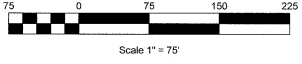
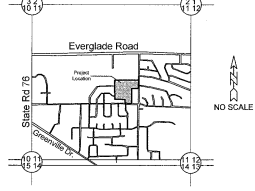


Third Addition to Waterlefe Estates

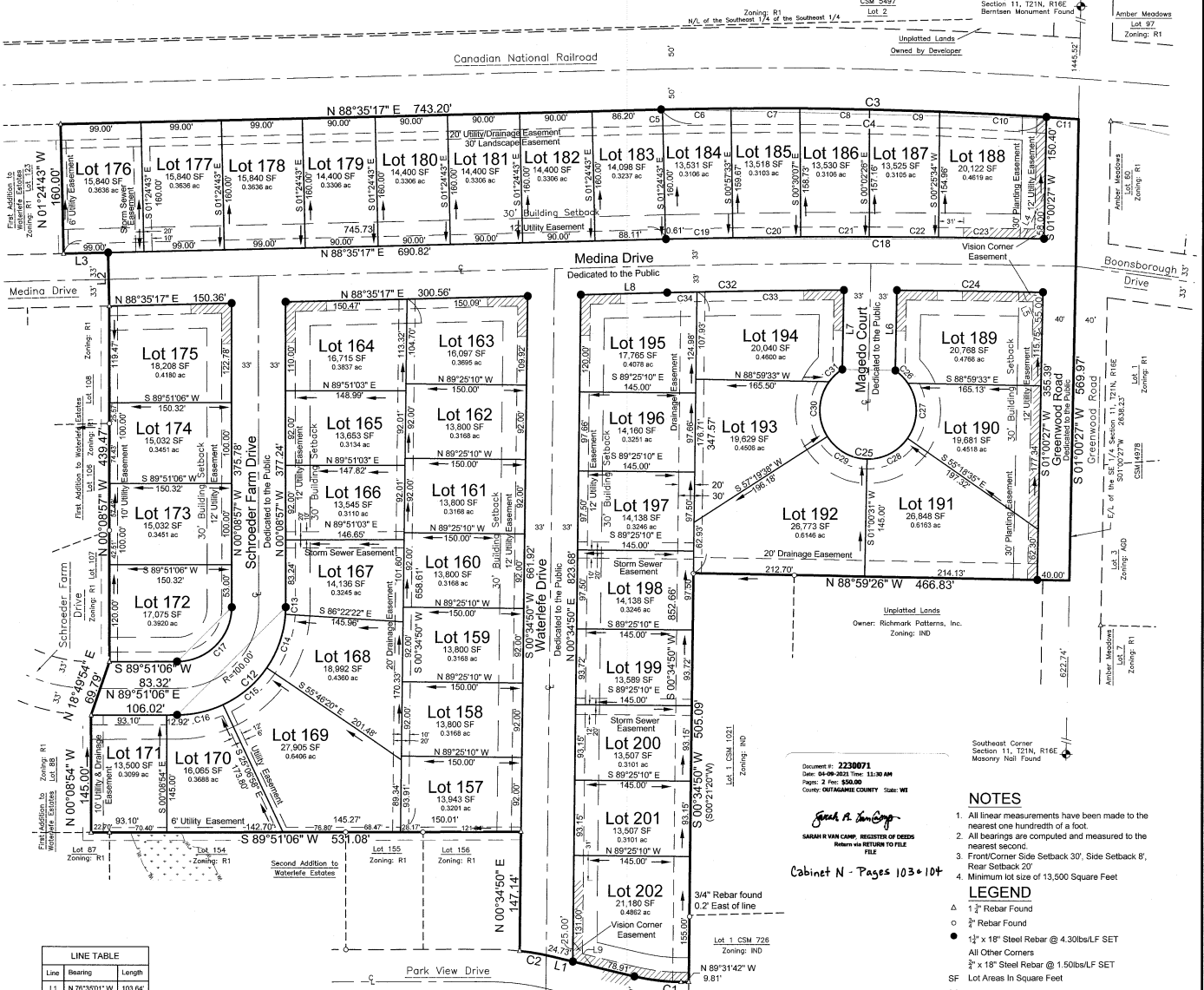
Part of the Southeast 1/4 of the Southeast 1/4 of Section 11, Township 21 North, Range 16 East, Village of Greenville, Outagamie County, Wisconsin

LOCATION MAP

SEC 11, T21 N, R16 E, TOWN OF GREENVILLE, OUTAGAMIE COUNTY, WI

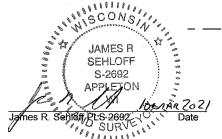


Bearings are referenced to the East line of the Southeast 1/4, Section 11, T21N, R16E, assumed to bear S01°00'27"W, base on the Outagamie County Coordinate System.



LINE TABLE

Line	Bearing	Length
L1	N 79°39'01" W	103.64
L2	N 01°24'43" W	66.00
L3	S 88°35'17" E	54.91
L4	N 24°20'05" E	63.13
L5	S 23°29'33" E	60.44
L6	N 01°00'27" E	98.12
L7	S 01°00'27" W	97.83
L8	N 88°35'17" E	107.85
L9	S 38°00'05" E	39.09



CURVE TABLE

Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-in	Tangent Bearing-out
C1	260.00	N 83°03'22" W	58.82	58.74	12°56'41"	N 89°31'42" W	N 78°35'01" W
C2	340.00	N 80°59'43" W	42.44	42.47	7°02'23"	N 78°50'01" W	N 83°44'24" W
C3	5679.58	S 88°47'41" E	518.70	518.88	5°14'04"	N 88°35'17" E	S 88°10'39" E
C4	5679.58	S 88°59'48" E	478.89	478.83	4°49'50"	N 88°35'17" E	S 88°34'53" E
C5	5679.58	N 88°35'52" E	1.91	1.91	0°01'09"	N 88°35'17" E	N 88°38'27" E
C6	5679.58	N 89°02'15" E	85.26	85.26	0°51'37"	N 88°38'27" E	N 88°28'03" E
C7	5679.58	N 89°53'06" E	85.53	85.53	0°51'40"	N 88°28'03" E	S 88°40'11" E
C8	5679.58	S 89°14'04" E	86.29	86.29	0°52'14"	S 88°40'11" E	S 88°47'57" E
C9	5679.58	S 88°21'32" E	87.30	87.30	0°52'50"	S 88°47'57" E	S 87°55'08" E
C10	5679.58	S 87°16'00" E	132.54	132.55	1°20'14"	S 87°55'08" E	S 88°34'53" E
C11	5679.58	S 88°22'46" E	40.04	40.04	0°24'14"	S 88°34'53" E	S 88°10'39" E
C12	133.00	N 44°51'05" E	188.09	206.82	90°00'03"	N 89°51'09" E	N 00°08'57" W
C13	133.00	N 01°40'07" E	8.75	8.75	3°46'03"	N 03°37'11" E	N 00°08'57" W
C14	133.00	N 18°23'21" E	69.99	70.82	30°30'39"	N 34°07'50" E	N 03°37'11" E
C15	133.00	N 49°26'28" E	70.24	71.66	30°37'16"	N 64°45'07" E	N 34°07'50" E
C16	133.00	N 77°16'07" E	57.80	58.26	25°06'00"	N 89°51'09" E	N 64°45'07" E
C17	67.00	S 44°51'05" W	94.75	105.24	90°00'03"	S 89°51'09" W	S 00°08'57" E

CURVE TABLE

Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-in	Tangent Bearing-out
C18	10556.27	N 89°51'45" E	469.51	469.55	2°32'55"	N 88°35'17" E	S 88°51'46" E
C19	10556.27	S 88°56'52" W	83.38	83.38	0°27'00"	S 88°26'17" W	S 89°02'37" W
C20	10556.27	S 89°16'10" W	84.25	84.25	0°27'20"	S 89°02'37" W	S 89°29'53" W
C21	10556.27	S 89°43'43" W	85.00	85.00	0°27'40"	S 89°29'53" W	S 89°57'34" W
C22	10556.27	N 89°48'28" W	86.00	86.00	0°28'00"	S 89°57'34" W	N 89°34'28" W
C23	10556.27	N 89°13'07" W	130.91	130.91	0°42'38"	N 89°34'28" W	N 88°51'48" W
C24	10490.27	S 89°21'28" E	181.13	181.13	0°29'21"	S 89°51'09" E	S 88°51'46" E
C25	60.00	S 88°59'33" E	66.00	307.11	200°15'58"	S 57°38'26" W	N 55°37'32" W
C26	60.00	N 44°56'23" W	22.25	22.38	2°12'27"	N 34°15'15" W	N 55°37'32" W
C27	60.00	N 00°13'05" E	67.92	72.20	68°56'40"	N 34°15'15" W	N 34°12'25" W
C28	60.00	N 62°50'58" E	56.63	58.98	56°19'07"	S 88°59'29" E	N 34°12'25" W
C29	60.00	S 60°49'55" E	56.63	58.98	56°19'07"	S 32°40'22" E	S 88°59'29" E
C30	60.00	S 01°47'54" W	67.92	72.20	68°56'41"	S 36°16'09" W	S 32°40'22" E
C31	60.00	S 49°57'18" W	22.25	22.38	2°12'27"	S 57°38'26" W	S 36°16'09" W
C32	10490.27	N 89°11'17" E	216.62	216.62	1°11'54"	N 88°35'17" E	N 89°47'16" E
C33	10490.27	N 89°17'23" E	182.38	182.38	0°56'40"	N 88°47'30" E	N 89°47'16" E
C34	10490.27	N 88°41'24" E	37.24	37.24	0°12'12"	N 88°35'17" E	N 88°47'30" E

Document #: **2230071**
 Date: **04-08-2021** Time: **11:30 AM**
 Pages: 2 Fee: **\$50.00**
 State: **OUTAGAMIE COUNTY** State: **WI**

Jack A. VanCamp
 SARAH H VAN CAMP, REGISTER OF DEEDS
 Return via RETURN TO FILE

Cabinet N - Pages 103-104

- NOTES**
- All linear measurements have been made to the nearest one hundredth of a foot.
 - All bearings are computed and measured to the nearest second.
 - Front/Corner Side Setback 30', Side Setback 8', Rear Setback 20'
 - Minimum lot size of 13,500 Square Feet
- LEGEND**
- 1" Rebar Found
 - 2" Rebar Found
 - 3" x 18" Steel Rebar @ 4.30lbs/LF SET
 - All Other Corners
 - 3" x 18" Steel Rebar @ 1.50lbs/LF SET
 - SF Lot Areas In Square Feet
 - () Recorded As
- No Access Area 50' Each way from intersection unless otherwise indicated on the map

Direction of Drainage Arrow as required by Village Statute 270(36)(B)(3)(c), these arrows are shown for reference only. For the approved detailed drainage plan please contact the Davel Engineering & Environmental, Inc. or the Village of Greenville Planning Department.

File: 6165Final.dwg
 Date: 03/10/2021
 Drafted By: jim
 Sheet: 1 of 2
 Revision Date: Mar 10, 2021

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

Certified March 12, 2021

Renald Doney
 Department of Administration

DAVEL ENGINEERING & ENVIRONMENTAL, INC.
 Civil Engineers and Land Surveyors
 1154 Province Terrace, Menasha, WI 54952
 Ph: 920-991-1866 Fax: 920-441-0804
 www.davel.pro

Third Addition to Waterlefe Estates

Part of the Southeast 1/4 of the Southeast 1/4 of Section 11, Township 21 North, Range 16 East,
Village of Greenville, Outagamie County, Wisconsin

Surveyor's Certificate

I, James R. Sehihoff, 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 Greenville, and under the direction of Meadowview Development, LLC, owners of said land, I have surveyed and mapped Third Addition to Waterlefe Estates; that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is part of the Southeast 1/4 of the Southeast 1/4 of Section 11, Township 21 North, Range 16 East, Village of Greenville, Outagamie County, Wisconsin, containing 993,064 Square Feet (22.040 Acres) of land described as follows:

Commencing at the East 1/4 corner of Section 11; thence along the East line of the Southeast 1/4 of said Section 11, S01°00'27"W, 1445.52 feet to the point of beginning; thence continuing along said East line, S01°00'27"W, 569.97 feet; thence N87°52'02"W, 466.93 feet to the Northwest corner of Lot 1 Certified Survey Map 1021; thence, along the West line of said Lot 1 and Lot 1 of CSM 726, S00°34'50"W, 505.09 feet to the North Right of way line of Park View Drive; thence, along said North right of way line, N89°31'42"W, 0.81 feet; thence, continuing along said North right of way line, S8 74 feet along the arc of a curve to the right with a radius of 260.00 feet and a chord of 58.62 feet which bears N85°03'22"W; thence, continuing along said North right of way line, N78°35'01"W, 103.64 feet; thence, continuing along said North right of way line, 42.47 feet along the arc of a curve to the left with a radius of 340.00 feet and a chord of 42.44 feet which bears N80°09'43"W to the East line of Lot 156; Second Addition to Waterlefe Estates; thence, along said East line, N00°34'50"E, 147.14 feet to the North line of said Second Addition to Waterlefe Estates; thence, along said North line, S89°51'09"W, 531.09 feet to the East line First Addition to Waterlefe Estates; thence, along said East line, N00°08'54"W, 145.00 feet; thence, continuing along said East line, N18°49'54"E, 69.79 feet; thence, continuing along said East line, N00°08'57"W, 439.47 feet; thence, continuing along said East line, N01°24'43"W, 66.00 feet; thence, continuing along said East line, S88°35'17"W, 54.91 feet; thence, continuing along said East line, N01°24'43"W, 160.00 feet to the South railroad right of way line; thence, along said South railroad right of way line, N89°30'17"E, 743.20 feet; thence, continuing along said South railroad right of way line, 518.86 feet along the arc of a curve to the right with a radius of 5679.85 feet and a chord of 518.70 feet which bears S88°47'41"E to the point of beginning, subject to all easements, and restrictions of record.

Given under my hand this 10 day of MARCH, 2021
James R. Sehihoff, Wisconsin Professional Land Surveyor No. S-2692

Corporate Owner's Certificate

Meadowview Development, 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.

Meadowview Development, 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:

Village of Greenville
Department of Administration

IN WITNESS WHEREOF, the said Meadowview Development, LLC, has caused these presents to

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

this 23 day of MARCH, 2021

Jason Maen, Managing Member
Meadowview Development, LLC.

State of Wisconsin)
Calamit County) ss

Personally came before me this 29th day of MARCH, 2021.

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

Sheri L. Woods, Notary Public, Wisconsin



My commission expires: 12/21/24

Utility Easement Provisions

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

Meadowview Development, LLC, 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 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.

Meadowview Development, LLC.

Jason Maen, Managing Member

2-23-21
Date

Village Notes

Field Title Statement:

Any agricultural drain tile which is disturbed, cut or broken as part of the development of the plot (CSM) or excavation for home 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 born by the party damaging the drain tile.

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.

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 Village of Greenville Planning Commission.

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.

Benchmark Note:

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

Drainage Easement Statement:

The Village of Greenville shall have an unqualified right to enter upon any easement or outlot used for drainage for inspection and to maintain and repair all drainageways, drainage facilities and drainage improvements. The Village of Greenville may equally assess all lots for maintenance and repair and their administrative costs. The purchase of any lot constitutes a waiver of objection to assessment and agreement to pay assessments which will be placed on the annual tax bill as a special assessment.

Drainage Easement Restrictions:

The following uses, structures and activities are prohibited in any easement or outlot used for drainage: filling, 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, materials, or personal property of any kind. These restrictions may be enforced by any lot owner, homeowner's association or Greenville by proceedings in law or equity against any person violating or attempting to violate the restriction.

Landscape and Planting Easements:

Existing landscaping as shown on the approved engineering plans shall not be removed except for safety purposes and after approval by the Village of Greenville. Planned landscaping as shown on the approved engineering plan shall not be removed except for safety purposes and after approval by the Village of Greenville. Property owners may plant additional plant material only after Village approval. The Village may enter the property for maintenance purposes and may remove or plant additional plant material as necessary. The building or placement of structures within the easement is prohibited.

Mortgagee's Certificate

Investors Community 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 certificate of Meadowview Development, LLC, owner.

IN WITNESS WHEREOF, the said Investors Community Bank has caused these presents to be signed by Authorized Officer, and Countersigned by an Authorized Officer at Appleton, Wisconsin, and its corporate seal to be

hereunto affixed this 24th day of MARCH, 2021

Thomas J. Penning
Authorized Signature

Thomas J. Penning
Print Name - Title
VP - Senior Business Banker

William C. Hodgkiss
Authorized Signature

William C. Hodgkiss
Print Name - Title
SVP - Business Banking

State of Wisconsin)

Winnebago County) ss

Personally came before me this 24th day of MARCH, 2021 Thomas Penning William C Hodgkiss
the above named persons to me know to be the persons who executed the foregoing instrument and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation, by its authority.

Notary Public, Wisconsin

My Commission Expires 12/21/2021



Treasurer's Certificate

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

Head Buyer
Village Treasurer

3/31/2021
Date

Tate J. Wulfsberg
County Treasurer

4/8/2021
Date

Village of Greenville Approval

Resolved, that the plat of Third Addition to Waterlefe Estates in the Village of Greenville, Outagamie County, Meadowview Development, LLC, owners, is hereby approved by the Village Board of the Village of Greenville.

Jack Anderson
Village President

4/2/2021
Date

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

Wendy Hodgson
Village Clerk

3-31-2021
Date

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

The property owner of record:
Meadowview Development, LLC

Recording Information:
Doc No: 1585571

Parcel Number(s):
111-040943

File: 6165Final.dwg
Date: 03/05/2021
Drafted by: jrm
Sheet: 2 of 2
Revision Date: Mar 05, 2021

There are no objections to this plat with respect to s. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.
Certified March 12, 2021
Bernice M. Poway
Department of Administration



DAVEL ENGINEERING &
ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
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