

**MANN COMPLEX CONDOMINIUM  
ADDENDUM 1**

LOCATED IN THE SE 1/4 OF THE SE 1/4 SECTION 13  
TOWN 3 NORTH, RANGE 16 EAST  
CITY OF ELKHORN, WALWORTH COUNTY, WISCONSIN

A REPLAT TO CREATE UNITS  
20 & 21 AND THE  
APPURTENANT LIMITED COMMON ELEMENTS THERETO  
& MODIFY THE LIMITED COMMON ELEMENT FOR  
UNITS 9 THRU 13 AND 19  
AND TO RELOCATE THE PLATTED LOCATION OF  
UNITS 12 & 13

DOT CERTIFICATE # 64-012-0009-03

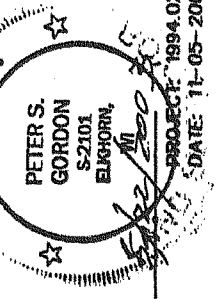
AS OWNER I HEREBY RESTRICT ALL LOTS AND BLOCKS, IN THAT NO OWNER, POSSESSOR, USER, NOR LICENSEE, NOR OTHER PERSON SHALL HAVE ANY RIGHT OF DIRECT VEHICULAR INGRESS FROM OR EGRESS TO ANY HIGHWAY LYING WITHIN THE RIGHT-OF-WAY OF 5TH ST, EXCEPT AS SHOWN ON THE PLAN; IT IS EXPRESSLY INTENDED THAT THIS RESTRICTION SHALL CONSTITUTE A RESTRICTION FOR THE BENEFIT OF THE PUBLIC AS PROVIDED IN s.236.293, WISCONSIN STATUTES, AND SHALL BE ENFORCEABLE BY THE DEPARTMENT OF TRANSPORTATION OR ITS ASSIGNS. ANY ACCESS SHALL BE ALLOWED ONLY BY SPECIAL EXCEPTION ALLOWED BY SPECIAL EXCEPTION. SPECIAL EXCEPTION SHALL BE CONFERRED AND GRANTED ONLY THROUGH THE UNLAWFUL PERMITTING PROCESS AND ALL PERMITS ARE REVOCABLE.

NO IMPROVEMENTS OR STRUCTURES ARE ALLOWED BETWEEN THE RIGHT-OF-WAY LINE AND THE HIGHWAY SETBACK LINE IMPROVEMENTS AND STRUCTURES INCLUDE, BUT ARE NOT LIMITED TO, SIGNS, PARKING AREAS, DRIVEWAYS, WELLS, SEPTIC SYSTEMS, DRAINAGE FACILITIES, BUILDINGS AND RETAINING WALLS. IT IS EXPRESSLY INTENDED THAT THIS RESTRICTION IS FOR THE BENEFIT OF THE PUBLIC AS PROVIDED IN SECTION 236.293, WISCONSIN STATUTES, AND SHALL BE ENFORCEABLE BY THE WISCONSIN DEPARTMENT OF TRANSPORTATION OR ITS ASSIGNS. CONTACT THE WISCONSIN DEPARTMENT OF TRANSPORTATION FOR MORE INFORMATION. THE PHONE NUMBER MAY BE OBTAINED BY CONTACTING THE COUNTY HIGHWAY DEPARTMENT.

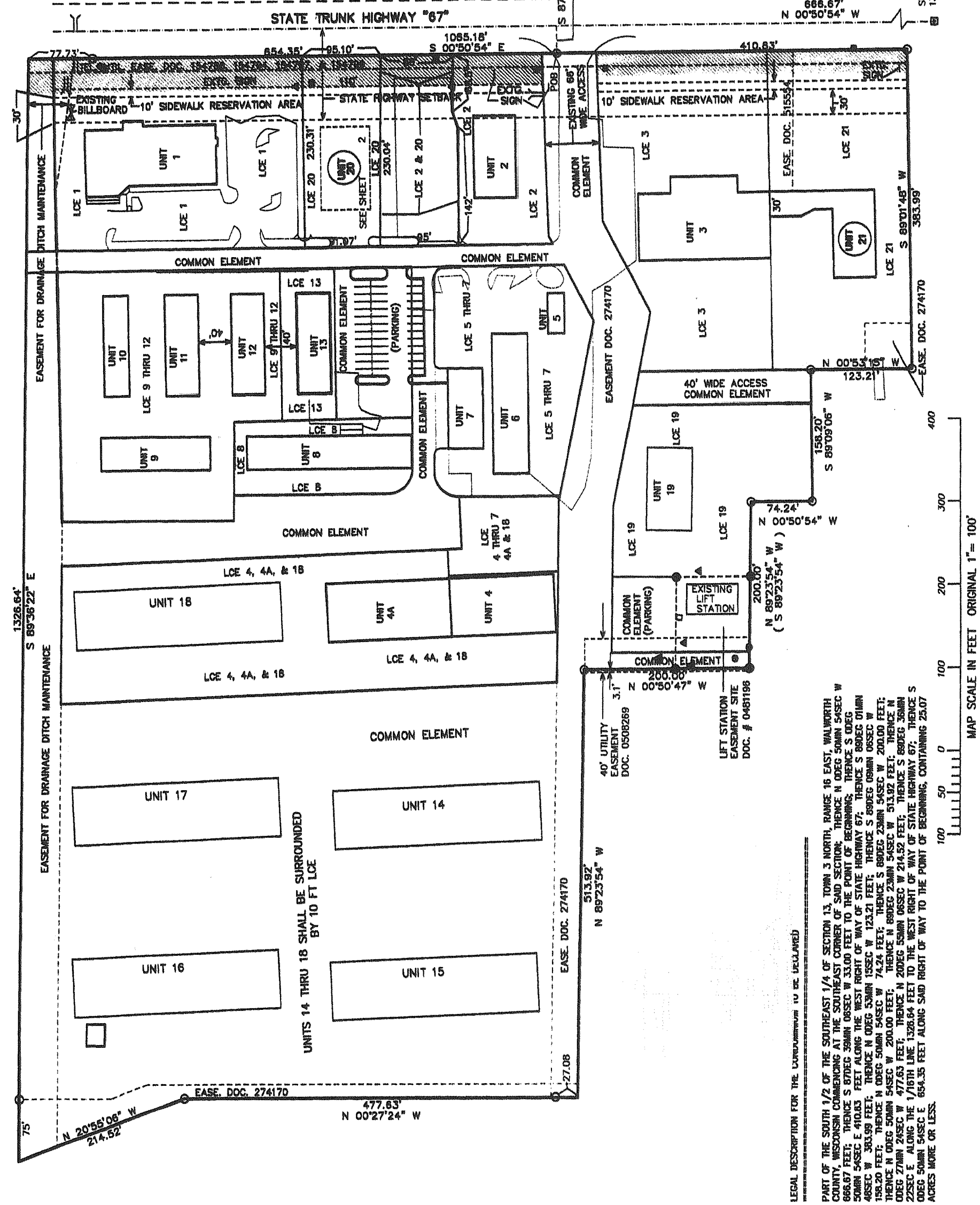
- LEGEND
- O = FOUND IRON STAKE
  - = FOUND COUNTY MONUMENT
  - LCE = LIMITED COMMON ELEMENT
  - ▲ = EXISTING LIGHT POLE
  - ▲ = EXISTING UTILITY
  - = EXISTING UTILITY BOX
  - = NO ACCESS

NOTE: UNITS 12 THRU 19 INCLUSIVE ARE DEFINED AS CUBES OF AIR

I HEREBY CERTIFY THAT THIS PLAN IS A CORRECT REPRESENTATION OF THE CONDOMINIUM DESCRIBED TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND THE IDENTIFICATION AND LOCATION OF EACH UNIT AND THE COMMON ELEMENTS IS BEING PERFORMED FROM THE PLAT. I FURTHER CERTIFY THIS PLAN IS IN FULL COMPLIANCE WITH THE PROVISIONS OF CHAPTER 703 OF THE WISCONSIN STATUTES.



**FARRIS, HANSEN & ASSOCIATES, INC.**  
ENGINEERING - ARCHITECTURE - SURVEYING  
7 RIDGWAY COURT P.O. BOX 437  
ELKHORN, WISCONSIN 53121  
OFFICE: (262) 723-2098  
FAX: (262) 723-5886



LEGAL DESCRIPTION FOR THE CONDOMINIUM TO BE REPLICATED

PART OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWN 3 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION; THENCE N 08EG 50MIN 54SEC W 666.67 FEET; THENCE S 87DEG 39MIN 08SEC W 33.00 FEET TO THE POINT OF BEGINNING; THENCE S 08EG 50MIN 54SEC E 410.83 FEET ALONG THE WEST RIGHT OF WAY OF STATE HIGHWAY 67; THENCE S 80DEG 01MIN 48SEC W 303.99 FEET; THENCE N 08EG 50MIN 54SEC W 123.21 FEET; THENCE S 80DEG 08MIN 08SEC W 198.20 FEET; THENCE N 08EG 50MIN 54SEC W 74.24 FEET; THENCE S 80DEG 23MIN 54SEC W 200.00 FEET; THENCE N 08EG 50MIN 54SEC W 200.00 FEET; THENCE N 89DEG 23MIN 54SEC W 513.92 FEET; THENCE N 08EG 50MIN 54SEC W 477.63 FEET; THENCE N 20DEG 50MIN 08SEC W 214.52 FEET; THENCE S 80DEG 35MIN 22SEC E ALONG THE 1/16TH LINE 1326.64 FEET TO THE WEST RIGHT OF WAY OF STATE HIGHWAY 67; THENCE S 08EG 50MIN 54SEC E 654.35 FEET ALONG SAID RIGHT OF WAY TO THE POINT OF BEGINNING, CONTAINING 25.07 ACRES MORE OR LESS.