



CITY OF MANITOWOC  
WISCONSIN, USA  
[www.manitowoc.org](http://www.manitowoc.org)



March 6, 2015

To: Mayor and Common Council  
From: Manitowoc City Plan Commission  
Subject: **PC1-2015: Deeds and Easements**

Dear Mayor and Common Council:

At the regular March 4, 2015 meeting of the City Plan Commission, the Commission reviewed the attached Quit Claim Deed and Temporary Turn-Around Easement:

1. PC1-2015: Oak Park Developers; Quit Claim Deed to the City of Manitowoc for 0.19 Acres for Roneta Lane street Purposes.
2. PC1-2015: Oak Park Developers; Temporary Turn-Around Easement

The Commission unanimously recommended that: (i) the Council approve and accept the Quit Claim Deed and Temporary Turn-Around Easement; and (ii) the Clerk subsequently record the documents at the Register of Deeds.

Sincerely,  
*Paul Braun*  
Paul Braun  
City Planner

Attachments

15-262

TEMPORARY TURNAROUND EASEMENT

Document Number

Original for Signature & Recording

This indenture made and entered into by and between Stanleas III, LLC hereinafter known as Grantors, and the City of Manitowoc, a corporate Municipality duly organized under the laws of the State of Wisconsin, hereinafter called Grantee.

Whereas, said Grantors and Grantee have agreed upon a temporary roadway turn around easement over Grantors property. Said easement is to allow vehicular traffic an area to turn around on a dead end street.

That in and for the consideration of \$1.00 and other good and valuable consideration, the receipt whereof is hereby acknowledged, the Grantor does hereby grant and convey unto the Grantee an easement right-of-way for purposes of a road for vehicular travel only. Grantor shall construct said temporary turn-around. Grantee shall be responsible for the repair and maintenance of said turn-around over, under and through the following described property:

An 80 foot diameter Temporary Turn-around Easement located in and described as follows: Commencing at the North 1/4 corner of said Section 14, thence S89°16'44"W (recorded as S87°34'24"W) along the section line 1258.69 feet, thence S00°43'47"W (recorded as S01°01'37"E) 498.03 feet, thence N89°30'14"E (recorded as N89°37'45"E) 431.77 feet, thence S00°14'29"W 159.87 feet to the point of real beginning, thence S89°29'28"W, 74.55 feet to the center of said 80 foot temporary turn-around easement.

Name and Return Address
CITY CLERK
CITY OF MANITOWOC
900 QUAY STREET
MANITOWOC WI 54220

052-814-201-090.00
Parcel Identification Number (PIN)

This agreement runs with the above described land. The said condition and agreement set out above and below each and every one of them is hereby expressly made an essential part of this instrument and shall run with the land.

Grantor, its successors and assigns reserve the right to use said property for any purpose not adverse to or in interference of the easement herein granted.

Grantor agrees to indemnify, save and keep harmless Grantee, its agents, employees, successors, and assigns from all liability, lien, judgment, cost, damage and expense of whatsoever kind and nature which may in any way be suffered by Grantee.

It is further understood and agreed by the parties hereto that at such time as Roneta Lane is extended and improved, said right-of-way easement contained in this document will terminate.

In witness whereof, the said Stanleas III, LLC has caused these presents to be signed by James J. Check its member,

this 5th day of February, 2015

Stanlea's III, LLC

James J. Check, Member

STATE OF WISCONSIN )
MANITOWOC COUNTY ) ss.

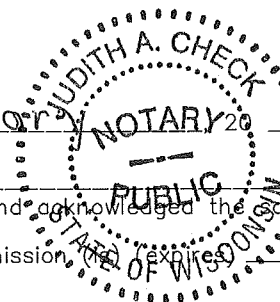
Personally came before me, this 5th day of February, 2015, the above named James J. Check known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Judith A. Check
Notary Public, Manitowoc County. Judith A. Check

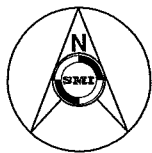
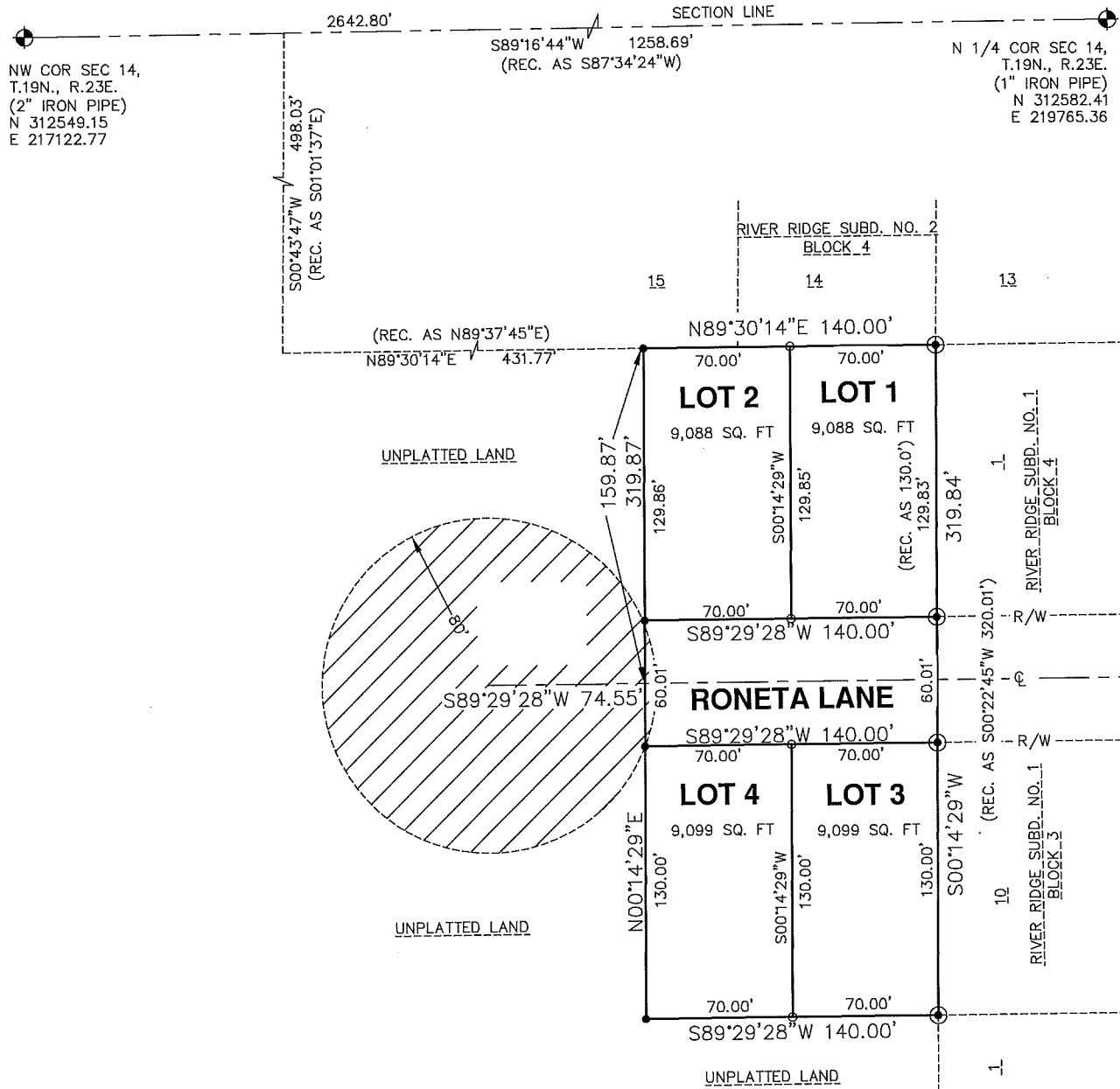
My Commission expires 6-5-16

08173SU

This instrument was drafted by Paul M. Steinbrecher, SMI



# RONETA LANE - TEMPORARY TURNAROUND EASEMENT



SCALE IN FEET

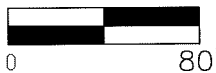


EXHIBIT A