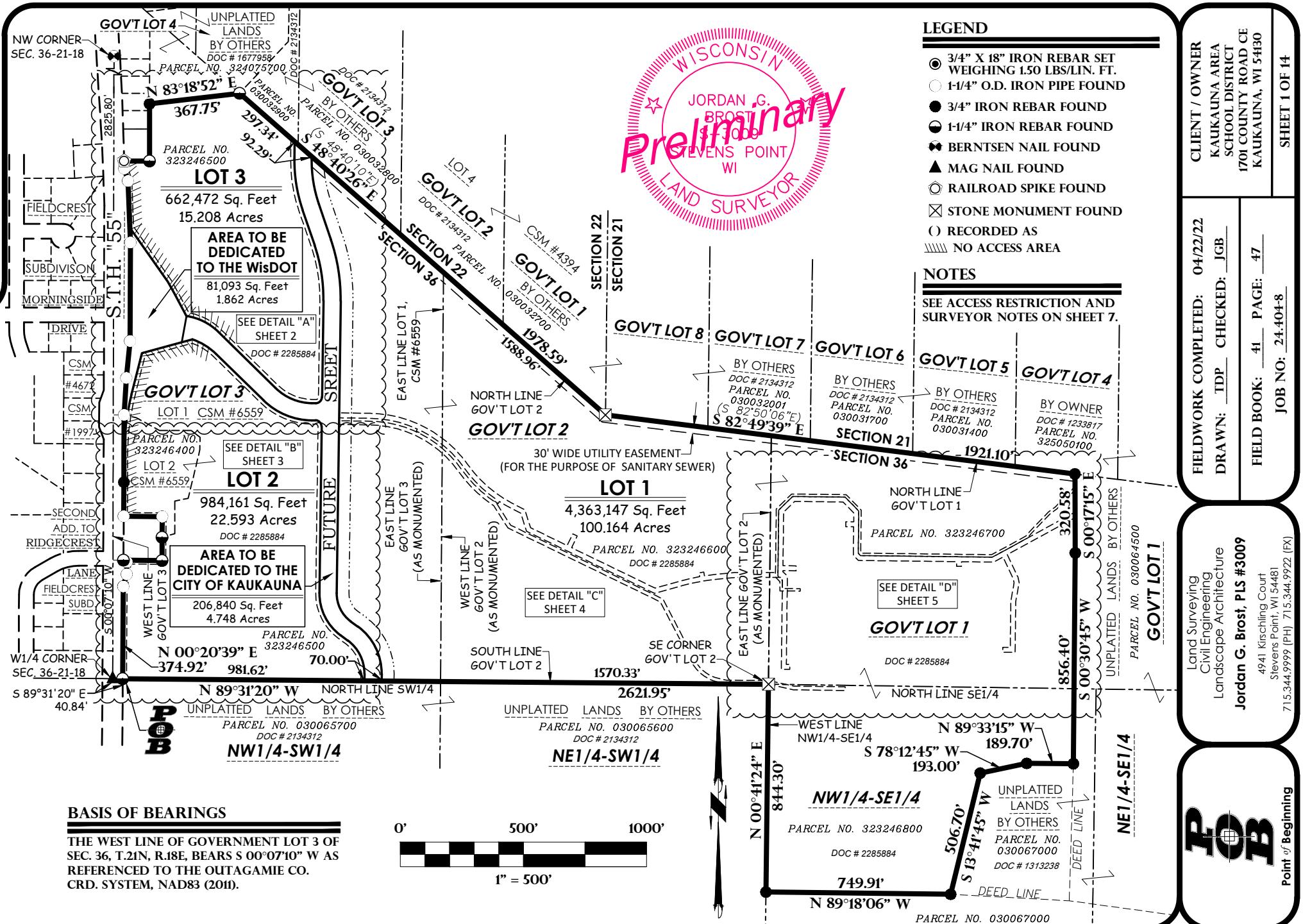


CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

BASIS OF BEARINGS

THE WEST LINE OF GOVERNMENT LOT 3 OF
SEC. 36, T.21N, R.18E, BEARS S 00°07'10" W AS
REFERENCED TO THE OUTAGAMIE CO.
CRD. SYSTEM, NAD83 (2011).



CERTIFIED SURVEY MAP

GENERAL DESCRIPTION - SEE SHEET 1
DET A1, "B"

**AREA TO BE DEDICATED TO
THE CITY OF KAUKAUNA**

LOT 1
CSM #6559
D. 323246500
2285884

LOT 2
984,161 Sq. Feet
22.593 Acres

GOVT LOT 3

AREA TO BE DEDICATED TO THE CITY OF KAUKAUNA
206,840 Sq. Feet
4.748 Acres

UNPLATTED LANDS

BY OTHERS

PARCEL NO. 030065700

15' WIDE UTILITY EASEMENT

20' WIDE UTILITY EASEMENT

50' WIDE GAS PIPELINE EASEMENT EASEMENT PER DOC. NO. 1840113

LOT 1
4,363,147 Sq. Feet
100.164 Acres

NOTE
SEE SHEET 1 FOR LEGEND OF SYMBOLS.

NOTE
SEE SHEET 6 FOR LINE AND CURVE DATA TABLES.

EAST LINE GOVT LOT 3 (AS MONUMENTED)

WEST LINE GOVT LOT 2 (AS MONUMENTED)

EAST LINE LOT 1, CSM #6559

FIELDWORK COMPLETED: 04/22/22
DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47
JOB NO. 244040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54130

NOTE
SEE SHEET 3 OF 14

4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

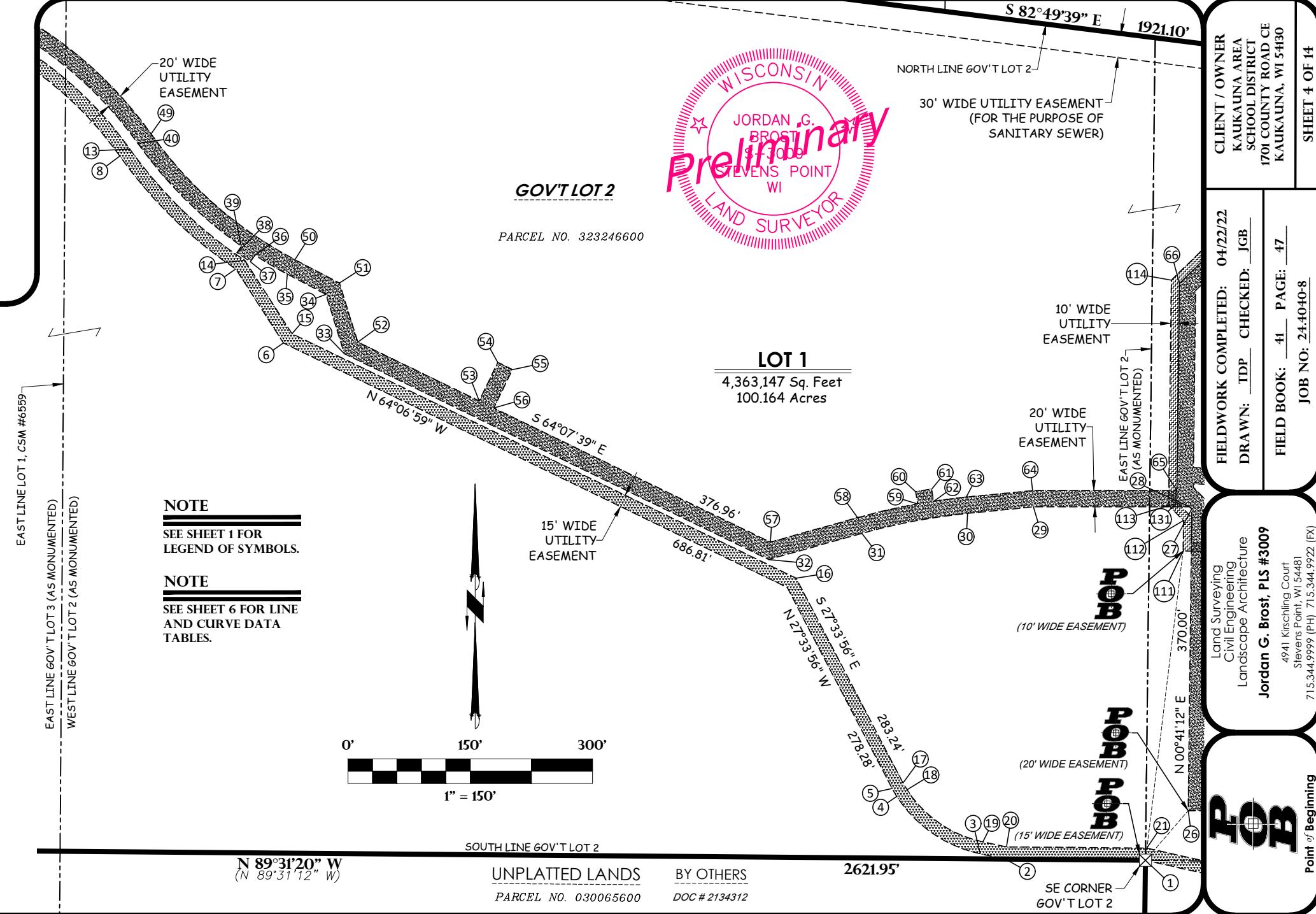
Jordan G. Brost, PLS #3009

**Land Surveying
Civil Engineering
Landscape Architecture**

Point of Beginning

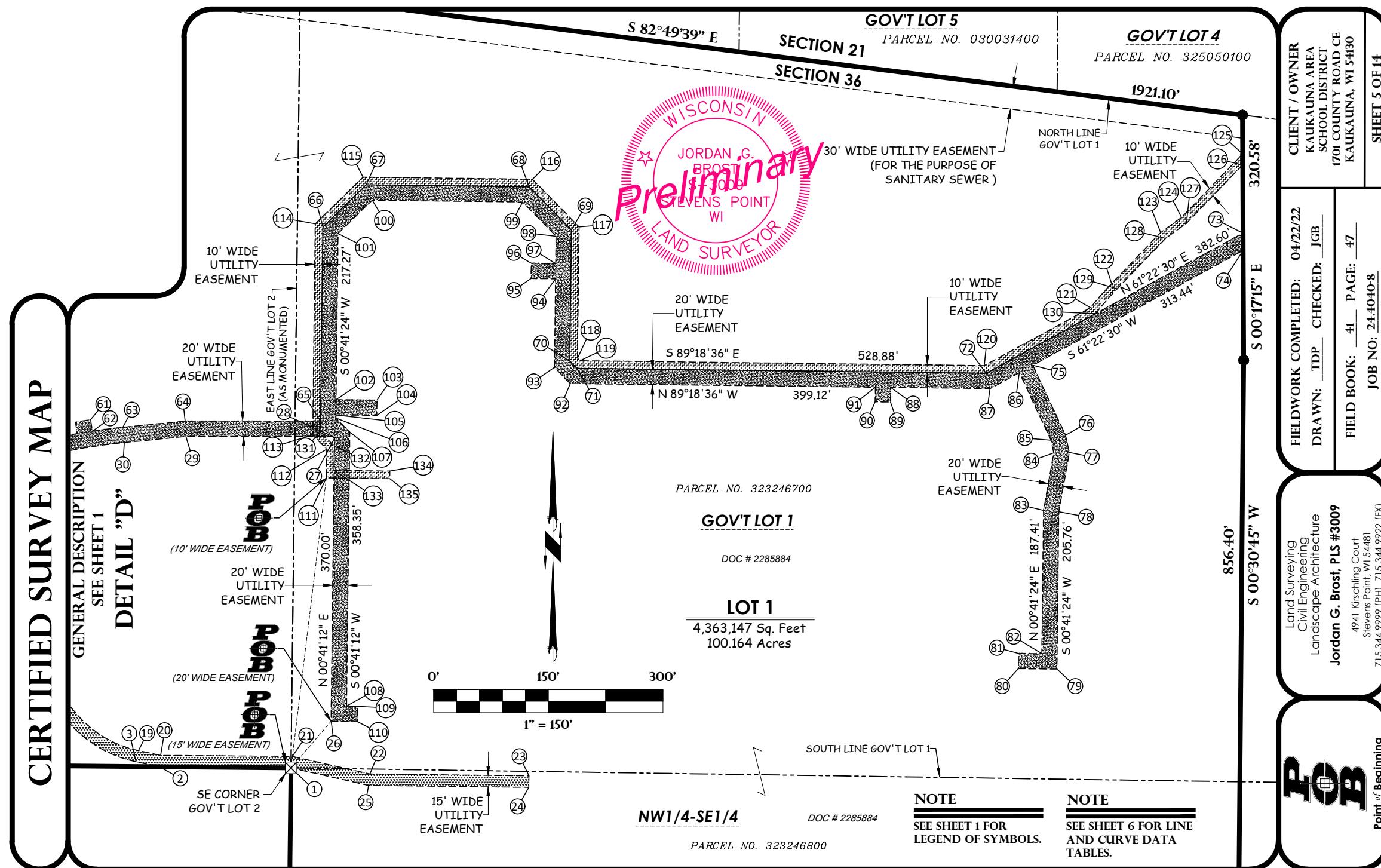
CERTIFIED SURVEY MAP

GENERAL DESCRIPTION - SEE SHEET 1
DETAIL "C"



CERTIFIED SURVEY MAP

GENERAL DESCRIPTION
SEE SHEET 1
DET A11 "D"



CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
 ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
 AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
 SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
 CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

20' EASEMENT LINE DATA TABLE

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
1-26	N 40°42'17" E	80.34'	70-71	S 44°18'36" E	12.93'
27-28	N 44°39'24" W	3.64'	71-72	S 89°18'36" E	535.64'
28-29	N 90°00'00" W	191.71'	73-74	S 00°17'15" E	22.72'
29-30	S 84°20'39" W	81.03'	75-76	S 25°09'30" E	100.96'
31-32	S 74°17'50" W	118.72'	76-77	S 12°26'13" E	23.10'
32-33	N 64°07'39" W	578.60'	77-78	S 10°06'13" W	78.84'
33-34	N 17°18'20" W	76.20'	79-80	N 89°18'36" W	50.42'
34-35	N 62°18'20" W	53.36'	80-81	N 00°41'24" E	20.00'
36-37	S 33°50'42" W	9.60'	81-82	S 89°18'36" E	30.42'
37-38	N 56°09'18" W	20.00'	83-84	N 10°06'13" E	76.50'
38-39	N 33°50'42" E	9.60'	84-85	N 12°26'13" W	16.88'
41-42	S 25°54'21" W	9.40'	85-86	N 25°09'30" W	97.52'
42-43	N 64°05'39" W	20.00'	86-87	S 61°22'30" W	43.57'
43-44	N 25°54'21" E	9.40'	87-88	N 89°18'36" W	130.04'
45-46	N 89°11'39" W	125.00'	88-89	S 00°41'24" W	19.11'
46-47	N 00°48'21" E	20.00'	89-90	N 89°18'36" W	20.00'
47-48	S 89°11'39" E	125.00'	90-91	N 00°41'24" E	19.11'
50-51	S 62°18'20" E	61.64'	92-93	N 44°18'36" W	29.50'
51-52	S 17°18'20" E	75.83'	93-94	N 00°41'24" E	115.81'
52-53	S 64°07'39" E	165.39'	94-95	N 89°18'36" W	32.00'
53-54	N 25°52'21" E	52.50'	95-96	N 00°41'24" E	20.00'
54-55	S 64°07'39" E	20.00'	96-97	S 89°18'36" E	32.00'
55-56	S 25°52'21" W	52.50'	97-98	N 00°41'24" E	35.86'
57-58	N 74°17'50" E	111.13'	98-99	N 44°18'36" W	62.43'
59-60	N 09°21'30" W	15.13'	99-100	N 89°18'36" W	196.79'
60-61	N 80°38'30" E	20.00'	100-101	S 45°41'24" W	62.43'
61-62	S 09°21'30" E	15.13'	102-103	S 89°18'36" E	53.50'
63-64	N 84°20'49" E	82.02'	103-104	S 00°41'24" W	20.00'
64-65	N 90°00'00" E	177.03'	104-105	N 89°18'36" W	53.50'
65-66	N 00°41'24" E	253.92'	105-106	S 00°41'24" W	4.10'
66-67	N 45°41'24" E	78.99'	106-107	S 44°39'24" E	26.00'
67-68	S 89°18'36" E	213.36'	108-109	S 89°18'36" E	14.48'
68-69	S 44°18'36" E	78.99'	109-110	S 00°41'24" W	20.00'
69-70	S 00°41'24" W	171.67'	110-26	N 89°18'36" W	34.48'



EASEMENT CURVE DATA TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT BEARING-IN	TANGENT BEARING-OUT
3-4	162.00'	127.58'	124.31'	N 55°28'56" W	45°07'22"	N 78°02'38" W	N 32°55'15" W
7-8	550.00'	199.66'	198.56'	N 45°45'19" W	20°47'57"	N 56°09'18" W	N 35°21'21" W
8-9	450.00'	422.85'	407.46'	N 62°16'30" W	53°50'18"	N 35°21'21" W	N 89°11'39" W
12-13	465.00'	436.94'	421.04'	S 62°16'30" E	53°50'18"	S 89°11'39" E	S 35°21'21" E
13-14	535.00'	197.29'	196.18'	S 45°55'13" E	21°07'45"	S 35°21'21" E	S 56°29'05" E
18-19	147.00'	115.77'	112.80'	S 55°28'56" E	45°07'22"	S 32°55'15" E	S 78°02'38" E
30-31	753.43'	132.15'	131.98'	S 79°19'19" W	10°02'59"	S 84°20'49" W	S 74°17'50" W
35-36	523.00'	46.14'	46.13'	N 59°46'41" W	5°03'18"	N 62°18'20" W	N 57°15'02" W
39-40	523.00'	179.86'	178.97'	N 45°12'27" W	19°42'13"	N 55°03'34" W	N 35°21'21" W
40-41	477.00'	229.25'	227.05'	N 49°07'28" W	27°32'14"	N 35°21'21" W	N 62°53'34" W
44-45	477.00'	198.96'	197.52'	N 77°14'41" W	23°53'55"	N 65°17'43" W	N 89°11'39" W
48-49	497.00'	467.01'	450.02'	S 62°16'30" E	53°50'18"	S 89°11'39" E	S 35°21'21" E
49-50	503.00'	236.59'	234.42'	S 48°49'50" E	26°56'59"	S 35°21'21" E	S 62°18'20" E
58-59	773.43'	75.64'	75.61'	N 77°05'56" E	5°36'13"	N 74°17'50" E	N 79°54'03" E
62-63	773.43'	40.02'	40.01'	N 82°51'53" E	2°57'52"	N 81°22'57" E	N 84°20'49" E
121-122	434.50'	41.91'	41.90'	N 41°09'12" E	5°31'36"	N 38°23'24" E	N 43°55'00" E
129-130	424.50'	42.97'	42.95'	S 41°01'00" W	5°47'59"	S 43°55'00" W	S 38°07'01" W

CURVE DATA TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT BEARING-IN	TANGENT BEARING-OUT
C1	540.00'	184.71'	183.81'	S 09°08'17" E	19°35'54"	N 18°56'14" W	N 00°39'40" E
C2	735.00'	253.27'	252.02'	S 09°03'57" E	19°44'36"	N 00°48'21" E	N 18°56'15" W
C3	140.00'	133.33'	128.35'	S 26°28'40" E	54°34'02"	N 53°45'41" W	N 00°48'21" E
C4	235.00'	221.69'	213.56'	S 26°44'10" E	54°03'02"	N 00°17'21" E	N 53°45'41" W
C5	165.00'	155.69'	149.98'	N 26°43'46" W	54°03'51"	N 00°18'10" E	N 53°45'41" W
C6	210.00'	200.00'	192.53'	N 26°28'40" W	54°34'02"	N 53°45'41" W	N 00°48'21" E
C7	25.00'	39.27'	35.36'	N 44°11'39" W	90°00'00"	N 00°48'21" E	N 89°11'39" W
C8	285.00'	216.82'	211.63'	N 67°23'58" W	43°35'21"	S 45°36'18" E	S 89°11'39" E
C9	257.50'	114.99'	114.04'	N 58°23'54" W	25°35'12"	S 71°11'29" E	S 45°36'18" E
C10	1010.00'	247.17'	246.55'	S 07°09'13" W	14°01'17"	N 00°08'35" E	N 14°09'52" E
C11	234.50'	147.20'	144.79'	S 63°35'14" E	35°57'52"	N 45°36'18" W	N 81°34'10" W
C12	215.00'	163.57'	159.65'	S 67°23'58" E	43°35'21"	S 45°36'18" E	S 89°11'39" E
C13	25.00'	39.27'	35.36'	N 45°48'21" E	90°00'00"	S 89°11'39" E	N 00°48'21" E
C14	665.00'	229.15'	228.02'	N 09°03'57" W	19°44'36"	N 00°48'21" E	N 18°56'15" W
C15	610.00'	208.65'	207.64'	N 09°08'17" W	19°35'54"	N 18°56'14" W	N 00°39'40" E
C16	7680.69'	30.68'	30.68'	N 01°57'48" W	0°13'44"	S 01°50'56" E	S 02°04'40" E



Point of Beginning

Land Surveying
 Civil Engineering
 Landscape Architecture
 Jordan G. Brost, PLS #3009
 4941 Kirschling Court
 Stevens Point, WI 54481
 715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
 KAUKAUNA AREA
 SCHOOL DISTRICT
 1701 COUNTY ROAD CE
 KAUKAUNA, WI 54130
 SHEET 6 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

Surveyor's Notes:

1. No further division of lots or development of lots outside of the middle school shall be allowed without approval of the City of Kaukauna, Outagamie County and Wisconsin Department of Transportation (WisDOT).
2. No additional access to S.T.H. "55" for these lands will be allowed without approval of the City of Kaukauna, Outagamie County and Wisconsin Department of Transportation (WisDOT).
3. Any division of lots or future development of lands outside of the new middle school will require updated Traffic Impact Analysis (TIA) and installation of all required improvements consistent with TIA results and review.
4. Any changing of the "split school" starting schedule will require an updated TIA and installation of all required improvements consistent with TIA results and review.
5. All lots fronting a street shall have sidewalks installed that is in accordance with City of Kaukauna standard specifications and details.
6. This map does not transfer property ownership. Sale or transfer of property requires a recorded deed, excepting public dedications.
7. This Certified Survey Map is located in tax parcel numbers 323246700, 323246800, 323246600, 323246500 and 323246400. This Certified Survey Map is wholly described and recorded in Document Numbers 2284286 and 2285884. The owner of record is Kaukauna Area School District.

Access Restriction Note:

The Wisconsin Department of Transportation (WisDOT) hereby restricts Lots 2 and 3, in that no owner, possessor, user, nor licensee, nor other person shall have any right of direct vehicular ingress or egress with S.T.H. "55" or Future Street, as shown on this map; it being expressly intended that this restriction shall constitute a restriction for the benefit of the public according to S. 236.293, Stats., and shall be enforceable by the Wisconsin Department of Transportation.



Point of Beginning

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Landscape Architecture
Jordan G. Brost, PLS #3009
4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54301

SHEET 7 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

Surveyor's Certificate:

I, Jordan G. Brost, Professional Land Surveyor, hereby certify:

That I have surveyed, divided and mapped all of Lots 1 and 2 of Outagamie County Certified Survey Map No. 6559, all of Government Lot 2, a part of Government Lots 1 and 3 and a part of the Northwest 1/4 of the Southeast 1/4 of Section 36, all located in Township 21 North, Range 18 East, City of Kaukauna, Outagamie County, Wisconsin, described as follows;

Commencing at the West 1/4 corner of Section 36, Township 21 North, Range 18 East;

Thence S 89°31'20"E along the South line of Government Lot 3 of said Section 36, 40.84 feet to the East right-of-way line of S.T.H. "55", said point also being the Southwest corner of Lot 1 of Certified Survey Map No. 6559 and the **Point of Beginning (P.O.B.)** of the parcel to be described;

Thence N 00°20'39" E along the West line of said Lot 1 and the East right-of-way line of said S.T.H. "55", 374.92 feet;

Thence N 15°43'14" E along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", 51.86 feet;

Thence N 00°20'39" E along said West line of Lot 1 and along said East right-of-way line of S.T.H. "55", 50.00 feet;

Thence N 62°40'32" W along said West line of Lot 1 and along said East right-of-way line of S.T.H. "55", 15.43 feet;

Thence S 89°18'42" E along said West line of Lot 1, 156.60 feet;

Thence N 00°20'12" E along said West line of Lot 1, 94.75 feet to the South line of Lot 2 of Certified Survey Map No. 6559;

Thence N 00°15'04" E along said South line of Lot 2, 84.29 feet;

Thence N 89°32'00" W along said South line of Lot 2, 156.45 feet to the Southwest corner thereof, said point also being on the East right-of-way line of S.T.H. "55";

Thence N 00°20'39" E along the West line of said Lot 2 and along said East right-of-way line of S.T.H. "55", 138.10 feet;

Thence N 00°08'35" E along said West line of Lot 2 and along said East right-of-way line of S.T.H. "55", 273.55 feet to the Northwest corner of said Lot 2;

Thence N 03°29'09" E along the West line of Lot 1 of Certified Survey Map No. 6559 and along said East right-of-way line of S.T.H. "55", 150.25 feet;

Thence N 05°51'09" E along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", 151.10 feet;

Thence N 00°08'50" E along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", 400.00 feet;

Thence N 02°08'40" W along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", 250.28 feet;

Thence N 16°54'20" W along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", 52.55 feet;

Thence northeasterly 30.68 feet along the arc of a curve to the right, along the West line of said Lot 1 and along said East right-of-way line of S.T.H. "55", having a radius of 7680.69 feet and whose long chord bears N 01°57'48" W, 30.68 feet;

Thence S 89°49'58" E along the West line of said Lot 1, 103.19 feet;

Thence N 00°07'10" E along the West line of said Lot 1, 232.52 feet to the Northwest corner thereof;

Thence N 83°18'52" E along the North line of said Lot 1, 367.75 feet to a point on the North line of Government Lot 3 of said Section 36;

Thence S 48°40'26" E along the North line of said Lot 1, the North line of said Government Lot 3 and the North line of Government Lot 2 of said Section 36, 1978.59 feet;

Thence S 82°49'39" E along the North line of said Government Lot 2 and along the North line of Government Lot 1 of said Section 36, 1921.10 feet;

Thence S 00°17'15" E, 320.58 feet;

Thence S 00°30'45" W, 856.40 feet;

Thence N 89°33'15" W, 189.70 feet;

Thence S 78°12'45" W, 193.00 feet;

Thence S 13°41'45" W, 506.70 feet;

Thence N 89°18'06" W, 749.91 feet to a point on the West line of the Northwest 1/4 of the Southeast 1/4 of said Section 36;

Thence N 00°41'24" E along said West line, 844.30 feet to the Southeast corner of Government Lot 2 of said Section 36;

Thence N 89°31'20" W along the South line of Government Lot 2 and the South line of Government Lot 3 of said Section 36, 2621.95 feet to the **Point of Beginning**.

Containing: 6,297,713 Square Feet - 144.575 Acres.

Subject to (if any) covenants, conditions, restrictions, right-of-ways and easements of record.

That I have made such survey, land division and plat by the direction of Kaukauna Area School District.

That such plat is a correct representation of all exterior boundaries of the land surveyed and the subdivision thereof made.

That I have fully complied with Chapter A-E 7 of Wisconsin Administrative Code, minimum standards for property surveys, the provisions of Chapter 236.34 of the Wisconsin State Statutes and the Subdivision Ordinance of the City of Kaukauna in surveying, dividing, dedicating and mapping the same.

Dated this _____ day of _____, 2026.

Jordan G. Brost
PLS No. S-3009



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009

4941 Kirschling Court
Stevens Point, WI 54481
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FIELDWORK COMPLETED: 04/22/22

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JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 5430

SHEET 8 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

20' Wide Utility Easement Legal Description:

Being a part of Lot 1 of Certified Survey Map No. 6559, and a part of Government Lots 1, 2 and 3 of Section 36, Township 21 North, Range 18 East, City of Kaukauna, Outagamie County, Wisconsin, described as follows;

Commencing at the Southeast corner of Government Lot 2 of Section 36, Township 21 North, Range 18 East; Thence N 40°42'17" E, 80.34 feet to the **Point of Beginning (P.O.B.)** of the Easement Area to be described; Thence N 00°41'12" E, 370.00 feet; Thence N 44°39'24" W, 3.64 feet; Thence N 90°00'00" W, 191.71 feet; Thence S 84°20'39" W, 81.03 feet; Thence southwesterly 132.15 feet along the arc of a curve to the left, having a radius of 753.43 feet and whose long chord bears S 79°19'19" W, 131.98 feet; Thence S 74°17'50" W, 118.72 feet; Thence N 64°07'39" W, 578.60 feet; Thence N 17°18'20" W, 76.20 feet; Thence N 62°18'20" W, 53.36 feet; Thence northwesterly 46.16 feet along the arc of a curve to the right, having a radius of 523.00 feet and whose long chord bears N 59°46'41" W, 46.13 feet; Thence S 33°50'42" W, 9.60 feet; Thence N 56°09'18" W, 20.00 feet; Thence N 33°50'42" E, 9.60 feet; Thence northwesterly 179.86 feet along the arc of a curve to the right, having a radius of 523.00 feet and whose long chord bears N 45°12'27" W, 178.97 feet; Thence northwesterly 229.25 feet along the arc of a curve to the left, having a radius of 477.00 feet and whose long chord bears N 49°07'28" W, 227.05 feet; Thence S 25°54'21" W, 9.40 feet; Thence N 64°05'39" W, 20.00 feet; Thence N 25°54'21" E, 9.40 feet; Thence northwesterly 198.96 feet along the arc of a curve to the left, having a radius of 477.00 feet and whose long chord bears N 77°14'41" W, 197.52 feet; Thence N 89°11'39" W, 125.00 feet; Thence N 00°48'21" E, 20.00 feet; Thence S 89°11'39" E, 125.00 feet; Thence southeasterly 467.01 feet along the arc of a curve to the right, having a radius of 497.00 feet and whose long chord bears S 62°16'30" E, 450.02 feet; Thence southeasterly 236.59 feet along the arc of a curve to the left, having a radius of 503.00 feet and whose long chord bears S 48°49'50" E, 234.42 feet; Thence S 62°18'20" E, 61.64 feet; Thence S 17°18'20" E, 75.83 feet; Thence S 64°07'39" E, 165.39 feet; Thence N 25°52'21" E, 52.50 feet; Thence S 64°07'39" E, 20.00 feet; Thence S 25°52'21" W, 52.50 feet; Thence S 64°07'39" E, 376.96 feet; Thence N 74°17'50" E, 111.13 feet; Thence northeasterly 75.64 feet along the arc of a curve to the right, having a radius of 773.43 feet and whose long chord bears N 77°05'56" E, 75.61 feet; Thence N 09°21'30" W, 15.13 feet; Thence N 80°38'30" E, 20.00 feet; Thence S 09°21'30" E, 15.13 feet; Thence northeasterly 40.02 feet along the arc of a curve to the right, having a radius of 773.43 feet and whose long chord bears N 82°51'53" E, 40.01 feet; Thence N 84°20'49" E, 82.02 feet; Thence N 90°00'00" E, 177.03 feet; Thence N 00°41'24" E, 253.92 feet; Thence N 45°41'24" E, 78.99 feet; Thence S 89°18'36" E, 213.36 feet; Thence S 44°18'36" E, 78.99 feet; Thence S 00°41'24" W, 171.67 feet; Thence S 44°18'36" E, 12.93 feet; Thence S 89°18'36" E, 535.64 feet; Thence N 61°22'30" E, 382.60 feet; Thence S 00°17'15" E, 22.72 feet; Thence S 61°22'30" W, 313.44 feet; Thence S 25°09'30" E, 100.96 feet;



Legal Description Continued on Sheet 10.....



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009

4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22
DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47
JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54330

SHEET 9 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

20' Wide Utility Easement Legal Description Continuation (Continued from Sheet 9):

Thence S 12°26'13" E, 23.10 feet;
Thence S 10°06'13" W, 78.84 feet;
Thence S 00°41'24" W, 205.76 feet;
Thence N 89°18'36" W, 50.42 feet;
Thence N 00°41'24" E, 20.00 feet;
Thence S 89°18'36" E, 30.42 feet;
Thence N 00°41'24" E, 187.41 feet;
Thence N 10°06'13" E, 76.50 feet;
Thence N 12°26'13" W, 16.88 feet;
Thence N 25°09'30" W, 97.52 feet;
Thence S 61°22'30" W, 43.57 feet;
Thence N 89°18'36" W, 130.04 feet;
Thence S 00°41'24" W, 19.11 feet;
Thence N 89°18'36" W, 20.00 feet;
Thence N 00°41'24" E, 19.11 feet;
Thence N 89°18'36" W, 399.12 feet;
Thence N 44°18'36" W, 29.50 feet;
Thence N 00°41'24" E, 115.81 feet;
Thence N 89°18'36" W, 32.00 feet;
Thence N 00°41'24" E, 20.00 feet;
Thence S 89°18'36" E, 32.00 feet;
Thence N 00°41'24" E, 35.86 feet;
Thence N 44°18'36" W, 62.43 feet;
Thence N 89°18'36" W, 196.79 feet;
Thence S 45°41'24" W, 62.43 feet;
Thence S 00°41'24" W, 217.27 feet;
Thence S 89°18'36" E, 53.50 feet;
Thence S 00°41'24" W, 20.00 feet;
Thence N 89°18'36" W, 53.50 feet;
Thence S 00°41'24" W, 4.10 feet;
Thence S 44°39'24" E, 26.00 feet;
Thence S 00°41'12" W, 358.35 feet;
Thence S 89°18'36" E, 14.48 feet;
Thence S 00°41'24" W, 20.00 feet;
Thence N 89°18'36" W, 34.48 feet to the **Point of Beginning**.

Containing 95,841 Square Feet - 2.200 Acres.



Drainage Easement Area Legal Description:

Being a part of Lot 1 of Certified Survey Map No. 6559, being a part of Government Lot 3 of Section 36, Township 21 North, Range 18 East, City of Kaukauna, Outagamie County, Wisconsin, described as follows:

Commencing at the Northwest corner of Section 36, Township 21 North, Range 18 East;
Thence S 00°07'10" W along the West line of Government Lot 3, 1352.55 feet;
Thence S 89°52'50" E, 296.49 feet to the **Point of Beginning (P.O.B.)** of the Easement Area to be described;
Thence N 37°19'02" E, 57.12 feet;
Thence N 64°05'05" E, 49.91 feet;
Thence N 39°07'16" E, 47.52 feet;
Thence N 29°35'50" E, 52.14 feet;
Thence N 38°39'51" E, 56.03 feet;
Thence N 65°35'26" E, 48.11 feet;
Thence N 62°59'46" E, 81.46 feet;
Thence N 58°39'54" E, 62.40 feet;
Thence N 84°05'17" E, 40.87 feet;
Thence S 61°38'33" E, 32.13 feet;
Thence S 37°01'41" E, 118.48 feet;
Thence S 63°48'32" W, 204.91 feet;
Thence S 52°57'37" W, 227.81 feet;
Thence northwesterly 126.81 feet along the arc of a curve to the left, having a radius of 234.50 feet and whose long chord bears N 66°04'39" W, 125.27 feet to the **Point of Beginning**.

Containing 65,247 Square Feet - 1.498 Acres.



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009

4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54430

SHEET 10 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

15' Wide Utility Easement Legal Description:

Being a part of Lot 1 of Certified Survey Map No. 6559, and a part of Government Lots 1, 2 and 3 of Section 36, Township 21 North, Range 18 East, City of Kaukauna, Outagamie County, Wisconsin, described as follows;

Commencing at the Southeast corner of Government Lot 2 of Section 36, Township 21 North, Range 18 East and being the Point of Beginning (P.O.B.) of the Easement Area to be described;
Thence N 89°31'20" W along the South line of said Government Lot 2, 172.00 feet;
Thence N 78°02'38" W, 31.36 feet;
Thence northwesterly 127.58 feet along the arc of a curve to the right, having a radius of 162.00 feet and whose long chord bears N 55°28'56" W, 124.31 feet;
Thence N 30°14'36" W, 11.12 feet;
Thence N 27°33'56" W, 278.28 feet;
Thence N 64°06'59" W, 686.81 feet;
Thence N 32°47'40" W, 107.93 feet;
Thence northwesterly 199.66 feet along the arc of a curve to the right, having a radius of 550.00 feet and whose long chord bears N 45°45'19" W, 198.56 feet;
Thence northwesterly 422.85 feet along the arc of a curve to the left, having a radius of 450.00 feet and whose long chord bears N 62°16'30" W, 407.46 feet;
Thence N 89°11'39" W, 125.00 feet;
Thence N 00°48'21" E, 15.00 feet;
Thence S 89°11'39" E, 125.00 feet;
Thence southeasterly 436.94 feet along the arc of a curve to the right, having a radius of 465.00 feet and whose long chord bears S 62°16'30" E, 421.04 feet;
Thence southeasterly 197.29 feet along the arc of a curve to the left, having a radius of 535.00 feet and whose long chord bears S 45°55'13" E, 196.18 feet;
Thence S 32°47'40" E, 107.10 feet;
Thence S 64°07'39" E, 687.34 feet;
Thence S 27°33'56" E, 283.24 feet;
Thence S 30°14'36" E, 9.72 feet;
Thence southeasterly 115.77 feet along the arc of a curve to the left, having a radius of 147.00 feet and whose long chord bears S 55°28'56" E, 112.80 feet;
Thence S 78°02'38" E, 29.85 feet;
Thence S 89°31'20" E, 172.10 feet;
Thence S 77°17'27" E, 104.01 feet;
Thence S 89°18'36" E, 208.02 feet;
Thence S 00°41'24" W, 15.00 feet;
Thence N 89°18'36" W, 209.60 feet;
Thence N 77°17'27" W, 103.98 feet to the Point of Beginning.

Containing 37,099 Square Feet - 0.852 Acres.

10' Wide Utility Easement Legal Description:

Being a part of Government Lot 1 of Section 36, Township 21 North, Range 18 East, City of Kaukauna, Outagamie County, Wisconsin, described as follows;

Commencing at the Southeast corner of Government Lot 2 of Section 36, Township 21 North, Range 18 East;
Thence N 06°56'48" E, 382.04 feet to the Point of Beginning (P.O.B.) of the Easement Area to be described;
Thence N 00°41'24" E, 37.46 feet;
Thence N 44°18'36" W, 26.16 feet;
Thence N 00°41'24" E, 276.24 feet;
Thence N 45°41'24" E, 87.28 feet;
Thence S 89°18'36" E, 221.64 feet;
Thence S 44°18'36" E, 87.28 feet;
Thence S 00°41'24" W, 171.67 feet;
Thence S 44°18'36" E, 4.64 feet;
Thence S 89°18'36" E, 528.88 feet;
Thence N 61°22'30" E, 158.14 feet;
Thence northeasterly 41.91 feet along the arc of a curve to the right, having a radius of 434.50 feet and whose long chord bears N 41°09'12" E, 41.90 feet;
Thence N 43°55'00" E, 92.61 feet;
Thence N 54°03'26" E, 33.60 feet;
Thence N 43°55'00" E, 115.32 feet;
Thence S 00°17'15" E, 14.34 feet;
Thence S 43°55'00" W, 105.92 feet;
Thence S 54°03'26" W, 33.60 feet;
Thence S 43°55'00" W, 91.72 feet;
Thence southwesterly 42.97 feet along the arc of a curve to the left, having a radius of 424.50 feet and whose long chord bears S 41°01'00" W, 42.95 feet;
Thence S 61°22'30" W, 162.80 feet;
Thence N 89°18'36" W, 535.64 feet;
Thence N 44°18'36" W, 12.93 feet;
Thence N 00°41'24" E, 171.67 feet;
Thence N 44°18'36" W, 78.99 feet;
Thence N 89°18'36" W, 213.36 feet;
Thence S 45°41'24" W, 78.99 feet;
Thence S 00°41'24" W, 267.96 feet;
Thence S 44°18'36" E, 26.16 feet;
Thence S 00°41'24" W, 31.60 feet;
Thence S 89°18'38" E, 73.00 feet;
Thence S 00°41'22" W, 10.00 feet;
Thence N 89°18'38" W, 83.00 feet to the Point of Beginning.

Containing 19,466 Square Feet - 0.447 Acres.



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009

4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54130

SHEET 11 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

City of Kaukauna Drainage Easement Restrictions:

The following uses and structures are prohibited within all Drainage Easements in this Certified Survey Map; filling, grading, and excavating except for construction of drainage ways and drainage facilities; the cultivation of crops, fruits, or vegetables; the dumping or depositing of ashes, waste, compost or material of any kind; the storage of vehicles, equipment, materials or personal property of any kind and constructing, erecting or moving any building or structure, including fences, within the drainage easement.

City of Kaukauna Drainage Easement Maintenance:

Maintenance of all drainage ways and associated drainage structures within this Certified Survey Map are the sole responsibility of the property owners in this Certified Survey Map, unless otherwise noted on the drainage plan which has been prepared for this Certified Survey Map and which has been approved by and is on file with the City of Kaukauna.

Upon failure of any property owner to perform maintenance, abide by restrictions, or follow grading requirements of the drainage ways and associated drainage structures, the City of Kaukauna retains the right to have maintenance or corrective measures performed. The cost of said maintenance or corrective measures on any given lot shall be a special charge to the non-complying lot.

Maintenance by the City to include, but not limited to, the removal of silt and decomposed vegetation that gradually accumulates in the bottom of a pond, a detention area, and/or accompanying ditch. Payment for city maintenance may be placed on the annual real estate tax bill from all contributing sources as a special assessment if not paid.

Grading and Grades:

All grading and final grades for the construction of any public or private improvements, including landscaping, shall conform to the surface water drainage plan as approved and on file with the City of Kaukauna.



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009
4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22
DRAWN: TDP CHECKED: JGB
FIELD BOOK: 41 PAGE: 47
JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54430

SHEET 12 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

Utility Easement Provisions

An easement for electric, natural gas, communication, water main and sanitary sewer service is hereby granted by Kaukauna Area School District, to:

WISCONSIN GAS LLC, a Wisconsin limited liability company doing business as We Energies, **Kaukauna Utilities**, **City of Kaukauna, TDS Telecommunication LLC** and **WiscNet**, Grantees,

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, gas, telephone, fiber optic, cable TV facilities and sanitary sewer, for such purposes as the same is now or may hereafter be used and for sounds and signals, 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, theron, or on adjacent lots; also the right to trim or cut down trees, brush and roots as may be reasonably required, incidental 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 about ground electric facilities or communication 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 prior written consent of Grantees. After installation of any such facilities, the grand 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.

Kaukauna Area School District,

Chris McDaniel - Director of Operations and Finance (Signature)

Date

Owner's Certificate of Dedication

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 the map. I also certify that this Certified Survey Map is required by s236.34 to be submitted to the following for approval or objections:

- 1) City of Kaukauna, Outagamie County
- 2) Outagamie County Treasurer
- 3) Wisconsin Department of Transportation (WisDOT)

Witness the hand and seal of said owner this _____ day of _____, 2026.

Chris McDaniel - Director of Operations and Finance (Signature)

STATE OF _____)

COUNTY OF _____)

Personally came before me this _____ day of _____, 2026, the above named **Chris McDaniel - Director of Operations and Finance**, to me known to be the person who executed the foregoing instrument and hereby acknowledge the same.

_____, Notary Public, _____ (County), _____ (State).
(Notary Seal)

My commission expires _____.



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009
4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54330

SHEET 13 OF 14

CERTIFIED SURVEY MAP

BEING ALL OF LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 6559,
ALL OF GOVERNMENT LOT 2, A PART OF GOVERNMENT LOTS 1 AND 3
AND A PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 36, ALL LOCATED IN TOWNSHIP 21 NORTH, RANGE 18 EAST,
CITY OF KAUKAUNA, OUTAGAMIE COUNTY, WISCONSIN.

City of Kaukauna Common Council Approval:

Resolved by the Common Council of the City of Kaukauna, that this Certified Survey Map is hereby approved.

Dated this _____ day of _____, 2026.

Anthony J. Penterman, City Mayor

I hereby certify that the above is a true and correct copy of the resolution adopted by the Common Council.

Dated this _____ day of _____, 2026.

Kayla Nessmann, City Clerk

City of Kaukauna Treasurer Certificate

I do hereby certify that in accordance with the records in my office there are no unpaid taxes or unpaid special assessments on any of the lands shown included in this Certified Survey Map.

Ashley Roehl, City Deputy Treasurer

Dated

Outagamie County Treasurer Certificate

I do hereby certify that in accordance with the records in my office there are no unpaid taxes or unpaid special assessments on any of the lands shown included in this Certified Survey Map.

Rochelle Oskey, County Treasurer

Dated



Point of Beginning

Land Surveying
Civil Engineering
Landscape Architecture
Jordan G. Brost, PLS #3009
4941 Kirschling Court
Stevens Point, WI 54481
715.344.9999 (PH) 715.344.9922 (FX)

FIELDWORK COMPLETED: 04/22/22

DRAWN: TDP CHECKED: JGB

FIELD BOOK: 41 PAGE: 47

JOB NO: 24.4040-8

CLIENT / OWNER
KAUKAUNA AREA
SCHOOL DISTRICT
1701 COUNTY ROAD CE
KAUKAUNA, WI 54430

SHEET 14 OF 14