

DOCUMENT NO.

ROAD MAINTENANCE
COVENANT

THIS SPACE RESERVED FOR RECORDING DATA

535577

DUNN COUNTY, WI
REGISTER OF DEEDS
JAMES H. HRDUTT

RECORDED ON
07/12/2006 10:40AM

REC FEE: 15.00
FEE EXEMPT #:

PAGES: 3

WHEREAS, the undersigned are the owners of the attached real property; and

WHEREAS, the undersigned intend to subdivide portions of the real estate; and

WHEREAS, until the access road is engineered and constructed, it shall remain a private road; and

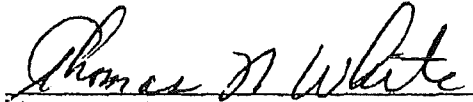
WHEREAS, Owners desire to make provisions for the maintenance and repair of the roadway until such time as it is accepted as a township road;


pd 15.00
RETURN TO: SCHOFIELD & HIGLEY, S.C.
700 WOLSKE BAY ROAD
MENOMONIE, WI 54751

Parcel Identification Number (PIN)

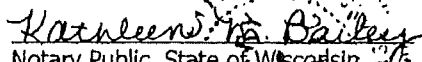
NOW, THEREFORE, Owners hereby declare that for the mutual benefit of present and future owners, all lots shall be subject to the following:

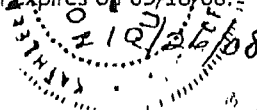
1. All road maintenance and repair costs, including snowplowing, shall be the financial responsibility of all landowners whose land adjoins the roadway.
2. The financial obligation of each individual landowner shall be proportionate to the total number of individual landowners, whose land adjoins the road.
3. Each lot or parcel shall have a 33' easement for highway purposes where the lot fronts the road. Alternatively, and if requested by the Township, the owner of each lot or parcel fronting the road shall convey the 33' of land for highway purposes.
4. This covenant shall run with the land and be binding on heirs, successors and assigns.
5. This covenant shall lapse and be of no consequence upon the acceptance of the developed roadway by the Town of Menomonie.


Thomas F. White


Marguerite M. White

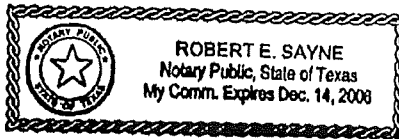
Subscribed and sworn to before me this
20th day of June, 2006


Kathleen M. Bailey
Notary Public, State of Wisconsin
My commission expires on 05/18/08



Richard E. White
Richard E. White

Janet M. White
Janet M. White



Subscribed and sworn to before me this
21st day of June, 2006.

[Signature]
Notary Public, State of ~~Wisconsin~~ ^{Texas} ~~05/18/08~~ ^{06/21/06}
My commission expires on ~~05/18/08~~ ^{06/21/06}
06/21/06

This document drafted by:

John K. Higley, Atty.
Menomonie, WI 54751

LEGAL DESCRIPTION

A parcel of land being the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ and the Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 29, and a part of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and part of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 20, all in Township 28 North, Range 13 West of the 4th Principal Meridian, located in and forming a part of the TOWN OF MENOMONIE, Dunn County, Wisconsin, particularly described as follows:

Commencing at the Southwest Corner of said Section 20;
thence, along the south line of said Southwest $\frac{1}{4}$, South $88^{\circ}43'06''$ East, 1322.19 feet to the southwest corner of said Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ and the POINT OF BEGINNING;
thence, along the west line of said Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$, North $00^{\circ}01'14''$ West, 533.41 feet;
thence, South $88^{\circ}42'58''$ East, 2641.40 feet to the east line of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;
thence, along said east line, South $00^{\circ}20'55''$ East, 533.48 feet to the southeast corner of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;
thence, along the east line of said Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, South $01^{\circ}23'38''$ West, 1318.53 feet to the southeast corner of said Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;
thence, along the south line of said Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$, North $89^{\circ}00'13''$ West, 1295.12 feet to the southwest corner of said Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;
thence, along the south line of said Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, North $89^{\circ}00'46''$ West, 1325.38 feet to the southwest corner of said Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$;
thence, along the west line of said Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, North $00^{\circ}21'39''$ East, 1332.07 feet to the point of beginning.

Containing 4,897,886 square feet or 112.44 acres. Subject to any and all easements, reservations, restrictions and conveyances of record.

TOGETHER WITH A 66' WIDE ACCESS EASEMENT described as follows:

A parcel of land located in the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 20, Township 28 North, Range 13 West of the 4th Principal Meridian, located in and forming a part of the TOWN OF MENOMONIE, Dunn County, Wisconsin, more particularly described as follows:

Commencing at the Southwest Corner of said Section 20;
thence, along the south line of said Southwest $\frac{1}{4}$, South $88^{\circ}43'06''$ East, 33.01 feet to the easterly right of way line of 330th Street;
thence, along said easterly right of way line, North $00^{\circ}08'06''$ East, 231.28 feet to the POINT OF BEGINNING;
thence, along said easterly right of way line, North $00^{\circ}08'06''$ East, 66.00 feet;
thence, South $89^{\circ}51'54''$ East, 218.38 feet;
thence, North $65^{\circ}21'39''$ East, 129.52 feet;
thence, North $03^{\circ}36'29''$ East, 72.55 feet;
thence, North $89^{\circ}51'35''$ East, 790.27 feet;
thence, South $49^{\circ}21'49''$ East, 207.04 feet to the east line of said Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$;
thence, along said east line, South $00^{\circ}01'14''$ East, 87.00 feet;
thence, North $49^{\circ}21'49''$ West, 239.19 feet;
thence, South $89^{\circ}51'35''$ West, 703.92 feet;
thence, South $03^{\circ}36'29''$ West, 50.19 feet;
thence, South $65^{\circ}21'39''$ West, 183.48 feet;
thence, North $89^{\circ}51'54''$ West, 232.87 feet to the point of beginning.