

Winding Creek Estates

Part of the NE 1/4 of the SE 1/4, part of the SE 1/4 of the SE 1/4, part of the SW 1/4 of the SE 1/4,
all being located in Section 8, Township 20 North, Range 17 East, Town of Menasha, Winnebago County, Wisconsin

Owner's Certificate of Dedication

As owners, we hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Winnebago County Planning and Zoning Committee
Town of Menasha
City of Neenah
Department of Administration

WITNESS the hand and seal of said owners this 15 day of SEPTEMBER, 2006.

In the presence of:

Bruce E. Anunson
Bruce E. Anunson

Marlene M. Anunson
Marlene M. Anunson

State of Wisconsin)
WINNEBAGO County)

Personally came before me this 15 day of SEPTEMBER, 2006, the above named to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Michelle A. Sommerfeld My commission expires OCT 11, 2009
Notary Public, WI

Owner's Certificate of Dedication

As owner, I hereby certify that I caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat. I also certify that this plat is required by S.236.10 or S.236.12 to be submitted to the following for approval or objection:

Winnebago County Planning and Zoning Committee
Town of Menasha
City of Neenah
Department of Administration

IN WITNESS WHEREOF, the said Terra Development, LLC, has caused these presents to be signed by its managing member at NEENAH, Wisconsin.

Dated this 15 day of SEPTEMBER, 2006.

Gerald P. Porsche
Terra Development, LLC, Managing Member
GERALD P. PORSCHE
print name

State of Wisconsin)
WINNEBAGO County)

Personally came before me this 15 day of SEPTEMBER, 2006, the above named owner to me known to be the same person who executed the foregoing instrument and acknowledged the same.

Michelle A. Sommerfeld My commission expires OCT 11, 2009
Notary Public, WI

Utility Easement Provisions

An easement for electric and communications service is hereby granted by Bruce E. Anunson, Beverly A. Anunson and Terra Development, LLC, Grantors to

WE Energies
SBC
and
Time Warner Cable

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 for such purposes as the same is now and 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 thereon, or on adjacent lots; also the right to trim or cut down trees, brush and roots as may be reasonably required incident 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 above ground electrical facilities or communication facilities or to any trees, brush or roots which may be removed at any time pursuant to the rights herein granted. Buildings shall not be placed over Grantees' facilities or in, upon or over the property within the lines marked "Utility Easement Areas" without the prior written consent of the Grantees. After installation of any such facilities, the grade of the subdivided property shall not be altered by more than four inches without the 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.

In the Presence of:

Bruce E. Anunson
Bruce E. Anunson

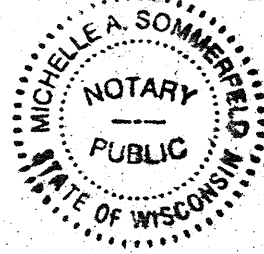
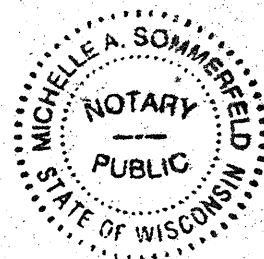
9-15-06
Date

Marlene M. Anunson
Marlene M. Anunson

9-15-06
Date

Gerald P. Porsche
Terra Development, LLC, Managing Member

9-15-06
Date



CURVE TABLE							
Curve	Radius	Chord Direction	Chord Length	Arc Length	Central Angle	Tangent Bearing-In	Tangent Bearing-Out
C1	330.00'	N88°49'02"E	40.42'	40.44'	7°01'17"	N88°18'23"E	S 88°40'20" E
C2	390.00'	N89°34'45"E	51.00'	51.03'	7°29'51"	N85°49'50"E	S 88°40'20" E
C3	130.00'	N63°09'04"W	119.23'	123.87'	54°35'34"	S89°33'09"W	N 35°51'17" W
C4	120.00'	S68°18'17"E	129.77'	137.11'	55°28'00"	N78°40'43"E	S 35°51'17" E
C5	70.00'	N69°01'25"E	23.48'	23.59'	19°18'37"	N69°22'06"E	N 78°40'43" E
C6	130.00'	S75°10'52"W	70.85'	71.75'	31°37'31"	S59°22'06"W	N 89°00'23" W
C7	130.00'	S65°42'39"W	28.72'	28.78'	12°41'05"	S59°22'06"W	S 72°03'12" W
C8	130.00'	S81°31'24"W	42.78'	42.97'	18°56'28"	S72°03'12"W	N 89°00'23" W
C9	130.00'	N65°38'16"W	91.21'	93.19'	41°04'28"	N66°10'28"W	N 45°08'03" W
C10	130.00'	N82°02'03"W	18.77'	18.77'	8°15'52"	N66°10'28"W	N 77°53'37" W
C11	130.00'	N61°29'50"W	73.39'	74.40'	32°47'34"	N77°53'37"W	N 45°08'03" W
C12	80.00'	S89°00'23"E	120.00'	188.50'	180°00'00"	N00°59'37"E	S 00°59'37" W
C13	80.00'	N22°33'23"E	44.10'	45.16'	43°07'32"	N00°59'37"E	N 44°07'09" E
C14	80.00'	N67°33'23"E	47.73'	49.09'	46°52'28"	N44°07'09"E	S 89°00'23" E
C15	80.00'	S44°00'23"E	84.85'	94.25'	90°00'00"	S89°00'23"E	S 00°59'37" W
C16	70.00'	S87°53'45"W	54.32'	58.44'	46°11'43"	S44°47'54"W	N 89°00'23" W
C17	1970.00'	S39°36'23"W	358.53'	357.02'	10°23'01"	S34°24'53"W	S 44°47'54" W
C18	1970.00'	S44°29'21"W	21.25'	21.25'	0°37'05"	S44°10'49"W	S 44°47'54" W
C19	1970.00'	S42°50'28"W	92.10'	92.11'	2°40'44"	S41°30'04"W	S 44°10'49" W
C20	1970.00'	S40°09'42"W	92.10'	92.11'	2°40'44"	S38°49'20"W	S 41°30'04" W
C21	1970.00'	S37°28'57"W	92.10'	92.11'	2°40'44"	S36°08'35"W	S 38°49'20" W
C22	1970.00'	S35°18'44"W	59.42'	59.43'	1°43'42"	S34°24'53"W	S 36°08'35" W
C23	130.00'	N33°11'55"W	40.87'	41.04'	18°05'18"	N42°14'34"W	N 24°09'18" W
C24	330.00'	N10°24'48"W	158.77'	158.29'	27°28'57"	N24°09'18"W	N 03°19'40" E
C25	330.00'	N13°24'55"W	122.98'	123.71'	21°28'44"	N24°09'18"W	N 02°40'33" W
C26	330.00'	N00°19'34"E	34.56'	34.56'	6°00'13"	N02°40'33"W	N 03°19'40" E
C27	530.00'	S77°25'12"E	210.47'	211.88'	22°54'20"	S68°52'22"E	S 65°58'02" E
C28	530.00'	S85°34'51"E	60.87'	60.91'	6°35'04"	S68°52'22"E	S 82°17'19" E
C29	530.00'	S77°50'00"E	82.34'	82.42'	8°54'37"	S62°17'19"E	S 73°22'42" E
C30	530.00'	S69°40'22"E	68.51'	68.55'	7°24'39"	S73°22'42"E	S 65°58'02" E
C31	370.00'	S79°40'09"W	416.62'	442.53'	66°31'38"	S45°30'19"W	N 65°58'02" W
C32	370.00'	N67°12'00"W	15.92'	15.92'	2°27'55"	N68°25'58"W	N 65°58'02" W
C33	370.00'	N77°22'13"W	114.98'	115.43'	17°52'30"	N68°18'28"W	N 68°25'58" W
C34	370.00'	S84°45'17"W	114.98'	115.43'	17°52'30"	S75°49'02"W	N 68°18'28" W
C35	370.00'	S66°52'47"W	114.98'	115.43'	17°52'30"	S57°56'32"W	S 75°49'02" W
C36	370.00'	S51°43'26"W	80.16'	80.31'	12°28'13"	S45°30'19"W	S 57°56'32" W
C37	70.00'	N68°18'59"E	54.26'	55.74'	45°37'18"	N45°30'19"E	S 88°52'22" E
C38	430.00'	S79°40'09"W	484.18'	514.29'	66°31'38"	S45°30'19"W	N 65°58'02" W
C39	430.00'	S49°27'12"W	59.21'	59.26'	7°53'44"	S45°30'19"W	S 53°24'04" W
C40	430.00'	S58°30'46"W	76.63'	76.74'	10°13'29"	S53°24'04"W	S 63°37'33" W
C41	430.00'	S68°44'17"W	76.63'	76.74'	10°13'29"	S63°37'33"W	S 73°51'02" W
C42	430.00'	S78°57'46"W	76.63'	76.74'	10°13'29"	S73°51'02"W	S 84°04'30" W
C43	430.00'	S88°28'20"W	80.89'	81.01'	10°47'40"	S84°04'30"W	N 85°07'50" W
C44	430.00'	N79°40'22"W	81.80'	81.92'	10°54'56"	N85°07'50"W	N 74°12'55" W
C45	430.00'	N70°05'28"W	61.85'	61.90'	8°14'52"	N74°12'55"W	N 65°58'02" W
C46	470.00'	S75°39'41"E	158.28'	159.04'	19°23'17"	S65°21'20"E	S 65°58'02" E
C47	470.00'	S67°17'01"E	21.60'	21.60'	2°37'58"	S68°36'01"E	S 65°58'02" E
C48	470.00'	S76°58'40"E	138.98'	137.44'	16°45'19"	S65°21'20"E	S 68°36'01" E
C49	270.00'	N10°24'48"W	128.27'	129.51'	27°28'57"	N24°09'18"W	N 03°19'40" E
C50	270.00'	N01°28'05"E	17.84'	17.84'	3°47'11"	N00°27'30"W	N 03°19'40" E
C51	270.00'	N12°18'23"W	110.87'	111.67'	23°41'46"	N24°09'18"W	N 00°27'30" W
C52	70.00'	N61°25'47"W	84.79'	91.08'	74°33'00"	S61°17'43"E	N 24°09'18" W
C53	232.60'	S58°02'54"E	373.47'	405.04'	79°18'44"	N61°17'43"E	S 19°23'32" E
C54	292.60'	N85°07'13"E	39.04'	39.07'	7°38'59"	N61°17'43"E	N 88°58'42" E
C55	292.60'	S84°09'42"E	70.24'	70.41'	13°47'12"	N88°58'42"E	S 77°16'08" E
C56	292.60'	S70°22'30"E	70.24'	70.41'	13°47'12"	S77°16'08"E	S 63°28'59" E
C57	292.60'	S66°35'19"E	70.24'	70.41'	13°47'12"	S63°28'59"E	S 49°41'43" E
C58	292.60'	S42°48'07"E	70.24'	70.41'	13°47'12"	S49°41'43"E	S 35°54'32" E
C59	292.60'	S28°54'03"E	71.40'	71.58'	14°00'57"	S35°54'32"E	S 21°53'35" E
C60	292.60'	S20°38'33"E	12.77'	12.77'	2°30'02"	S21°53'35"E	S 19°23'32" E
C61	180.00'	S68°35'17"E	194.68'	205.67'	65°28'00"	N78°40'43"E	S 35°51'17" E
C62	180.00'	S88°44'33"E	78.40'	79.03'	25°08'27"	N78°40'43"E	S 76°09'50" E
C63	180.00'	S56°50'15"E	119.14'	121.43'	38°39'09"	S76°09'50"E	S 37°30'41" E
C64	180.00'	S36°40'59"E	5.20'	5.20'	1°39'23"	S37°30'41"E	S 35°51'17" E
C65	70.00'	N63°09'04"W	84.20'	86.70'	54°35'34"	S89°33'09"W	N 35°51'17" W
C66	70.00'	S75°10'52"W	38.15'	38.84'	31°37'31"	S59°22'06"W	N 89°00'23" W
C67	70.00'	N67°06'15"W	52.22'	53.52'	43°48'17"	N89°00'23"W	N 45°12'08" W
C68	2030.00'	S36°36'23"W	367.39'	367.89'	10°23'01"	S34°24'53"W	S 44°47'54" W
C69	2030.00'	S42°50'53"W	138.16'	138.19'	3°54'01"	S40°53'53"W	S 44°47'54" W
C70	2030.00'	S38°41'07"W	85.93'	85.94'	2°25'32"	S38°28'21"W	S 40°53'53" W
C71	2030.00'	S37°13'47"W	88.05'	88.05'	2°29'07"	S35°59'14"W	S 38°28'21" W
C72	2030.00'	S35°12'03"W	55.71'	55.71'	1°34'20"	S34°24'53"W	S 35°59'14" W
C73	130.00'	N83°48'58"W	66.80'	67.56'	28°48'37"	S61°17'43"E	N 68°55'39" W
C74	232.60'	S58°02'54"E	298.89'	321.99'	79°18'44"	N61°17'43"E	S 19°23'32" E
C75	232.60'	N85°18'41"E	32.58'	32.61'	8°01'58"	N61°17'43"E	N 89°19'39" E
C76	232.60'	S74°04'56"E	132.83'	134.70'	33°10'49"	N69°19'39"E	S 57°29'31" E
C77	232.60'	S40°54'14"E	132.81'	134.69'	33°10'35"	S57°29'31"E	S 24°18'57" E
C78	232.60'	S21°51'15"E	19.98'	19.99'	4°55'24"	S24°18'57"E	S 19°23'32" E
C79	70.00'	S74°48'41"E	37.25'	37.70'	30°51'31"	N88°47'34"E	S 58°20'55" W
C80	130.00'	N76°52'59"W	78.33'	79.57'	35°04'08"	S85°34'57"W	N 58°20'55" W

Line Table		
Line	Bearing	Length
L1	S87°38'14"E	50.42'
L2	N54°38'06"E	84.10'
L3	S66°40'20"E	73.27'
L4	N03°19'40"E	80.00'
L5	N86°40'20"W	73.27'
L6	S89°34'15"E	30.21'
L7	N09°05'07"E	60.58'
L8	N50°29'48"E	56.85'
L9	N68°45'30"E	67.48'
L10	N69°22'21"E	81.64'
L11	S00°28'51"E	82.66'
L12	S58°25'13"W	60.19'
L13	S15°22'21"W	38.15'
L14	N89°00'23"W	32.38'
L15	N12°03'43"W	41.88'
L16	N01°07'28"E	140.92'
L17	N50°52'45"E	42.74'
L18	S73°53'27"W	74.58'
L19	S13°27'23"W	71.84'
L20	S59°22'06"W	92.17'
L21	S64°08'25"W	94.23'
L22	S54°11'44"W	94.23'
L23	S59°18'58"W	83.62'
L24	S82°17'32"W	92.21'
L25	S77°07'37"W	58.83'
L26	N27°59'24"W	106.81'
L27	N02°25'51"E	99.68'
L28	N53°14'44"E	82.41'
L29	N30°51'08"E	78.00'

Surface Water Drainage Covenant

Maintenance of all drainage ways and associated structures within the subdivision, or serving the subdivision, is the sole responsibility of the property owners of the subdivision, unless noted on the plat. Upon failure of the property owners to perform maintenance of the drainage ways and associated structures, the county and/or township retains the right to perform maintenance and/or repairs; the cost of such maintenance and/or repairs shall be assessed equally among the property owners of the subdivision with a drainage covenant.

Environmental Corridor

This Corridor is intended to preserve the existing brush, vegetation, and trees located within the 75-foot setback. Cutting and clearing of live brush, trees, or any other vegetation is strictly prohibited and shall be enforced by the Town of Menasha, Municipal Code Ch. 6.22 (1)(a).

Said corridor is bound by the conservation easement line as shown.

Conservation Easement

The grant of a property right or interest from the property owner to a unit of government or nonprofit conservation organization stipulating that the described land shall remain in its natural, scenic, open or wooded state precluding future or additional development.

Roadway Restriction

Roads shown to the exterior property line(s) may not be vacated without the express written approval of the Winnebago County Planning & Zoning Committee, it being the intent of the restriction to prevent elimination of right-of-way required as a condition of preliminary plat approval by Winnebago County without their authorization.

Town Board Approval Certificate

Resolved, that the plat of Winding Creek Estates, in the Town of Menasha, Winnebago County is hereby approved by the Town Board of the Town of Menasha.

Cody Elmer 9/19/06
Chairman Date

I hereby certify that the foregoing is a copy of a resolution adopted by the Town Board of the