

Report to the Manitowoc Plan Commission

Meeting Date: June 24, 2026

Request: PC 1-2025: Kenneke: Quit Claim Deeds for Virginia Drive and Joseph Road

Report: The two quit claim deeds, for Virginia Drive and Joseph Road, are related to a recent official map amendment for Zach Kenneke. With the official map “looped” street, which connected Virginia Dr. and Joseph Rd, being removed from the official map a requirement of the official map amendment was that cul-de-sacs would be dedicated at the ends of each street to allow for turn-arounds for emergency vehicles and snow plows.

Recommendation: Accept the quit claim deeds for Virginia Drive and Joseph Road and instruct City staff to record the deeds after Council approval.

QUIT CLAIM DEED

By this Deed, Zachariah Kenneke, an individual, Grantor, quit claims 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:

Part of Lot One (1) of Certified Survey Map recorded in Volume 38 of Certified Survey Maps on Page 317 as Document No. 1295768 of Manitowoc County Records; being part of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4) of Section 12, Township Nineteen (19) North, Range Twenty-Three (23) East, City of Manitowoc, Manitowoc County, Wisconsin containing 4,233 square feet (0.097 acre) of land and being described by:

Commencing at the south quarter corner of said Section 12; thence S88°-50'-36"W along the south line of the SW1/4 of said Section 12, a distance of 935.01 feet; thence N00°-20'-16"E (recorded as North) along the west line of Lot 1 (One) of Block 5 of Hidden Acres Subdivision No. 2 and its southerly extension, a distance of 448.94 feet to the northwest corner of said Lot 1 and the point of beginning; thence southwesterly 24.73 feet along the arc of a curve to the left, having a radius of 32.50 feet and a chord of which bears S68°-31'-54"W 24.14 feet; thence northwesterly 156.11 feet along the arc of a curve to the right, having a radius of 40.00 feet and a chord of which bears N21°-27'-56"W 74.28 feet; thence S89°-39'-44"E 20.00 feet to the northwest corner of Joseph Road; thence S00°-20'-16"W 60.00 feet to the southwest corner of Joseph Road; thence S89°-39'-44"E along the south line of Joseph Road, a distance of 30.00 feet to the point of beginning; being subject to any and all easements and restrictions of record.

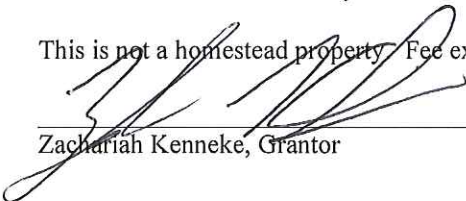
Name and Return Address:
City Clerk
City Hall
900 Quay Street
Manitowoc, WI 54220-4543

part of 052-812-304-101.00
Parcel Identification Number

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

Name of the street covered by the aforementioned description is: Joseph Road.

This is not a homestead property. Fee exempt under Section 77.25(2g).


Zachariah Kenneke, Grantor

Dated 6/1/20

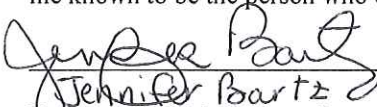
Dated _____

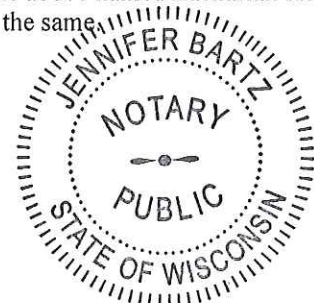
STATE OF WISCONSIN)

) ss.

MANITOWOC COUNTY)

Personally came before me this 1st day of June, 2026, the above named Zachariah Kenneke to me known to be the person who executed the foregoing instrument and acknowledged the same.

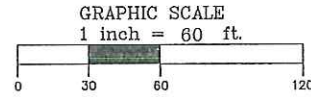

Jennifer Bartz
Notary Public Manitowoc County, WI.
My commission expires 8/17/28



This instrument drafted by:
Paul Braun, City Planner
Authorized by the City of Manitowoc

STREET DEDICATION – JOSEPH ROAD

ALL OF LOT 1 OF C.S.M. VOL. 38 PG. 263
 DOC. NO. 1293647; BEING PART OF THE
 SW1/4-SW1/4 OF SECTION 12 AND THE N1/2-NW1/4
 OF SECTION 13; PLUS ADDITIONAL LANDS BEING
 PART OF THE SE1/4-SW1/4 OF SECTION 12,
 ALL IN T.19N., R.23E., CITY OF MANITOWOC,
 MANITOWOC COUNTY, WISCONSIN

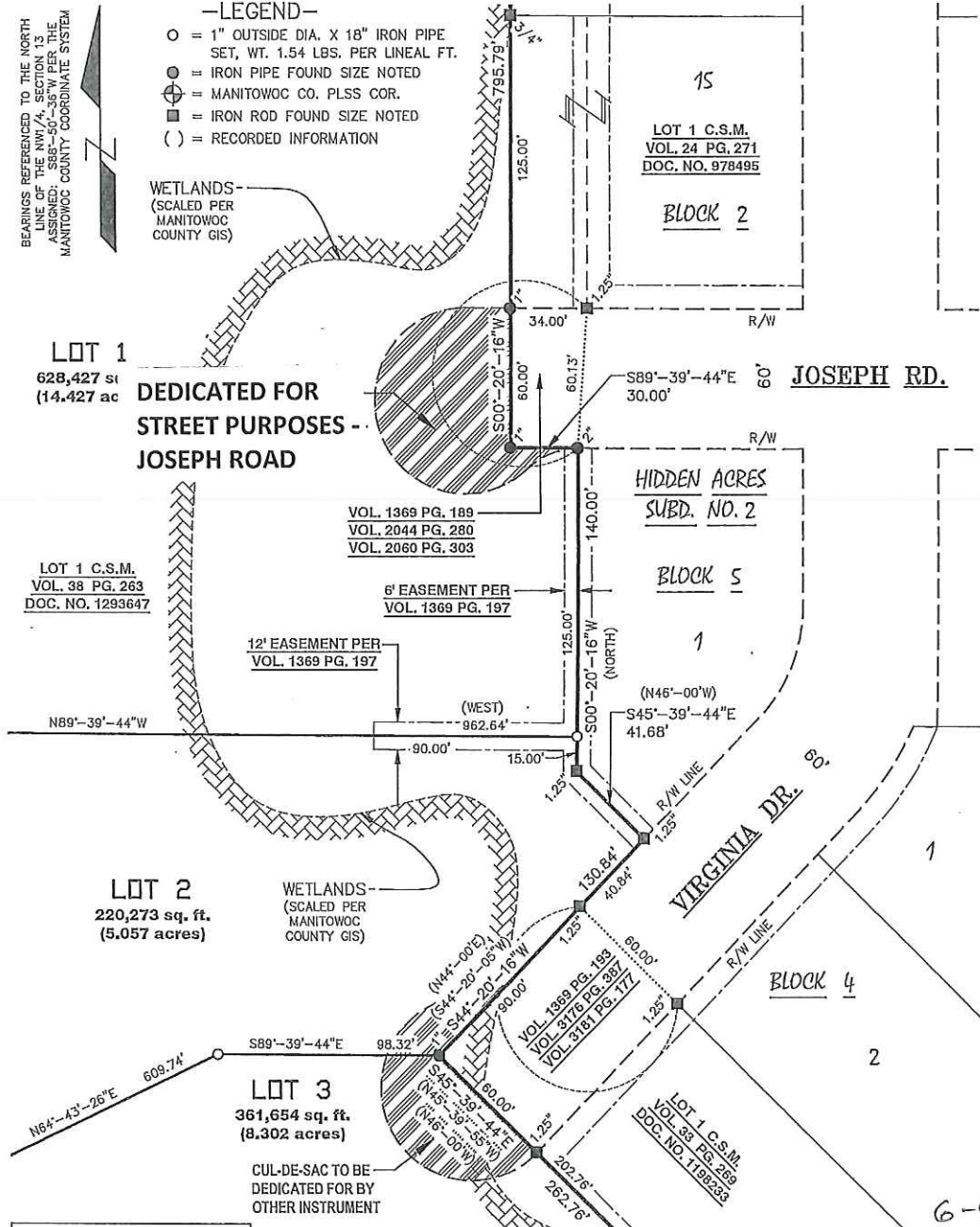


BEARINGS REFERENCED TO THE NORTH
 LINE OF THE NW1/4, SECTION 13
 ASSIGNED: S88°-56'-38"W PER THE
 MANITOWOC COUNTY COORDINATE SYSTEM

—LEGEND—

- = 1" OUTSIDE DIA. X 18" IRON PIPE SET, WT. 1.54 LBS. PER LINEAL FT.
- = IRON PIPE FOUND SIZE NOTED
- ⊕ = MANITOWOC CO. PLSS COR.
- = IRON ROD FOUND SIZE NOTED
- () = RECORDED INFORMATION

WETLANDS
 (SCALED PER
 MANITOWOC
 COUNTY GIS)



SURVEYED FOR:
 ZACHARIAH A. KENNEKE
 4312 RANGELINE RD.
 MANITOWOC, WI 54220

PARCEL NUMBERS:
 052-813-201-400-00-0
 052-812-304-101.00

MERIDIAN
 SURVEYING, LLC

2020 Madison Street Office: 920-993-0881
 New Holstein, WI 53061 Fax: 920-273-6037

MAP PREPARED BY
 THE CITY OF MANITOWOC

6-8-2026

QUIT CLAIM DEED

By this Deed, Zachariah Kenneke, an individual, Grantor, quit claims 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:

Part of Lot Three (3) of Certified Survey Map recorded in Volume 30 of Certified Survey Maps on Page 317 as Document No. 1295768 of Manitowoc County Records; being part of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4) of Section 12, Township Nineteen (19) North, Range Twenty-Three (23) East, City of Manitowoc, Manitowoc County, Wisconsin containing 3,033 square feet (0.070 acre) of land and being described by:

Commencing at the south quarter corner of said Section 12; thence S88°-50'-36"W along the south line of the SW1/4 of said Section 12, a distance of 806.86 feet to the southwesterly corner of Lot One (1) of Certified Survey Map as recorded in Volume 33 of Certified Survey Maps on Page 269 as Document Number 1198233 of Manitowoc County Records; thence N45°-39'-44"W 202.76 feet (recorded as N45°-39'-55"W & N46°-00'W 202.82 feet) to the northwesterly corner of said Lot 1 and the point of beginning; thence northwesterly 156.10 feet along the arc of a curve to the right, having a radius of 40.00 feet and a chord of which bears N23°-51'-39"W 74.28 feet; thence northeasterly 24.73 feet along the arc of a curve to the left, having a radius of 32.50 feet and a chord of which bears N66°-08'-21"E 24.14 feet to the northwesterly line of Virginia Drive; thence S44°-20'-16"W (recorded as S44°-20'-05"W & N44°-00'E) along said northwesterly line, a distance of 50.00 feet to the southwesterly line of Virginia Drive; thence S45°-39'-44"E (recorded as N45°-39'-55"W & N46°-00'W) along said southwesterly line, a distance of 60.00 feet to the point of beginning; being subject to any and all easements and restrictions of record.


Name and Return Address:
City Clerk
City Hall
900 Quay Street
Manitowoc, WI 54220-4543

part of 052-812-304-103.00
Parcel Identification Number ε
052-812-304-104.00

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

Name of the street covered by the aforementioned description is: Virginia Drive.

This is not a homestead property. Fee exempt under Section 77.25(2g).


Zachariah Kenneke, Grantor

Dated 6/1/28

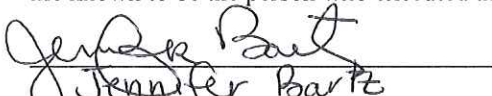
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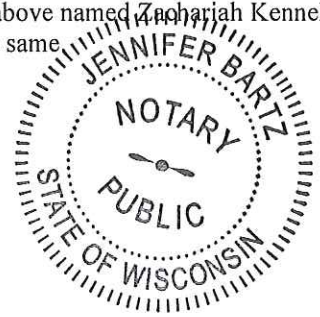
STATE OF WISCONSIN)

) ss.

MANITOWOC COUNTY)

Personally came before me this 1st day of June, 2028, the above named Zachariah Kenneke to me known to be the person who executed the foregoing instrument and acknowledged the same


Jennifer Bartz
Notary Public Manitowoc County, WI.
My commission expires 8/17/28



This instrument drafted by:
Paul Braun, City Planner
Authorized by the City of Manitowoc

