

BOUNDARY / TOPOGRAPHIC MAP

T21 R17 S35 Q2 083

- NOTES:**
- WHERE CURB AND GUTTER IS SHOWN, THE ELEVATIONS SHOWN ARE FOR BACK, TOP OF CURB
 - SIZES AND LOCATIONS OF SOME UNDERGROUND UTILITIES COULD NOT BE FIELD VERIFIED AND WERE TAKEN FROM AVAILABLE RECORDS. THEIR LOCATIONS MAY BE APPROXIMATE OR INCOMPLETE. CONTACT ALL APPROPRIATE UTILITY COMPANIES PRIOR TO ANY EXCAVATION OR CONSTRUCTION WITHIN THIS SITE.
 - REFER TO FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT NO. 596392-4 DATED 9-11-03 FOR DISCLOSURE OF EASEMENTS AND COVENANTS WHICH AFFECT SITE 4 AND COMMITMENT NO. 596392-5 DATED 9-11-03 FOR DISCLOSURE OF EASEMENTS AND COVENANTS WHICH AFFECT SITE 5.
 - THE CITY OF APPLETON HAS JURISDICTION OVER ALL ADJACENT PUBLIC STREETS.
 - SITE #4 SHOWN HEREON MAY BE SUBJECT TO TERMS AND CONDITIONS OF THE WEATHERIZATION STIPULATION AGREEMENT RECORDED 9-25-89 IN JACKET 9734, IMAGES 30 & 31, DOCUMENT NO. 966979.
 - PART OR ALL OF LOTS 2, 3, 4 OF BLOCK 31, AND PART OR ALL OF LOT 1, BLOCK 32, EDWARD WEST'S PLAT, MAY BE SUBJECT TO TERMS AND CONDITIONS OF WEATHERIZATION STIPULATION AGREEMENTS AND A CERTIFICATE OF COMPLIANCE AS DISCLOSED IN THE TITLE COMMITMENT FOR SITE 5 AS IDENTIFIED IN #3 ABOVE.

CONTACTS:

CITY OF APPLETON (MANUAL UTILITIES, STREETS)	CITY OF APPLETON PUBLIC WORKS SECOND FLOOR AT CITY HALL 100 N. APPLETON STREET APPLETON, WI 54911 920-302-5474 TELEPHONE
SBC AMERICAN (TELEPHONE)	321 W. WASHINGTON STREET P.O. BOX 259 APPLETON, WI 54913 920-340-3444 TELEPHONE
WE ENERGIES (GAS & ELECTRIC)	800 S. LINDALE DRIVE APPLETON, WI 54911 920-340-3444 TELEPHONE
THE WARNER CABLE (CABLE TV)	201 BENEDEY AVE. KIMBLETT, WI 54155 920-739-3860 TELEPHONE

NORTH REFERENCE:
NORTH IS REFERENCED TO THE SOUTH LINE OF THE SE 1/4 OF SECTION 35, T21N, R17E, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, WHICH IS ASSUMED TO BEAN N89°53'21"E

SCALE: 1"=20'

10/30/03

- BENCHMARKS:**
- BENCHMARKS PER CITY OF APPLETON DATUM AND RECORDS
- TOP OF HYDRANT: SOUTHWEST CORNER OF FREDRICK & ONEDA STREET
ELEVATION = 794.86
 - TOP OF HYDRANT: SOUTHWEST CORNER OF FREDRICK & ONEDA STREET
ELEVATION = 787.12
 - ARROW ON HYDRANT: SOUTH OF ST. ELIZABETH'S GIFT SHOP ENTRANCE
ELEVATION = 788.04
 - ARROW ON HYDRANT: SE CORNER ST. ELIZABETH'S MAIN CAMPUS PROPERTY
ELEVATION = 789.78
 - ARROW ON HYDRANT: SW CORNER MADISON & MAPLE STREET
ELEVATION = 786.02
 - ARROW ON HYDRANT: SW CORNER MADISON & FREDRICK STREET
ELEVATION = 789.61
 - ARROW ON HYDRANT: SOUTH SIDE FREDRICK STREET, OPPOSITE MADRIDE STREET
ELEVATION = 788.02
 - ARROW ON HYDRANT: SW CORNER MADISON & HARRISON STREET
ELEVATION = 789.22

- LEGEND:**
- 3/4" x 24" REBAR SET WEIGHING 1.502 LBS./LIN. FT.
 - 1" IRON PIPE FOUND
 - 3/4" REBAR FOUND
 - P.K. NAIL SET
 - CHISELED ** SET
 - HYDRANT
 - WATER VALVE
 - CURB STOP WATER VALVE
 - GAS VALVE
 - TRAFFIC SIGNAL
 - UTILITY PEDESTAL
 - LIGHT POLE
 - POWER POLE
 - MANHOLE
 - INLET
 - UNDERGROUND TELEPHONE
 - UNDERGROUND GAS
 - UNDERGROUND TV CABLE
 - UNDERGROUND FIBER OPTIC
 - WATERMAN
 - SANITARY SEWER
 - STORM SEWER
 - GAS METER
 - ELECTRIC METER
 - ELECTRIC TRANSFORMER
 - SIGNS
 - BUSH OR SHRUB
 - DECIDUOUS TREE
 - CONIFEROUS TREE
 - TREELINE
 - WOOD FENCE
 - CHAIN LINK FENCE
 - GUARD RAIL
 - GY WIRE
 - FROM CITY OF APPLETON ASBUILT PLANS
 - C&G CURB & GUTTER
 - VITRIFIED CLAY PIPE
 - CAST IRON PIPE
 - P.E. PRIVATE ENTRANCE
 - APPROXIMATE STREET PAYMENT CENTERLINE
 - PORCH
 - OVERHEAD UTILITY LINES
 - CONCRETE SLAB
 - PARCEL / PARCEL NUMBER PER TITLE COMMITMENT DESCRIPTION
 - RECORDED LOT OR PARCEL DIMENSION PER DEED OR TAX MAP

LEGAL DESCRIPTION: (PER TITLE COMMITMENT)

SITE V:
ALL OF LOT TWO (2) THRU EIGHT (8), INCLUSIVE, IN BLOCK THIRTY-ONE (31), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSOR'S MAP OF SAID CITY.

AND THE NORTH 46 FEET OF THE EAST 155 FEET OF LOT ONE (1) IN BLOCK THIRTY-TWO (32) OF EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSOR'S MAP OF SAID CITY.

AND THE SOUTH 49.42 FEET OF THE NORTH 95.42 FEET OF THE EAST 155 FEET OF LOT ONE (1) OF BLOCK THIRTY-TWO (32), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSOR'S MAP OF SAID CITY.

AND A PARCEL OF LAND IN LOT ONE (1), BLOCK THIRTY-TWO (32), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSOR'S MAP OF SAID CITY, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 32 OF THE EDWARD WEST'S PLAT, CITY OF APPLETON, WISCONSIN, THENCE EAST ALONG THE NORTH LINE OF LOT 1 A DISTANCE OF 176.5 FEET TO AN IRON STAKE; THENCE SOUTH ALONG THE EAST LINE OF MADISON STREET, BEING THE PLACE OF BEGINNING; THENCE SOUTH ALONG THE EAST LINE OF MADISON STREET A DISTANCE OF 65.14 FEET TO AN IRON STAKE; THENCE EAST AND PARALLEL WITH THE NORTH LINE OF LOT 1 A DISTANCE OF 150.0 FEET TO AN IRON STAKE; THENCE NORTH AND PARALLEL WITH THE EAST LINE OF MADISON STREET, 65.14 FEET TO AN IRON STAKE; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 1 A DISTANCE OF 150.0 FEET TO AN IRON STAKE, TO THE PLACE OF BEGINNING.

TAX KEY NO. 31-4-0677-00-0; 31-4-0678-00-0; 31-4-0679-00-0; 31-4-0680-00-0; 31-4-0680-01-0; 31-4-0681-00-0; 31-4-0682-00-0; 31-4-0685-00-0; 31-4-0685-01-0 AND 31-4-0685-02-0

PROPERTY ADDRESS: 321 EAST MAPLE STREET, SOUTH JEFFERSON STREET, SOUTH MADISON STREET, APPLETON, WISCONSIN.

THE ABOVE PROPERTY MAY ALSO BE DESCRIBED AS FOLLOWS: (METES AND BOUND DESCRIPTION)
BEGINNING AT THE NORTHWEST CORNER OF BLOCK 31, EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN; THENCE N89°24'03"E ALONG THE SOUTH LINE OF MAPLE STREET 121.67 FEET TO THE NORTHWEST CORNER OF LOT 1 IN SAID BLOCK 31; THENCE S00°37'01"E ALONG THE WEST LINE OF SAID LOT 1 A DISTANCE OF 120.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE N89°24'03"E ALONG THE SOUTH LINE OF SAID LOT 1 A DISTANCE OF 60.86 FEET (RECORDED AS 60 FEET) TO THE SOUTHWEST CORNER THEREOF; THENCE N00°37'01"W ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 120.00 FEET TO THE NORTHEAST CORNER THEREOF; THENCE N89°24'03"E ALONG THE SOUTH LINE OF MAPLE STREET 121.67 FEET; THENCE S00°37'01"E ALONG THE WEST LINE OF JEFFERSON STREET 362.42 FEET; THENCE S89°24'03"W 154.79 FEET (RECORDED AS 155 FEET); THENCE N00°37'22"W 30.28 FEET; THENCE S89°24'03"W 149.78 FEET (RECORDED AS 150 FEET); THENCE N00°39'21"E ALONG THE EAST LINE OF MADISON STREET 332.14 FEET TO THE POINT OF BEGINNING.

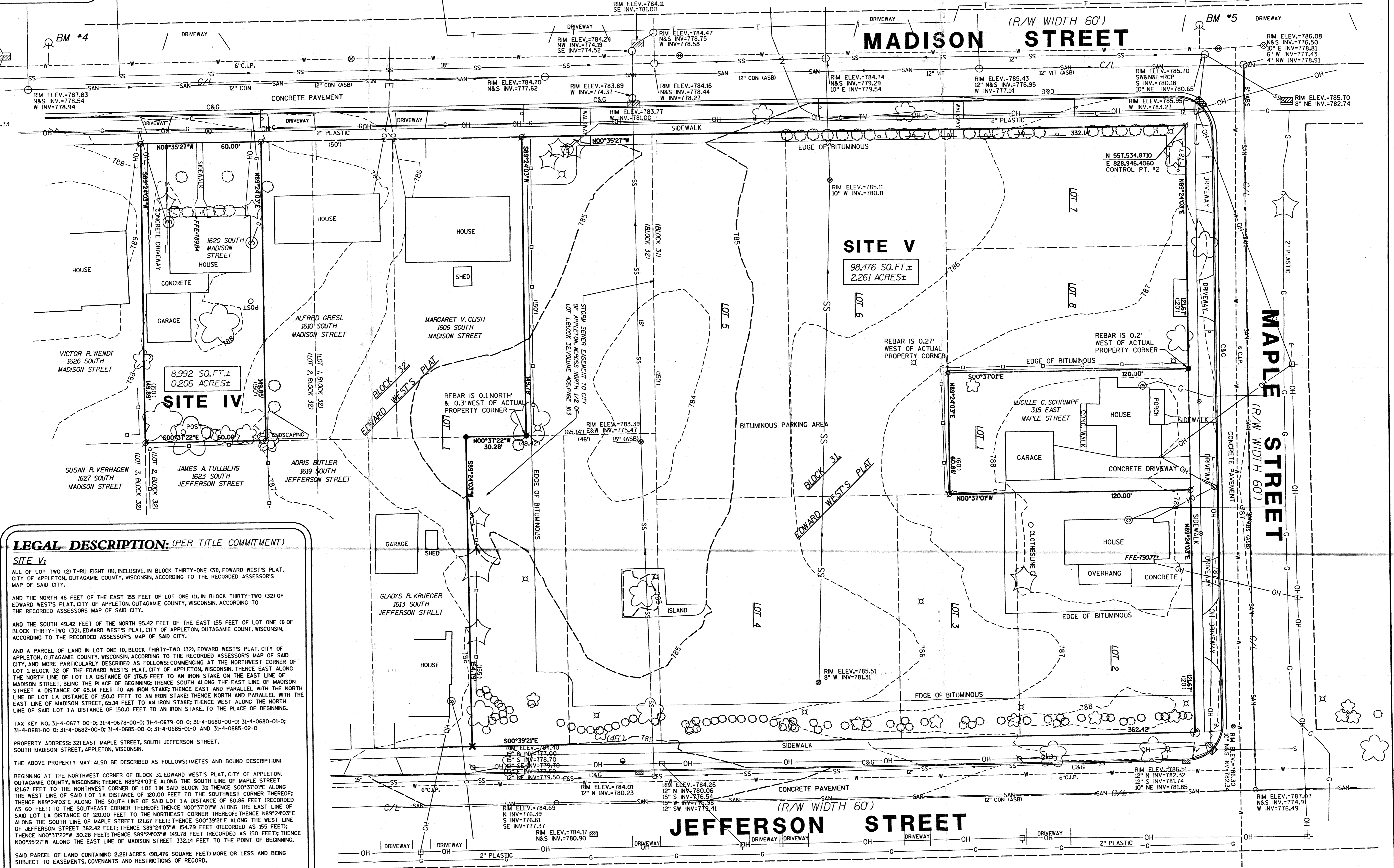
SAID PARCEL OF LAND CONTAINING 2.261 ACRES (98,476 SQUARE FEET) MORE OR LESS AND BEING SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD.

LEGAL DESCRIPTION: (PER TITLE COMMITMENT)

SITE IV:
THE SOUTH 60 FEET OF THE WEST 150 FEET OF THE EAST 305 FEET OF LOT TWO (2) IN BLOCK THIRTY-TWO (32), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSOR'S MAP OF SAID CITY.

TAX KEY NO. 31-4-0686-01-0

PROPERTY ADDRESS: 1620 SOUTH MADISON STREET, APPLETON, WISCONSIN.



OMNI ASSOCIATES
ONE SYSTEMS DRIVE
APPLETON, WI 54914
PHONE (920) 735-6900
FAX (920) 830-6100

BOUNDARY/TOPOGRAPHIC MAP
SE 1/4, SECTION 35
T21N, R17E, CITY OF APPLETON,
OUTAGAMIE COUNTY, WISCONSIN

PROJECT: ST. ELIZABETH'S HOSPITAL
BY: GARY KUSNERZ
DATE: 11-03-03
FILE NUMBER: S248B03
DIRTORY NUMBER: S248B03
DRAFTED BY: DLH
CAD FILE NAME: TOPG-B.DGN
SHEET: SITE 4&5
1 OF 2

NOTES:

- WHERE CURB AND GUTTER IS SHOWN, THE ELEVATIONS SHOWN ARE FOR BACK, TOP OF CURB
- SIZES AND LOCATIONS OF SOME UNDERGROUND UTILITIES COULD NOT BE FIELD VERIFIED AND WERE TAKEN FROM AVAILABLE RECORDS; THEIR LOCATIONS MAY BE APPROXIMATE OR INCOMPLETE; CONTACT ALL APPROPRIATE UTILITY COMPANIES PRIOR TO ANY EXCAVATION OR CONSTRUCTION WITHIN THIS SITE.
- REFER TO FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT NO. 596392-4 DATED 9-11-03 FOR DISCLOSURE OF EASEMENTS AND COVENANTS WHICH AFFECT SITE 4 AND COMMITMENT NO. 596392-5 DATED 9-11-03 FOR DISCLOSURE OF EASEMENTS AND COVENANTS WHICH AFFECT SITE 5.
- THE CITY OF APPLETON HAS JURISDICTION OVER ALL ADJACENT PUBLIC STREETS.
- SITE #4 SHOWN HEREON MAY BE SUBJECT TO TERMS AND CONDITIONS OF THE WEATHERIZATION STIPULATION AGREEMENT RECORDED 9-25-89 IN JACKET 9734, IMAGES 30 & 31, DOCUMENT NO. 966919.
- PART OR ALL OF LOTS 2, 3, 4 OF BLOCK 31, AND PART OR ALL OF LOT 1, BLOCK 32, EDWARD WEST'S PLAT MAY BE SUBJECT TO TERMS AND CONDITIONS OF WEATHERIZATION STIPULATION AGREEMENTS AND A CERTIFICATE OF COMPLIANCE AS DISCLOSED IN THE TITLE COMMITMENT FOR SITE 5 AS IDENTIFIED IN #3 ABOVE.

CONTACTS:

CITY OF APPLETON MUNICIPAL UTILITIES, STREETS DEPARTMENT
3200 N. APPLETON STREET
APPLETON, WI 54911
530-832-5474 TELEPHONE

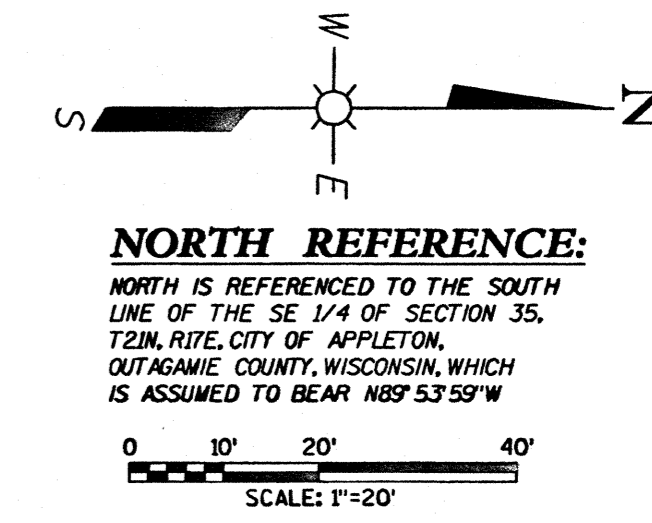
58C AMERICAN TELEPHONE
223 W. WASHINGTON STREET
P.O. BOX 2029
APPLETON, WI 54913
530-759-3009 TELEPHONE

WE ENERGIES (GAS & ELECTRIC)
800 S. LYNDHOLE DRIVE
APPLETON, WI 54914
530-380-3449 TELEPHONE

THE WARNER CABLE CABLE TV
300 KENNEDY AVE.
HAWKEYE, WI 54950
530-738-2360 TELEPHONE

ELEVATION / SITE MAP

LARRY J. MILLER
L.S. 10/30/03



BENCHMARKS:

- BENCHMARKS PER CITY OF APPLETON DATUM AND RECORDS
- TOP OF HYDRANT: SOUTHWEST CORNER OF SEMOUR & ONEIDA STREET
ELEVATION = 794.86
 - TOP OF HYDRANT: SOUTHWEST CORNER OF FREMONT & ONEIDA STREET
ELEVATION = 787.12
 - ARROW ON HYDRANT: SOUTH OF ST. ELIZABETH'S GIFT SHOP ENTRANCE
ELEVATION = 786.04
 - ARROW ON HYDRANT: SE CORNER ST. ELIZABETH'S MAIN CAMPUS PROPERTY
ELEVATION = 789.18
 - ARROW ON HYDRANT: SW CORNER MADISON & MAPLE STREET
ELEVATION = 786.26
 - ARROW ON HYDRANT: SW CORNER MADISON & FREMONT STREET
ELEVATION = 786.02
 - ARROW ON HYDRANT: SOUTH SIDE FREMONT STREET, OPPOSITE MONROE STREET
ELEVATION = 786.02
 - ARROW ON HYDRANT: SW CORNER MADISON & HARRISON STREET
ELEVATION = 786.22

LEGEND:

- 3/4" x 24" REBAR SET WEIGHING 1500 LBS./LIN. FT.
- 1" IRON PIPE FOUND
- 3/4" REBAR FOUND
- P.K. NAIL SET
- CHISELED "X" SET
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- GAS VALVE
- TRAFFIC SIGNAL
- UTILITY PEDESTAL
- LIGHT POLE
- POWER POLE
- MANHOLE
- INLET
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- UNDERGROUND TV CABLE
- UNDERGROUND FIBER OPTIC
- WATERMAIN
- SANITARY SEWER
- STORM SEWER
- GAS METER
- ELECTRIC METER
- ELECTRIC TRANSFORMER
- BUSH OR SHRUB
- DECIDUOUS TREE
- CONIFEROUS TREE
- TREELINE
- WOOD FENCE
- CHAIN LINK FENCE
- GUARD RAIL
- GUY WIRE
- FROM CITY OF APPLETON ASBUILT PLANS
- C&G CURB & GUTTER
- VIT VITRIFIED CLAY PIPE
- CIP CAST IRON PIPE
- P.E. PRIVATE ENTRANCE
- APPROXIMATE STREET PAVEMENT CENTERLINE
- PORCH
- OVERHEAD UTILITY LINES
- CONCRETE SLAB
- PARCEL / COMMITMENT DESCRIPTION
- RECORDED LOT OR PARCEL DIMENSION PER DEED OR TAX MAPPING

LEGAL DESCRIPTION: (PER TITLE COMMITMENT)

SITE 1:
ALL OF LOT TWO (2) THRU EIGHT (8), INCLUSIVE, IN BLOCK THIRTY-ONE (31), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSORS MAP OF SAID CITY.

AND THE NORTH 46 FEET OF THE EAST 155 FEET OF LOT ONE (1), IN BLOCK THIRTY-TWO (32) OF EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSORS MAP OF SAID CITY.

AND THE SOUTH 49.42 FEET OF THE NORTH 95.42 FEET OF THE EAST 155 FEET OF LOT ONE (1) OF BLOCK THIRTY-TWO (32), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSORS MAP OF SAID CITY.

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TAX KEY NO. 31-4-0677-00-0; 31-4-0678-00-0; 31-4-0679-00-0; 31-4-0680-00-0; 31-4-0681-00-0; 31-4-0682-00-0; 31-4-0685-00-0; 31-4-0685-01-0 AND 31-4-0685-02-0

PROPERTY ADDRESS: 321 EAST MAPLE STREET, SOUTH JEFFERSON STREET, SOUTH MADISON STREET, APPLETON, WISCONSIN.

THE ABOVE PROPERTY MAY ALSO BE DESCRIBED AS FOLLOWS: METES AND BOUND DESCRIPTION BEGINNING AT THE NORTHWEST CORNER OF BLOCK 31, EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN; THENCE N89°24'03"E ALONG THE SOUTH LINE OF MAPLE STREET 121.67 FEET TO THE NORTHWEST CORNER OF LOT 1 IN SAID BLOCK 31; THENCE S00°37'07"E ALONG THE WEST LINE OF SAID LOT 1 A DISTANCE OF 150.00 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE N89°24'03"E ALONG THE SOUTH LINE OF SAID LOT 1 A DISTANCE OF 60.86 FEET (RECORDED AS 60 FEET) TO THE SOUTHEAST CORNER THEREOF; THENCE N00°37'07"W ALONG THE EAST LINE OF SAID LOT 1 A DISTANCE OF 120.00 FEET TO THE NORTHEAST CORNER THEREOF; THENCE N89°24'03"E ALONG THE SOUTH LINE OF MAPLE STREET 121.67 FEET; THENCE S00°39'21"E ALONG THE WEST LINE OF JEFFERSON STREET 362.42 FEET; THENCE S89°24'03"W 154.79 FEET (RECORDED AS 155 FEET); THENCE N00°37'22"W 30.28 FEET; THENCE S89°24'03"W 119.78 FEET (RECORDED AS 150 FEET); THENCE N00°39'27"W ALONG THE EAST LINE OF MADISON STREET 332.14 FEET TO THE POINT OF BEGINNING.

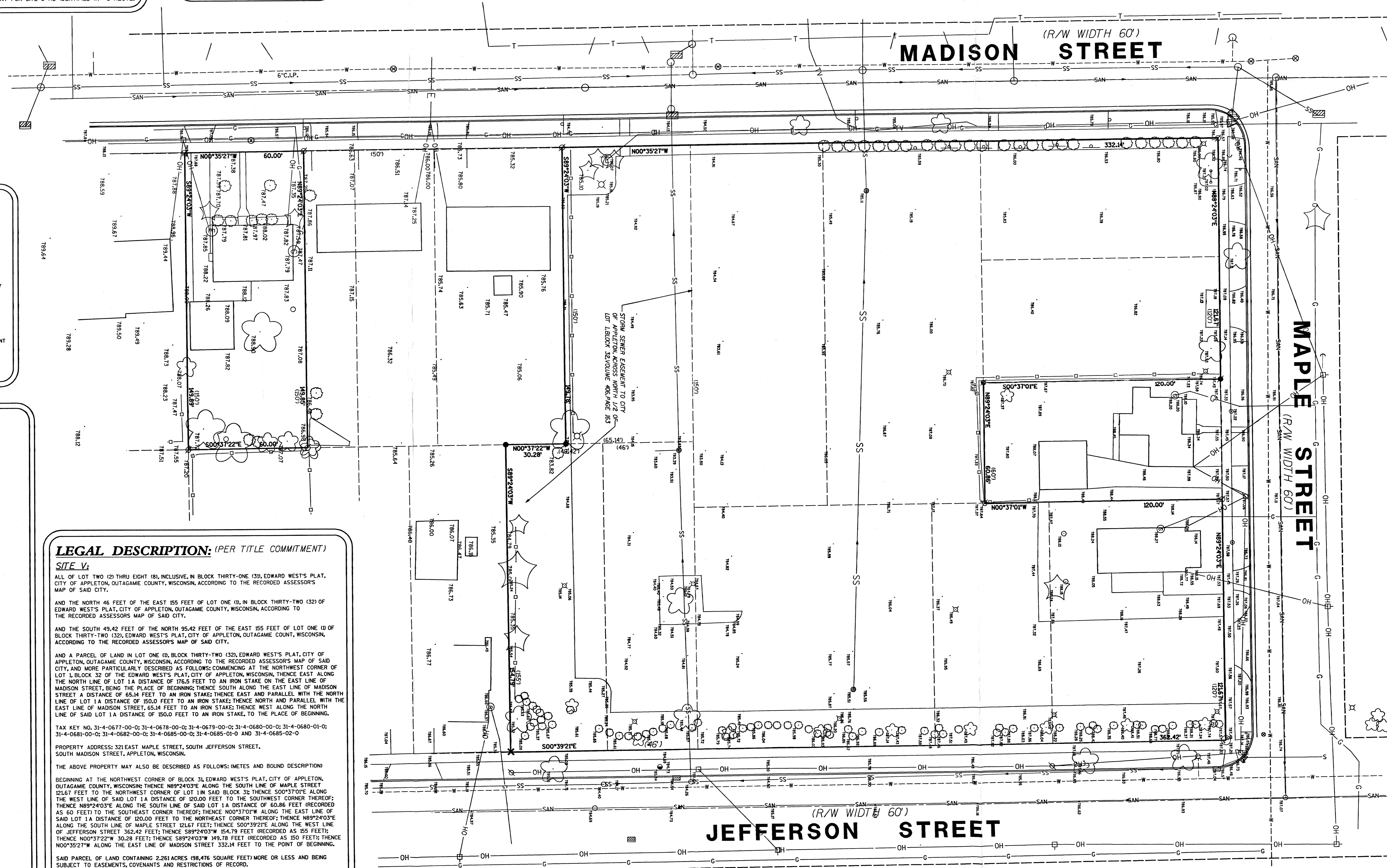
SAID PARCEL OF LAND CONTAINING 2.261 ACRES 198,476 SQUARE FEET MORE OR LESS AND BEING SUBJECT TO EASEMENTS, COVENANTS AND RESTRICTIONS OF RECORD.

LEGAL DESCRIPTION: (PER TITLE COMMITMENT)

SITE 2:
THE SOUTH 60 FEET OF THE WEST 150 FEET OF THE EAST 305 FEET OF LOT TWO (2) IN BLOCK THIRTY-TWO (32), EDWARD WEST'S PLAT, CITY OF APPLETON, OUTAGAMIE COUNTY, WISCONSIN, ACCORDING TO THE RECORDED ASSESSORS MAP OF SAID CITY.

TAX KEY NO. 31-4-0686-01-0

PROPERTY ADDRESS: 1620 SOUTH MADISON STREET, APPLETON, WISCONSIN.



OMNI ASSOCIATES
ONE SYSTEMS DRIVE
APPLETON, WI 54914
PHONE (920) 735-8900
FAX (920) 830-6100

ELEVATION MAP
SE 1/4, SECTION 35
T21N, R12E, CITY OF APPLETON,
OUTAGAMIE COUNTY, WISCONSIN

PROJECT: ST. ELIZABETH'S HOSPITAL
2 GARY KUSNERZ
1506 SOUTH ONEIDA STREET
APPLETON, WI 54915

DATE	10-30-03
PROJECT NUMBER	S2418003
FILE NUMBER	76
DIRECTORY NUMBER	S2418003
DRAWN BY	DLH
CAD FILE NAME	TOP04-5.DGN
SHEET	SITE 4&5
	2 OF 2