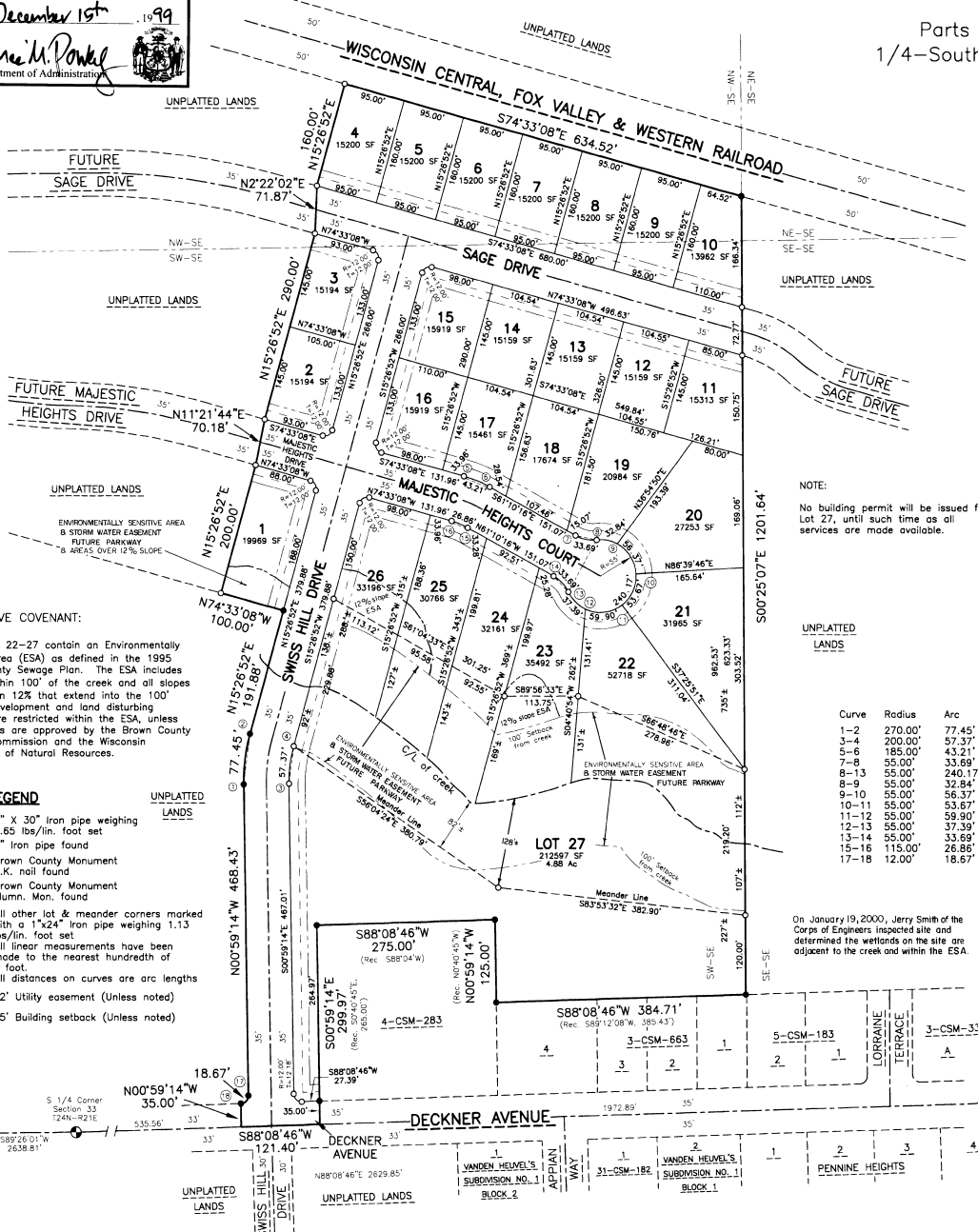


There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21 (1) and (2), Wis. Stats., or by the County Planning Agency.

Certified December 1st, 1999

Benjamin M. Pank
Department of Administration



RESTRICTIVE COVENANT:

Lots 1 and 22-27 contain an Environmentally Sensitive Area (ESA) as defined in the 1995 Brown County Sewage Plan. The ESA includes all land within 100' of the creek and all slopes greater than 12% that extend into the 100' region. Development and land disturbing activities are restricted within the ESA, unless amendments are approved by the Brown County Planning Commission and the Wisconsin Department of Natural Resources.

LEGEND

- 2" x 30" Iron pipe weighing 3.85 lbs/lin. foot set
- 1" Iron pipe found
- Brown County Monument P.K. nail found
- Brown County Monument Alumn. Mon. found
- All other lot & meander corners marked with a 1"x24" iron pipe weighing 1.13 lbs/lin. foot set
- All linear measurements have been made to the nearest hundredth of a foot.
- All distances on curves are arc lengths
- 12' Utility easement (Unless noted)
- 25' Building setback (Unless noted)

Majestic Heights

Parts of the Northwest 1/4-Southeast 1/4 and the Southwest 1/4-Southeast 1/4, Section 33, T24N-R21E, City of Green Bay, Brown County, Wisconsin

100 0 100 200 300

Graphic Scale

SURVEYOR'S CERTIFICATE

I, David W. Mau, Registered Land Surveyor, hereby certify:

That in full compliance with the provisions of Chapter 236, Wisconsin Statutes, and the subdivision regulations of the City of Green Bay and the Brown County Planning Commission and under the direction of the owners listed hereon, I have surveyed, divided and mapped "MAJESTIC HEIGHTS", and that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed and is parts of the Northwest 1/4-Southeast 1/4 and the Southwest 1/4-Southeast 1/4, Section 33, T24N-R21E, Brown County, Wisconsin, more fully described as follows:

Commencing at the South 1/4 Corner, Section 33, T24N-R21E; thence N88°08'46"E, 535.56 feet along the south line of the Southeast 1/4, said Section, also being the centerline of Deckner Avenue and the point of beginning; thence N07°59'14"W, 35.00 feet to the north right-of-way of said Deckner Avenue; thence 18.67 feet along the arc of a 12.00 foot radius curve to the left whose long chord bears N43°34'46"E, 16.84 feet; thence N07°59'14"W, 468.43 feet; thence 77.45 feet along the arc of a 270.00 foot radius curve to the right whose long chord bears N7°13'49"E, 77.18 feet; thence N15°26'52"E, 191.88 feet; thence N74°33'08"W, 100.00 feet; thence N15°26'52"E, 200.00 feet; thence N11°21'44"E, 70.18 feet; thence N15°26'52"E, 290.00 feet; thence N22°02'E, 71.87 feet; thence N15°26'52"E, 160.00 feet to the south right-of-way of the Wisconsin Central, Fox Valley & Western Railroad; thence S74°33'08"E, 634.52 feet along said right-of-way; thence S07°25'07"E, 1201.64 feet along the east lines of the Northwest 1/4-Southeast 1/4 and the Southwest 1/4-Southeast 1/4, said Section; thence S88°08'46"W, 384.71 feet along the north line of Volume 3, Certified Survey Maps, Page 663, Brown County Records; thence N07°59'14"W, 125.00 feet along the east line of Volume 4, Certified Survey Maps, Page 283, Brown County Records; thence S88°08'46"W, 275.00 feet along the north line of said Certified Survey Map; thence S07°59'14"E, 299.97 feet along the west line of said Certified Survey Map to the south line of said Southeast 1/4; thence S88°08'46"W, 121.40 feet along said south line to the point of beginning.

Parcel contains 942,292 square feet/21.63 acres, more or less.

Road dedication contains 183,878 square feet/4.22 acres, more or less, excepting therefrom any lands previously dedicated for road purposes.

David W. Mau S-1030

Dated this 28th day of October, 1999.

Revised December 7, 1999.

Revised this 22nd day of December, 1999.

Revised this 4th day of February, 2000.

Revised this 29th day of February, 2000.

CURVE DATA

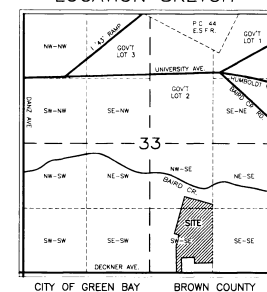
Curve	Radius	Arc	Chord	Chord Bearings	Central Angle	Tangent Bearing
1-2	270.00'	77.45'	77.18'	N7°13'49"E	16°26'06"	
3-4	200.00'	57.37'	57.17'	S71°34'48"W	16°26'06"	
5-6	165.00'	43.21'	43.11'	S67°51'42"E	13°22'52"	
7-8	55.00'	33.69'	33.17'	S78°43'10"E	35°05'48"	N83°43'56"E
8-13	55.00'	240.17'	90.00'	S28°49'44"W	250°11'38"	N26°04'28"W
8-9	55.00'	32.84'	32.35'	S70°09'53"E	34°12'22"	
9-10	55.00'	56.37'	53.94'	S32°41'58"E	58°43'28"	
10-11	55.00'	53.67'	51.56'	S24°36'58"W	55°54'24"	
11-12	55.00'	59.90'	56.99'	S62°46'18"W	62°24'16"	
12-13	55.00'	37.39'	36.68'	N45°33'01"W	38°57'06"	
13-14	55.00'	33.69'	33.17'	N43°37'22"W	35°05'48"	
15-16	115.00'	26.86'	26.80'	N67°51'22"W	13°22'52"	S88°08'46"W
17-18	12.00'	16.67'	16.84'	S43°34'46"W	89°08'00"	

NOTES:

- The property owner, at the time of construction, shall implement the appropriate soil erosion control methods outlined in the Wisconsin Department of Natural Resources, "Wisconsin Construction Site Best Management Practice Handbook" to prevent soil erosion. However, if at the time of construction, the City of Green Bay has adopted a soil erosion control ordinance, it shall govern over this requirement. This provision applies to any construction or installation related activities associated with streets and utilities.
- Bearings referenced to the south line of the Southeast 1/4, Section 33, T24N-R21E, assumed to be N88°08'46"E.
- All roads within the plat boundary are dedicated to the public.

On January 19, 2000, Jerry Smith of the Corps of Engineers inspected site and determined the wetlands on the site are adjacent to the creek and within the ESA.

LOCATION SKETCH



SCALE: 1"=100'

Mau & Associates

LAND SURVEYING * CIVIL ENGINEERING

507 Greene Avenue
Green Bay, Wisconsin 54301

(920) 433-9980

(Fax) 433-9899

E-mail mau@netnet.net

DATE DRAFTED: 10/12/99
PROJECT NO. A-1195
AUTOCAD DRAWING NO. A-1195B
DRAFTED BY: STD

SHEET NO. 1 OF 2
DRAWING NO.

Majestic Heights

Parts of the Northwest 1/4-Southeast 1/4 and the Southwest
1/4-Southeast 1/4, Section 33, T24N-R21E, City of Green Bay, Brown
County, Wisconsin

REGISTER'S OFFICE
Brown Co., Wis.

Received for record the 31st day
of May 2000 A.D. 2000
at 1:00 o'clock P.M. and recorded by
Vol. 21 of Maps on page 121
Bath, Hall & Gable
Register of Deeds

OWNER'S CERTIFICATE

As Owners, We, Swiss Hill Investment, Inc., L.L.P., hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented hereon. We understand that the City will discontinue any public improvements upon discovery or notice of any other condition requiring abnormal public improvement costs. We further acknowledge that the City's action or inaction in this regard shall not be construed as an admission of liability for hazardous waste clean-up or burial site preservation costs. We certify that this plat is required by s.236.10 or 236.12 to be submitted to the following for approval or objection:

CITY OF GREEN BAY
DEPARTMENT OF ADMINISTRATION
BROWN COUNTY PLANNING COMMISSION

Michael T. Harrill
Michael T. Harrill

Jeffrey W. Harrill
Jeffrey W. Harrill

Personally came before me this 10 day of May, 2000, the above named Owners, to me known to the persons who executed the foregoing instrument and acknowledged the same.



Teresa M. Augustian
Notary Public
Brown County, Wisconsin

My Commission Expires 9-20-2001

STATE OF WISCONSIN } SS
COUNTY OF BROWN }

RESTRICTIVE COVENANTS:

- 1) The land on all side and rear lot lines of all lots shall be graded by the subdivider and maintained by the abutting property owners to provide for adequate drainage of surface water.
- 2) Each lot owner shall grade the property abutting a street to conform to the adopted sidewalk grade elevation and maintain said elevation for future sidewalks.
- 3) No poles, pedestals or buried cable are to be placed so as to disturb any survey stake or obstruct vision along any lot lines or street line, a disturbance of a survey stake by anyone is a violation of section 236.32 of the Wisconsin Statutes.

There are no objections to this plat with respect to
Secs. 236.15, 236.16, 236.20 and 236.21 (1) and (2),
Wis. Stats., or by the County Planning Agency.

Certified December 15th, 1999
Renée M. Donkey
Department of Administration

COMMON COUNCIL RESOLUTION

Resolved that a plat known as "MAJESTIC HEIGHTS", which has been duly filed for approval of the Common Council of the City of Green Bay, be and is hereby approved, as required by Chapter 236, Wisconsin Statutes, and is subject to the conditions set forth in the Plan Commission report of 3/1/2000, 199-2000.

I, Douglas Daul, being duly elected, qualified and acting clerk of the City of Green Bay, Brown County, Wisconsin, do hereby certify that the Common Council of the City of Green Bay passed Resolution Number 21, on 3/1/2000, authorizing me to issue a certificate of approval of the final plat of "MAJESTIC HEIGHTS", upon satisfaction of certain conditions, and I do also hereby certify that all conditions were satisfied and the approval was granted and effective on the 31st day of May, 1999-2000.

Douglas Daul
Douglas Daul
Green Bay City Clerk

TREASURER'S CERTIFICATE

As duly elected Green Bay City Treasurer and Brown County Treasurer, We hereby certify that the records in our office show no unredeemed tax sales and no unpaid taxes or special assessments affecting any of the lands included in "MAJESTIC HEIGHTS" as of the dates listed below.

Douglas Daul
Douglas Daul
Green Bay City Treasurer

Kerry M. Blaney
Kerry M. Blaney
Brown County Treasurer

CONSENT OF CORPORATE MORTGAGEE

Associated Bank, a corporation duly organized and existing under and by virtue of the laws of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described on this plat and does hereby consent to the above certificate of Swiss Hill Investments, Inc., L.L.P., Owners.

IN WITNESS WHEREOF, Associated Bank has caused these presents to be signed by *Michael E. Daniels*, its Senior Vice President, and countersigned by *Jane Hoff*, its Vice President, at Green Bay, Wis., this 12th day of January, 2000.

Michael E. Daniels

Jane Hoff

Personally came before me this 12th day of January, 2000, the above named officers of said corporation to me known to be the persons who executed the foregoing instrument and to me known to be such officers of said corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation, by its authority.

Kathleen A. Benner
Kathleen A. Benner
Notary Public
STATE OF WISCONSIN }
COUNTY OF BROWN }

My Commission Expires 12-17-00



Mau & Associates
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DATE DRAFTED: 10/12/99
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SHEET NO. 2 OF 2
DRAWING NO.