

Exhibit A

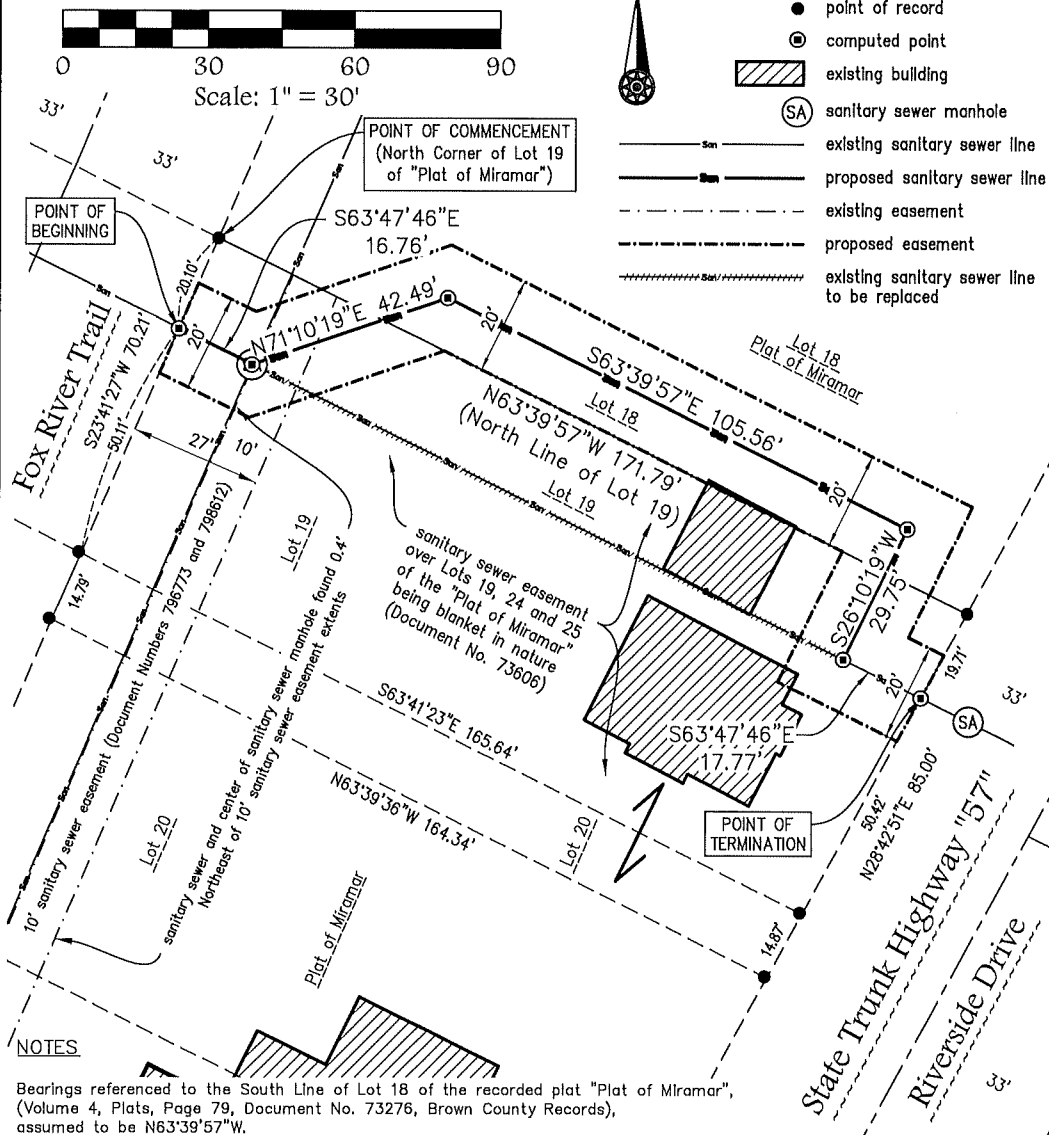
Easement Exhibit

Part of Lots 18 and 19 of the recorded plat "Plat of Miramar", (Volume 4, Plats, Page 79, Document No. 73276, Brown County Records), all being in Private Claim 17, East Side of Fox River, Village of Allouez, Brown County, Wisconsin being a 20 foot wide sanitary sewer easement whose centerline is more fully described as follows:

COMMENCING at the North Corner of Lot 19 of the recorded plat "Plat of Miramar", (Volume 4, Plats, Page 79, Document No. 73276, Brown County Records); thence S23°41'27"W, 20.10 feet along the Northwest Line of said Lot 19 and the East Right-of-Way of "The Fox River Trail", to the POINT OF BEGINNING; thence S63°47'46"E, 16.76 feet; thence N71°10'19"E, 42.49 feet; thence S63°39'57"E 105.56 feet; thence S26°10'19"W, 29.75 feet; thence S63°47'46"E, 17.77 feet to the Southeast Line of said Lot 19 and the West Right-of-Way of State Trunk Highway "57", also known as "Riverside Drive", and the POINT OF TERMINATION.

Parcel contains 4,244 sq. ft. / 0.10 acres more or less.

Parcel subject to easements and restrictions of record.



NOTES

Bearings referenced to the South Line of Lot 18 of the recorded plat "Plat of Miramar", (Volume 4, Plats, Page 79, Document No. 73276, Brown County Records), assumed to be N63°39'57"W.

Client: Brian Van Dreel
Tax Parcel: AL-1514 & AL-1516
Drafted By: ZRH
File: S-22400Exhibit 080521.dwg
Data File: S-22400.txt

Mau & Associates, LLP
LAND SURVEYING & PLANNING
CIVIL & WATER RESOURCE ENGINEERING
Phone: 920-434-9670 Website: www.mau-associates.com
400 Security Blvd Ste 1, Green Bay, WI 54313-9712

Sheet One of One
Project No.: S-22400
Drawing No.: L-11543
Fieldwork Completed: xx/xx/xxxx

	DOCUMENT NUMBER
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EASEMENT AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, Brian G. Van Dreel and Gail M. Van Dreel, Owners of the hereinafter described property and grantors herein, in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, do grant, release and convey to the VILLAGE OF ALLOUEZ, a Wisconsin municipal corporation, Brown County, Wisconsin, grantee herein and its successors and assigns, a perpetual easement (Village's utility easement) for the purposes of constructing, inspecting, using, operating, repairing, maintaining, replacing and removing of a Sanitary Sewer over, under and through the following described property with the right of access to said utility easement for such purposes, said property being located in the Village of Allouez, Brown County, Wisconsin, being more particularly described and portrayed on a map marked Exhibit A which is attached hereto and incorporated herein as part of this document:

Return to: Mau & Associates, LLP 400 Security Blvd Green Bay, WI 54313

Parcel Identification Number (PIN) AL-1514 & AL-1516
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Parcel subject to easements and restrictions of record.

This perpetual deed of easement, which shall run with the land, is granted upon the following conditions:

1. That the grantors, their heirs, successors or assigns, shall have the right to use and occupy the above described real estate, providing that such use and occupation will not in any manner disturb or interfere with grantee's full enjoyment of the easement rights hereby granted. Buildings, structures, large trees, and fences shall not be constructed on or over the easement.
2. Grantors further grant to the grantee the right to remove trees, bushes, gardens, undergrowth and other obstructions interfering with the Village's utility easement. The grantee agrees to restore after completion of construction, the property to its previous condition or as close thereto as possible.

3. The grantee shall have the right of access to said easement, and the right to use said premises and the land adjacent thereto for the transportation and laying down of storage materials, tools, and equipment, the depositing and removal of materials; the removing, sloping, excavation, preserving, planting, modifying of land, trees and vegetation to facilitate the repair, use, operation, inspection, maintenance, installation and construction of Village utilities and for other purposes incidental to the construction and maintenance of the Village utility easement.
4. The grantors herein do hereby covenant with said grantee that they have lawfully seized and are in possession of the real estate above described, that they have good and lawful right to convey it or any part thereof.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, this agreement has been duly executed this _____ day
of _____, 2021.

Brian G. Van Dreel

Gail M. Van Dreel

STATE OF WISCONSIN)
) SS
COUNTY OF BROWN)

Personally came before me this _____ day of _____, 2021, the above named Brian G. Van Dreel and Gail M. Van Dreel, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, County of Brown,
Wisconsin. My commission expires _____