

The State of Wisconsin

Office of the Secretary of State

CITY 53

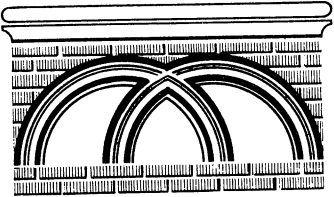
CITY OF COLUMBUS

COUNTY OF COLUMBIA AND DODGE

ANNEXATION ORDINANCE NUMBER 551-01

FILED JUNE 8, 2004

C-53



CITY OF COLUMBUS

105 N. DICKASON BLVD • P.O. BOX 192 COLUMBUS, WISCONSIN 53925-0192 • 920-623-5900 • FAX 920-623-5901

Government Records Division
30 West Mifflin Street
PO Box 7848
Madison, WI 53707-7848

ATTN: Tineisha Scott

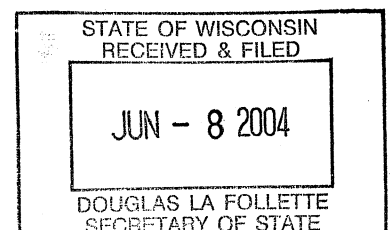
June 7, 2004

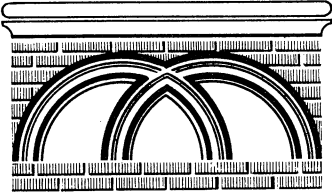
Certification of 0 Population in Annexed Territory

I am the duly qualified and acting City Clerk of the City of Columbus, Columbia and Dodge Counties, Wisconsin. I hereby certify that the population of the annexed area described in Ordinance 551-01 is zero (0).

Signed this 7 day of June 2004.

Anne Donahue
City Clerk





CITY OF COLUMBUS

105 N. DICKASON BLVD • P.O. BOX 192 COLUMBUS, WISCONSIN 53925-0192 • 920-623-5900 • FAX 920-623-5901

Office of the Secretary of State
Municipal Filings
PO Box 7848
Madison, WI 53707-7848

March 10, 2004

Dear Sir:

Attached please find a copy of annexation ordinance 551-01 for the City of Columbus, Columbia County Wisconsin.

STATE OF WISCONSIN)
) ss
COUNTY OF COLUMBIA)

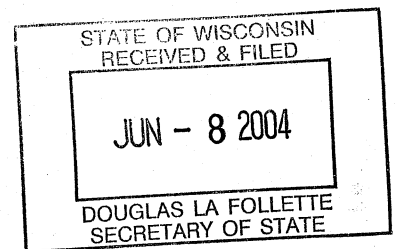
I hereby certify that the attached photocopy of the City of Columbus Ordinance 551-01, An Ordinance Annexing Territory to the City of Columbus, Wisconsin is a true and correct photocopy of said ordinance which was adopted by the Common Council of the City of Columbus at a regular meeting of said Council on November 20, 2001.

In witness whereof, I have executed this certificate in my official capacity this 10th day of March 2004.



Anne Donahue, City Clerk

STATE OF WISCONSIN
RECEIVED & FILED
JUN - 8 2004
DOUGLAS LA FOLLETTE
SECRETARY OF STATE



CITY OF COLUMBUS
ORDINANCE NO. 551-01

AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF COLUMBUS, WISCONSIN

The Common Council of the City of Columbus, Wisconsin, do ordain as follows:

Section 1. Territory Annexed. In accordance with Sec. 66.0217(2) of the Wisconsin Statutes and the petition for direct annexation filed with the City Clerk on the 16th day of August, 2001 signed by all owners in the territory, there being no electors, the following described property in the Town of Columbus, Columbia County, Wisconsin, is annexed to the City of Columbus, Wisconsin:

See Attached Exhibit A

SECTION 2. Effect of Annexation. From and after the date of this ordinance the territory described in Section 1 shall be a part of the City of Columbus, Wisconsin for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the City of Columbus.

SECTION 3. Temporary Zoning Classification.

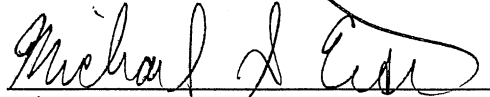
(a) The territory annexed to the City by this ordinance is temporarily zoned as RD - Rural Development, pursuant to Sec. 66.0217(8)(a).

(b) The Plan Commission is directed to prepare an amendment to the zoning ordinance setting forth permanent classification and regulations for the zoning of the annexed area and to submit its recommendations to the Common Council as soon as shall be convenient.

SECTION 4. Severability. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance which can be given effect without the invalid or unconstitutional provision or application.

SECTION 5. Effective Date. This ordinance shall take effect

upon passage and publication as provided by law.



Michael S. Eisenga, Mayor

Attest:



Anne Donahue, City Clerk

Adopted:

11-20-01

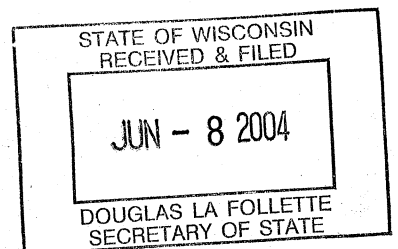


EXHIBIT A

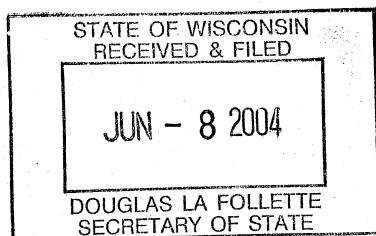
Lot 3, Columbia County Certified Survey Map
No. 2911. Tax parcel No. 11 006 34

Lot 1, Columbia County Certified Survey Map
No. 2112. Tax Parcel No. 11 006 194.02

Lot 2, Columbia County Certified Survey Map
No. 2112. Tax Parcel No. 11 006 194.C

Lands being part of the SW 1/4 of the NE 1/4
of Section 11, T10N, R12E, Town of Columbus,
Columbia County, Wisconsin; being more
particularly described as follows:

Commencing at the East 1/4 corner of said
Section 11; thence S. 87 deg. 26'17" W. along
the South line of said NE 1/4, 1319.98 feet to
the East line of said SW 1/4 of the NE 1/4 of
Section 11 and the point of real beginning;
thence continuing S. 87 deg. 26'17" W. along
said South line, 653.24 feet to the extension
of the Southeasterly line of Certified Survey
Map No. 2112 as recorded in Volume 13 of
Certified Surveys on Page 4 in the Columbia
County Register of Deeds Office; thence N 42
deg. 56'54" E. along said Southeasterly line
and its extension, 957.33 feet to said East
line of the SW 1/4 of the NE 1/4; thence S 00
deg. 01'39" E. along said East line, 671.54
feet to said South line of the NE 1/4 and the
point of real beginning. Said parcel contains
219,123 square feet/5.030 acres, more or less.
Tax Parcel No. 11 006 195.



**PETITION FOR THE DIRECT ANNEXATION OF LAND TO THE
CITY OF COLUMBUS, COLUMBIA COUNTY, WISCONSIN**

Eugene L. Niehoff, Carol M. Niehoff, Richard J. Sheard, David Lobeck and Barbara Raether, (hereinafter collectively referred to as the Petitioners) are the owners of certain real estate parcels in the Town of Columbus, Columbia County, Wisconsin, more particularly described on attached Exhibit A.

The Petitioners as identified by legal descriptions of their properties and tax parcel numbers are the sole owners of the real estate. There are no electors of the Town of Columbus residing on the property.

The Petitioners hereby petition the City of Columbus, Columbia County, Wisconsin, for direct annexation of their properties and that portion of State Hwy 16 and Columbus-Fall River Road adjacent thereto to the City of Columbus. The parcels form a contiguous parcel adjacent to the north and west of the present city limits of the City of Columbus, Columbia County, Wisconsin.

This petition for direct annexation is made pursuant to §66.0217(2), Wisconsin Statutes.

Those tax parcels of the Town of Columbus and the owners of them that are affected by this petition are as follows:

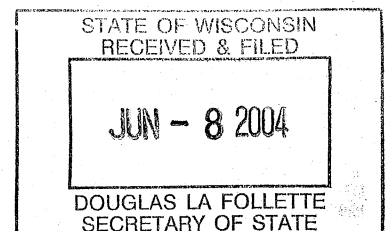
Eugene L. Niehoff and Carol M. Niehoff – Parcel 34
Richard J. Sheard – Parcel 194.02
David Lobeck – Parcel 194.C
Barbara Raether – Parcel 195

Attached and fully incorporated in this petition is a scale map and legal description of the property to be annexed.

Contemporaneous with filing the petition with the Columbus City Clerk, the Petitioners have caused the petition to be filed with the Town Clerk of the Town of Columbus, Columbia County, Wisconsin, and with the Wisconsin Department of Administration pursuant to §66.0217(6), Wisconsin Statutes.

WHEREFORE, the petitioners request that the City Council of the City of Columbus adopt an annexation ordinance for the annexation of the described real estate by a two-thirds vote pursuant to §66.0217(2), Wisconsin Statutes.

Dated this 10th day of August, 2001.



Eugene L. Niehoff
Eugene L. Niehoff

Carol M. Niehoff
Carol M. Niehoff

Signed and sworn to before me on this
10th day of August, 2001.

Al Johnson
Notary Public, State of Wisconsin
My commission ~~expires~~ is permanent

Richard J. Sheard
Richard J. Sheard

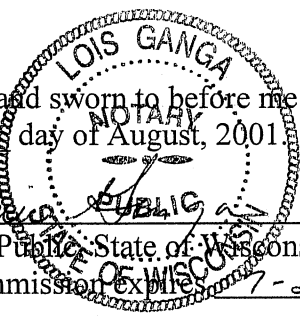
Signed and sworn to before me on this
15th day of August, 2001.

Al Johnson
Notary Public, State of Wisconsin
My commission ~~expires~~ is permanent

David J. Lobeck
David Lobeck

Signed and sworn to before me on this
16th day of August, 2001.

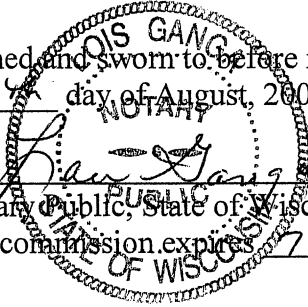
Lois Ganga
Notary Public, State of Wisconsin
My commission expires 7-3-05



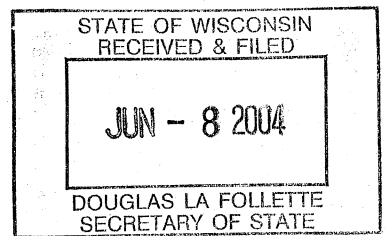
Barbara Raether
Barbara Raether

Signed and sworn to before me on this
16th day of August, 2001.

Lois Ganga
Notary Public, State of Wisconsin
My commission expires 7-3-05



STOLTZ, STROHSCHNEIN & GREEN
Attorney Alan J. Strohschein
159 South Ludington Street
P.O. Box 440
Columbus, WI 53925
(920) 623-2710
(920) 623-2714 (FAX)



JUN - 8 2004

DOUGLAS LA FOLLETTE
SECRETARY OF STATE

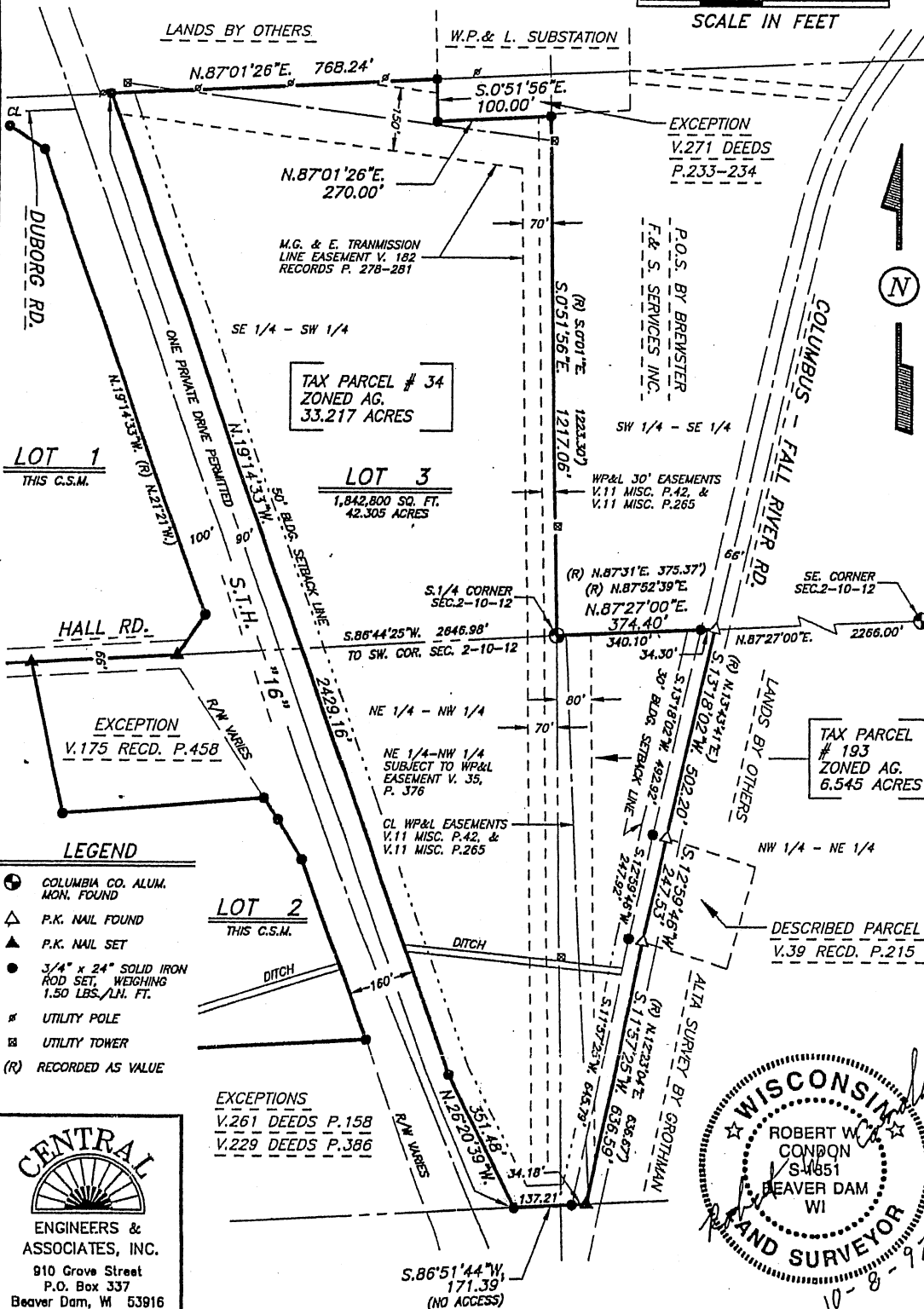
COLUMBIA COUNTY CERTIFIED SURVEY MAP NO. 2911

BEING PART OF THE SE 1/4 OF THE SW 1/4, PART OF THE SW 1/4 OF THE SW 1/4, SECTION 2; PART OF THE NW 1/4 OF THE NE 1/4, PART OF NE 1/4 OF THE NW 1/4, AND BEING THE NW 1/4 OF THE NW 1/4, SECTION 11, ALL OF T. 10 N., R. 12 E., TOWN OF COLUMBUS, COLUMBIA COUNTY, WISCONSIN.

NIEHOFF PROPERTY TO BE ANNEXED

300' 150' 0 300'

SCALE IN FEET



LOT 1
THIS C.S.M.

TAX PARCEL # 34
ZONED AG.
33.217 ACRES

LOT 3
1,842,800 SQ. FT.
42.305 ACRES

TAX PARCEL # 193
ZONED AG.
6.545 ACRES

LEGEND

- ⊙ COLUMBIA CO. ALUM. MON. FOUND
- △ P.K. NAIL FOUND
- ▲ P.K. NAIL SET
- 3/4" x 24" SOLID IRON ROD SET, WEIGHING 1.50 LBS./LN. FT.
- ⊠ UTILITY POLE
- ⊞ UTILITY TOWER
- (R) RECORDED AS VALUE

LOT 2
THIS C.S.M.

EXCEPTIONS
V. 261 DEEDS P. 158
V. 229 DEEDS P. 386

DESCRIBED PARCEL
V. 39 RECD. P. 215

CENTRAL
ENGINEERS &
ASSOCIATES, INC.
910 Grove Street
P.O. Box 337
Beaver Dam, WI 53916
(920) 887-3127
FAX (920) 887-7996

WISCONSIN
ROBERT W. CONDON
S-4651
BEAVER DAM
WI
LAND SURVEYOR
10-8-97

SURVEYOR'S CERTIFICATE

I, Robert W. Condon, Registered Land Surveyor, do hereby certify:

That in full compliance with the provisions of Chapter 236.34 of the Wisconsin Statutes and Title 16 - Chapter 2 of the Columbia County Subdivision Control Ordinance, and under the direction of Eugene L. Niehoff, Owner of said lands, I have surveyed, divided, monumented and mapped this Certified Survey Map, that such Certified Survey Map correctly represents all exterior boundaries and the subdivision of the land surveyed to the best of my knowledge and belief; and that this land is part of the SE 1/4 of the SW 1/4, part of the SW 1/4 of the SW 1/4, Section 2; part of the NW 1/4 of the NE 1/4, part of the NE 1/4 of the NW 1/4, and being the NW 1/4 of the NW 1/4, Section 11, all of T. 10 N., R. 12 E., Town of Columbus, Columbia County, Wisconsin, described as follows:

LOT 3 (East of S. T. H. '16')

Beginning at the South Quarter corner of aforesaid Section 2; thence N. 87°27'00"E. along the south line of the SE 1/4 of said Section 2, a distance of 374.40 feet to the centerline of Columbus - Fall River Road; thence S. 13°18'02"W. along said centerline a distance of 502.20 feet; thence S. 12°59'46"W. continuing along said centerline a distance of 247.53 feet; thence S. 11°57'25"W. continuing along said centerline a distance of 636.59 feet to a vision corner right-of-way line of S. T. H. '16'; thence S. 86°51'44"W. along said vision corner right-of-way line a distance of 171.39 feet to the east right-of-way line of said S. T. H. '16'; thence N. 26°20'39"W. along said east right-of-way line a distance of 351.48 feet; thence N. 19°14'33"W. continuing along said east right-of-way line a distance of 2429.16 feet to the north line of the South 1/2 of the SW 1/4 of said Section 2; thence N. 87°01'26"E. along said north line a distance of 768.24 feet; thence S. 0°51'56"E. along the west line of lands described in Vol. 271 of Deeds on Pages 233 & 234, a distance of 100.00 feet; thence N. 87°01'26"E. along the south line of said lands a distance of 270.00 feet to the east line of the SE 1/4 of the SW 1/4 of said Section 2; thence S. 0°51'56"E. along said east line a distance of 1217.06 feet to the aforesaid South Quarter corner of Section 2 and being the point of beginning.

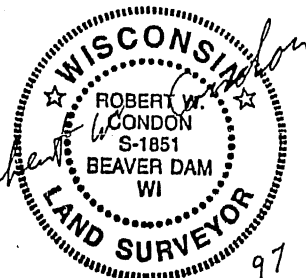
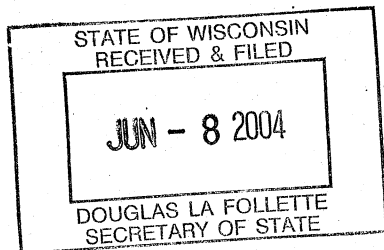
Containing 1,842,800 square feet or 42.305 acres.

(CERTIFICATE CONTINUED ON PAGE 6 OF 6)



ENGINEERS & ASSOCIATES, INC.

910 Grove Street
P.O. Box 337
Beaver Dam, WI 53916
(920) 887-3127
FAX (920) 887-7996



10-8-97

CERTIFICATE OF COUNTY REGISTER OF DEEDS

Received for record this 11th day of JAN, 1994, at 2:00 o'clock P.M. and recorded in Volume 13 of Certified Survey Maps of Columbia County, Page 4

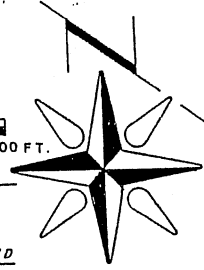
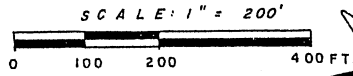
DOCUMENT NO. 525800

Columbia County Register of Deeds

COLUMBIA COUNTY CERTIFIED SURVEY MAP NO. 2112

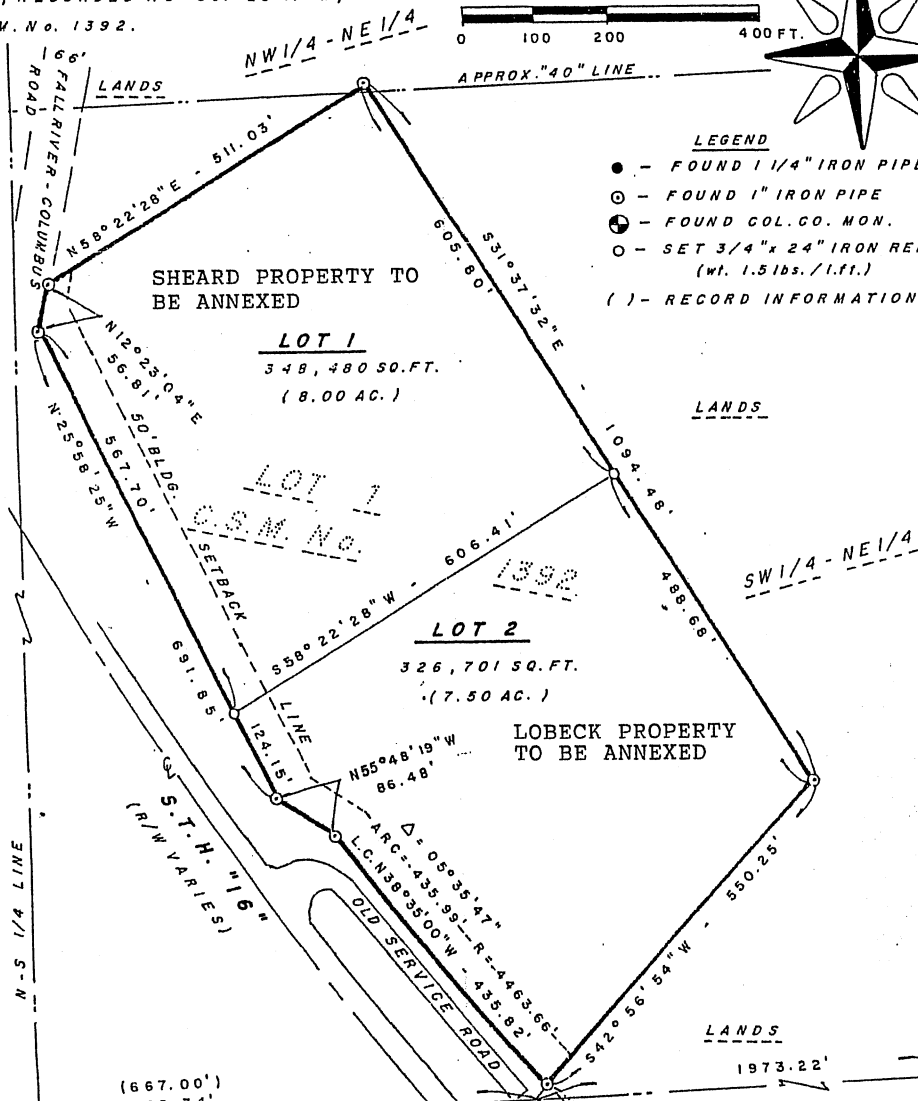
GENERAL LOCATION BEING LOT 1, C.S.M. No. 1392, WHICH IS PART OF THE NW 1/4 - NE 1/4 & THE SW 1/4 - NE 1/4, SEC. 11, T. 10N., R. 12E., TOWN OF COLUMBUS, COLUMBIA COUNTY, WISCONSIN. N 1/4 COR. CONTAINING 675,181 SQ. FT. (15.50 AC.)

BASIS OF BEARINGS IS THE E-W 1/4 LINE OF SEC. 11, RECORDED AS S87°26'17"W, PER C.S.M. No. 1392.



LEGEND

- - FOUND 1 1/4" IRON PIPE
- - FOUND 1" IRON PIPE
- ⊙ - FOUND COL. CO. MON.
- - SET 3/4" x 24" IRON REBAR (wt. 1.5 lbs./l.ft.)
- () - RECORD INFORMATION



SHEARD PROPERTY TO BE ANNEXED

LOT 1
348,480 SQ. FT.
(8.00 AC.)

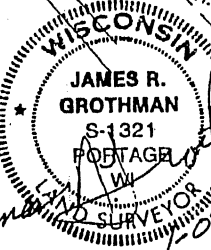
LOT 1
C.S.M. No.

LOT 2
326,701 SQ. FT.
(7.50 AC.)

LOBECK PROPERTY TO BE ANNEXED

STATE OF WISCONSIN
RECEIVED & FILED
JUN - 8 2004
DOUGLAS LA FOLLETTE
SECRETARY OF STATE

COPY



SURVEYOR
JAMES R. GROTHMAN
412 E. SLIFER ST.
PORTAGE, WI 53901
as prepared by:
GROTHMAN & ASSOCIATES, S.C.
LAND SURVEYORS
P.O. BOX 373
PORTAGE, WI 53901

OWNER
ROLAND REUTER
1976 FALL RIVER -
COLUMBUS RD.
COLUMBUS, WI 53925
Client:
CENTURY 21 TRI COUNTY
207 S. LUDINGTON ST.
COLUMBUS, WI 53925
FILE NO. 1293 - 748

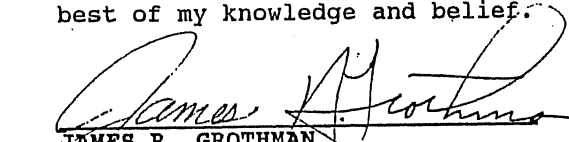
PAGE 1 OF 2
DRAFTED BY: S. J. K.

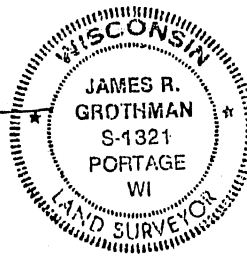
SURVEYOR'S CERTIFICATE

I, JAMES R. GROTHMAN, Registered Land Surveyor, do hereby certify that by the order of Robert Lindgren of Century 21 - Tri-County Real Estate, Inc. I have surveyed, monumented, mapped, and divided Lot 1, Certified Survey Map, No. 1392 located in the Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter of Section 11, Town 10 North, Range 12 East, Town of Columbus Columbia County, Wisconsin, described as follows:

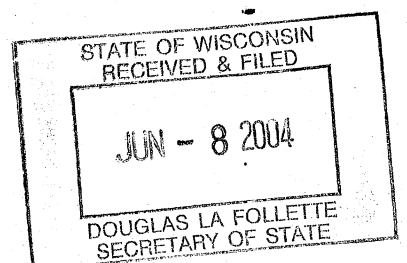
Beginning at the most southerly corner of said Lot 1, Certified Survey Map, No. 1392; thence northwesterly along a 4,463.66 foot radius curve to the right having a central angle of 05°35'47" and whose long chord bears North 38°35'00" West, 435.82 feet; thence North 55°48'19" West along the northerly right-of-way line of State Trunk Highway 16, 86.48 feet; thence North 25°58'25" West along said northerly right-of-way line of State Trunk Highway 16, 691.85 feet; thence North 12°23'04" East along said northerly right-of-way line of State Trunk Highway 16 and the easterly right-of-way line of Fall River Columbus Road, 56.81 feet; thence North 58°22'28" East, 511.03 feet; thence South 31°37'32" East, 1,094.48 feet; thence South 42°56'54" West, 550.25 feet to the point of beginning. Containing 675,181 square feet, (15.5 acres), more or less. And being subject easements of record, if any.

I DO FURTHER CERTIFY that this is a true and correct representation of the boundaries of the land surveyed and that I have fully complied with the Provisions of Chapter 236.34 of the Wisconsin State Statutes and Chapter 12 of the Columbia County Subdivision Ordinance in surveying and mapping the same to the best of my knowledge and belief.


JAMES R. GROTHMAN
Registered Land Surveyor, No. 1321
Dated: January 5, 1994



COPY





August 3, 2001

THIS DESCRIPTION DRAFTED FOR
ANNEXATION PURPOSES ONLY

SCALE DRAWING OF PROPERTY TO BE ANNEXED ATTACHED

OWNER: BARBARA RAETHER
TAX PARCEL 195 - SECTION 11, T.10N., R.12E.,

DESCRIPTION

LANDS BEING PART OF THE SW 1/4 OF THE NE 1/4 OF SECTION 11, T.10N., R.12E.,
TOWN OF COLUMBUS, COLUMBIA COUNTY, WISCONSIN; BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 11; THENCE
S.87°26'17"W. ALONG THE SOUTH LINE OF SAID NE 1/4, 1319.98 FEET TO THE EAST
LINE OF SAID SW 1/4 OF THE NE 1/4 OF SECTION 11 AND THE POINT OF REAL
BEGINNING; THENCE CONTINUING S.87°26'17"W. ALONG SAID SOUTH LINE, 653.24
FEET TO THE EXTENSION OF THE SOUTHEASTERLY LINE OF CERTIFIED SURVEY
MAP NO. 2112 AS RECORDED IN VOLUME 13 OF CERTIFIED SURVEYS ON PAGE 4 IN
THE COLUMBIA COUNTY REGISTER OF DEEDS OFFICE; THENCE N.42°56'54"E.
ALONG SAID SOUTHEASTERLY LINE AND ITS EXTENSION, 957.33 FEET TO SAID
EAST LINE OF THE SW 1/4 OF THE NE 1/4; THENCE S.00°01'39"E. ALONG SAID EAST
LINE, 671.54 FEET TO SAID SOUTH LINE OF THE NE 1/4 AND THE POINT OF REAL
BEGINNING.

SAID PARCEL CONTAINS 219,123 SQUARE FEET / 5.030 ACRES, MORE OR LESS.

THIS DESCRIPTION DRAFTED TO THE BEST OF OUR KNOWLEDGE AND BELIEF.

Offices in Illinois, Iowa, Minnesota, and Wisconsin

G:\projects\104191192227\paper\docs\annexes8-03.wpd

111 WARREN STREET • BEAVER DAM, WI 53916-3071
(920) 887-4242 • (800) 552-6330 • FAX: (920) 887-4250
Web Address: www.msa-ps.com

