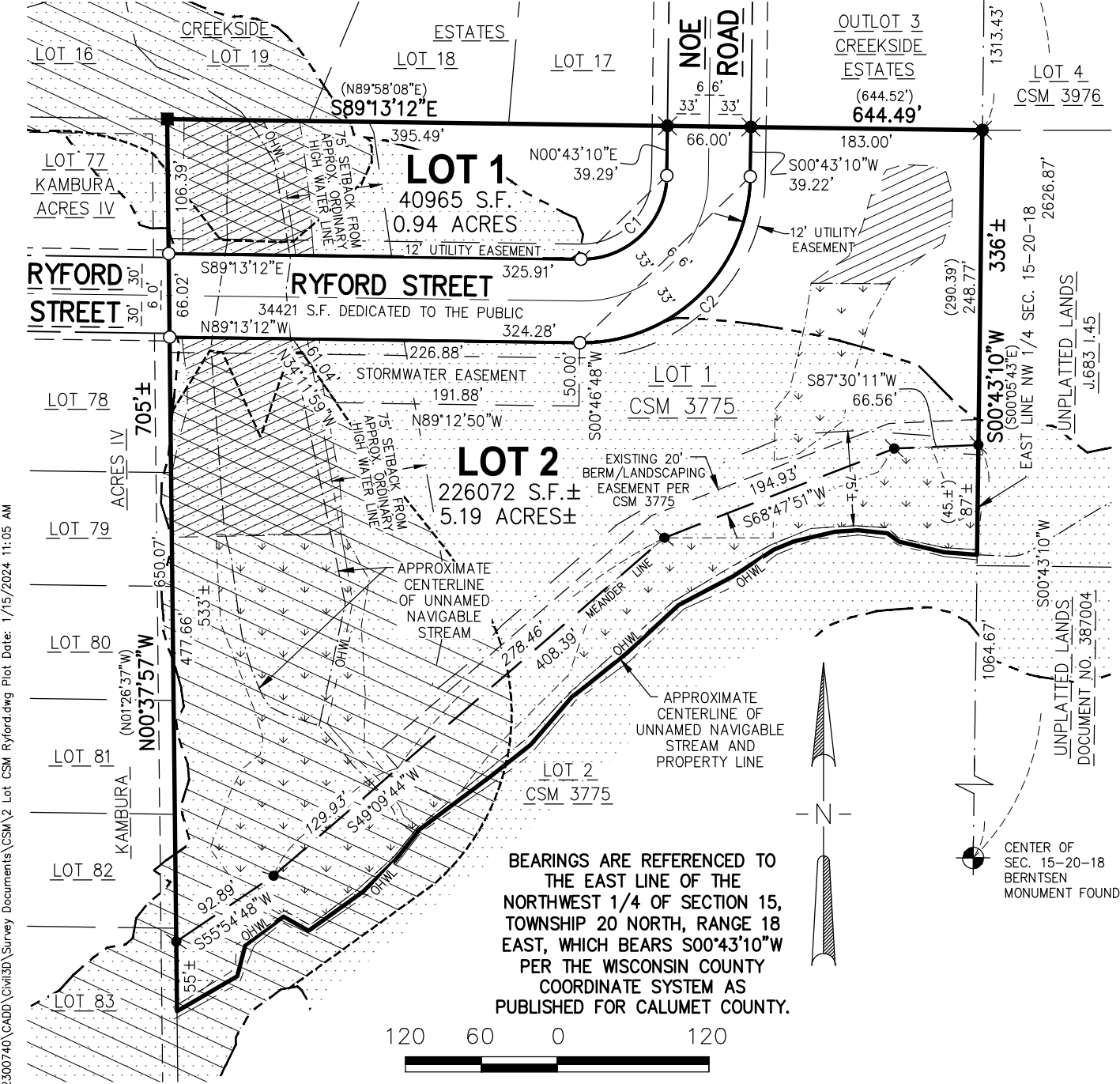


CERTIFIED SURVEY MAP NO. _____ SHEET 1 OF 5
ALL OF LOT 1 OF CERTIFIED SURVEY MAP 3775 RECORDED IN
VOLUME 34 ON PAGES 91-94, AS DOCUMENT NO. 540556,
LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE
NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 20 NORTH, RANGE
18 EAST, VILLAGE OF HARRISON, CALUMET COUNTY, WISCONSIN

LEGEND

- - 3/4" x 24" ROUND STEEL REBAR WEIGHING 1.5 lbs./lineal ft. SET
- - BERNTSEN MONUMENT FOUND
- - 3/4" ROUND STEEL REBAR FOUND
- - 1 1/4" ROUND STEEL REBAR FOUND
- ⊙ - CERTIFIED LAND CORNER CALUMET COUNTY
- S.F. - SQUARE FEET
- () - RECORDED BEARING AND/OR DISTANCE
- - EASEMENT PER THIS CSM
- - EXISTING EASEMENT
- [Pattern] - APPROXIMATE FLOODWAY FROM HYDROLOGIC AND HYDRAULIC (H&H) STUDY PREPARED BY McMAHON 2021
- [Pattern] - APPROXIMATE FLOODFRINGE FROM H&H STUDY STATED ABOVE.
- [Pattern] - McMAHON DELINEATED WETLANDS AUGUST 13, 2019
- [Pattern] - MARTENSON & EISELE, INC DELINEATED WETLANDS 2015-2017
- OHWL — - APPROXIMATE ORDINARY HIGH WATER LINE, SHOWN FOR REFERENCE PURPOSES ONLY.

NOTE:
• SEE SHEET 2 FOR DETAIL OF APPROXIMATE LIMITS OF FLOODWAY.
• SEE SHEET 3 FOR ADDITIONAL NOTES AND CURVE TABLE.



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

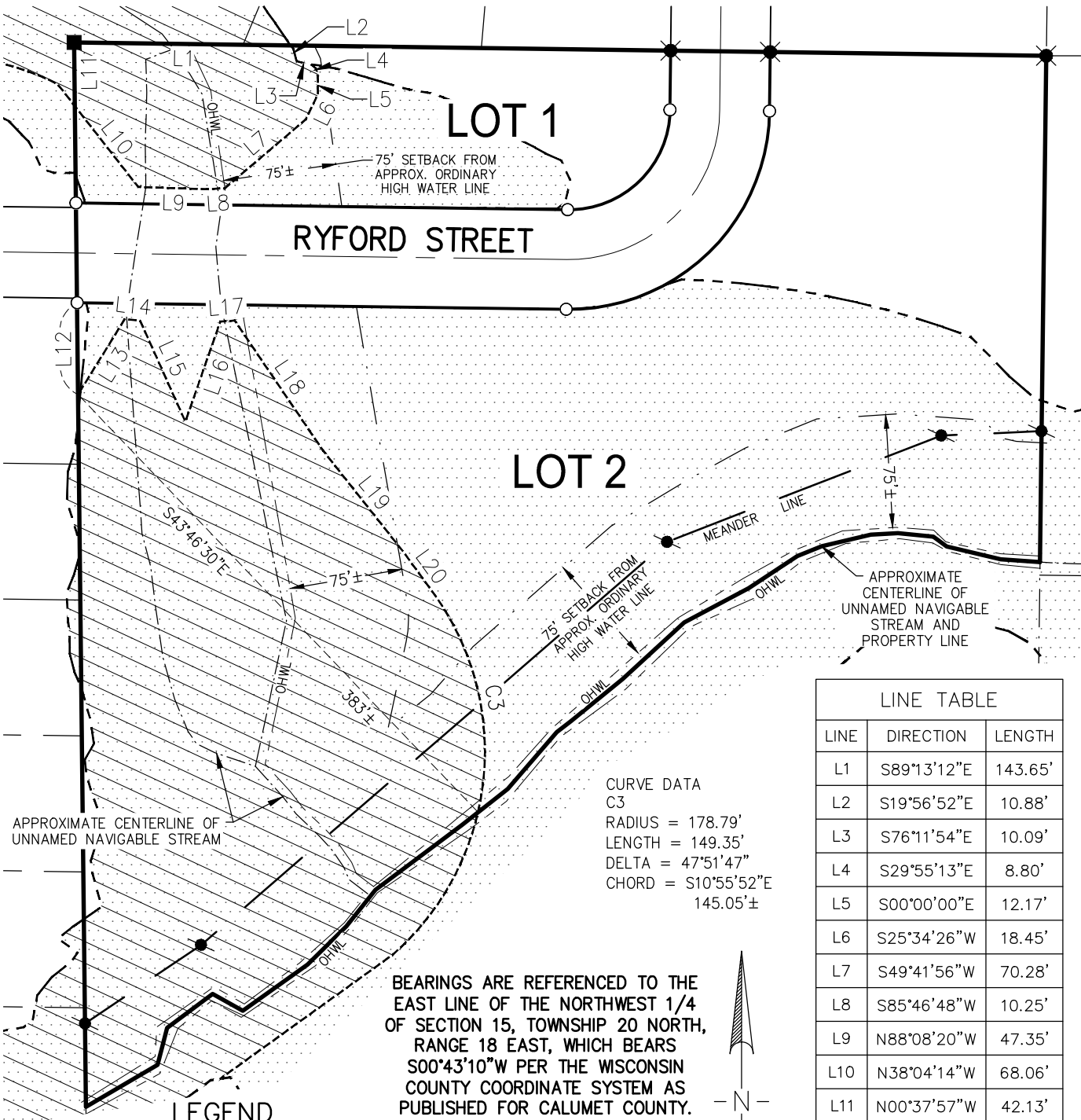
FOR: -VILLAGE OF HARRISON
-C/O MATT HEISER
-W5298 HWY 114
-MENASHA, WI 54952

DRAFTED BY: Amy Sedlar

osedlar, W:\PROJECTS\H0006\092300740\CADD\Civil3D\Survey Documents\CSM\2 Lot CSM Ryford.dwg Plot Date: 1/15/2024 11:05 AM

ALL OF LOT 1 OF CERTIFIED SURVEY MAP 3775 RECORDED IN VOLUME 34 ON PAGES 91-94, AS DOCUMENT NO. 540556, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 18 EAST, VILLAGE OF HARRISON, CALUMET COUNTY, WISCONSIN

DETAIL OF APPROXIMATE LIMITS OF FLOODWAY



LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S89°13'12"E	143.65'
L2	S19°56'52"E	10.88'
L3	S76°11'54"E	10.09'
L4	S29°55'13"E	8.80'
L5	S00°00'00"E	12.17'
L6	S25°34'26"W	18.45'
L7	S49°41'56"W	70.28'
L8	S85°46'48"W	10.25'
L9	N88°08'20"W	47.35'
L10	N38°04'14"W	68.06'
L11	N00°37'57"W	42.13'
L12	S00°37'57"E	60.88'
L13	N31°46'56"E	58.84'
L14	S84°13'12"E	10.25'
L15	S24°07'14"E	73.33'
L16	N19°13'56"E	70.18'
L17	N85°46'48"E	9.62'
L18	S34°11'59"E	104.00'
L19	S38°24'38"E	86.80'
L20	S36°06'37"E	36.30'

- LEGEND**
- - 3/4" x 24" ROUND STEEL REBAR WEIGHING 1.5 lbs./lineal ft. SET
 - - BERNTSEN MONUMENT FOUND
 - - 3/4" ROUND STEEL REBAR FOUND
 - ⊗ - 1 1/4" ROUND STEEL REBAR FOUND
 - - - - - H&H APPROXIMATE FLOODWAY
 - - H&H APPROXIMATE FLOODFRINGE
 - - - - - OHWL - - - - - APPROXIMATE ORDINARY HIGH WATER LINE, SHOWN FOR REFERENCE PURPOSES ONLY.

ALL OF LOT 1 OF CERTIFIED SURVEY MAP 3775 RECORDED IN VOLUME 34 ON PAGES 91–94, AS DOCUMENT NO. 540556, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 18 EAST, VILLAGE OF HARRISON, CALUMET COUNTY, WISCONSIN

CURVE TABLE							
CURVE	RADIUS	DELTA	LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT-IN	TANGENT-OUT
C1	67.00'	090°03'38"	105.31'	N45°44'59"E	94.80'	S89°13'12"E	N00°43'10"E
C2	133.00'	090°03'38"	209.06'	S45°44'59"W	188.19'	N89°13'12"W	S00°43'10"W

NOTES

- THE ORDINARY HIGH WATER LINE AS SHOWN ON THIS MAP IS APPROXIMATE AND IS SHOWN FOR REFERENCE PURPOSES ONLY. "THE LOCATION OF THE APPROXIMATE ORDINARY HIGH WATER LINE SHALL BE THE POINT ON THE BANK OF A NAVIGABLE STREAM OR ON THE SHORE OF A LAKE UP TO WHICH THE PRESENCE AND ACTION OF SURFACE WATER IS SO CONTINUOUS AS TO LEAVE A DISTINCTIVE MARK BY EROSION, DESTRUCTION OF TERRESTRIAL VEGETATION, OR OTHER RECOGNIZED CHARACTERISTICS". CONTACT THE LOCAL REVIEW AUTHORITY OR APPROPRIATE DNR PERSONNEL TO FIELD LOCATE THE ORDINARY HIGH WATER LINE IF NEEDED.
 - "ANY LAND BELOW THE ORDINARY HIGH WATER LINE OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."
 - THE WDNR SURFACE WATER VIEWER MAP IDENTIFIES WETLAND INDICATOR SOIL TYPES WITHIN LOTS 1 AND 2 OF THIS CSM. DUE TO WETLANDS INDICATOR SOILS, AND/OR WATERWAYS WITHIN THE SUBJECT PROPERTY, COORDINATE WITH WISCONSIN DEPARTMENT OF NATURAL RESOURCES REGARDING POTENTIAL PROTECTIVE AREAS.
 - THE DELINEATED WETLANDS SHOWN HEREON ARE SHOWN FOR REFERENCE PURPOSES ONLY, DELINEATED WETLANDS ARE VALID FOR 5 YEARS. MARTENSON & EISELE, INC. DELINEATED WETLANDS FROM 2015–2017 ARE NUGATORY. McMAHON ASSOCIATES, INC. DELINEATED WETLANDS EXPIRE AUGUST 13, 2024. PRIOR TO ANY DEVELOPMENT ON LOTS 1 OR 2 AN UPDATED WETLAND DELINEATION WILL BE REQUIRED BY A CERTIFIED WETLAND DELINEATOR, HIRED BY THE AFFECTED LANDOWNER.
 - THE BERM LOCATED WITHIN THE BERM/LANDSCAPING EASEMENT AREA ON SHEET 1 OF 5 CANNOT BE REMOVED AND THE PLANTINGS ON THE BERM MUST BE REPLACED IF REMOVED.
 - THE FLOODFRINGE BOUNDARIES SHOWN HEREON ARE APPROXIMATE.
 - A HYDROLOGIC AND HYDRAULIC (H&H) STUDY PERFORMED BY McMAHON ASSOCIATES, INC. IN 2021 ON THE NORTH/SOUTH UNNAMED NAVIGABLE STREAM ESTABLISHES THE FLOODWAY AND BUILDABLE AREA FOR LOT 1 ONLY.
 - A HYDROLOGIC AND HYDRAULIC (H&H) STUDY OF THE EAST/WEST UNNAMED NAVIGABLE STREAM IS REQUIRED TO ESTABLISH THE FLOODWAY BOUNDARY AND BUILDABLE AREA OF LOT 2.
- THIS CSM IS ALL OF TAX IDENTIFICATION No. 44944.
- THE PROPERTY OWNER OF RECORD IS THE VILLAGE OF HARRISON
- THIS PROPERTY IS CONTAINED WHOLLY WITH IN LANDS DESCRIBED IN DOCUMENT No. 540584.



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

CERTIFIED SURVEY MAP NO. _____

SHEET 4 OF 5

ALL OF LOT 1 OF CERTIFIED SURVEY MAP 3775 RECORDED IN VOLUME 34 ON PAGES 91–94, AS DOCUMENT NO. 540556, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 18 EAST, VILLAGE OF HARRISON, CALUMET 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 Lot 1 of Certified Survey Map No. 3775 recorded in Volume 34 on Pages 91–94, as Document No. 540556, located in part of the Southeast 1/4 of the Northwest 1/4 of Section 15, Township 20 North, Range 18 East, Village of Harrison, Calumet County, Wisconsin containing 301,458 square feet (6.9 acres) of land more or less.

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 all 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 Village of Harrison Subdivision Ordinance in surveying, dividing and mapping the same.

Dated this _____ day of _____, 20____.

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

CERTIFICATE OF VILLAGE BOARD

We hereby certify that the Village of Harrison Board of Trustees has approved this Certified Survey Map at their regular meeting on _____, with/without conditions as stated in the minutes. I hereby certify that all conditions were satisfied and the APPROVAL WAS GRANTED AND EFFECTIVE ON THIS _____ day of _____, 20____.

Allison Blackmer, Village President Date

Vicki L. Tessen, Village Clerk Date

CERTIFICATE OF VILLAGE 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: _____ affecting the lands.

Village Treasurer Date
Vicki L. Tessen

CERTIFICATE OF COUNTY TREASURER:

I, being the duly elected, qualified and acting Treasurer, do hereby certify that the records in my office show no unredeemed taxes and no un–paid taxes or un–paid special assessments on any of the lands included in this Certified Survey Map as of: _____ affecting the lands.

County Treasurer Date
Michael Schlaak



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

CERTIFIED SURVEY MAP NO. _____

SHEET 5 OF 5

ALL OF LOT 1 OF CERTIFIED SURVEY MAP 3775 RECORDED IN VOLUME 34 ON PAGES 91-94, AS DOCUMENT NO. 540556, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 18 EAST, VILLAGE OF HARRISON, CALUMET COUNTY, WISCONSIN

OWNER'S CERTIFICATE OF DEDICATION

Village of Harrison, 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.236.10 or s.236.12 to be submitted to the following for approval: Village of Harrison

Dated this _____ day of _____, 20____.

Allison Blackmer
Village of Harrison

Village President

Vicki L. Tessen
Village of Harrison

Village Clerk

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
Calumet County, Wisconsin
My commission expires_____

UTILITY EASEMENT PROVISIONS

An easement for electric, natural gas and communications service is hereby granted by the Village of Harrison, Grantor,

to WISCONSIN ELECTRIC POWER COMPANY AND WISCONSIN GAS, LLC, WISCONSIN CORPORATIONS DOING BUSINESS AS WE ENERGIES, GRANTEE, WISCONSIN BELL, INC. D/B/A AT&T WISCONSIN, A WISCONSIN CORPORATION, GRANTEE, AND TIME WARNER ENTERTAINMENT COMPANY, L.P., GRANTEE and any other entities upon approval of the granted parties for the continued use of electric, gas and communication services, Grantees, to 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.

- NO UTILITY BOXES OR PEDESTALS ARE TO BE SET WITHIN 1 FOOT OF ANY PROPERTY CORNER.



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