



WATER UTILITY ACCESS EASEMENT

This agreement is made and entered into by and between Hartman Properties, LLC (Grantor) and the City of La Crosse (City), witnesseth:

There is a 4-inch private water lateral, (4) private curb boxes and (4) 1-inch services on property owned by the Grantor, and

The City requires an easement from the Grantor for access to operate (4) private curb boxes to allow for individual disconnection of each meter.

Therefore, in consideration of the mutual covenants and promises hereinafter set forth, it is hereby agreed as follows:

- 1. Grantor does hereby grant to City a permanent access easement to access and operate (4) private curb boxes upon the following described real estate, to-wit:

-SEE ATTACHED LEGAL DESCRIPTION AND MAP - EXHIBIT A

- 2. Grantor shall maintains ownership of the 4-inch water lateral, the (4) curb stopes and (4) 1-inch service laterals, and is responsible to maintain and replace these items.
- 3. Grantor must keep curb stop boxes accessible and maintained at surface grade.

WITNESS the hands and seals of the grantor and the persons joining in consenting to this conveyance this 2nd day of May, 2018.

IN THE PRESENCE OF:

Michelle Coman
Michelle Coman

Troy R Hartman
By: Troy R Hartman member

STATE OF WISCONSIN)
)ss.
COUNTY OF LA CROSSE)

Personally came before me this 2nd day of May, 2018, the above-named Troy R Hartman, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Karen L. Novak
Notary Public, Karen L. Novak
La Crosse County, Wisconsin
My commission Expires 01-22-2021



This instrument was drafted by:

City of La Crosse,
400 La Crosse Street
La Crosse, WI 54601

1713416

LACROSSE COUNTY
REGISTER OF DEEDS
CHERYL A. MCBRIDE

RECORDED ON
07/18/2018 11:20AM
REC FEE: 30.00
EXEMPT #:
PAGES: 3

#110

This space is reserved for recording data

Return to

CITY CLERK
400 LA CROSSE STREET
LA CROSSE, WI 54601

Parcel # 17-10491-20

EXHIBIT A:

EASEMENT DESCRIPTION

**BEING PART OF LOT 1 OF CERTIFIED SURVEY MAP VOLUME 83 PAGE 17 DOCUMENT #1702166,
LOCATED IN GOVERNMENT LOT 5, SECTION 21, T16N, R7W, CITY OF LACROSSE, LACROSSE
COUNTY, WISCONSIN.**

**COMMENCING AT THE SW CORNER OF SAID 83CSM17, BEING ON THE EAST LINE OF SUNSET
COURT**

AND THE BEGINNING OF A CURVE TO THE RIGHT;

**THENCE ALONG SAID EAST LINE AN ARC LENGTH OF 59.83', SAID CURVE HAVING A RADIUS OF
107.96'**

**A DELTA ANGLE OF 31°45'00", A CHORD BEARING OF N 39°40'23" E AND A CHORD DISTANCE OF
59.06'**

TO THE POINT OF BEGINNING AND A CURVE TO THE RIGHT;

**THENCE ALONG SAID EAST LINE AN ARC LENGTH OF 11.45', SAID CURVE HAVING A RADIUS OF
107.96',**

**A DELTA ANGLE OF 06°04'37" A CHORD BEARING OF N 58°35'12" E AND A CHORD DISTANCE OF
11.44';**

THENCE S 60°31'00" E A DISTANCE OF 31.41';

THENCE S 30°33'46" W A DISTANCE OF 10.00';

**THENCE N 60°31'00" W A DISTANCE OF 36.79' TO THE POINT OF BEGINNING AND THERE
TERMINATING**

BEING PART OF LOT 1 OF CERTIFIED SURVEY MAP
 VOLUME 83 PAGE 17 DOCUMENT #1702166. LOCATED
 IN GOVERNMENT LOT 5, SECTION 21, T16N, R7W, CITY
 OF LACROSSE, LACROSSE COUNTY, WISCONSIN.

CURVE TABLE

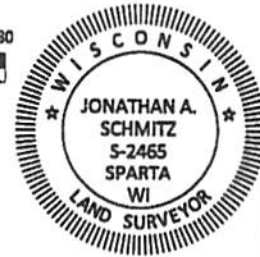
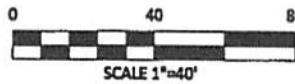
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	T.B.
C1	107.96'	59.83'	59.06'	S 39°40'23" W	31°45'00"	N23°47'53"E S55°32'53"W
C2	107.96'	11.45'	11.44'	S 58°35'12" W	6°04'37"	S55°32'53"W

LINE TABLE

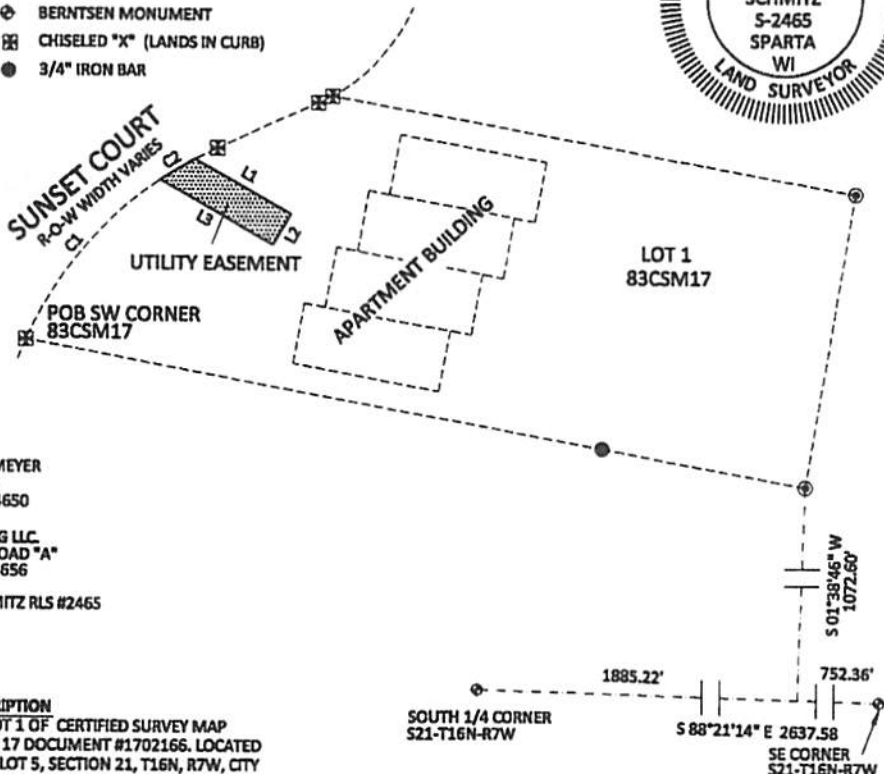
LINE	BEARING	DISTANCE
L1	N 60°31'00" W	31.41'
L2	N 30°33'46" E	10.00'
L3	S 60°31'00" E	36.79'

LEGEND

- ⊙ 3/4" X 18" IRON BAR
- ⊕ BERNTSEN MONUMENT
- ⊠ CHISELED "X" (LANDS IN CURB)
- 3/4" IRON BAR



BEARINGS ARE REFERENCED TO CERTIFIED SURVEY MAP
 VOLUME 83 PAGE 17 WITH THE SOUTH LINE OF GOVERNMENT
 LOT 5 REFERENCED TO BEAR N87°21'14"W.



OWNER
 CHRISTOPHER J MEYER
 1589 MEDARY LN
 ONALASKA, WI 54650
SURVEYOR
 POINT SURVEYING LLC
 18286 COUNTY ROAD "A"
 NORWALK, WI 54656
 608-487-1029
 JONATHAN SCHMITZ RLS #2465

EASEMENT DESCRIPTION
 BEING PART OF LOT 1 OF CERTIFIED SURVEY MAP
 VOLUME 83 PAGE 17 DOCUMENT #1702166. LOCATED
 IN GOVERNMENT LOT 5, SECTION 21, T16N, R7W, CITY
 OF LACROSSE, LACROSSE COUNTY, WISCONSIN.

COMMENCING AT THE SW CORNER OF SAID 83CSM17, BEING ON THE EAST LINE OF SUNSET COURT AND THE BEGINNING OF A CURVE TO THE RIGHT;
 THENCE ALONG SAID EAST LINE AN ARC LENGTH OF 59.83', SAID CURVE HAVING A RADIUS OF 107.96', A DELTA ANGLE OF 31°45'00", A CHORD BEARING OF N 39°40'23" E AND A CHORD DISTANCE OF 59.06' TO THE POINT OF BEGINNING AND A CURVE TO THE RIGHT;
 THENCE ALONG SAID EAST LINE AN ARC LENGTH OF 11.45', SAID CURVE HAVING A RADIUS OF 107.96', A DELTA ANGLE OF 06°04'37" A CHORD BEARING OF N 58°35'12" E AND A CHORD DISTANCE OF 11.44';
 THENCE S 60°31'00" E A DISTANCE OF 31.41';
 THENCE S 30°33'46" W A DISTANCE OF 10.00';
 THENCE N 60°31'00" W A DISTANCE OF 36.79' TO THE POINT OF BEGINNING AND THERE TERMINATING.

SURVEYOR'S CERTIFICATE
 I, JONATHAN SCHMITZ, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY BY THE DIRECTION OF THE CHRIS MEYER, THAT I HAVE SURVEYED AND MAPPED THE DESCRIBED EASEMENT ACCORDING TO THE INFORMATION FURNISHED AND THE MAP SHOWN WITHIN IS A TRUE AND CORRECT REPRESENTATION OF LANDS SURVEYED TO THE BEST OF MY KNOWLEDGE AND BELIEFS.

JONATHAN A. SCHMITZ, DATE
 PROFESSIONAL LAND SURVEYOR #2465

LA CROSSE COUNTY REGISTER OF DEEDS

Cheryl A. McBride
212 N 6th Street, Room 1400
La Crosse WI 54601



COURTESY LETTER REGARDING ERRORS OR POSSIBLE ERRORS ON DOCUMENT

Document Number: 1713410

Recording Date: 7-18-18

Grantor/Grantee Names: Hartman Properties / City of LaCrosse

Tagged By: LORRA Phone # 608-785-9651

While we review documents prior to recording, the final responsibility for completeness and accuracy rests with the parties drafting the documents.

The attached document contains the following error(s) that may need to be corrected by recording an affidavit of correction, executing a new document that makes reference to the one being corrected, or such other means that your legal advisor may recommend.

If an affidavit is going to be recorded to correct a previously recorded document, the affidavit needs to state specifically what is being corrected or amended.

THIS DOCUMENT WAS RECORDED, BUT MAY NOT BE PROPERLY INDEXED BECAUSE:

The LEGAL DESCRIPTION is incomplete and untractable or has been omitted and is required on this document. NOTE: no Volume 83 for Certified Survey Maps - not tractable.

NOT LACROSSE COUNTY PROPERTY _____

ORIGINAL RECORDING INFORMATION (Volume, Page or Document Number) referred to is incorrect or has been omitted. _____

GRANTOR OR GRANTEE names differ in spelling _____

NOTARY ACKNOWLEDGMENT OR AUTHENTICATION date, signature or seal has been omitted or is incorrect. _____

OTHER: _____

FOR ANY CHANGES OR CORRECTIONS, PLEASE CONTACT THE DRAFTER OF THE DOCUMENT