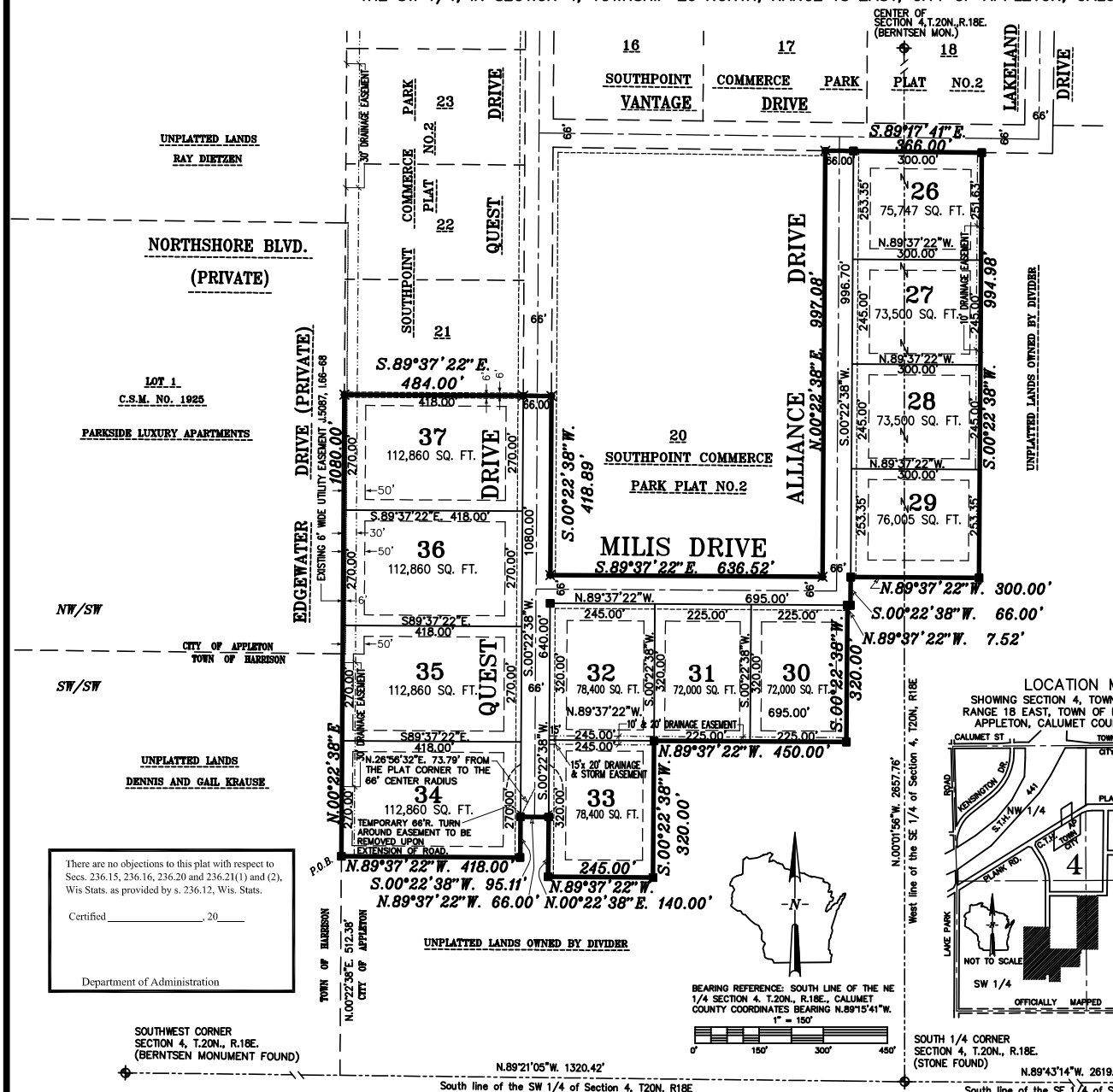
SOUTHPOINT COMMERCE PARK PLAT NO. 3

PART OF THE NW 1/4 OF THE SE 1/4, THE NE 1/4 OF THE SW 1/4, THE SW 1/4 OF THE SE 1/4 AND THE SE 1/4 OF THE SW 1/4, IN SECTION 4, TOWNSHIP 20 NORTH, RANGE 18 EAST, CITY OF APPLETON, CALUMET COUNTY, WISCONSIN.



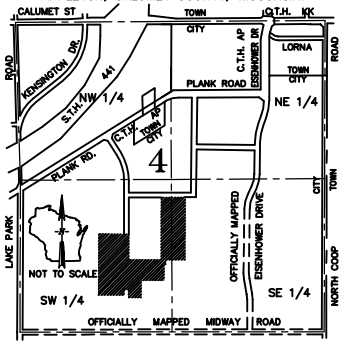
There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration

LOCATION MAP

SHOWING SECTION 4, TOWNSHIP 20 NORTH, RANGE 18 EAST, TOWN OF HARRISON/CITY OF APPLETON, CALUMET COUNTY, WISCONSIN.



SURVEYOR'S CERTIFICATE

I, Thomas M. Kromm, Registered Land Surveyor, hereby certify:
That I have surveyed, divided and mapped SOUTHPOINT COMMERCE PARK PLAT NO. 3, being a part of the Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) and the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) and the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼), and the Southeast Quarter (SE ¼) of the Southwest (SW ¼), of Section 4, Township Twenty (20) North, Range Eighteen (18) East, all in the City of Appleton, Calumet County, Wisconsin, containing ±1,228,155 square feet (28.1945 Acres) of land and being further described by: Commencing at the S.¼ corner of said Section 4; Thence N.89°21'05"W. 1320.42', along the South line of Southwest Quarter of said Section 4; Thence N.00°22'38"E. 512.38', to the point of beginning; Thence continuing N.00°22'38"E. 1080.00', to the Southwest corner of Lot 21 of Southpoint Commerce Park Plat No. 2; Thence S.89°37'22"E. 484.00', along the South line of said Lot 21 and the extension thereof, to a point on the West line of Lot 20 of said Southpoint Commerce Park Plat No. 2; Thence S.00°22'38"W. 418.89', along the West line of said Lot 20, to the Southwest corner thereof; Thence S.89°37'22"E. 636.52', along the South line of said Lot 20; Thence N.00°22'38"E. 997.08', along the East line of said Lot 20 to the Northeast corner thereof and also being a point on the South line of Vantage Drive; Thence S.89°17'41"E. 366.00', along the South line of said Vantage Drive; Thence S.00°22'38"W. 994.98'; Thence N.89°37'22"W. 300.00'; Thence S.00°22'38"W. 66.00'; Thence N.89°37'22"W. 7.52'; Thence S.00°22'38"W. 320.00'; Thence N.89°37'22"W. 450.00'; Thence S.00°22'38"W. 320.00'; Thence N.89°37'22"W. 245.00'; Thence N.00°22'38"E. 140.00'; Thence N.89°37'22"W. 66.00'; Thence S.00°22'38"W. 95.11'; Thence N.89°37'22"W. 418.00', to the point of beginning.

That I have fully complied with the provisions of Chapter 236 of the Wisconsin Statutes and the City of Appleton subdivision ordinance in surveying, dividing and mapping the same.

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

That I have made such land division and plat by the direction of owners, shown below.

That I have fully complied with the provision of Chapter 236 of the Wisconsin Statutes, and the subdivision regulations of the City of Appleton in surveying, dividing and mapping the same.

Given under my hand this _____ day of _____, 2006.

_____
Thomas M. Kromm, Wisconsin Registered Land Surveyor No. S-2062
Revised this 5th day of June, 2006

LEGEND

- ● = EXISTING 3/4" IRON REBAR
- ✖ = EXISTING 1-1/4" IRON REBAR
- ■ = 1-1/4" x 30" IRON REBAR SET, WEIGHING 4.3 LBS./LIN. FOOT
- ( ) = MEASUREMENTS OF RECORD

ALL OTHER LOT CORNERS MONUMENTED WITH 3/4" x 24" IRON REBAR, WEIGHING 1.5 LBS./LINEAL FOOT

12' 12' = PROPOSED 12' UTILITY EASEMENT (UNLESS OTHERWISE NOTED)

GROSS AREA = 1,228,155 SQ. FT.
STREET AREA = 177,163 SQ. FT.

ALL DIMENSIONS ARE MEASURED AND COMPUTED TO THE NEAREST 0.01 FOOT.
ALL ANGLES AND BEARINGS ARE MEASURED AND COMPUTED TO THE NEAREST SECOND.

LOT / STREET

TYPICAL BUILDING SETBACK
40' AT FRONT, 25' SIDE AND REAR
(50' REAR YARD AND SIDE YARD IF ABUTTING A RESIDENTIALLY-ZONED DISTRICT)

APPROVAL AGENCIES
CITY OF APPLETON

AGENCIES HAVING AUTHORITY TO OBJECT
DEPARTMENT OF ADMINISTRATION
CALUMET COUNTY PLANING AND ZONING COMMITTEE

CITY OF APPLETON
DEPARTMENT OF PUBLIC WORKS
Engineering Division
100 North Appleton Street
Appleton, WI 54911
(920) 832-6474
FAX (920) 832-6489
THIS INSTRUMENT DRAFTED BY: T. KROMM