

VILLAGE OF LITTLE CHUTE

RESOLUTION NO. 37, SERIES OF 2018

WHEREAS, PBJ Holdings, LLC as owners of Parcel #'s 2604400100, 260439900, 260440200, 260440101, 260440201 have presented a Certified Survey Map to the Village of Little Chute Board of Trustees as prepared by James Sehloff, a registered land surveyor; and

WHEREAS, the Village of Little Chute Planning Commission has recommended in favor of adoption of said Certified Survey Map; and

WHEREAS, a majority of the Village Board find that the attached Certified Survey Map is found to be in the public interest.


NOW, THEREFORE, BE IT RESOLVED, by the Village Board of Trustees as follows:

1. That the Certified Survey Map attached hereto (photocopy), be and the same is hereby approved; and
2. That the Village President, Village Clerk, and Finance Director, upon full payment of, if applicable, all fees, taxes, and special assessments are directed to execute signatures on behalf of the Village of Little Chute upon the Certified Survey Map documents as required.

Date introduced, approved and adopted: December 12, 2018

VILLAGE OF LITTLE CHUTE:

By:


Michael R. Varden Berg, Village President

Attest:


Laurie Decker, Village Clerk

Document #: 2153218
 Date: 02-01-2019 Time: 10:04 AM
 Pages: 7 Fee: \$30.00
 County: OUTAGAMIE COUNTY State: WI

Sarah R. VanCamp

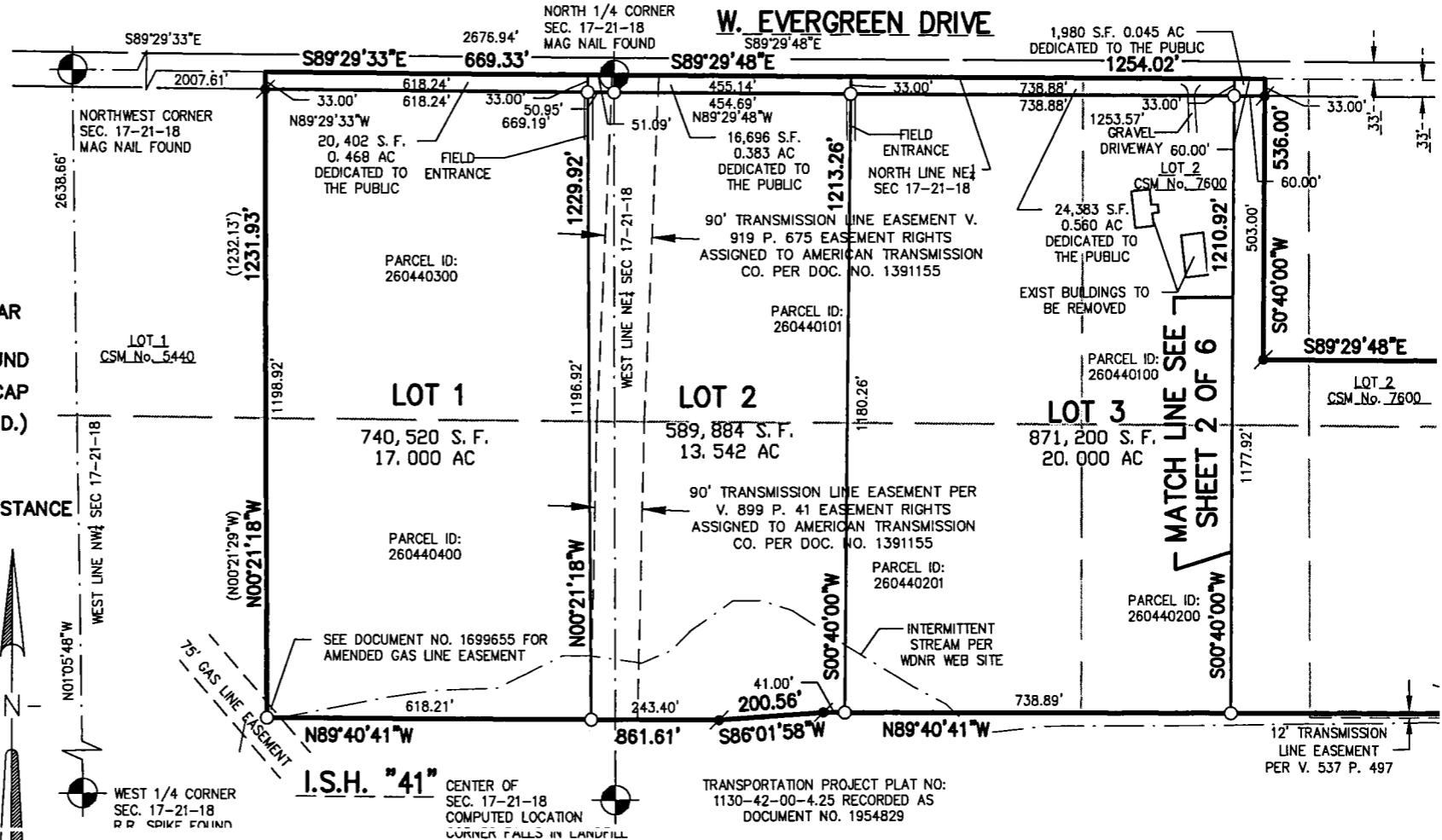
SARAH R VAN CAMP, REGISTER OF DEEDS
 Returned to: FILE

Volume 47 Page 7682

CERTIFIED SURVEY MAP NO. *7682*

SHEET 1 OF 6

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

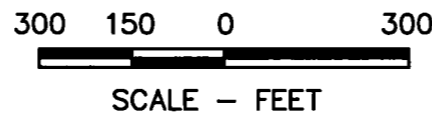


LEGEND

- - 3/4" x 24" ROUND STEEL REBAR WEIGHING 1.5 lbs./lineal ft. SET
- - 3/4" ROUND STEEL REBAR FOUND
- - 1" IRON PIPE FOUND W/ DOT CAP
- - 1" IRON PIPE FOUND (1.315" O.D.)
- ⊙ - CERTIFIED LAND CORNER OUTAGAMIE COUNTY
- () - RECORDED BEARING AND/OR DISTANCE
- S.F. - SQUARE FEET
- AC - ACRES



BEARINGS ARE REFERENCED TO THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, WHICH BEARS S89°29'48"E PER THE WISCONSIN COUNTY COORDINATE SYSTEM AS PUBLISHED FOR OUTAGAMIE COUNTY.



DRAFTED BY: MARTY J. ABING

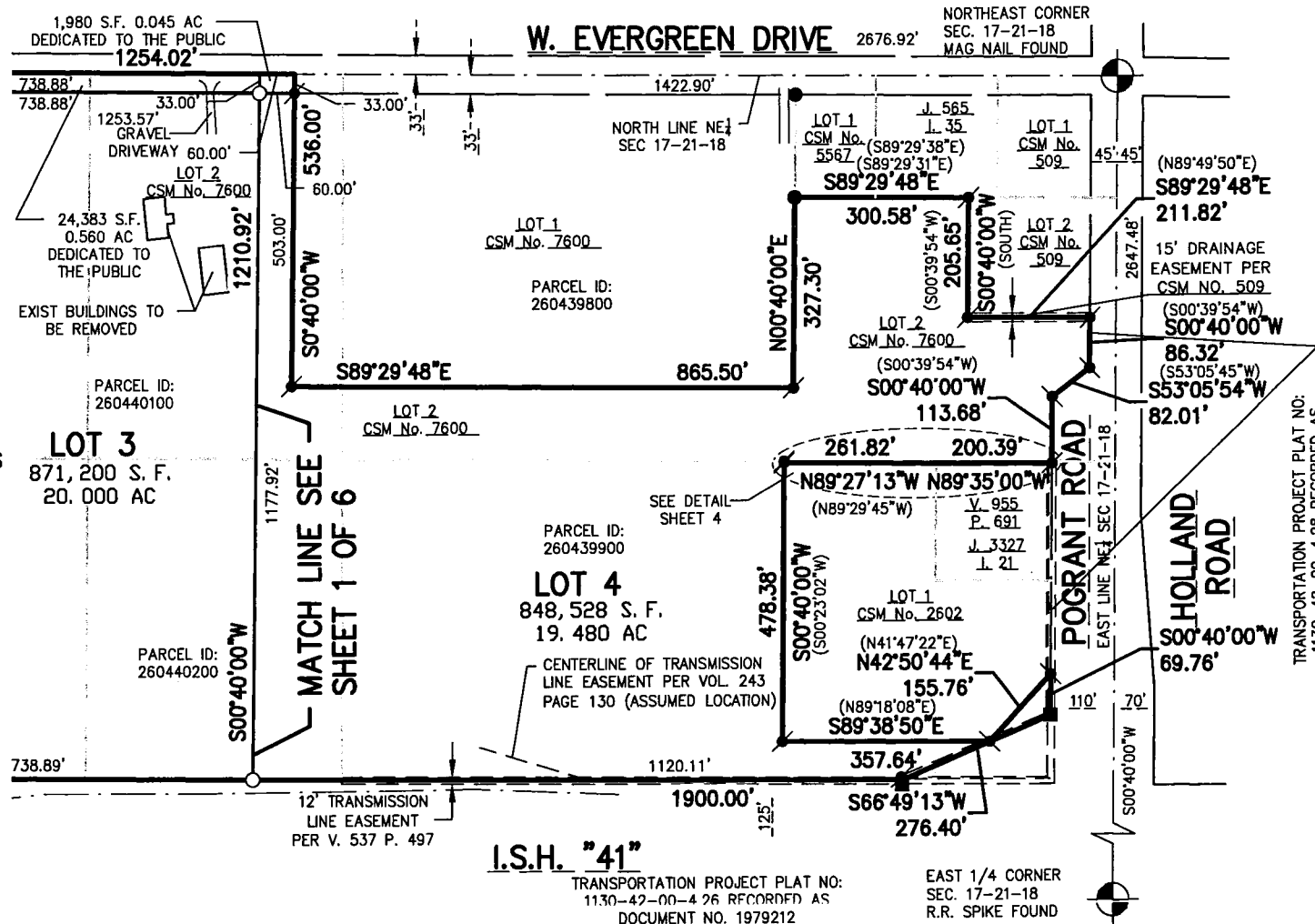
McMAHON
 ENGINEERS ARCHITECTS

1445 McMAHON DRIVE NEENAH, WI 54956
 Mailing: P.O. BOX 1025 NEENAH, WI 54957-1025
 Tel: (920) 751-4200 Fax: (920) 751-4284

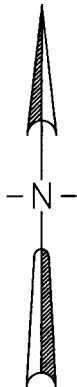
CERTIFIED SURVEY MAP NO. **7682**

SHEET 2 OF 6

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN



SURVEYED FOR:
COMMERCIAL HORIZONS
100 W. LAWRENCE ST.
APPLETON, WI
54912-0115
(920)830-9646



BEARINGS ARE REFERENCED TO THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, WHICH BEARS S89°29'48"E PER THE WISCONSIN COUNTY COORDINATE SYSTEM AS PUBLISHED FOR OUTAGAMIE COUNTY.

300 150 0 300



SCALE - FEET

NOTE:
PROPERTY CURRENTLY ZONED
ID INDUSTRIAL DISTRICT.

I.S.H. "41"

TRANSPORTATION PROJECT PLAT NO:
1130-42-00-4 26 RECORDED AS
DOCUMENT NO. 1979212

EAST 1/4 CORNER
SEC. 17-21-18
R.R. SPIKE FOUND

LOT 3 AREA

LAND = 1,002,812 S.F. 23.021 AC
ROAD = 6,302 S.F. 0.145 AC
TOTAL = 1,009,114 S.F. 23.166 AC

DRAFTED BY: MARTY J. ABING

CENTERLINE OF TRANSMISSION LINE
EASEMENT PER VOL. 243 PAGE 130
(ASSUMED LOCATION BASED ON
EXISTING UTILITIES & HIGHWAY WIDENING
4' CLEARING RIGHTS)

TRANSPORTATION PROJECT PLAT NO:
1130-42-00-4.28 RECORDED AS
DOCUMENT NO. 1979214



David M. Schmalz
Aug 23, 2018
REVISED JAN. 4 2019

McMAHON
ENGINEERS ARCHITECTS

1445 McMAHON DRIVE NEENAH, WI 54956
Mailing: P.O. BOX 1025 NEENAH, WI 54957-1025
Tel: (920) 751-4200 Fax: (920) 751-4284

www.mcmgrp.com

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, David M. Schmalz, Wisconsin Professional Land Surveyor S-1284, certify that I have surveyed, divided and mapped all of Lot 2 of Certified Survey Map No. 7600 as recorded in Volume 46 of Maps on Page 7600 as Document No. 2142581, and part of the Northeast 1/4 and the Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Northwest 1/4 of Section 17, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin containing 3,113,593 Square feet (71.478 acres) of land and described as follows

Beginning at the North $\frac{1}{4}$ corner of said Section 17; Thence S89°29'48"E, 1254.02 feet along the North line of the Northeast $\frac{1}{4}$ of said Section 17 to the Northerly extension of the West line of Lot 1 of said Certified Survey Map No. 7600; Thence S00°40'00"W, 536.00 feet along said West line to the Southwest corner thereof; Thence S89°29'48"E, 865.50 feet along the South line of said Lot 1 to the Southeast corner thereof; Thence N00°40'00"E, 327.30 feet along the East line of said Lot 1 to the Southwest corner of Lot 1 of Certified Survey Map No. 5567 as recorded in Volume 32 of Maps on Page 5567 as Document No. 1744497; Thence S89°29'48"E (recorded as S89°29'38"E & S89°29'31"E), 300.58 feet along the South line of said Lot 1 of Certified Survey Map No. 5567 and it's Easterly extension to the Northwest corner of Lot 2 of Certified Survey Map No. 509 as recorded in Volume 3 of Maps on Page 509 as Document No. 947607; Thence S00°40'00"W (recorded as S00°39'54"W & South), 205.65 feet along the West line of said Lot 2 to the Southwest corner thereof; Thence S89°29'48"E (recorded as N89°49'50"E), 211.82 feet along the South line of said Lot 2 to the Southeast corner thereof on the West Right-of-Way line of Holland Road; Thence S00°40'00"W (recorded as S00°39'54"W), 86.32 feet along said West Right-of-Way line to the Westerly Right-of-Way line of Pogrant Road; Thence S53°05'54"W (recorded as S53°05'45"W), 82.01 feet along said Westerly Right-of-Way line; Thence S00°40'00"W, (recorded as S00°39'54"W), 113.68 feet along said Westerly Right-of-Way line; Thence N89°35'00"W, 200.39 feet to the Northeast corner of Lot 1 of Certified Survey Map No. 2602 as recorded in Volume 14 of Maps on Page 2602 as Document No. 1196443; Thence N89°27'13"W (recorded as N89°29'45"W), 261.82 feet along the North line of said Lot 1 to the Northwest corner thereof; Thence S00°40'00"W (recorded as S00°23'02"W), 478.38 feet along the West line of said Lot 1 to the Southwest corner thereof; Thence S89°38'50"E (recorded as N89°18'08"E), 357.64 feet along the South line of said Lot 1; Thence N42°50'44"E (recorded as N41°18'08"E), 155.76 feet along the South line of said Lot 1 to the Southeast corner thereof and the Westerly Right-of-Way line of Pogrant Road; Thence S00°40'00"W, 69.76 feet along said Westerly Right-of-Way line to the North Right-of-Way line of I.S.H "41"; Thence S66°49'13"W, 276.40 feet along said North Right-of-Way line; Thence N89°40'41"W, 1900.00 feet along said North Right-of-Way line; Thence S86°01'58"W, 200.56 feet along said North Right-of-Way line; Thence N89°40'41"W, 861.61 feet along said North Right-of-Way line to the Southeast corner of Lot 1 of Certified Survey Map No. 5440 as recorded in Volume 31 of Maps on Page 5440 as Document No. 1723422; Thence N00°21'18"W, 1231.93 feet (recorded as N00°21'29"W, 1232.13 feet) along the East line of said Lot 1 of Certified Survey Map No. 5440 to the Northeast corner thereof, Thence S89°29'33"E, 669.33 feet along the North line of the Northwest $\frac{1}{4}$ of said Section 17 to the Point of Beginning.

That I have made this survey by the direction of the Owners of said Land.

I further certify that this map is a correct representation of the exterior boundary lines of the land surveyed and the division of that land, and that I have complied with section 236.34 of the Wisconsin Statutes and section 42-64 of the Village of Little Chute Subdivision Ordinance in surveying, dividing and mapping the same.

Given under my hand and seal this 4th day of October 2018.

David M. Schmalz

David M. Schmalz, Professional WI Land Surveyor S-1284



CERTIFIED SURVEY MAP NO. 1682

SHEET 4 OF 6

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

VILLAGE BOARD APPROVAL

Approved by the Village of Little Chute, Outagamie County, Wisconsin, by the Village Board on the 12 day of December, 2018.

Mike Vanden Berg 1-15-19
 Village President Date
 Mike Vanden Berg

Laurie Decker 1/14/2019
 Village Clerk Date
 Laurie Decker



David M. Schmalz
 Oct. 4, 2018

CERTIFICATE OF VILLAGE FINANCE DIRECTOR:

I, being the duly elected, qualified and acting Finance Director, do hereby certify that in accordance with the records in my office there are no un-paid taxes or un-paid special assessments on any of the lands included in this Certified Survey Map as of: 1/31/19 affecting the lands.

Valerie Clarizio 1/14/19
 Finance Director Date
 Valerie Clarizio

CERTIFICATE OF COUNTY TREASURER:

I, being the duly elected, qualified and acting Treasurer, do hereby certify that in accordance with the records in my office there are no un-paid taxes or un-paid special assessments on any of the lands included in this Certified Survey Map as of: 2/1/2019 affecting the lands.

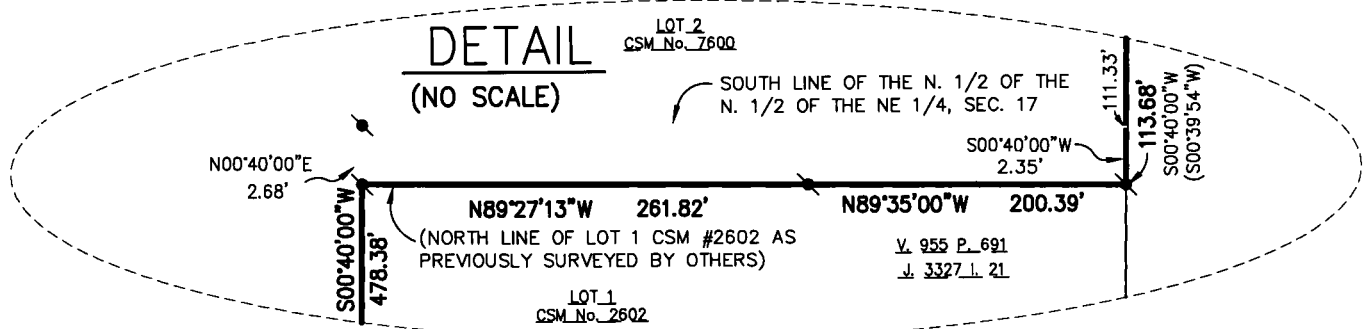
Trenten J. Woelfel 2/1/2019
 County Treasurer Date
 Trenten J. Woelfel

NOTES

-THIS CSM IS PART OF PARCEL ID 26-0-4398-00 AND ALL OF PARCEL ID 26-0-4399-00, 26-0-4401-00, 26-0-4401-01, 26-0-4402-00, 26-0-4402-01, 26-0-4403-00 & 26-0-4404-00

-THE PROPERTY OWNER OF RECORD IS PBJ HOLDINGS, LLC 45%, THE GRIFFIN COMPANY OF LITTLE CHUTE, INC. 45% & DAVID A. WITTMAN 10%

-THIS PROPERTY IS CONTAINED WHOLLY WITHIN LANDS DESCRIBED IN DOCUMENT No. 1866677.



CERTIFIED SURVEY MAP NO. 1682

SHEET 5 OF 6

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

PBJ Holdings, LLC, a Wisconsin Limited Liability Company As Owner(s), I/We hereby certify that I/we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I/We also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 23rd day of January, 2019.

Paul A. Klister member

Authorized Signature Title
PBJ Holdings LLC, a Wisconsin Limited Liability Company, a 45% interest

Paul A. Klister
Printed Name

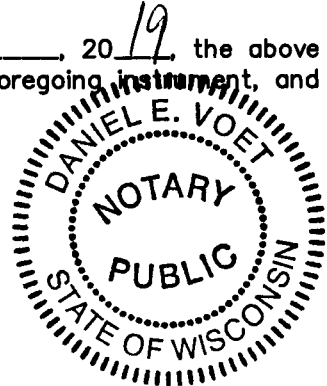
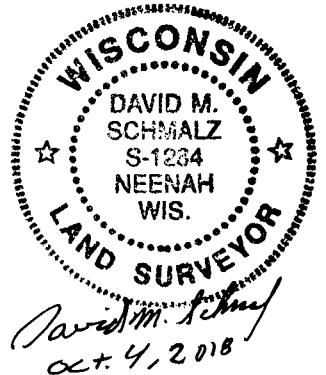
State of Wisconsin)
Outagamie County) ss

Personally appeared before me on the 23rd day of January, 2019, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Daniel E. Voet
Notary Public

Daniel E. Voet County, Outagamie

My commission expires 10/25/19



OWNER'S CERTIFICATE

The Griffin Company of Little Chute, Inc., a Wisconsin Corporation As Owner(s), I/We hereby certify that I/we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I/We also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 17th day of JANUARY, 2019.

Authorized Signature Title
The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, a 45% interest

LEE REYNEBEAU
Printed Name

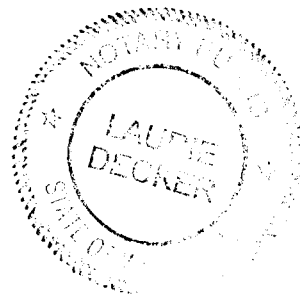
State of Wisconsin)
Outagamie County) ss

Personally appeared before me on the 17 day of January, 2019, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Laurie Decker
Notary Public

Laurie Decker County, Outagamie

My commission expires 4/10/2022



CERTIFIED SURVEY MAP NO. 7682

SHEET 6 OF 6

ALL OF LOT 2 OF CERTIFIED SURVEY MAP NO. 7600 AS RECORDED IN VOLUME 46 OF MAPS ON PAGE 7600 AS DOCUMENT NO. 2142581, AND PART OF THE NORTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 21 NORTH, RANGE 18 EAST, VILLAGE OF LITTLE CHUTE, OUTAGAMIE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

David A. Wittman As Owner, I hereby certify that I caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I also certify that this Certified Survey Map is required by s. 236.34 of the Wisconsin Statutes to be submitted to the following for approval.

Village of Little Chute

Dated this 17 day of January, 2019.

David Wittman
Authorized Signature Title
David A. Wittman, a 10% interest



State of Wisconsin)
Outagamie County) ss

Personally appeared before me on the 17 day of January, 2019, the above named person to me known to be the person who executed the foregoing instrument, and acknowledged the same.

Laurie Decker
Notary Public
Laurie Decker County, Outagamie
My commission expires 4/10/2022



CONSENT OF MORTGAGEE:

Associated Bank, NA, a 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 certified survey map and does hereby consent to the certificate of PBJ Holdings, LLC, a Wisconsin Limited Liability Company and The Griffin Company of Little Chute, Inc., a Wisconsin Corporation, as Owners.

WITNESS the hand and seal of said mortgagee this 22 day of January, 2019.

In the Presence of:

Tim Jorgensen
Authorized Signature

Adam DeKeyser
Authorized Signature

Tim Jorgensen
Print Name

ADAM DEKEYSER
Print Name

STATE OF WISCONSIN)ss
COUNTY OF Brown

Personally came before me this 22nd day of JANUARY, 2019, the above named persons to me to be the persons who executed the foregoing instrument and acknowledged the same.

Mary K Schneider
Notary Public

Brown County, WI

My Commission Expires: 1/22/22

