

Property information Sheet
PARCEL 23
Vacant land at: S73W16437 JANESVILLE ROAD MUSKEGO WI
MSKC 2198 948

By submitting this offer, buyer understands and agrees to the following:

Waukesha County purchased this property as part of the CTH L, Janesville Road reconstruction project. There was a commercial car repair building and associated improvements located at this site at the time of the county's acquisition. All slabs, basements and foundations have been removed from this site.

Hazardous material contamination was discovered during the removal of the building. This contamination has been mitigated and a closure report is pending. Buyer is being provided with full access to all reports, sampling and information in the county's possession for this site and acknowledges receipt of it. Buyer is purchasing this property as is where is in regards to residual contamination.

Water, Sewer, natural gas, electric, phone and cable TV are all available to serve this site. Costs and permits necessary for the connection to these utilities are the responsibility of the buyer. Buyer is encouraged to contact the utility companies to obtain connection costs, availability and suitability.

This parcel is currently zoned commercial by the City of Muskego. This parcel may be eligible for re-zoning to a less restrictive commercial DR1 zoning per the City of Muskego. Zoning and development questions should be directed to the City of Muskego. Waukesha County makes no guarantees or commitments to the future uses and development of this site.

There shall be no direct access from this property to CTH L. Access to the parcel shall be from Bay Lane Drive. Access permits shall be obtained from the City of Muskego for Bay Lane Drive.

All offers to purchase must be reviewed and approved by the Waukesha County Public Works Committee. Offers will be presented to the committee at regularly scheduled meetings. Offers must be submitted one week prior to meeting dates, which are subject to change, but currently are as follows:

Offer submission Deadline	Public Works committee meeting date
April 4, 2013	April 11, 2013
May 9, 2013	May 16, 2013
June 6, 2013	June 13, 2013
July 3, 2013	July 11, 2013
August 8, 2013	August 15, 2013
September 5, 2013	September 12, 2013
September 19, 2013	September 26, 2013

A survey of the property is being provided to buyer and buyer acknowledges receipt of the survey.

Transfer of title of this parcel shall be in the form of a Quit Claim Deed.

This parcel is being sold as-is with no warranties. The buyer should verify all information. Nothing in this disclosure or any associated information provided by the seller guarantees the condition of any part of this parcel.

I have read the above disclosure and am in agreement.

Buyer Signature

Date

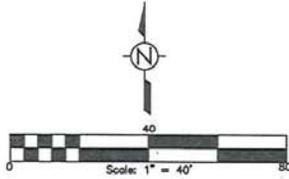
Print Buyer Name

ALL THAT PART OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 5 NORTH, RANGE 20 EAST, IN THE CITY OF MUSKEGO, WAUKESHA COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

THE NE CORNER OF THE NW 1/4 OF SEC. 10-5-20

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION, THENCE SOUTH 01°15'08" EAST ALONG THE EAST LINE OF SAID SECTION 1535.71 FEET TO A POINT; THENCE SOUTH 88°44'52" WEST, 33.00 FEET TO A POINT OF THE WEST RIGHT OF WAY LINE OF BAY LANE DRIVE AND THE POINT OF BEGINNING. THENCE CONTINUING ALONG SAID WEST RIGHT OF WAY LINE NORTH 25°31'07" WEST, 74.86 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF C.T.H. "L" (JANESVILLE ROAD); THENCE CONTINUING ALONG SAID SOUTHERLY RIGHT OF WAY LINE SOUTH 55°45'52" WEST, 175.28 FEET TO A POINT; THENCE SOUTH 34°14'08" EAST, 182.84 FEET TO A POINT; THENCE NORTH 55°45'52" EAST, 93.29 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF BAY LANE DRIVE AND THE POINT OF BEGINNING.

SAID DESCRIPTION CONTAINING 26,549 SQUARE FEET, 0.610 ACRES.



PLAT OF SURVEY FOR:
 WAUKESHA COUNTY DEPT. OF PUBLIC WORKS
 515 W. MORELAND BLVD. RM. 220
 WAUKESHA, WI. 53188

BEARINGS REFERENCED TO THE EAST LINE OF THE NW 1/4 OF SEC. 10-5-20 OF THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, AS REVISED BY S.E.W.R.P.C. 2012.

LEGEND

- 1/2" REBAR SET
- CABLE BOX
- TELEPHONE PED



WISCONSIN LAND SURVEYOR
 JASON T. MAYER
 S-2844
 Menomonee Falls, WI
 1-31-2013
 Jason T. Mayer
 JASON T. MAYER
 R.L.S. NO. 2844

THIS IS AN ORIGINAL PRINT ONLY IF SEAL IS IMPRINTED IN RED.
 "I have surveyed the above property, and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all structures thereon, fences, apparent easements, roadways, and visible encroachments.

This survey is made for the exclusive use of the present owner of the property; also those who purchase, mortgage, or guarantee the title thereto, within one year from the date hereof."