

Plan Comm.  
11-20-17

17-1070



CITY OF MANITOWOC  
WISCONSIN, USA  
www.manitowoc.org



October 26, 2017

To: Mayor and Common Council  
From: Manitowoc City Plan Commission  
Subject: **PC1-2017: Deeds and Easements**

Dear Mayor and Common Council:

At the regular October 25, 2017 meeting of the City Plan Commission, the Commission reviewed the attached Quit Claim Deed:

- 1. PC1-2017: Stanleas III, LLC; Quit Claim Deed to the City of Manitowoc for 10,487 square feet for Homestead Road Street Purposes.

The Commission unanimously recommended that: (i) the Council approve and accept the Quit Claim Deed; and (ii) the Clerk record the document, at the Manitowoc County Register of Deeds Office.

Respectfully submitted,  
Paul Braun  
City Planner

Granicus # 17-1070  
Attachments

# QUIT CLAIM DEED

Document Number

By this deed, Stanleas III, LLC, Grantors, quit claim to the City of Manitowoc, Wisconsin, a municipal corporation, Grantee, for no money but other valuable consideration all their interest in the following described real estate in Manitowoc County, State of Wisconsin:

A tract of land in the NE 1/4 of the NW 1/4 of Section 11, T. 19 N., R. 23 E., City of Manitowoc, Manitowoc County, Wisconsin, described as follows:

Commencing at the East 1/4 corner of said Section 11, thence N00°15'39"E 95.11 feet to the north right of way of Homestead Road, thence S89°29'36"W along said right of way 678.60 feet to the point of real beginning, thence continue S89°29'36"W along said right of way 178.32 feet to a point on a 11,509.16 foot radius curve to the right, thence southeasterly along the arc of said curve 89.72 feet (chord S39°12'26"E 89.72 feet) to the south right of way of Homestead Road, thence N89°29'36"E along said right of way 121.30 feet, thence N00°15'39"E 70.01 feet to the point of real beginning.

Said tract contains 0.24 acres (10,487 square feet)

Name and Return Address

CITY CLERK  
CITY OF MANITOWOC  
900 QUAY STREET  
MANITOWOC WI 54220

052-811-104-049.00  
Parcel Identification Number (PIN)

It is the intention to dedicate the aforementioned description for street purposes, the description includes any and all previously dedicated street area.

Name of the street covered by the aforementioned description is: Homestead Road

The above described real estate is referenced on a Certified Survey Recorded in Volume 33, Page 71 as "R/W DEDICATED BY OTHER INSTRUMENT"

Dated this 28 day of September, 20 17 the above

GRANTORS: Stanleas III, LLC

James J. Check, Member

STATE OF WISCONSIN )  
MANITOWOC COUNTY ) ) ss.

Personally came before me, this 28 day of September, 20 17, the above named James J. Check to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

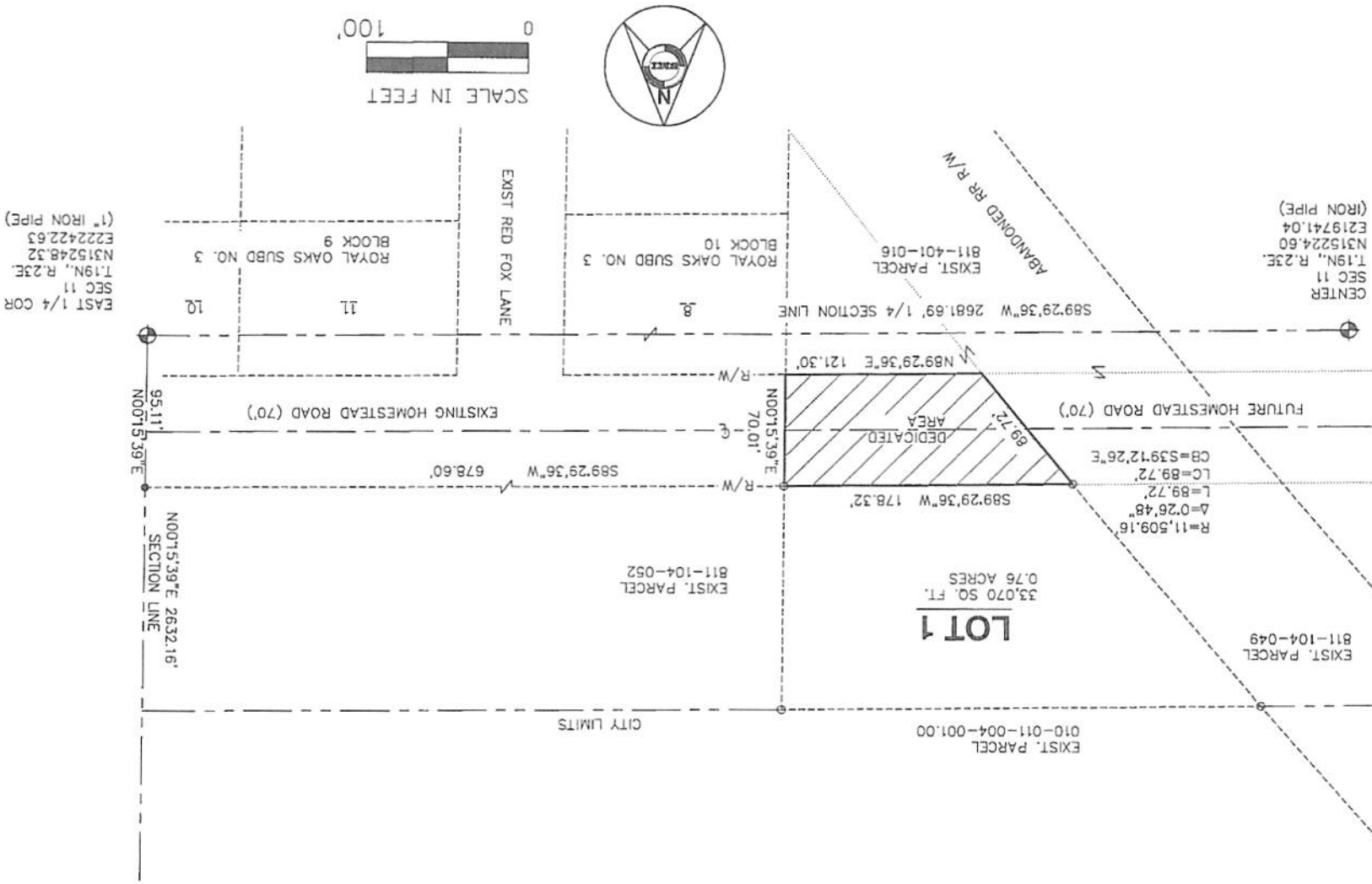
Judith A. Check  
Notary Public, Manitowoc County.

My Commission ~~(is)~~ (expires) 6-5-20

This instrument was drafted by Paul M. Steinbrecher, SMI

HOMESTEAD ROAD - QUIT CLAIM DEED

EXHIBIT A



EAST 1/4 COR  
SEC 11  
T.19N., R.23E.  
N315224.60  
E222422.63  
(1" IRON PIPE)

CENTER  
SEC 11  
T.19N., R.23E.  
N315224.60  
E219741.04  
(IRON PIPE)

**LOT 1**  
33,070 SQ. FT.  
0.76 ACRES

EXIST. PARCEL  
811-104-052

EXIST. PARCEL  
811-104-049

EXIST. PARCEL  
010-011-004-001.00

CITY LIMITS

$N00^{\circ}15'39''E$  2632.16'  
SECTION LINE

$N00^{\circ}15'39''E$  95.11'

EXISTING HOMESTEAD ROAD (70')

FUTURE HOMESTEAD ROAD (70')

EXIST RED FOX LANE

ROYAL OAKS SUBD NO. 3  
BLOCK 9

ROYAL OAKS SUBD NO. 3  
BLOCK 10

