

WARRANTY DEED

RE3004 284

Document No.

Exempt from fee: s. 77.25(2r)

DANE COUNTY REGISTER OF DEEDS

Doc No 2808727

1996-10-31 05:37 PM
Trans. Fee EXEMPT #2R
Rec. Fee 16.00
Pages 4

THIS DEED, made by Elaine M. Caves

grantor, conveys and warrants the property described below to the State of Wisconsin, Department of Transportation, grantee, for the sum of Seventeen Thousand and NO/100 Dollars (\$17,000.00)

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: _____

This is not homestead property: (Tax key # 0711-361-8510-4, 0711-361-9000-9)

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE.

Return to: Wisconsin Department of Transportation
2101 Wright St.
Madison 53704-2E93

PINS : 09-0711-361-8510-4
09-0711-361-9000-9

Elaine M. Caves
(Signature)

9-19-96
(Date)

Elaine M. Caves
(Print Name)

(Signature)

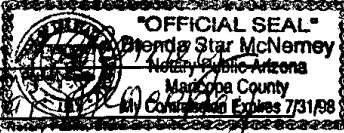
State of Arizona)
Maricopa) ss.
County)

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

(Print Name)

(Signature)

Brenda Star McNemey
(Signature, Notary Public)
Brenda Star McNemey
(Print or Type Name, Notary Public)
7-31-98
(Date Commission Expires)



(Print Name)

(Signature)

(Print Name)

Project I.D. 3080-00-22 This instrument was drafted by the Wisconsin Department of Transportation. Parcel No. 14

4/16

Project: 3080-00-22
 Parcel: 14
 Owner: Elaine M. Caves
 Interest Required: Fee, T.L.E. & Access Rights

Fee title for owner's interest in land contained within the following described tract being part of the Northeast 1/4, Northwest 1/4, and Southwest 1/4 of the Northeast 1/4 of Section 36, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin:

Commencing at an aluminum monument at the Northeast corner of said Section 36;

Thence S 00°31'27" E along the east line of said Northeast 1/4 Section, 560.47 feet to the point of beginning;

Thence S 00°31'27" E along the east line of said Northeast 1/4 Section, 499.93 feet to Station 507+53.03 on the Reference Line;

Thence S 00°31'27" E along the east line of said Northeast 1/4 Section, 500.06 feet;

Thence S 89°28'33" W, 33.00 feet to the existing west right-of-way line of Deerfield Road;

Thence N 00°31'27" W along the existing west right-of-way line of Deerfield Road, 325.05 feet;

Thence N 57°25'50" W, 126.30 feet;

Thence S 79°57'25" W, 400.06 feet;

Thence S 84°39'21" W, 400.85 feet to point "II";

Thence S 81°53'27" W, 300.04 feet;

Thence S 79°10'00" W, 500.24 feet;

Thence S 84°33'54" W, 300.60 feet;

Thence S 80°28'36" W, 214.91 feet to point "G";

Thence S 80°28'36" W, 230.40 feet;

Thence N 00°34'15" W, 15.18 feet to the existing south right-of-way line of U.S.H. 12-18 as established by pavement splits;

Thence S 80°28'36" W along said existing south right-of-way line, 192.00 feet to the west line of said Northeast 1/4 Section and to point "F";

Thence N 00°34'15" W along the west line of said Northeast 1/4 Section, 43.07 feet to Station 480+71.29 on the Reference Line;

Thence N 00°34'15" W along the west line of said Northeast 1/4 Section, 65.00 feet;

Thence N 76°26'04" E, 405.42 feet;

Thence N 82°04'42" E, 915.09 feet to point "H";

Thence N 87°05'23" E, 201.16 feet;

Thence N 75°27'45" E, 200.91 feet;

Thence N 81°38'55" E, 500.04 feet;

Thence N 79°13'22" E, 300.13 feet;

Thence N 45°38'23" E, 179.33 feet to the existing west right-of-way line of Deerfield Road;

Thence N 00°31'27" W along the existing west right-of-way line of Deerfield Road, 325.07 feet;

Thence N 89°28'33" E, 33.00 feet to the point of beginning.

Said parcel contains 1.86 acres of land already in use for highway purposes and 2.31 acres of additional land.

Also acquired herein are all existing, future, or potential common law or statutory easements or rights of direct access between the right-of-way of the highway, currently designated as U.S.H. 12-18, and all of the abutting remaining real property of the owner(s), whether acquired by separate conveyance or otherwise, where the following-described real estate abuts on said highway:

That land of the owner(s) in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 of Section 36, T7N, R11E, lying north and south of the above described lands, except by means of one private driveway on the northerly side of said highway having the centerline of said private driveway located approximately 1130 feet easterly of the west line of said Northeast 1/4 Section as measured along the Reference Line of U.S.H. 12-18.

Also, except by means of one special crossing on the southerly side of said highway having the centerline of said special crossing located approximately 1130 feet easterly of the west line of said Northeast 1/4 Section as measured along the Reference Line of U.S.H. 12-18.

The above-described private driveway and special crossing are pursuant to the provisions of Section 86.07(2), Statutes.

Also, a temporary limited easement for driveway construction including for such purposes the right to operate the necessary equipment thereon, the right of ingress and egress, as long as required for such public purposes, including the right to preserve, protect, remove, or plant thereon any vegetation that the highway authorities may deem desirable to prevent the erosion of the soil. This easement is to terminate upon completion of the construction of Project I.D. 3080-00-22.

Said easement consists of the following tract of land being part of the Northwest 1/4 of the Northeast 1/4 of said Section 36, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin:

Commencing at point "H" as located in the above described traverse;

Thence S 82°04'42" W, 163.48 feet to the point of beginning;

Thence S 82°04'42" W, 70.00 feet;

Thence N 07°55'18" W, 25.00 feet;

Thence N 82°04'42" E, 70.00 feet;

Thence S 07°55'18" E, 25.00 feet to the point of beginning.

Said easement contains 0.04 acres.

Also, a temporary limited easement for drainage grading including for such purposes the right to operate the necessary equipment thereon, the right of ingress and egress, as long as required for such public purposes, including the right to preserve, protect, remove, or plant thereon any vegetation that the highway authorities may deem desirable to prevent the erosion of the soil. This easement is to terminate upon completion of the construction of Project I.D. 3080-00-22.

Said easement consists of the following tract of land being part of the Northwest 1/4 of the Northeast 1/4 of said Section 36, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin:

Beginning at point "G" as located in the above described traverse;
Thence N 80°28'36" E, 125.00 feet;
Thence S 09°31'24" E, 40.00 feet;
Thence S 80°28'36" W, 125.00 feet;
Thence N 09°31'24" W, 40.00 feet to the point of beginning.

Said easement contains 0.11 acres.