



P.O. Box 221, Niagara, WI 54151 - [www.healysurveying.com](http://www.healysurveying.com) - 715-548-0566

**PROPOSED PROPERTY DESCRIPTION:**

Tract 1:

That part of the Southwest Quarter of the Southwest Quarter of Section 24, Township 21 North, Range 17 East, City of Appleton, Outagamie County, Wisconsin described as follows:

Commencing at the southwest corner of said Southwest Quarter; thence North  $89^{\circ}20'56''$  East, assumed bearing along the south line of said Southwest Quarter, a distance of 160.27 feet; thence North  $00^{\circ}49'39''$  West a distance of 46.50 feet to the north right of way line of Wisconsin Avenue and the Point of Beginning; thence Continue North  $00^{\circ}49'39''$  West a distance of 139.47 feet; thence South  $89^{\circ}23'45''$  West a distance of 127.26 feet to the east right of way line of Meade Street; thence North  $00^{\circ}49'19''$  West, along said line, a distance of 121.45 feet; thence North  $00^{\circ}51'45''$  West, along said line, a distance of 236.84 feet; thence North  $89^{\circ}27'52''$  East a distance of 251.90 feet; thence South  $00^{\circ}51'46''$  East a distance of 115.24 feet; thence North  $89^{\circ}22'08''$  East a distance of 194.81 feet to the west right of way line of Rankin Street; thence South  $01^{\circ}01'23''$  East, along said line, a distance of 154.00 feet to the south right of way line of said Rankin Street; thence North  $89^{\circ}11'41''$  East, along said line, a distance of 60.00 feet to the east right of way line of said Rankin Street; thence North  $01^{\circ}01'23''$  West, along said line, a distance of 32.61 feet; thence North  $89^{\circ}28'01''$  East a distance of 119.61 feet; thence South  $00^{\circ}40'34''$  East a distance of 274.12 feet to said north right of way line of Wisconsin Avenue; thence South  $89^{\circ}37'42''$  West, along said line, a distance of 38.99 feet; thence North  $85^{\circ}12'09''$  West, along said line, a distance of 77.33 feet; thence North  $01^{\circ}19'08''$  West, along said line, a distance of 6.02 feet; thence South  $89^{\circ}20'51''$  West, along said line, a distance of 382.69 feet to the Point of Beginning. Containing 5.24 acres, more or less and subject to all easements, restrictions and reservations of record, if any.

Tract 2:

That part of Lots 1 – 5, FOX'S PLAT according to the recorded plat thereof, City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the southwest corner of said Lot 1; thence North  $00^{\circ}47'43''$  West, assumed bearing along the west line of said Lots 1, 3, 4 and 5, a distance of 299.73 feet to the northwest corner of said Lot 5; thence North  $89^{\circ}18'28''$  East, along the north line of said Lot 5, a distance of 167.51 feet to the northeast corner of said Lot 5; thence South  $00^{\circ}51'54''$  East, along the east line of said Lots 5, 4, 3 and 2, a distance of 260.04 feet to the north right of way line of Wisconsin Avenue; thence South  $75^{\circ}59'42''$  West, along said line a distance of 172.39 feet to the point of beginning. Containing 1.08 acres, more or less and subject to all easements, restrictions and reservations of record, if any.



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Tract 3:

That part of: Lots 1 and 2, Block 70; Lots 1 and 2, Block 71; Block 72; Lots 1, 2 and 3, Block 73; Lots 1 and 2, Block 74; Block 75 of FIRST WARD PLAT; Vacated Summer Street; Vacated Meade Street; the Northwest Quarter of the Northwest Quarter of Section 25, Township 21 North, Range 17 East; all in the City of Appleton, Outagamie County, Wisconsin described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence North  $89^{\circ}20'56''$  East, assumed bearing along the north line of said Northwest Quarter, a distance of 30.69 feet; thence South  $00^{\circ}35'02''$  East a distance of 44.82' to the intersection of the south right of way line of Wisconsin Avenue and the east right of way line of Meade Street and the Point of Beginning; thence North  $45^{\circ}33'01''$  East, along said south right of way, a distance of 17.34 feet; thence North  $89^{\circ}20'56''$  East, along said line, a distance of 856.78 feet; thence South  $86^{\circ}56'10''$  East, along said line, a distance of 32.31 feet; thence South  $76^{\circ}05'31''$  East, along said line, a distance of 116.49 feet; thence South  $83^{\circ}27'37''$  East, along said line, a distance of 43.61 feet; thence South  $60^{\circ}23'42''$  West, a distance of 292.63 feet; thence South  $23^{\circ}54'14''$  East a distance of 12.62 feet; thence South  $60^{\circ}23'42''$  West, a distance of 843.70 feet to the east right of way line of Meade Street; thence northwesterly a distance of 34.98 feet, along said line being a non-tangential curve, concave to the southwest, having a radius of 311.80 feet, a central angle of  $6^{\circ}25'42''$  and a chord which bears North  $36^{\circ}15'46''$  West a distance of 34.96 feet; thence northerly a distance of 171.10 feet along said line being a reverse curve, concave to the east, having a radius of 244.97 feet, a central angle of  $40^{\circ}01'05''$  and a chord which bears North  $19^{\circ}28'04''$  West, a distance of 167.64 feet; thence North  $00^{\circ}39'07''$  East, along said line and not tangent to said curve, a distance of 188.63 feet; thence North  $02^{\circ}47'52''$  East, along said line, a distance of 27.99 feet; thence North  $00^{\circ}35'02''$  West, along said line, a distance of 182.90 feet to the Point of Beginning. Containing 8.10 acres, more or less and subject to all easements, restrictions and reservations of record, if any.

Tract 4:

That part of: Lots 1 - 11, Block 69, HARRIMAN'S LAWSBURG PLAT and the West Half of the Northwest Quarter of Section 25, Township 21 North, Range 17 East; all in the City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the southwest corner of said Lot 1; thence North  $00^{\circ}03'17''$  West, assumed bearing along the east line of Meade Street, a distance of 213.29 feet; thence North  $65^{\circ}51'17''$  East a distance of 218.34 feet; thence North  $60^{\circ}36'27''$  East a distance of 265.19 feet; thence North  $60^{\circ}27'28''$  East a distance of 79.11 feet to the west right of way line of Rankin Street; thence South  $00^{\circ}04'28''$  East, along said line, a distance of 471.32 feet to the north right of way line of Commercial Street; thence South  $89^{\circ}56'59''$  West, along said line, a distance of 499.53 feet to the Point of Beginning. Containing 3.85 acres, more or less and subject to all easements, restrictions and reservations of record, if any.



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Tract 5:

That part of: Block 76; Lot 9, Block 77; FIRST WARD PLAT and the East Half of the Northwest Quarter of the Northwest Quarter of Section 25, Township 21 North, Range 17 East; all in the City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the southwest corner of said Lot 9; thence North  $00^{\circ}04'28''$  West, assumed bearing along the easterly line of Rankin Street, a distance of 320.46 feet; thence northeasterly a distance of 220.53 feet along said line being a tangential curve, concave to the southeast having a radius of 208.94 feet, a central angle of  $60^{\circ}28'34''$  and a chord which bears North  $30^{\circ}09'49''$  East a distance of 210.44 feet; thence North  $60^{\circ}24'06''$  East, along said line being tangent to said curve a distance of 497.84 feet; thence North  $72^{\circ}16'36''$  East, along said line, a distance of 20.67 feet; thence South  $16^{\circ}37'13''$  West a distance of 102.27 feet; thence South  $21^{\circ}48'13''$  West a distance of 434.87 feet; thence South  $00^{\circ}03'51''$  West a distance of 252.90 feet to the north right of way line of Commercial Street; thence North  $89^{\circ}59'23''$  West, along said line, a distance of 366.84 feet to the Point of Beginning. Containing 5.48 acres, more or less and subject to all easements, restrictions and reservations of record, if any.

Tract 6:

That part of: Lots 1-12, Block 2, and Lots 1-8, Block 3, JOHNSON'S ADDITION; Lots 1 & 2, Block 70; FIRST WARD PLAT, City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the southwest corner of said Lot 4, Block 3; thence North  $00^{\circ}03'14''$  West, assumed bearing along the east right of way line of Lawe Street, a distance of 448.39 feet; thence northeasterly, along said line, a distance of 227.16 feet on a non-tangential curve, concave to the southeast, having a radius of 171.00 feet, a central angle of  $76^{\circ}06'44''$  and a chord which bears North  $51^{\circ}56'44''$  East a distance of 210.82 feet; thence South  $89^{\circ}59'54''$  East, along said line being tangent to said curve, a distance of 28.90 feet; thence easterly along said line a distance of 58.36 feet along a tangential curve, concave to the north and having a radius of 224.20 feet, a central angle of  $14^{\circ}54'55''$  and a chord which bears North  $82^{\circ}32'38''$  East a distance of 58.20 feet; thence South  $89^{\circ}57'34''$  East along said line a distance of 105.96 feet to the west right of way line of Meade Street; thence South  $00^{\circ}31'21''$  West, along said line, a distance of 129.64 feet; thence southeasterly 217.15 feet along said line on a non-tangential curve, concave to the northeast, having a radius of 309.76 feet, a central angle of  $40^{\circ}09'58''$  and a chord which bears South  $19^{\circ}23'38''$  East a distance of 212.73 feet; thence southeasterly 11.04 feet along said line on a reverse curve, concave to the southwest, having a radius of 245.80 feet, a central angle of  $2^{\circ}34'22''$  and a chord which bears South  $38^{\circ}11'26''$  East a distance of 11.04 feet; thence South  $60^{\circ}23'42''$  West a distance of 499.66 feet to the Point of Beginning. Containing 3.96 acres, more or less and subject to all easements, restrictions and reservations of record, if any.



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Tract 7:

That part of: Lots 1, 3, 4, 5, 6, 7, 8 and 9, Block 67, HARRIMAN'S LAWSBURG PLAT, City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the southwest corner of said Lot 1; thence North  $00^{\circ}01'21''$  West, assumed bearing along the east right of way line of Lawe Street, a distance of 70.92 feet to the northwest corner of said Lot 1, thence North  $89^{\circ}48'49''$  East, along the north line of said Lot 1, a distance of 120.22 feet to the northeast corner of said Lot 1; thence North  $00^{\circ}12'34''$  West along the west line of said Lot 3, a distance of 30.10 feet; thence North  $89^{\circ}43'23''$  East a distance of 254.16 feet; thence North  $00^{\circ}57'45''$  West a distance of 21.31 feet; thence South  $89^{\circ}52'29''$  East a distance of 16.02 feet; thence North  $00^{\circ}12'06''$  East a distance of 9.38 feet to the north line of said Lot 8; thence North  $89^{\circ}51'46''$  East, along said line, a distance of 96.47 feet to the northeast corner of said Lot 9; thence South  $00^{\circ}05'14''$  East, along the east line of said Lot 9, a distance of 132.00 feet to the southeast corner of said Lot 9; thence South  $89^{\circ}49'16''$  West, along the south line of said Block 67, a distance of 486.62 feet to the Point of Beginning. Containing 1.12 acres, more or less and subject to all easements, restrictions and reservations of record, if any.

Tract 8:

That part of: Lot 15, Block 66, HARRIMAN'S LAWSBURG PLAT, City of Appleton, Outagamie County, Wisconsin described as follows:

Beginning at the northwest corner of said Lot 15; thence North  $89^{\circ}49'16''$  East, assumed bearing along the north line of said Lot 15, a distance of 120.34 feet to the northeast corner of said Lot 15; thence South  $00^{\circ}04'38''$  East, along the east line of said Lot 15, a distance of 61.06 feet to the south line of the North Half of said Lot 15; thence South  $89^{\circ}52'53''$  West, along said line, a distance of 120.40 feet to the west line of said Lot 15; thence North  $00^{\circ}01'21''$  West, along said line, a distance of 60.93 feet to the Point of Beginning. Containing 0.17 acres, more or less and subject to all easements, restrictions and reservations of record, if any.