

Jacobson Meadows 2

All of Lot 1, Certified Survey Map 6751, being part of the Northeast 1/4 of the fractional Northwest 1/4, Section 18, Township 20 North, Range 17 East, Village of Fox Crossing, Winnebago County, Wisconsin.

CURVE TABLE							
Curve	Radius	Chord Direction	Recorded Bearing	Chord Length	Recorded Distance	Arc Length	Curve Angle
C1	116.00	S 07°25'44" W	(N 81°57'37" E)	21.54	19.97	11.2643	S 17°08'25" W
C2	170.00	S 09°44'12" W	(S 10°10'57" W)	76.69	(18.96)	39.6234	S 02°23'14" E
C3	370.00	S 01°58'47" W		143.56	146.57	227.2316	S 17°08'25" W
C4	370.00	S 04°30'35" W	(S 04°52'02" W)	111.90	(112.16)	112.33	S 17°08'25" W
C5	370.00	S 09°48'03" E	(S 8°18'11" E)	32.23	32.24	479.39	S 04°18'15" E
C6	1870.00	S 80°44'14" E		328.81	327.19	97.3051	S 87°28'43" E
C7	1970.00	S 89°44'00" E	(S 89°18'11" E)	105.00	105.02	7.2929	S 82°00'17" E
C8	1970.00	S 89°44'00" E		87.69	87.69	2.3324	S 80°07'17" E
C9	1970.00	S 78°18'44" E		81.77	81.76	272.42	S 77°04'43" E
C10	1970.00	S 78°18'44" E		37.60	37.60	1.9584	S 79°38'44" E
C11	2030.00	S 82°08'34" E		240.23	240.37	8.4104	S 78°42'03" E
C12	2030.00	S 82°08'34" E	(S 82°08'34" E)	149.22	(148.21)	149.23	N 81°18'20" W
C13	2030.00	S 79°09'11" E		21.11	21.11	2.7441	S 78°42'02" E
C14	70.00	N 47°24'44" E		112.94	113.47	107.9037	N 08°18'20" W
C15	130.00	N 42°04'44" E		194.24	218.30	90.4029	S 89°33'58" E
C16	130.00	N 03°38'18" E		66.01	44.83	19.4934	N 12°27'05" E
C17	130.00	N 02°50'15" E		57.67	57.54	29.2131	N 34°48'36" E
C18	130.00	N 07°16'07" E		57.88	57.97	29.2131	N 09°30'59" E
C19	130.00	N 09°56'50" E		1.82	1.82	0.0197	S 80°18'18" E
C20	1454.79	N 02°33'39" E		211.10	211.28	879.10	N 06'36'02" W
C21	1454.79	N 02°33'39" E		74.08	74.09	0.0630	N 02°19'02" E
C22	1454.79	N 02°33'39" E		84.12	84.12	0.0191	S 02°19'02" E
C23	1454.79	N 02°33'39" E		53.02	53.07	2.0924	N 02°33'11" E
C24	1394.79	N 01°54'57" E		138.78	138.79	0.2648	N 02°14'41" E
C25	1394.79	N 01°54'57" E		31.50	31.50	1.1738	N 02°14'41" E
C26	1394.79	N 04°17'08" E		104.23	104.29	4.1853	N 04°28'33" E
C27	1394.79	N 04°17'08" E		217.07	217.29	876.33	N 09°18'17" W
C28	1394.79	N 02°18'54" E		97.04	97.06	3.9947	N 09°19'17" W
C29	1394.79	N 02°18'54" E		77.32	77.34	3.1027	N 02°18'54" E
C30	1394.79	N 02°18'54" E		42.89	42.89	1.1847	N 02°29'04" E
C31	430.00	N 01°16'47" E		168.58	168.58	223.10	N 09°14'50" W
C32	430.00	N 06'06'51" W		34.72	34.73	4.1739	N 09°14'50" W
C33	430.00	N 06'31'55" E		77.61	77.12	107.1827	N 04°37'11" W
C34	430.00	N 09°23'25" E		96.17	96.17	7.2804	S 09°29'21" E
C35	1454.79	S 02°04'48" E		429.70	429.80	19.9950	S 02°12'00" E
C36	1454.79	S 02°04'48" E		52.14	52.14	2.0327	S 02°12'00" E
C37	1454.79	S 02°04'48" E		80.70	80.71	3.1942	S 01°11'38" E
C38	1454.79	S 02°04'48" E		60.70	60.71	3.1942	S 04°00'50" E
C39	1454.79	S 02°04'48" E		80.70	80.71	3.1942	S 04°00'50" E
C40	1454.79	S 02°04'48" E		80.70	80.71	3.1942	S 02°08'12" E
C41	1454.79	S 04°01'37" E		84.42	84.41	3.1932	S 02°29'11" W
C42	1454.79	S 04°01'37" E		82.13	82.13	2.9111	S 02°04'30" W
C43	1394.79	S 04°01'37" E		172.87	173.09	7.2638	S 02°42'14" W
C44	1394.79	S 07°02'49" E		32.81	32.81	1.2953	S 07°03'14" W
C45	1394.79	S 07°02'49" E		140.21	140.27	5.4843	S 02°22'31" W
C46	1394.79	S 07°02'49" E		104.59	118.11	96.9029	S 89°37'08" E
C47	60.00	N 09°44'29" E		36.50	115.94	119.1941	N 08°18'52" W
C48	60.00	N 07°18'11" E		19.87	19.87	1.0024	N 08°18'52" W
C49	60.00	N 29°46'44" E		34.84	36.49	379.5737	N 88°28'59" E
C50	60.00	N 02°30'00" E		36.32	36.61	381.4450	N 42°42'52" E
C51	60.00	S 89°00'39" E		27.00	27.19	267.0348	N 77°57'27" E

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.

James H. Spill
 Department of Administration

LINE TABLE				
Line	Bearing	Recorded Bearing	Length	Enclosed Distance
L1	N 89°24'18" E	(N 84°51'12" E)	82.12	
L2	N 84°15'58" E	(N 84°14'10" E)	105.24	(105.92)
L3	S 04°51'19" W	(S 05°18'58" W)	80.00	

Corporate Owner's Certificate

Decker Rusch Development, Inc., 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.

Decker Rusch Development, Inc., 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:

Winnebago County Planning and Zoning Committee
 Village of Fox Crossing
 Department of Administration

IN WITNESS WHEREOF, the said Decker Rusch Development, Inc., has caused these presents to be signed by its authorized representatives, located at, Fox Crossing, Wisconsin

this 13 day of January, 2017.

In the Presence of, Decker Rusch Development, Inc.

Gordon Decker
 Gordon Decker, President



City of Wisconsin 1

Winnebago County 14

Personally came before me this 13 day of January, 2017.

I, the above named, officers of said corporation, and acknowledged that they executed the foregoing instrument as such officers and in the exercise of their authority.

Mary J. Helwig
 Notary Public, Wisconsin

My commission expires: 6-26-17

Owner's Certificate

As owners, we hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Winnebago County Planning and Zoning Committee
 Village of Fox Crossing
 Department of Administration

IN WITNESS the hand and seal of said owners this 13 day of January, 2017.

Land Contact Vendor

In the presence of,
Virginia T. Meyer
 Virginia T. Meyer

Ronda E Meyer 25
 Ronda E Meyer, Esq.

In the Presence of, Decker Rusch Development, Inc.

Gordon H. Decker
 Gordon H. Decker, President



City of Wisconsin 1

Winnebago County 15

Personally came before me this 13 day of January, 2017.

I, the above named, officers of said corporation, and acknowledged the same.

Mary J. Helwig
 Notary Public, Wisconsin

My commission expires: 6-26-17

Village Board Approval Certificate

Resolved, That the plat of Jacobson Meadows 2 in the Village of Fox Crossing, Winnebago County, Decker Rusch Development, Inc., and Ronda E. Meyer & Virginia F. Meyer, owners, is hereby approved by the Village Board of the Village of Fox Crossing.

Cheryl Spill
 Cheryl Spill, Chairman

I hereby certify that the foregoing is a copy of a resolution adopted by the Village Board of the Village of Fox Crossing

David Tabone
 David Tabone, Clerk

Surveyor's Certificate

I, James R. Sahlhoff, 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 Village of Fox Crossing and Winnebago County, and under the direction of Decker Rusch Development, Inc., and Ronda E. Meyer & Virginia F. Meyer, owners of said land, I have surveyed, divided and mapped Jacobson Meadows 2, that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is all of lot 1, Certified Survey Map 6751, being part of the Northeast 1/4 of the fractional Northwest 1/4, Section 18, Township 20 North, Range 17 East, Village of Fox Crossing, Winnebago County, Wisconsin, containing 658.139 sq. ft. (15.1087 Acres) of land more or less, subject to an assessment and redivision of record.

Given under my hand this 27 day of January, 2017.

James R. Sahlhoff
 James R. Sahlhoff, Wisconsin Professional Land Surveyor No. S-2002



Utility Easement Provisions

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

Decker Rusch Development, Inc., Grantor to:

Wisconsin Electric Power Company and Wisconsin Gas, LLC, Wisconsin corporations doing business as We Energies, Grantee, SBC, Grantee, and Time Warner Cable, 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 stem or cut down trees, brush and rocks as may be reasonably required incident to the right herein granted, and the right to enter upon the subdivided property for all such purposes. The Granteee agrees 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 Granteee or its agents. This restriction, 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 rocks which may be removed at any time pursuant to the Utility Easement Areas. Structures shall not be placed over Granteee's facilities or it, upon or over the property within the lines marked Utility Easement Areas without the prior written consent of Granteee. 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 Granteee.

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

Decker Rusch Development, Inc.

Gordon Decker
 Gordon Decker, President

Ronda E Meyer
 Ronda E Meyer, Esq.

Virginia F Meyer
 Virginia F Meyer

Treasurer's Certificate

We, being the duly elected, qualified and acting Treasurer of the Village of Fox Crossing and Winnebago County, do hereby certify that in accordance with the records in our office, there are no unrecorded tax sales and unpaid taxes, or special assessments on any of the land included in this plat.

Debbie Stangel
 Debbie Stangel, Village Treasurer

Mark W. Hugg
 Mark W. Hugg, Village Treasurer

1 7 3 2 8 7 6

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):
 Decker Rusch Development, Inc (Vendor) Document No. 01381991 080550
Ronda E & Virginia F Meyer (Vendor) Doc. No. 156 483

Record of Deeds Office
 Winnebago County, WI
 15 2017
 15:40 AM
 1/14/17
 15:40 AM
 1/14/17

Natalie Strohmyer

