

WARRANTY DEED

Exempt from fee [s. 77.25(2r) Wis. Stats.]
lpa1560 04/2016 (replaces lpa1560 08/2011)

THIS DEED, made by **City of Waukesha** GRANTOR, conveys and warrants the property described below to **WAUKESHA COUNTY**, GRANTEE, for the sum of **Two Hundred Ninety Eight and No/100 dollars (\$298.00)**.

Any person named in this deed may make an appeal from the amount of compensation within six months after the date of recording of this deed as set forth in s. 32.05(2a) Wisconsin Statutes. For the purpose of any such appeal, the amount of compensation stated on the deed shall be treated as the award, and the date the deed is recorded shall be treated as the date of taking and the date of evaluation.

Other persons having an interest of record in the property: **None**

This is/is not homestead property.

LEGAL DESCRIPTION IS ATTACHED AND MADE A PART OF THIS DOCUMENT BY REFERENCE.

This space is reserved for recording data

Return to
The Highland Group
110 N. Third St.
Watertown, WI 53094

Parcel Identification Number/Tax Key Number
WAKC 1315 999

CITY OF WAUKESHA

Signature Date

Print Name and Title

Signature Date

Print Name and Title

Date

State of _____)
County) ss.

On the above date, this instrument was acknowledged before me by the named person(s).

Signature, Notary Public, State of Wisconsin

Print Name, Notary Public, State of Wisconsin

Date Commission Expires

Project ID
2788-00-22

This instrument was drafted by
Waukesha County

Parcel No.
41

Legal Description
Project ID 2788-00-22
Parcel 41
Fee Acquisition and Access Rights

Fee Title in and to the following tract of land in the City of Waukesha, Waukesha County, State of Wisconsin, described as:

That part of Southeast 1/4 of the Northeast 1/4 of Section 6, and the Southwest 1/4 of the Northwest of Section 5, all in Town 6 North, Range 19 East, Town of Waukesha, Waukesha County, State of Wisconsin, described as follows:

Commencing at the Southeast corner of the Northeast 1/4 of said Section 6; thence North 01°15'52" East, along the east line of said Northeast 1/4 of Section 6, 444.96 feet to a point on a curve and the point of beginning; thence southwesterly 167.33 feet along the arc of said curve to the right, having a radius of 1381.00 feet and a chord bearing and length of South 18°50'16" West, 167.23 feet, thence South 50°43'34" West, 32.04 feet to the east right of way line of Merrill Hills Rd. (CTH TT); thence North 23°01'45" East along said east right of way line of Merrill Hills Rd. (CTH TT), 11.01 feet to a point on a curve; thence northwesterly 239.52 feet along the arc of said curve to the left, having a radius of 1366.00 feet and a chord bearing and length of North 18°00'21" East along said east right of way line of Merrill Hills Rd. (CTH TT), 239.21 feet; thence South 37°32'01" East, 19.36 feet to the a point on a curve; thence southwesterly 45.15 feet along the arc of said curve to the right, having a radius of 1381.00 feet and a chord bearing and distance of South 14°25'48" West, 45.15 feet to the point of beginning.

The above described parcel contains 0.080 acres, more or less.

Also, all existing, future, or potential common law or statutory easements or **rights of access** between the right-of-way of the highway, currently designated as Merrill Hills Rd. (CTH TT), and all abutting remaining real property of the owner, whether acquired by separate conveyance or otherwise, where the above described real-estate abuts on the said highway and along the following described real-estate except there shall be one maintenance only access point, to be used by the City of Waukesha for sewer maintenance purposes.

That part of Southeast 1/4 of the Northeast 1/4 of Section 6, and the Southwest 1/4 of the Northwest of Section 5, all in Town 6 North, Range 19 East, Town of Waukesha, Waukesha County, State of Wisconsin, described as follows:

The South 444.96 feet of said Northeast 1/4.