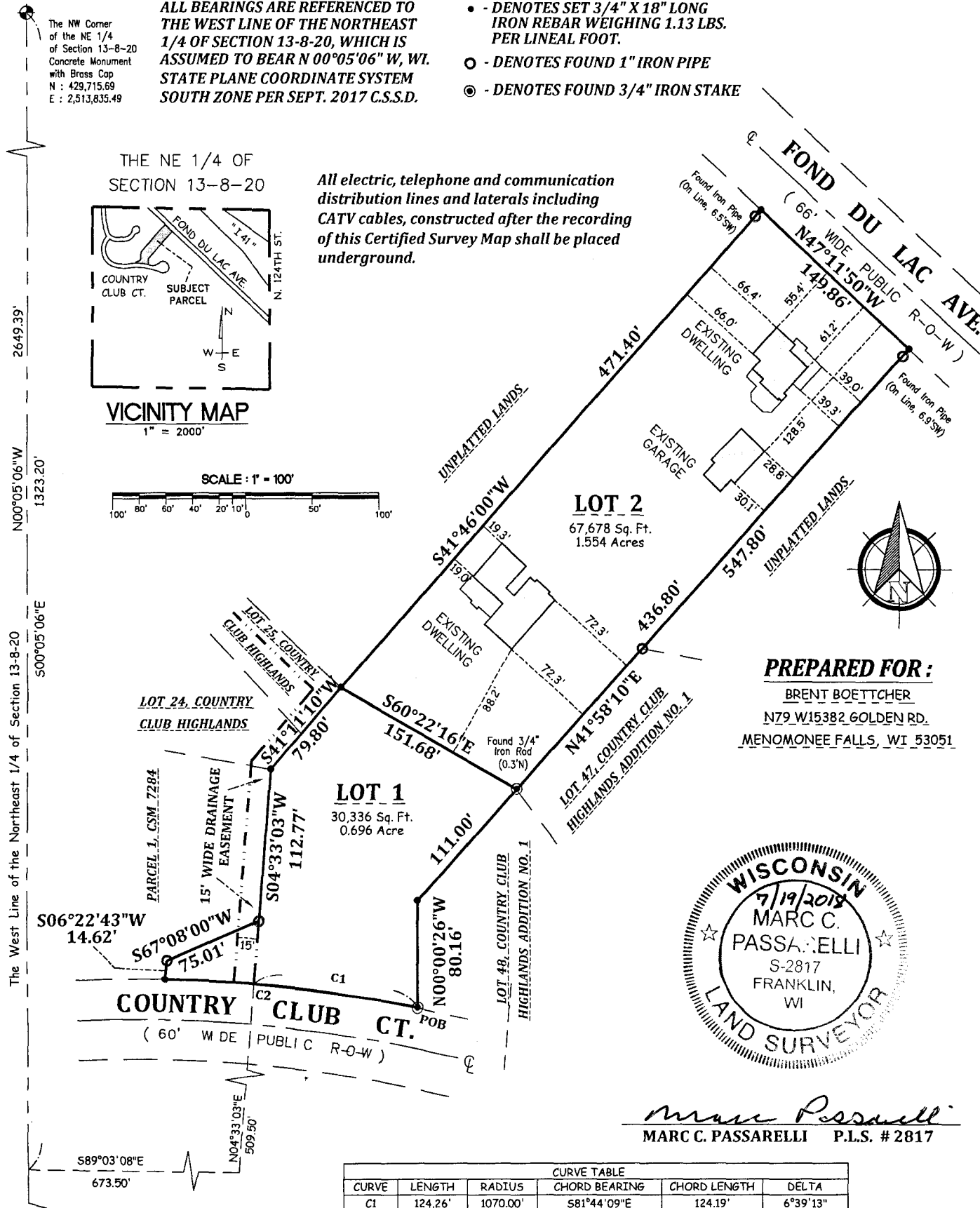
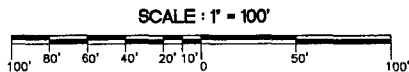
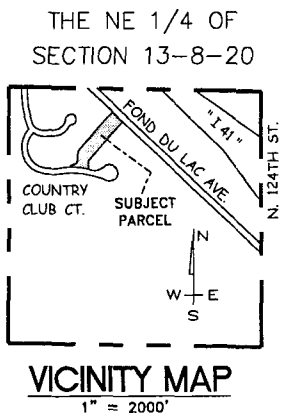
BEING A REDIVISION OF PARCEL 1 AND PARCEL 2 OF CERTIFIED SURVEY MAP NO. 9338, RECORDED AS DOCUMENT NO. 2775629 ON MARCH 11, 2002 AT THE WAUKESHA COUNTY REGISTER OF DEEDS, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWN 8 NORTH, RANGE 20 EAST, IN THE VILLAGE OF MENOMONEE FALLS, WAUKESHA COUNTY, WISCONSIN.

The NW Corner of the NE 1/4 of Section 13-8-20 Concrete Monument with Brass Cap  
N : 429,715.69  
E : 2,513,835.49

ALL BEARINGS ARE REFERENCED TO THE WEST LINE OF THE NORTHEAST 1/4 OF SECTION 13-8-20, WHICH IS ASSUMED TO BEAR N 00°05'06" W, WI. STATE PLANE COORDINATE SYSTEM SOUTH ZONE PER SEPT. 2017 C.S.S.D.

- - DENOTES SET 3/4" X 18" LONG IRON REBAR WEIGHING 1.13 LBS. PER LINEAL FOOT.
- - DENOTES FOUND 1" IRON PIPE
- ⊙ - DENOTES FOUND 3/4" IRON STAKE

All electric, telephone and communication distribution lines and laterals including CATV cables, constructed after the recording of this Certified Survey Map shall be placed underground.



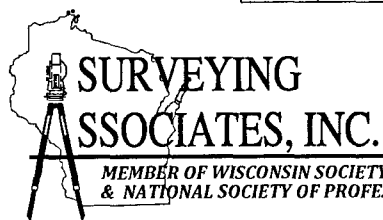
**PREPARED FOR:**  
BRENT BOETTCHER  
N79 W15382 GOLDEN RD.  
MENOMONEE FALLS, WI 53051



*Marc Passarelli*  
MARC C. PASSARELLI P.L.S. # 2817

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH	DELTA
C1	124.26'	1070.00'	S81°44'09"E	124.19'	6°39'13"
C2	191.34'	1070.00'	S83°31'55"E	191.08'	10°14'44"

The SW Corner of the NE 1/4 of Section 13-8-20 Concrete Monument with Brass Cap  
N : 427,069.56  
E : 2,513,839.41



2554 N. 100TH STREET  
P.O. BOX 26596  
WAUWATOSA, WISCONSIN 53226  
(414) 257-2212 FAX: (414) 257-2443  
sai@wi.rr.com

DATE: 05/11/2018

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WAUKESHA COUNTY CERTIFIED SURVEY MAP NO. 11742

BEING A REDIVISION OF PARCEL 1 AND PARCEL 2 OF CERTIFIED SURVEY MAP NO. 9338, RECORDED AS DOCUMENT NO. 2775629 ON MARCH 11, 2002 AT THE WAUKESHA COUNTY REGISTER OF DEEDS, LOCATED IN THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF SECTION 13, TOWN 8 NORTH, RANGE 20 EAST, IN THE VILLAGE OF MENOMONEE FALLS, WAUKESHA COUNTY, WISCONSIN.

**SURVEYOR'S CERTIFICATE**  
STATE OF WISCONSIN)  
MILWAUKEE COUNTY)SS

I, Marc C. Passarelli, a Professional land surveyor do hereby certify:

That I have surveyed, divided and mapped a redivision of Parcel 1 and Parcel 2 of Certified Survey Map No. 9338, recorded as Document No. 2775629 on March 11, 2002 at the Waukesha County Register of Deeds, located in the Northwest ¼ of the Northeast ¼ of Section 13, Town 8 North, Range 20 East, in the Village of Menomonee Falls, Waukesha County, Wisconsin, now being more particularly bounded and described as follows:

Commencing at the Northwest corner of the Northeast ¼ of said Section 13; thence South 00° 05' 06" East along the West line of said Northeast ¼ Section, 1323.20 feet to a point; thence South 89° 03' 08" East, 673.50 feet to a point; thence North 04° 33' 03" East, 509.50 feet to a point in the North right-of-way line of "Country Club Court"; thence Southeasterly 124.26 feet along said North right-of-way line and the arc of a curve, whose center lies to the Southwest, whose radius is 1070.00 feet, whose central angle is 06° 39' 13" , and whose chord bears South 81° 44' 09" East, 124.19 feet to the place of beginning of lands hereinafter described;

Thence North 00° 00' 26" West. 80.16 feet to a point; thence North 41° 58' 10" East, 547.80 feet to a point in the Southwesterly right-of-way line of "Fond du Lac Avenue"; thence North 47° 11' 50" West and along said Southwesterly right-of-way line, 149.86 feet to a point; thence South 41° 46' 00" West, 471.40 feet to a point; thence South 41° 11' 10" West, 79.80 feet to a point; thence South 04° 33' 03" West, 112.77 feet to a point; thence South 67° 08' 00" West, 75.01 feet to a point; thence South 06° 22' 43" West, 14.62 feet to a point in the said North right-of-way line of said "Country Club Court"; thence Southeasterly 191.34 feet along said North right-of-way line and the arc of a curve, whose center lies to the Southwest, whose radius is 1070.00 feet, whose central angle is 10° 14' 44", and whose chord bears South 83° 31' 55" East, 191.08 feet to the point of beginning of this description.

Said parcel contains approximately 98,015 square feet (or 2.2501 acres) of land, more or less.

That I have made such survey, land division and map by the direction of Brent t. Boettcher, Melissa L. Boettcher and Todd G. Fox, owners of said land.

That this map is a correct representation of all exterior boundaries of land surveyed and the land division thereof made.

That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and Chapter 94 of the Village Code of the Village of Menomonee Falls in surveying, dividing and mapping the same.

Dated this 10<sup>th</sup> day of May 2018.

Marc C. Passarelli  
Marc C. Passarelli S-2817  
Wisconsin Professional Land Surveyor




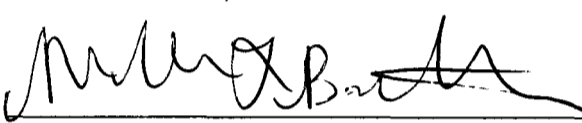
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OWNER'S CERTIFICATE:

As owners, Brent T. Boettcher and Melissa L. Boettcher have hereby certified that they caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with the requirements of Chapter 236.34 of the Wisconsin Statutes and Chapter 94 of the Village of Menomonee Falls Subdivision Ordinances.

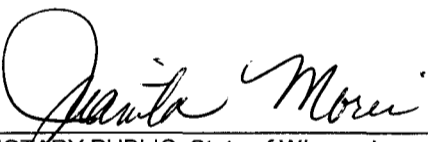
In Witness whereof Brent T. Boettcher and Melissa L. Boettcher, at Menomonee Falls, Wisconsin, on this 23 day of July, 2018.

  
Brent T. Boettcher, Owner  
  
Melissa L. Boettcher, Owner

STATE OF WISCONSIN)  
WAUKESHA COUNTY)SS

Personally came before me this 23 day of July, 2018, the above named Brent T. Boettcher and Melissa L. Boettcher, to me known to be the persons who executed the foregoing instrument and acknowledge the same.

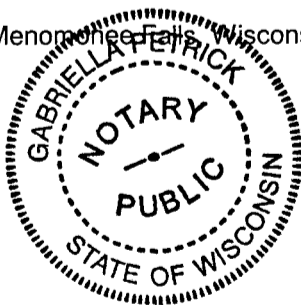
**JUANITA MORIN**  
Notary Public  
State of Wisconsin

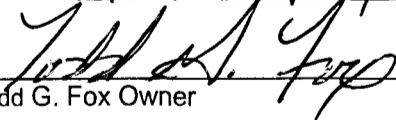
  
NOTARY PUBLIC, State of Wisconsin  
My Commission Expires 4-10-2022  
Oconto County.

OWNER'S CERTIFICATE:

As owner, Todd G. Fox, has hereby certified that he caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with the requirements of Chapter 236.34 of the Wisconsin Statutes and Chapter 94 of the Village of Menomonee Falls Subdivision Ordinances.

In Witness whereof Todd G. Fox, at Menomonee Falls, Wisconsin, on this 27 day of JULY, 2018.



  
Todd G. Fox Owner

STATE OF WISCONSIN)  
WAUKESHA COUNTY)SS

Milwaukee  
Personally came before me this 27<sup>th</sup> day of July, 2018, the above named Todd G. Fox, to me known to be the persons who executed the foregoing instrument and acknowledge the same.



  
NOTARY PUBLIC, State of Wisconsin  
My Commission Expires 01/07/2022

WAUKESHA COUNTY CERTIFIED SURVEY MAP NO. 11742

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CONSENT OF MORTGAGEE:

*(tmc)*

~~WaterTown~~ <sup>WaterStone</sup> Bank, mortgagor of the above described land, hereby consents to the surveying, dividing and mapping of the land described on this plat, and does hereby consent to the above certificates of the above owners.

In Witness Whereof, ~~WaterTown~~ <sup>WaterStone tmc</sup> Bank, has caused these presents to be signed by Todd M. Cruciani, Representative, at 11200 W. Prairie Ct. Waukesha, WI 53066, this 27<sup>th</sup> day of July, 2018.

Todd M. Cruciani  
Representative - Vice President

STATE OF WISCONSIN )  
Milwaukee COUNTY)SS

Personally came before me this 27<sup>th</sup> day of July, 2018, the above named Todd M. Cruciani, of the above named ~~WaterTown~~ Bank, to me known to be the person who executed the foregoing instrument as such Representative and acknowledged that he executed the foregoing instrument as such by its authority.

*WaterStone (tmc)*



Gabriella Petrick  
Notary Public, State of Wisconsin  
My Commission expires 01/07/2022

VILLAGE OF MENOMONEE FALLS PLAN COMMISSION APPROVAL

Preliminary Approval July 10, 2018

Matthew A. Carran  
Matthew A. Carran  
Plan Commission Secretary

Final Approval July 10, 2018

Matthew A. Carran  
Matthew A. Carran  
Plan Commission Secretary



4353479  
REGISTER OF DEEDS  
WAUKESHA COUNTY, WI  
RECORDED ON  
August 02, 2018 10:14 AM  
James R Behrend  
Register of Deeds  
4 PGS  
TOTAL FEE: \$30.00  
TRANS FEE: \$0.00  
Book 118 Page 68-71



Certified Survey Mp No. \_\_\_\_\_ Document No. \_\_\_\_\_  
Date \_\_\_\_\_ Book \_\_\_\_\_ Pages \_\_\_\_\_