

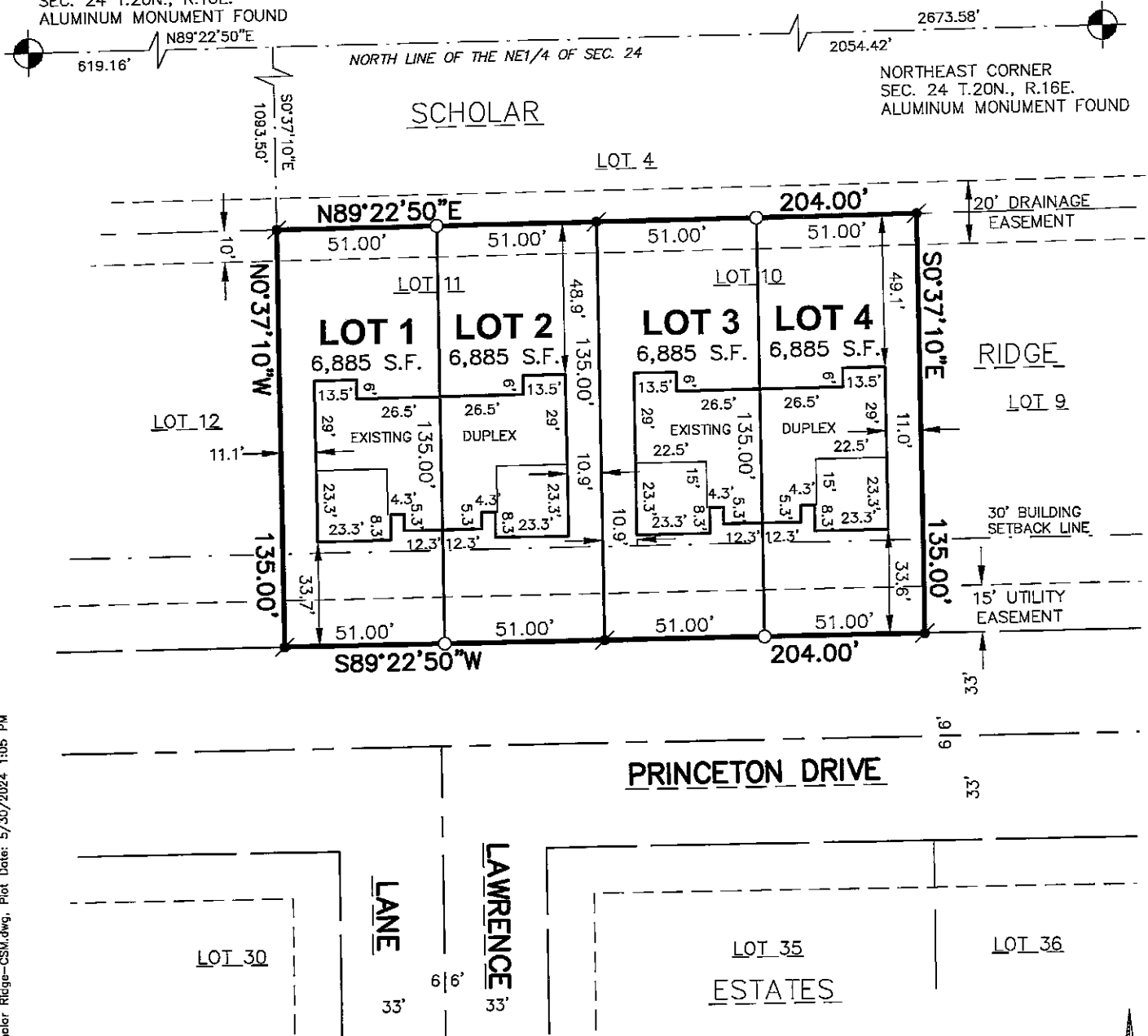
CERTIFIED SURVEY MAP

SHEET 1 OF 4

ALL OF LOTS 10 & 11 OF SCHOLAR RIDGE ESTATES, RECORDED AS DOCUMENT NO. 1914856, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 16 EAST, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN

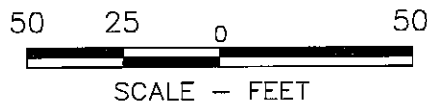
NORTH 1/4 CORNER
SEC. 24 T.20N., R.16E.
ALUMINUM MONUMENT FOUND

NORTHEAST CORNER
SEC. 24 T.20N., R.16E.
ALUMINUM MONUMENT FOUND



NOTE:
WHEN ATTACHED DWELLINGS UNITS ARE CREATED, MATTERS OF MUTUAL CONCERN TO THE ADJACENT PROPERTY OWNERS, DUE TO CONSTRUCTION, CATASTROPHE AND MAINTENANCE, SHALL BE GUARDED AGAINST BY PRIVATE COVENANTS AND DEED RESTRICTIONS AND THE APPROVING AUTHORITIES SHALL NOT BE HELD RESPONSIBLE FOR THE SAME.

BEARINGS ARE REFERENCED TO THE RECORDED PLAT OF SCHOLAR RIDGE ESTATES, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN.



OWNER:
CLAYTON DEVELOPMENT GROUP, LLC
ATTN. DEREK LIEBHAUSER
2065 AMERICAN DRIVE, SUITE A
NEENAH, WI 54956
(920) 428-9451

LEGEND

- — 3/4" x 18" ROUND STEEL REBAR WEIGHING 1.5 lbs./lineal ft. SET
- — 3/4" STEEL REBAR FOUND
- ⊙ — CERTIFIED LAND CORNER WINNEBAGO COUNTY
- S.F. — SQUARE FEET

McMAHON
ENGINEERS ARCHITECTS

McMAHON ASSOCIATES, INC.
1445 McMAHON DRIVE NEENAH, WI 54956
Mailing: P.O. BOX 1025 NEENAH, WI 54957-1025
PH 920.751.4200 FX 920.751.4284 MCMGRP.COM

mabing, W:\PROJECTS\01069\09230027\CADD\Civil3D\Survey Documents\CSM\Lot_10-11_Scholar_Ridge-CSM.dwg, Plot Date: 5/30/2024 1:05 PM

DRAFTED BY: MARTY J. ABING

CERTIFIED SURVEY MAP

SHEET 2 OF 4

ALL OF LOTS 10 & 11 OF SCHOLAR RIDGE ESTATES, RECORDED AS DOCUMENT NO. 1914856, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 16 EAST, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Douglas E. Woelz, Wisconsin Professional Land Surveyor S-2327, certify that I have surveyed, divided and mapped all of Lots 10 & 11 of Scholar Ridge Estates, recorded as Document No. 1914856, located in the Northwest 1/4 of the Northeast 1/4 of Section 24, Township 20 North, Range 16 East, Town of Clayton, Winnebago County, Wisconsin, containing 27,540 square feet (0.632 acres) of land.

That I have made this survey by the direction of the Owner(s) 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 the Town of Clayton Subdivision Ordinance in surveying, dividing and mapping the same.

Given under my hand and seal this _____ day of _____, 20____.

Douglas E. Woelz, WI Professional Land Surveyor S-2327

PARCELS ARE CURRENTLY ZONED R-3 (TWO-FAMILY RESIDENTIAL DISTRICT) PER TOWN OF CLAYTON ZONING.

SETBACKS:

STREET YARD, MIN. = 30 FEET

SIDE YARD, MIN. = 7 FEET ONE SIDE & 10 FEET ON THE OTHER FOR A PRINCIPAL BUILDING; 3 FEET FOR A DETACHED ACCESSORY BUILDING.

REAR YARD, MIN. = 25 FEET FOR A PRINCIPAL BUILDING; 3 FEET FOR A DETACHED ACCESSORY BUILDING.

CERTIFICATE OF PLANNING & ZONING COMMITTEE

Pursuant to the Land Subdivision Regulations of Winnebago County, Wisconsin, all the requirements for approval have been fulfilled. This minor subdivision was approved by the Winnebago County Planning and Zoning Committee.

Authorized Signature

Date

Printed Name

CERTIFIED SURVEY MAP

SHEET 3 OF 4

ALL OF LOTS 10 & 11 OF SCHOLAR RIDGE ESTATES, RECORDED AS DOCUMENT NO. 1914856, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 16 EAST, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN

TOWN OF CLAYTON BOARD APPROVAL

We hereby certify that the Town of Clayton Board of Supervisors approved this Certified Survey Map by voice vote at their regular meeting of _____, with/without conditions, and we do hereby certify that all conditions were satisfied and the approval was granted and effective on this _____ day of _____, 20_____.

Town Chairperson
Russell D. Geise
Date

Town Clerk
Kelsey Faust-Kubale
Date

CERTIFICATE OF TREASURERS

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.

Town Treasurer
LuAnn Fietzer
Date

County Treasurer
Amber L. Hoppa
Date

NOTES

- THIS CSM IS ALL OF TAX PARCEL NUMBER'S 0061805 & 0061806.
- THE PROPERTY OWNER OF RECORD IS CLAYTON DEVELOPMENT GROUP, LLC.
- THIS PROPERTY IS CONTAINED WHOLLY WITHIN LANDS DESCRIBED IN DOCUMENT NO. 1900006.

VILLAGE OF FOX CROSSING APPROVAL (EXTRATERRITORIAL)

We hereby certify that this Certified Survey Map in the Town of Clayton, Winnebago County was approved and accepted by the Village of Fox Crossing.

on this _____ day of _____, 20_____.

Village Manager - Jeffrey S. Sturgell
Date

CERTIFIED SURVEY MAP

SHEET 4 OF 4

ALL OF LOTS 10 & 11 OF SCHOLAR RIDGE ESTATES, RECORDED AS DOCUMENT NO. 1914856, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 20 NORTH, RANGE 16 EAST, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN

OWNER'S CERTIFICATE

Clayton Development Group, LLC, a Wisconsin Limited Liability Company, duly organized and existing under and by virtue of the Laws of the State of Wisconsin, As Owners, does hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided and mapped as represented on this Certified Survey Map. We also hereby certify that this CSM is required by s. 236.10 or s. 236.12 to be submitted to the following for approval or objection:

Town of Clayton
Winnebago County Planning & Zoning Committee

Dated this _____ day of _____, 20__.

Derek Liebhauser – Owner/President

State of Wisconsin)
)ss
_____ County)

Personally appeared before me on the _____ day of _____, 20__, the above named person(s) to me known to be the person(s) who executed the foregoing instrument, and acknowledged the same.

Notary Public
_____ County, _____

My commission expires _____