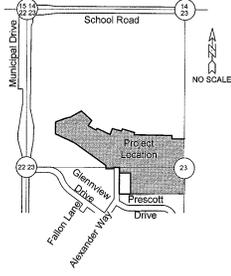


Savannah Heights

All of Lot 2 CSM 7332; all of Outlot 2 CSM 7354; all of Outlot 3 Towering Pines 2; all of Lot 4 CSM 7357 all located in part of the Northeast 1/4 of the Southwest 1/4, part of the Southwest 1/4 of the Northwest 1/4 and part of the Southeast 1/4 of the Northwest 1/4 of Section 23, Township 21 North, Range 16 East, Town of Greenville, Outagamie County, Wisconsin

LOCATION MAP

W 1/2 SEC 23, T 21 N, R 16 E
TOWN OF GREENVILLE
OUTAGAMIE COUNTY, WI



2140492
Recorded
August 10, 2018 2:18 PM
OUTAGAMIE COUNTY
SABAR B VAN CAMP
REGISTERED OF DEEDS
Fee Amount: \$50.00
Total Pages: 2
Cabinet: M Page 133 & 134



Bearings are referenced to the E/L of the NW 1/4 of Section 23, T21N, R16E assumed to bear 500°39'00\"/>

North 1/4 Corner
Section 23, T21N, R16E
Masonry Nail W/Washer
Found

- ### LEGEND
- 3/4" Rebar Found
 - 1 1/2" x 18" Steel Rebar @ 4.30lbs/LF SET
 - All other corners
 - 3/2" x 18" Steel Rebar @ 1.50lbs/LF SET
 - SF Lot areas in square feet
 - () Recorded as
 - No Access Area 50' Each way from intersection

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

Certified June 15th, 2018
Bennie M. Dow
Department of Administration

Line	Bearing	Length
L1	N 0°31'30" W	128.18'
L2	S 89°28'29" W	66.00'
L3	S 00°31'30" E	55.00'
L4	N 0°00'55" E	55.01'
L5	N 34°02'55" E	105.54'
L6	N 28°14'45" E	31.23'
L7	S 68°20'53" E	55.40'
L8	N 15°03'29" E	35.30'
L9	N 15°03'29" E	40.77'
L10	S 00°38'46" W	56.43'
L11	S 00°38'46" W	109.78'
L12	N 00°38'47" E	109.04'
L13	N 00°00'00" E	12.98'
L14	N 00°00'00" E	23.33'
L15	N 00°00'00" E	22.76'
L16	N 28°14'45" E	146.60'
L17	N 00°00'00" E	13.49'
L18	N 00°31'34" E	23.44'
L19	S 60°41'48" W	48.55'

Town Notes:

Right to Farm Statement:
The lots created on this map are adjacent to properties that, as of the date of this document, are being used for agricultural purposes. Some individuals believe that the activities associated with the agricultural use constitute a nuisance or conflict with the quiet enjoyment of their property. This statement is intended to provide third parties with notice that agricultural activities may exist on the adjacent properties.

Drain Tile Statement:
Any agricultural drain tile which is disturbed, cut or broken as part of the development of the plat or excavation for construction must be repaired and/or relocated to allow for the drain tile to continue to drain as originally designed. The cost of repair and/or replacement of the drain tile must be borne by the party damaging the drain tile.

Drainage Easement Statement:
The Town of Greenville shall have an unqualified right to enter upon any drainage easement for inspection and to maintain and repair all drainageway and drainage improvements. Lots shall be equally assessed for maintenance and repair of all drainageway and drainage improvements.

Drainage Easement Restriction:
The following uses, structures and activities are prohibited in any easement or outlot used for drainage, filing, grading and excavating except for the construction of public streets, utility crossings and drainage improvements and facilities, construction or placement of any building or structure including fences, the cultivation of crops, fruits or vegetables; the planting of trees or shrubs; the dumping or depositing of ashes, waste, compost, temporary fill, or materials of any kind or nature; the storage of vehicles, equipment, material or personal property of any kind. These restrictions may be enforced by any lot owner, Property Owners Association or the Town of Greenville by proceedings in law or equity against any person violating or attempting to violate the restriction.

Grading Statement:
All grading and final grades for the construction of any public or private improvement shall conform to the surface water drainage plan as approved by the Town of Greenville Planning Commission.

Detention Pond Assessments Note:
Lots within this plat shall be subject to assessments on an annual basis for operation and maintenance of a regional detention pond area and the purchase of any lot constitutes a waiver of objection and agreement to pay said annual assessments which shall be placed upon the annual tax bill as a special assessment.

Tree Conservancy Easement Note:
A site plan for tree cutting limits shall be submitted to the Town of Greenville for Lots 9 through 14. Rear tree cutting limits are advisory and may be changed by the Town of Greenville staff. Only minimum tree cutting is to be allowed around each home. There is to be no clear cutting of wooded areas.

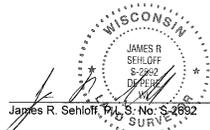
Street Lighting Statement:
Lots within this plat shall be subject to assessments on an annual basis for the operation and maintenance of street lights and the purchase of any lot constitutes a waiver of objection and agreement to pay said annual assessments which shall be placed upon the annual tax bill as a special assessment.

Pedestrian Trail Note:
A pedestrian trail will be located on the South right of way Design Drive; East right of way of Alexandria Way and Outlot 1. For exact location please refer to the engineering plans.

Benchmark Statement:
Benchmarks will be established on the tag bolts of the fire hydrants after utility construction has been completed.

GENERAL 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 seconds.
- No access or driveway are permitted 50' each way of all intersections as mapped.
- Outlot 1 is dedicated to the public for trail purposes. The responsibility for installation and maintenance is laid out in the developers agreement which is on file with the Town of Greenville.
- NO POLES or BURED 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 any one is a violation of Section 236.32 of Wisconsin Statutes. Utility easements as herein set forth are for the use of PUBLIC BODIES and PRIVATE PUBLIC UTILITIES having the right to serve the area.



22 MAY 2018
Date

File: 4541Final1.dwg
Date: 05/22/2018
Drafted By: Jim
Sheet: 1 of 2
Revision Date: May 22, 2018

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CIVIL ENGINEERING CONSULTANTS
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Ph: 920-961-1866 Fax: 920-830-9595
www.davel.pro

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Savannah Heights

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.
 Certified June 15th, 2018
Benjamin Dorn
 Department of Administration

All of Lot 2 CSM 7332; all of Outlot 2 CSM 7354; all of Outlot 3 Towering Pines 2; all of Lot 4 CSM 7357 all located in part of the Northeast 1/4 of the Southwest 1/4, part of the Southwest 1/4 of the Northwest 1/4 and part of the Southeast 1/4 of the Northwest 1/4 of Section 23, Township 21 North, Range 16 East, Town of Greenville, Outagamie County, Wisconsin

Surveyor's Certificate

I, James R. Sehlhoff, Professional Land Surveyor, hereby certify. That in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the Town of Greenville and Outagamie County, and under the direction of Dercks DeWitt, LLC, and Jennenjohn Family Limited Partnership owners of said land, I have surveyed divided and mapped Savannah Heights, that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is all of Lot 2 CSM 7332; all of Outlot 2 CSM 7354; all of Outlot 3 Towering Pines 2; all of Lot 4 CSM 7357 all located in part of the Northeast 1/4 of the Southwest 1/4, part of the Southwest 1/4 of the Northwest 1/4 and part of the Southeast 1/4 of the Northwest 1/4 of Section 23, Township 21 North, Range 16 East, Town of Greenville, Outagamie County, Wisconsin, containing 1,534,711 Square Feet (35.2321 Acres) of land, more or less subject to the all easements and restrictions of record.

Given under my hand this 22 day of MAY 20 18



James R. Sehlhoff, Wisconsin Professional Land Surveyor No. S-2692

Utility Easement Provisions

An easement for electric, natural gas, and communications service is hereby granted by

Dercks DeWitt, LLC, Grantor and Jennenjohn Family Limited Partnership, Grantor, to:

Wisconsin Electric Power Company and Wisconsin Gas, LLC, Wisconsin corporations doing business as We Energies, Grantee, SBC, Grantee, and Spectrum, 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, thereon, or on adjacent lots, also the right to trim or cut down trees, brush and roots 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 Grantees agree 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 Grantees 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, brush or roots which may be removed at any time pursuant to the rights herein granted. Structures shall not be placed over Grantees' facilities or in, upon or over the property within the lines marked "Utility Easement Areas" without the prior written consent of Grantees. 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 grantees.

The grant of easement shall be binding upon and inure to the benefit of the heirs, successors and assigns of all parties hereto.

Dercks DeWitt, LLC

Thomas DeWitt 6-19-18
 Tom Dercks, Managing Member Date

Treasurer's Certificate

We, being the duly elected, qualified and acting Treasurer of the Town of Greenville and Outagamie County, do hereby certify that in accordance with the records in our office, there are no unredeemed tax sales and unpaid taxes, or special assessments on and of the land included in this plat.

Heidi A. Buey 8-9-18
 Heidi A. Buey, Treasurer Date

Frank J. Wulfsberg 8-9-18
 Frank J. Wulfsberg, County Treasurer Date

County Planning Agency Approval Certificate

Resolved, that the plat of Savannah Heights in the Town of Greenville, Outagamie County, Dercks DeWitt, LLC, is hereby approved by Outagamie County.

Harvey S. Johnson 8/10/2018
 Harvey S. Johnson, County Zoning Administrator Date

Town of Greenville Approval Certificate

Resolved, that the plat of Savannah Heights in the Town of Greenville, Outagamie County, Dercks DeWitt, LLC, owner, is hereby approved by the Town Board of the Town of Greenville.

Jack L. Anderson 8/7/2018
 Jack L. Anderson, Chairman Date

I hereby certify that the foregoing is a copy of a resolution adopted by the Town Board of the Town of Greenville.

Shirley 8/16/2018
 Shirley, Clerk Date

Corporate Owner's Certificate

Dercks DeWitt, LLC, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said corporation caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

Dercks DeWitt, LLC, does further certify this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Outagamie County Planning and Zoning Committee
 Town of Greenville
 Department of Administration

IN WITNESS WHEREOF, the said Dercks DeWitt, LLC, has caused these presents to

be signed by its authorized representatives, located at, Menasha, Wisconsin

this 19 day of June 20 18

In the Presence of, Dercks DeWitt, LLC

Thomas DeWitt
 Tom Dercks, Managing Member



State of Wisconsin)
 Winnebago County) ss

Personally came before me this 19 day of June 20 18

the above named, officers of said corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation, by its authority.

Mary J. Reiter My commission expires: 6-26-21
 Notary Public, Wisconsin

Mortgagee's Certificate

Nicolet National Bank, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, Mortgagee of the above described land, 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 Dercks DeWitt, LLC, owner.

IN WITNESS WHEREOF, the said Nicolet National Bank has caused these presents to be signed by

Brian D. Paschen vice
 Brian D. Paschen, its President, and countersigned by

Timothy J. Vogelzang vice president
 Timothy J. Vogelzang, its Secretary/Cashier, at Neenah, Wisconsin, and its corporate seal to be

hereunto affixed this 10th day of August 20 18

q 8/10/18
 Vice President Date

Timothy J. Vogelzang 8/10/18
 Secretary/Cashier Date

State of Wisconsin)
 Winnebago County) ss

Personally came before me this 10th day of August 20 18, Brian D. Paschen

q Vice President
 and *Timothy J. Vogelzang* Secretary/Cashier of the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary (cashier) of said corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation, by its authority.

Catherine Brasse My Commission Expires 11-27-2020
 Catherine Brasse, Notary Public, Wisconsin



This Final Plat is contained wholly within the property described in the following recorded instruments:

the property owner of record:	Recording Information:	Parcel Number(s):
Dercks DeWitt, LLC	Doc No. 2089287	110-0838-05 (Lot 2 CSM 7332)
Dercks DeWitt, LLC	Doc No. 2054548	110-0840-61 (Outlot 2 CSM 7354)
Dercks DeWitt, LLC	Doc No. 2054527	110-0840-62 (Outlot 3 Towering Pines 2)
Dercks DeWitt, LLC	Doc No. 2087351	110-0840-58 (Lot 4 CSM 7357)

*Discontinuance of Public Dedication for Outlot 3 of Towering Pines 2 is recorded as Doc 2091308

CURVE TABLE								
Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-in	Tangent Bearing-out	
C1	167.00'	N 15°47'20" E	93.82	95.10'	32°37'44"	N 00°31'32" W	N 32°08'12" E	
C2	283.00'	N 16°03'08" E	156.50'	158.57'	32°06'12"	N 32°06'12" E	N 00°00'00" E	
C3	283.00'	N 30°31'50" E	15.54'	15.54'	3°08'44"	N 32°06'12" E	N 28°57'28" E	
C4	283.00'	N 14°28'44" E	141.51'	143.03'	28°57'28"	N 28°57'28" E	N 00°00'00" E	
C5	60.00'	N 90°00'00" W	66.00'	307.11'	293°15'58"	S 56°37'59" E	N 56°37'59" E	
C6	60.00'	S 10°58'02" W	85.83'	95.64'	91°19'54"	S 34°41'55" E	S 56°37'59" W	
C7	60.00'	S 62°20'57" E	55.69'	57.91'	55°18'05"	N 90°00'00" E	S 34°41'55" E	
C8	60.00'	N 63°55'59" E	52.73'	54.59'	52°08'02"	N 37°51'58" E	N 90°00'00" E	
C9	60.00'	N 09°23'00" W	88.12'	98.96'	94°29'57"	S 56°37'59" W	N 37°51'58" E	
C10	217.00'	N 07°31'44" E	56.87'	57.03'	15°03'29"	N 00°00'00" E	N 15°03'29" E	
C11	283.00'	N 07°31'44" E	74.16'	74.38'	15°03'29"	N 00°00'00" E	N 15°03'29" E	
C12	716.29'	S 78°07'24" E	237.51'	238.61'	19°05'11"	S 68°34'49" E	S 67°28'51" E	
C13	716.29'	N 81°57'01" W	142.69'	142.93'	11°25'58"	N 78°14'02" W	N 87°40'00" W	
C14	716.29'	N 72°24'25" W	95.61'	95.68'	7°39'13"	N 68°34'49" W	N 78°14'02" W	
C15	1960.00'	S 65°06'00" E	162.85'	162.90'	4°45'43"	S 62°43'08" E	S 67°28'51" E	
C16	1960.00'	N 67°02'15" W	30.34'	30.34'	0°53'13"	N 66°35'39" W	N 67°28'51" W	
C17	1960.00'	N 64°39'23" W	132.54'	132.56'	3°52'31"	N 62°43'08" W	N 66°35'39" W	
C18	1960.00'	S 55°22'10" E	370.28'	370.62'	10°50'23"	S 49°56'59" E	S 60°47'22" E	
C19	1960.00'	N 58°22'14" W	165.45'	165.50'	4°50'17"	N 55°57'05" W	N 60°47'22" E	
C20	1960.00'	N 54°27'03" W	102.64'	102.66'	3°00'03"	N 52°57'02" W	N 55°57'05" W	
C21	1960.00'	N 51°27'00" W	102.64'	102.66'	3°00'03"	N 49°56'59" E	N 52°57'02" W	
C22	260.00'	N 35°27'55" W	130.06'	131.46'	28°58'07"	N 49°56'59" W	N 20°58'52" W	
C23	340.00'	N 34°33'45" W	180.43'	182.62'	30°46'31"	N 49°57'01" W	N 19°10'32" W	
C24	340.00'	S 26°58'48" E	92.33'	92.62'	15°36'28"	S 34°47'00" E	S 19°10'32" E	
C25	340.00'	S 36°28'09" E	20.00'	20.01'	3°22'18"	S 38°09'18" E	S 34°47'00" E	
C26	340.00'	N 44°03'08" W	69.87'	69.89'	11°47'40"	N 49°56'58" W	N 38°09'18" W	
C27	2040.00'	S 50°10'45" E	16.34'	16.34'	0°27'32"	S 49°56'59" E	S 50°24'30" E	
C28	2040.00'	S 58°28'18" E	602.23'	604.44'	17°01'34"	S 49°56'59" E	S 66°55'34" E	
C29	2040.00'	S 51°51'50" E	103.63'	103.64'	2°54'39"	S 50°24'30" E	S 53°19'10" E	
C30	2040.00'	S 54°49'29" E	103.63'	103.64'	2°54'39"	S 53°19'10" E	S 56°13'49" E	
C31	2040.00'	S 57°41'09" E	103.63'	103.64'	2°54'39"	S 56°13'49" E	S 59°08'28" E	
C32	2040.00'	S 60°35'48" E	103.63'	103.64'	2°54'39"	S 59°08'28" E	S 62°03'09" E	
C33	2040.00'	S 63°30'27" E	103.63'	103.64'	2°54'39"	S 62°03'09" E	S 64°57'47" E	
C34	2040.00'	S 65°56'40" E	69.89'	69.90'	1°57'47"	S 64°57'47" E	S 66°55'34" E	
C35	790.00'	N 77°26'06" W	288.18'	288.80'	21°01'05"	N 87°56'59" W	N 66°55'34" E	
C36	790.00'	S 68°09'00" E	33.75'	33.75'	2°28'51"	S 69°22'25" E	S 66°55'34" E	
C37	790.00'	S 73°08'08" E	103.66'	103.74'	7°31'25"	S 76°53'50" E	S 69°22'25" E	
C38	790.00'	S 82°25'15" E	152.08'	152.31'	11°02'48"	S 87°56'59" E	S 76°53'50" E	
C39	217.00'	N 16°03'08" E	120.00'	121.59'	32°06'12"	N 32°06'12" E	N 00°00'00" E	
C40	233.00'	N 15°47'20" E	130.90'	132.69'	32°37'44"	N 00°31'31" W	N 32°06'12" E	
C41	233.00'	N 30°13'00" E	15.34'	15.35'	3°46'24"	N 28°19'48" E	N 32°06'12" E	
C42	233.00'	N 17°43'24" E	85.77'	86.27'	21°12'47"	N 07°07'01" E	N 28°19'48" E	
C43	233.00'	N 03°17'46" E	31.05'	31.07'	7°38'29"	N 00°31'28" W	N 07°07'01" E	

File: 4541Final1.dwg
 Date: 05/22/2018
 Drafted by: Jim
 Sheet: 2 of 2
 Revision Date: May 22, 2018

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