

THIRD AMENDMENT TO  
WINDFIELD PLACE CONDOMINIUMS  
DECLARATION OF CONDOMINIUM

John D. Schmerein and Margaret G. Schmerein (herein "Declarant") hereby makes the following amendment to Windfield Place Condominiums Declaration of Condominium which was recorded in the office of the Register of Deeds for Outagamie County, Wisconsin on February 7, 1984 in Jacket 4417 at Images 21-38 as Document No. 839591 and a First Amendment so recorded on May 30, 1984 in Jacket 4659 at Images 10-12, as Document No. 845501 and a Second Amendment so recorded on July 21, 1986 in Jacket 6586 at Images 1-4, as Document No. 891201. The purpose of this Third Amendment is to clarify paragraph ONE of the Second Amendment.

Declarant hereby amends the Second Amendment to the Declaration by replacing paragraph ONE thereof in its entirety with the following:


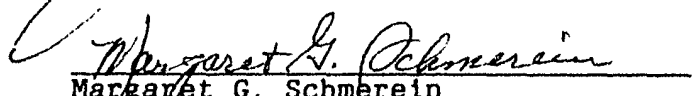
9/63

ONE: Additional Units; Exhibits; Legal Description. The Declarant expands the condominium project to add 15 additional units which units are contained in four buildings, buildings 6, 7, 8 and 9. Attached hereto are the plat of survey, site location drawing and floor plans for seven of said additional units which units are contained in buildings 6 and 9. Attached hereto is the legal description of the land hereby subjected to the Wisconsin Condominium Ownership Act. The locations of the buildings and units are shown on the attached drawings.

TWO: Except as herein amended the Declaration recorded on February 7, 1984 and amended by recordings on May 30, 1984 and July 21, 1986 is confirmed in full and governs, controls and affects all units of Windfield Place Condominiums.

IN WITNESS WHEREOF, the said John D. Schmerein and Margaret G. Schmerein have caused these presents to be signed.

Dated this 26 day of August, 1986

  
\_\_\_\_\_  
John D. Schmerein  
  
\_\_\_\_\_  
Margaret G. Schmerein

STATE OF WISCONSIN )  
Outagamie COUNTY ) ss

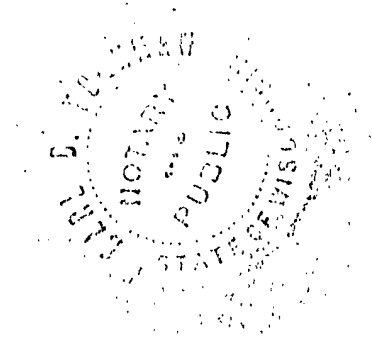
Personally came before me this 26 day of August, 1986, John S. Schmerein and Margaret G. Schmerein, to me known to be the

# J 6725 I 13

persons who executed the foregoing Amendment to Declaration and acknowledged the same.

*Karl D. Volkman*  
Notary Public Karl D. Volkman  
Outagamie County, Wisconsin  
My Commission Nov. 5, 1989.

This instrument was drafted by  
Attorney Thomas H. Sutter  
of Appleton, Wisconsin 54911



J 6725 I 14

WINDFIELD PLACE CONDOMINIUMS

Recorded July 21, 1986

at 3:00 P.M.

in Jacket 6585 Images 31-47

and

Cabinet D Plats 139

Document Number **891200**

Grace Herb ff  
Grace Herb  
Register of Deeds

$\frac{E}{52.00}$

ABSTRACTED



**ARCS DATA 3-6**  
 100' RADIUS 110°00'00"  
 CHORD 351.07'  
 CH DIST. 18.00'  
 CH BEARING 108°04'00" W  
 ARC 00.00'

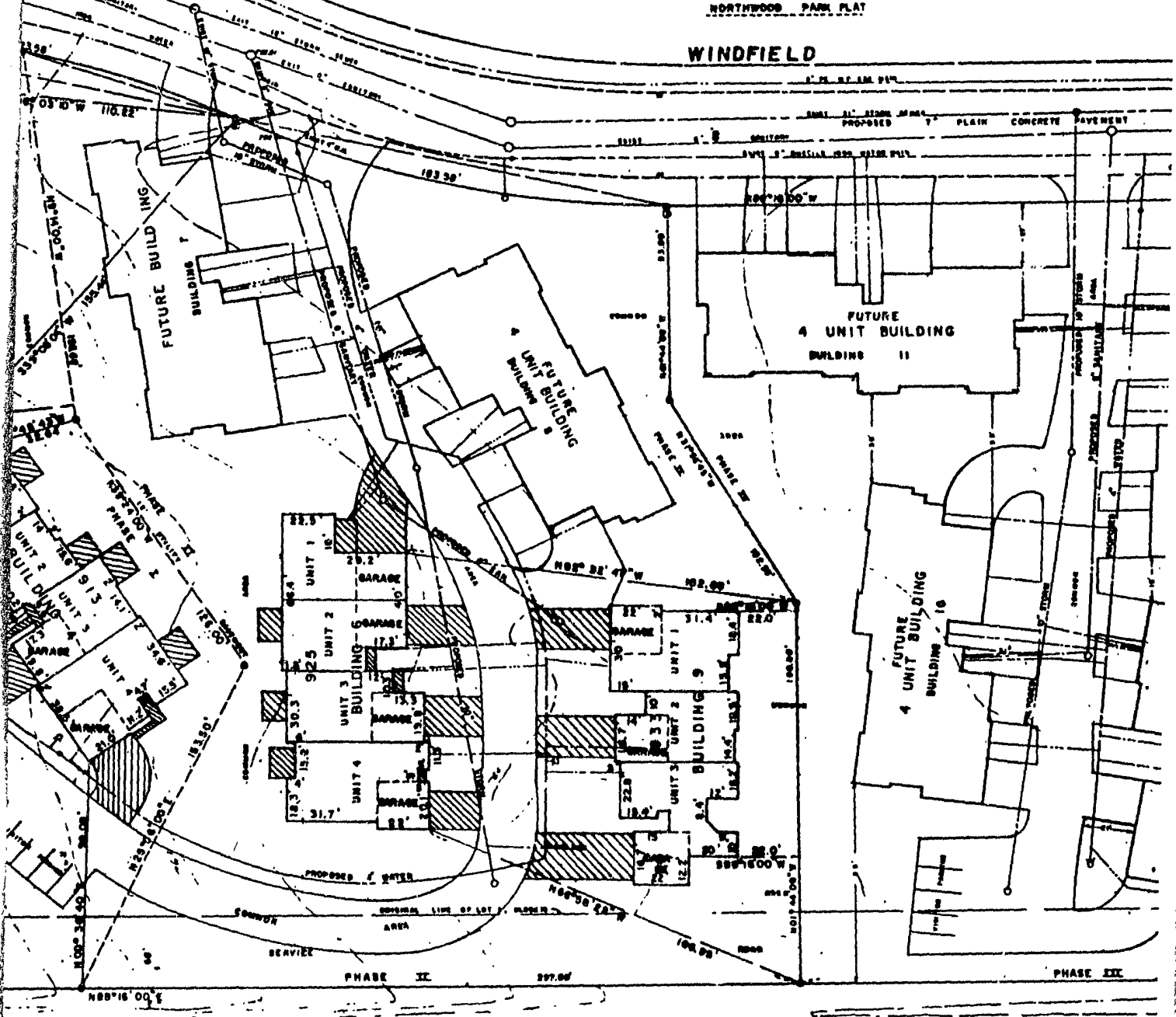
**CURVE DATA 2-6**  
 100' RADIUS 110°00'00"  
 CHORD 351.07'  
 CH DIST. 18.00'  
 CH BEARING 108°04'00" W  
 ARC 00.00'

CURVE DATA		
CURVE 1-3	CURVE 2-3	CURVE 3-3
RADIUS 100.00'	RADIUS 100.00'	RADIUS 100.00'
CHORD 351.07'	CHORD 351.07'	CHORD 351.07'
CH DIST. 18.00'	CH DIST. 18.00'	CH DIST. 18.00'
CH BEARING 108°04'00" W	CH BEARING 108°04'00" W	CH BEARING 108°04'00" W
ARC 00.00'	ARC 00.00'	ARC 00.00'

**LEGEND**  
 ○ EXIST 1-1/2" IRON PIPE  
 ● EXIST 3/4" STEEL REBAR

NORTHWOOD PARK PLAT

WINDFIELD



E.

NORTHLAND

AVENUE

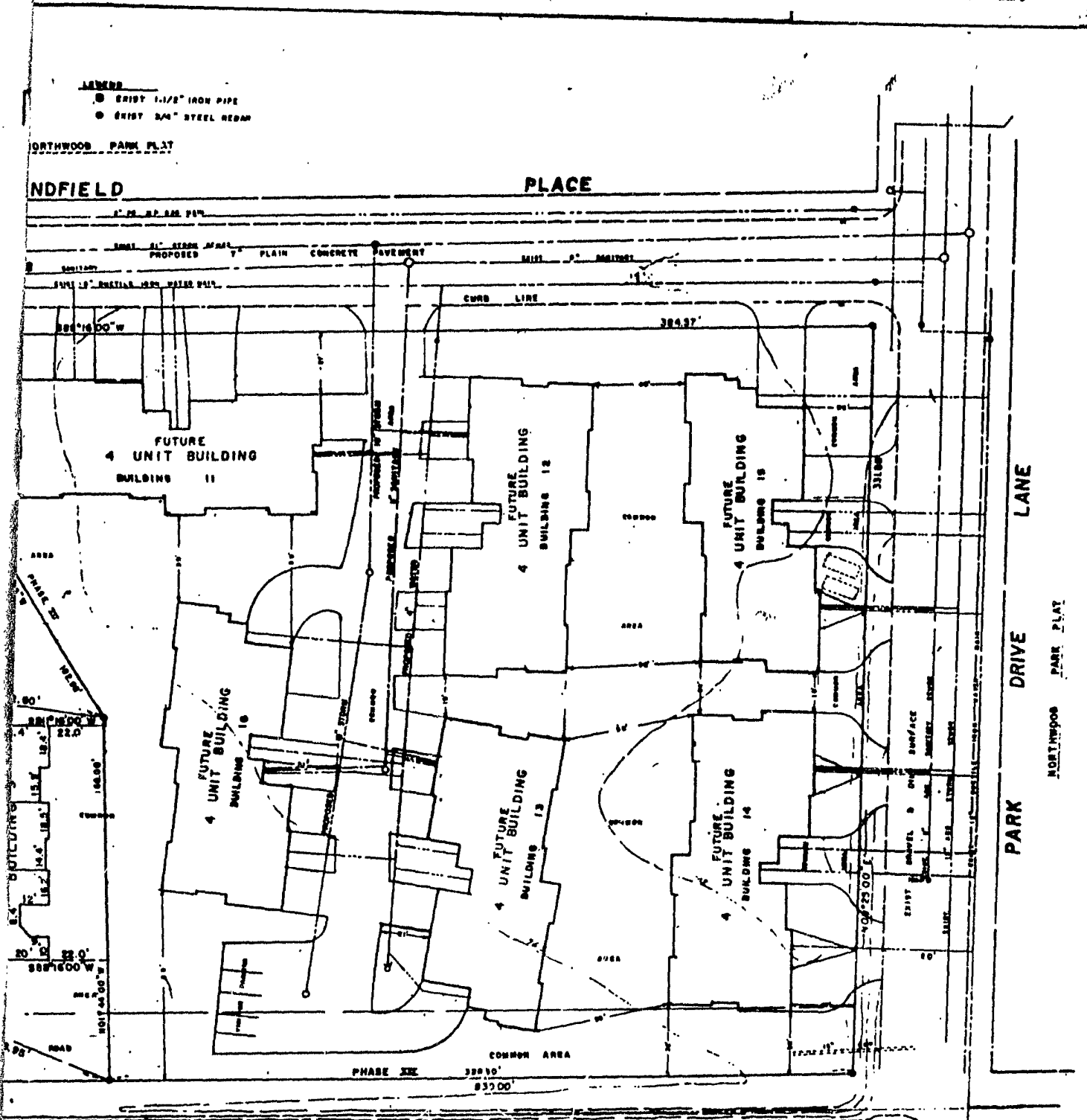
(C.T.H. "00")

**WINDFIELD PLACE  
 CONDOMINIUMS**

**SURVEYOR'S CERTIFICATE:**  
 I, David D. Eisele, hereby certify that the above drawn plat is a correct representation of the condominium described, and the identification and location of each unit and the common elements can be determined from the plat.

*David D. Eisele*  
 David D. Eisele, Reg. Land Surveyor,

Date: 7/3/86



**COMMON ELEMENTS:**

THE COMMON ELEMENT IS THE AREA AND FACILITIES INCLUDED IN THE CONDOMINIUM DESCRIPTION, EXCEPTING THE UNITS AND THE LIMITED COMMON ELEMENTS

ALL GARAGES ARE LIMITED COMMON ELEMENTS

BALCONIES AND PATIOS ARE LIMITED COMMON ELEMENTS APPURTENANT TO ALL UNITS

PHASE III LIMITED COMMON AREA

THERE SHALL BE SUCH PERMANENT ENCUMBRANCES THROUGH AND OVER THE PROPERTY AND EACH OF THE UNITS AS MAY BE NECESSARY FOR THE INSTALLATION, MAINTENANCE, REPLACEMENT AND REPAIR OF THE COMMON ELEMENTS, UTILITIES, SERVICES AND THE OTHER UNITS.

(C.T.H. 00")

**SURVEYOR'S CERTIFICATE:**

I, David D. Eisele, hereby certify that the above drawn plat is a correct representation of the condominium described, and the identification and location of each unit and the common elements can be determined from the plat.

*David D. Eisele*  
 David D. Eisele, Reg. Land Surveyor, S-974

Date: 7/3/86

**MARTENSON & EISELE, INC.**  
 CONSULTING ENGINEERING AND LAND SURVEYING  
 THE AMERICAN COURT  
 MENAHEAN, WI 54956

LOCATION: PART OF LOT 1, PLACE 18, NORTHWOOD PARK PLAT 288 ALSO BEING PART OF VACATED SERVICE ROAD ALSO BEING LOCATED IN THE SOUTHWEST 1/4 OF SECTION 15, TOWN 20 NORTH, RANGE 17 EAST, CITY OF WISCONSIN, WISCONSIN COUNTY, WISCONSIN

SCALE: 1" = 30'

DATE: 4/15/83

DRAWN BY: WFS

REVISED: 4-22-83

51.2 2052

250 - 63.P.

**WINDFIELD PL**

Location: Part of Lot 1, Block 16, No. 17 East, City of Appleton, Outagamie Co.

**Phase 1**

All that part of Lot 1, Block 16, No. 17 East, City of Appleton, Outagamie Co. Commencing at the intersection of the South line of Northland Avenue and the East line of Northland Avenue, 117.00 feet; thence N 01°-44'-00" W, along the North line of Northland Avenue, 160.00 feet; thence N 01°-44'-00" W, 83.00 feet to a point on the South line of Windfield Place; thence S 79°-33'-50" W, along the South line of Windfield Place, 93.38 feet; thence S 73°-33'-50" W, 93.20 feet which bears N 73°-33'-50" W; thence S 25°-06'-00" E, 126.00 feet; thence S 25°-06'-00" E, 212.50 feet to the beginning.

**Phase 2**

All that part of Lot 1, Block 16, No. 17 East, City of Appleton, Outagamie Co. Commencing at the intersection of the North line of Northland Avenue and the East line of Northland Avenue, 117.00 feet; thence N 01°-44'-00" W, 160.00 feet; thence N 01°-44'-00" W, 83.00 feet to a point on the South line of Windfield Place; thence S 79°-33'-50" W, along the South line of Windfield Place, 93.38 feet; thence S 73°-33'-50" W, 93.20 feet which bears N 73°-33'-50" W; thence S 25°-06'-00" E, 126.00 feet; thence S 25°-06'-00" E, 212.50 feet to the beginning.

## WINDFIELD PLACE CONDOMINIUMS

Location: Part of Lot 1, Block 16, Northwood Park Plat and also being part of vacated service road also being located in the Southwest 1/4 of Section 13, Town 21 North, Range 17 East, City of Appleton, Outagamie County, Wisconsin.

### Phase 1

All that part of Lot 1, Block 16, Northwood Park Plat and part of Service Road adjacent to Said Lot 1, City of Appleton, Outagamie County, Wisconsin, more fully described as follows: Commencing at the intersection of the South line of Said Service Road, which is also the North line of Northland Avenue and the East line of said Lot 1, extended Southerly; thence S 88°-16'-00" W, along the North line of Northland Avenue, 617.50 feet to the point of beginning; thence N 25°-06'-00" E, 153.50 feet; thence N 35°-24'-00" W, 126.00 feet; thence N 9°-14'-00" W, 158.6 feet to a point on the South line of Windfield Place; thence along the arc of a curve 90.20 feet which has a radius of 431.67 feet and a chord of 90.03 feet which bears N 85°-44'-50" W; thence continuing along said South line of Windfield Place S 88°-16'-00" W, 95.63 feet; thence along the arc of a curve in the South line of Windfield Place 49.45 feet, which has a radius of 431.6 feet and a chord of 49.39 feet which bears S 83°-05'-52" W; thence S 07°-49'-35" E, 406.42 feet to a point on the North line of Northland Avenue; thence N 88°-16'-00" E, along the North line of Northland Avenue, 212.50 feet to the point of beginning.

### Phase 2

All that part of Lot 1, Block 16, Northwood Park Plat and part of Service Road adjacent to Said Lot 1, City of Appleton, Outagamie County, Wisconsin, more fully described as follows:

Commencing at the intersection of the South line of Said Service Road, which is also the North line of Northland Avenue and the East line of said Lot 1 extended Southerly; thence S 88°-16'-00" W, along the North line of Northland Avenue, 320.50 feet to the point of beginning; thence N 01°-44'-00" W, 160.00 feet; thence N 31°-56'-45" W, 102.58 feet; thence N 01°-44'-00" W, 83.00 feet to a point on the South line of Windfield Place; thence along the arc of a curve in the South line of Windfield Place 183.58 feet, which has a radius of 431.67 feet, a chord of 182.20 feet, which bears N 79°-33'-00" W; thence on the arc of a reverse curve in the said South line of Windfield Place 93.38 feet, which has a radius of 431.67 feet, a chord of 93.20 feet which bears N 73°-33'-50" W; thence S 09°-14'-00" E, 158.68 feet; thence S 35°-24'-00" E, 126.00 feet; thence S 25°-06'-00" W, 153.50 feet to a point on the North line of Northland Avenue; thence N 88°-16'-00" E, along the said North line, 297.00 feet to the point of beginning.

**DOMINIUMS**

also being part of vacated  
ion 13, Town 21 North, Range

part of Service Road adjacent to  
e fully described as follows:  
ce Road, which is also the North  
ded Southerly; thence S 88°-16'-  
o the point of beginning; thence  
et; thence N 9°-14'-00" W, 158.68  
long the arc of a curve 90.20 feet  
ch bears N 85°-44'-50" W; thence  
00" W, 95.63 feet; thence along  
feet, which has a radius of 431.67  
ence S 07°-49'-35" E, 406.42 feet  
-16'-00" E, along the North line

part of Service Road adjacent to  
e fully described as follows:  
ervice Road, which is also the  
extended Southerly; thence S 88°-  
t to the point of beginning;  
2.58 feet; thence N 01°-44'-  
ace; thence along the arc of a  
has a radius of 431.67 feet, a  
ne arc of a reverse curve in the  
us of 431.67 feet, a chord of  
158.68 feet; thence S 35°-24'-  
oint on the North line of North-  
297.00 feet to the point of



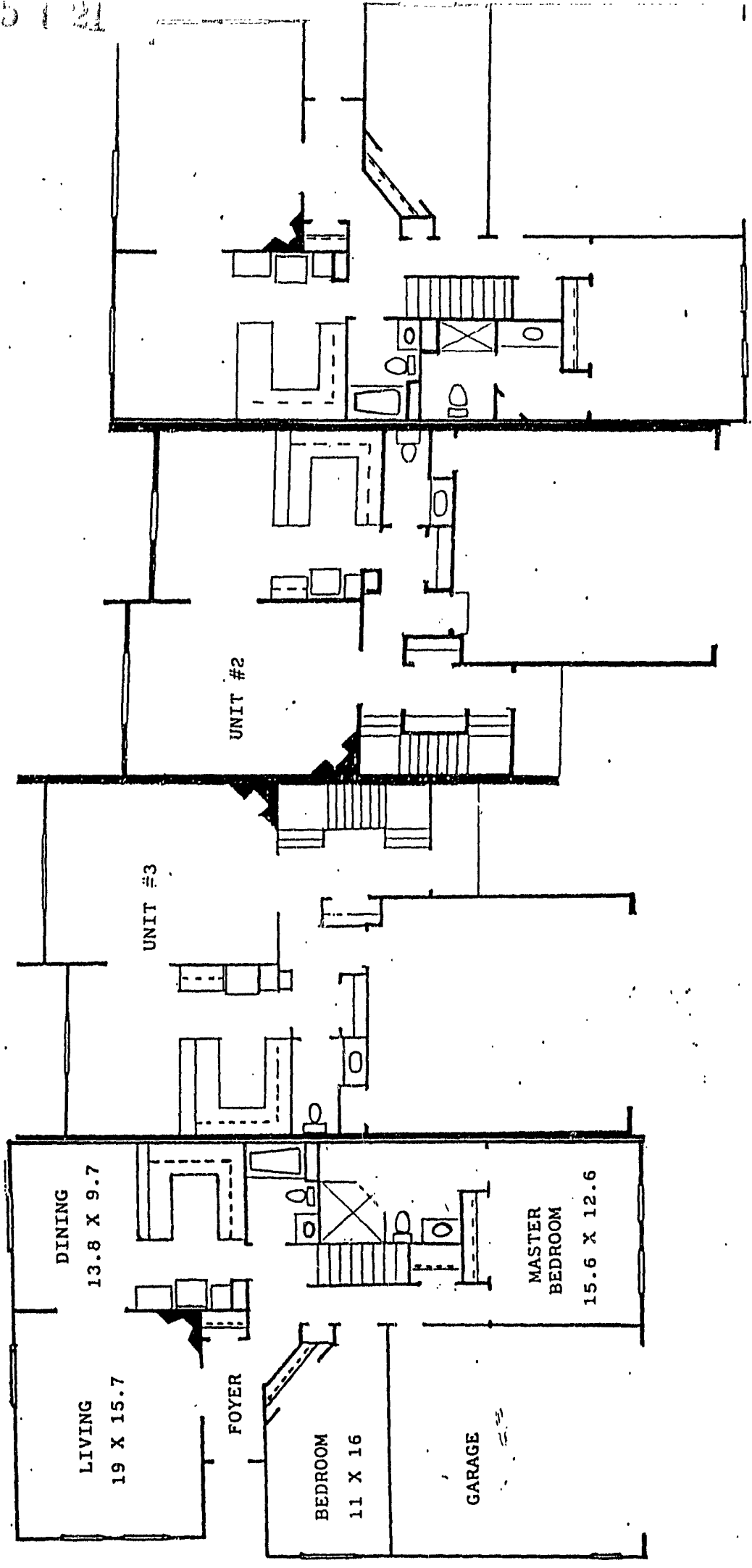
July 31, 1986

PREPARED BY:

**MARTENSON & EISELE, INC.**

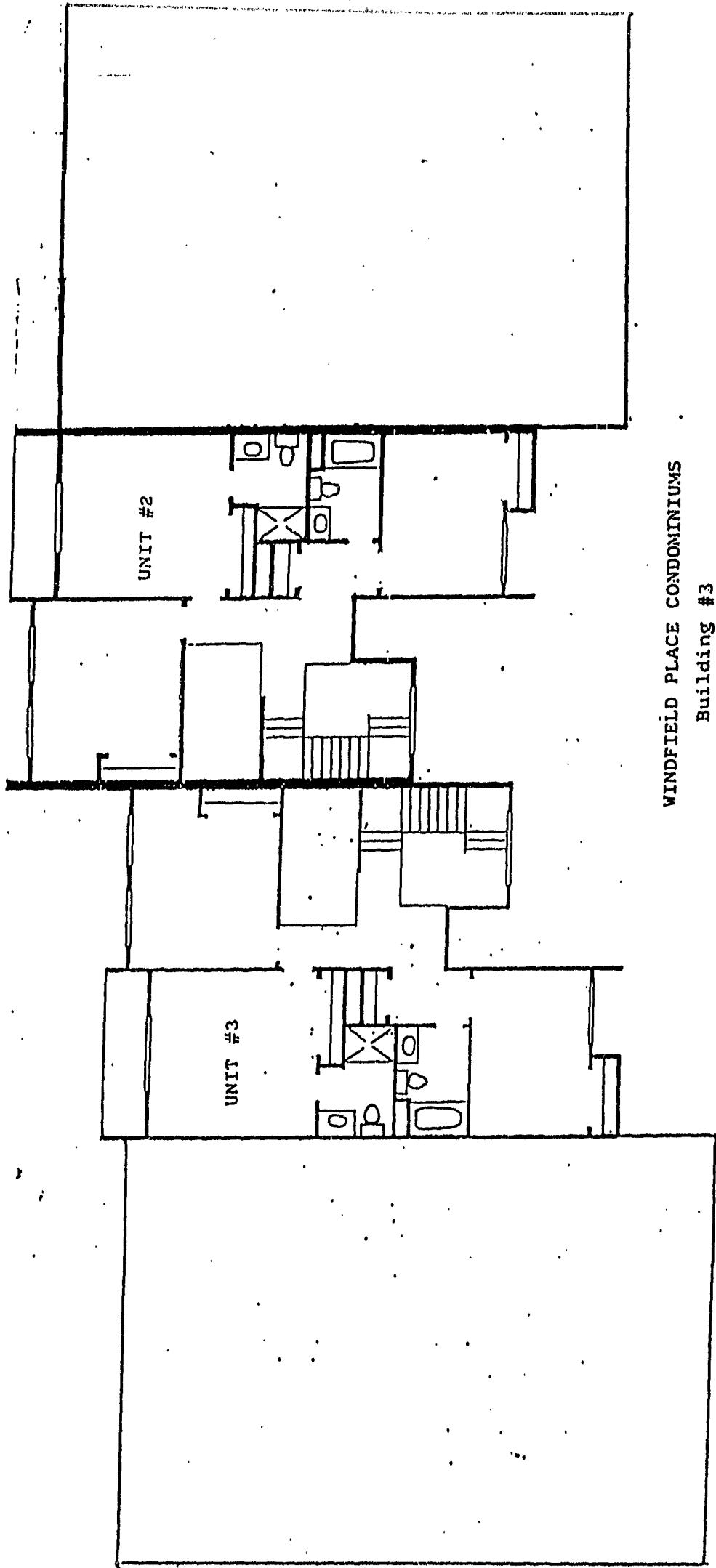
CONSULTING ENGINEERING AND LAND SURVEY  
1919 AMERICAN COURT  
NEENAH, WI. 54956

PROJECT NO. 290-10  
SHEET 1 OF 2



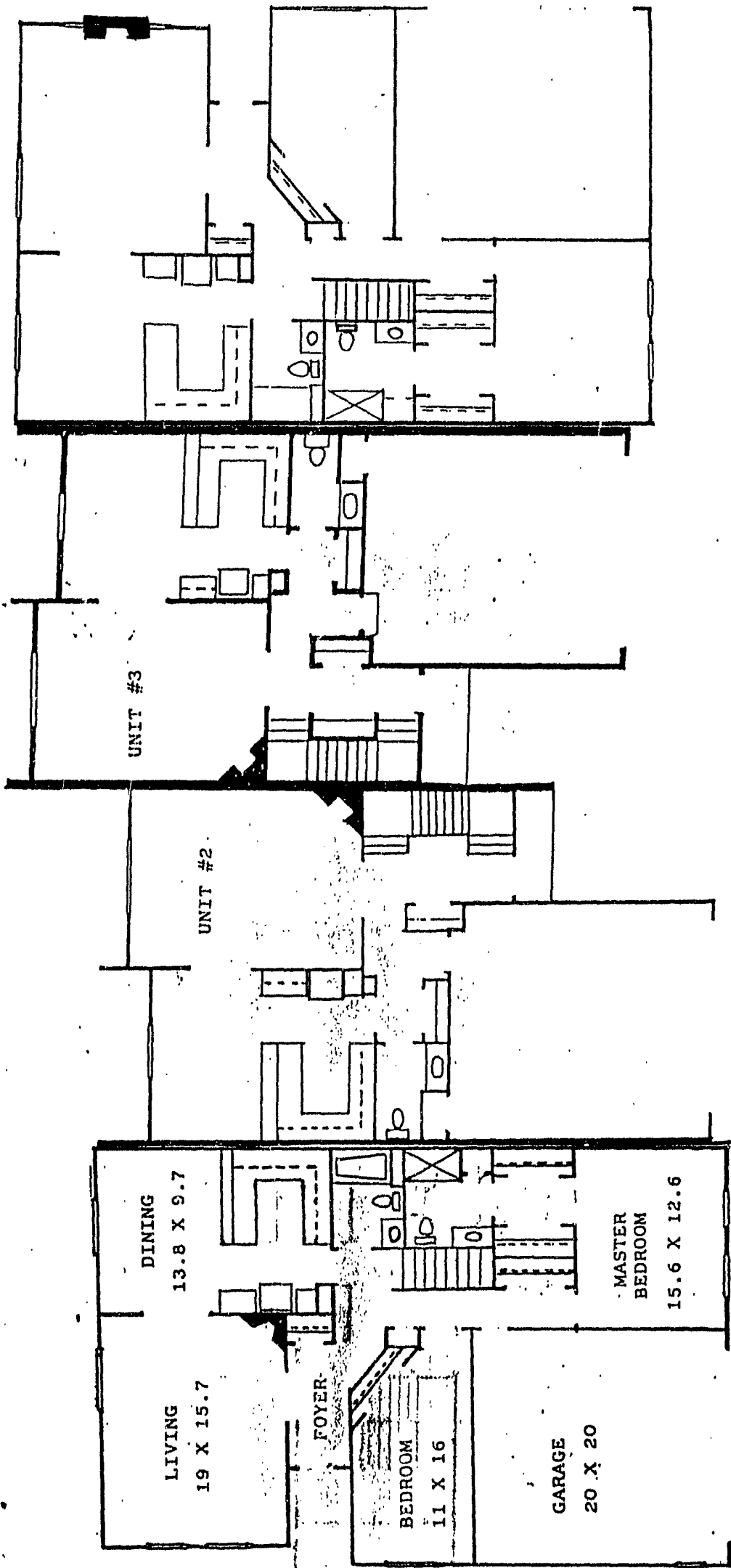
WINDFIELD PLACE CONDOMINIUMS

Building #3  
1st floor



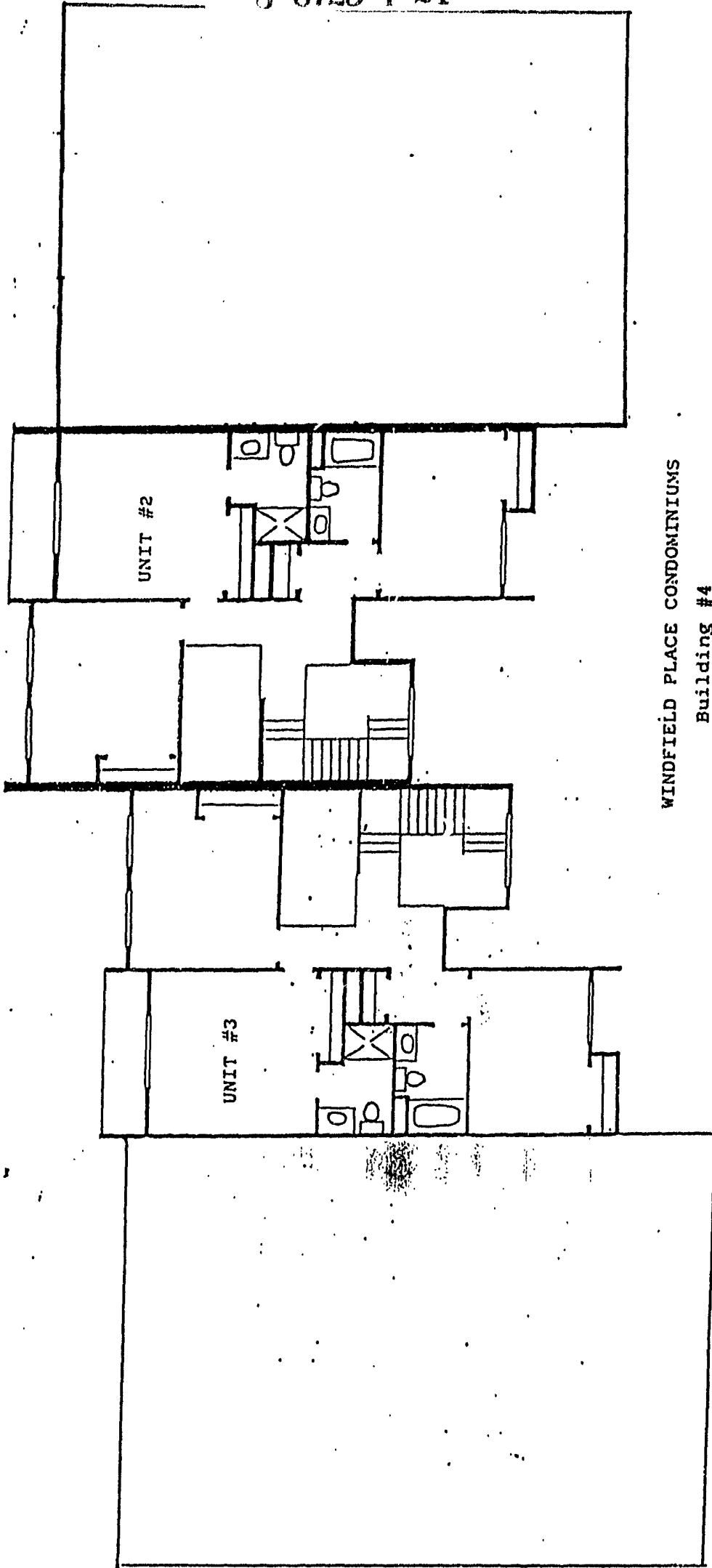
WINDFIELD PLACE CONDOMINIUMS  
Building #3  
2nd floor





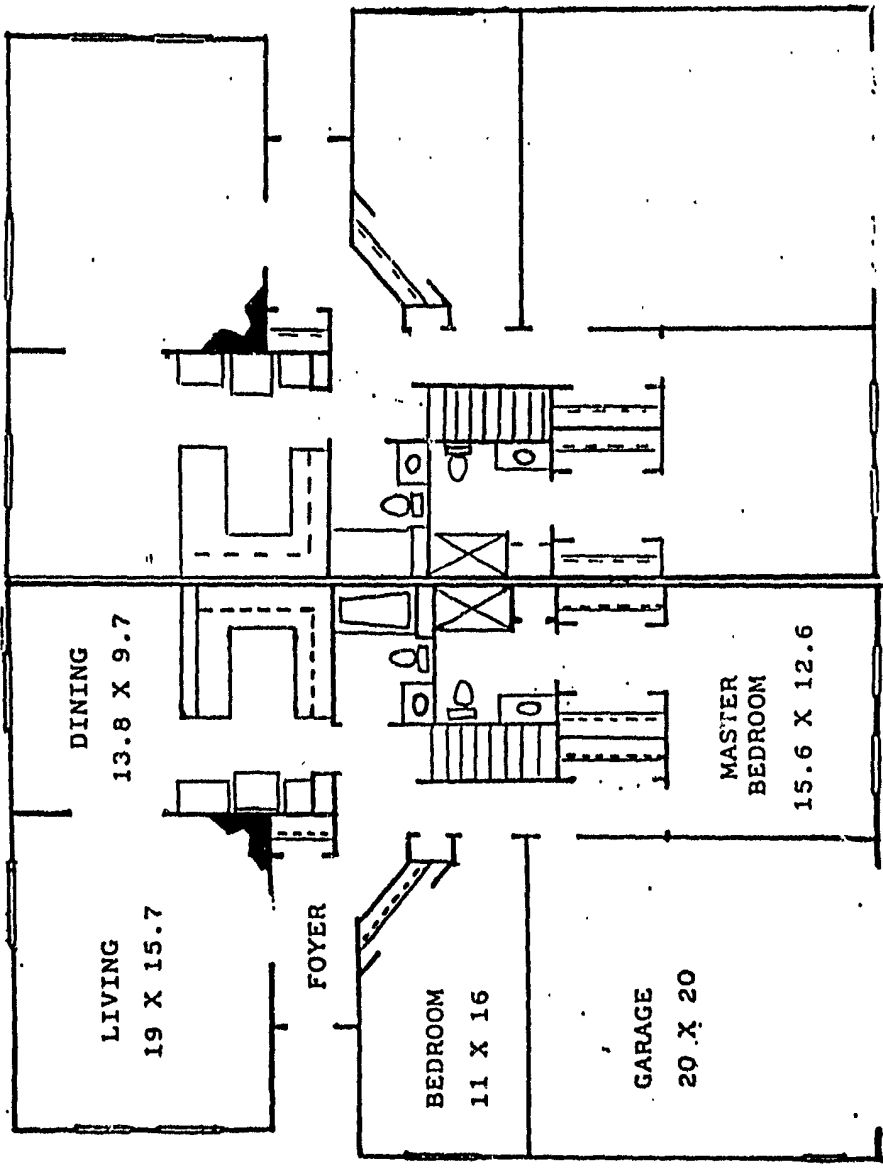
WINDFIELD PLACE CONDOMINIUMS  
Building #4  
1st floor

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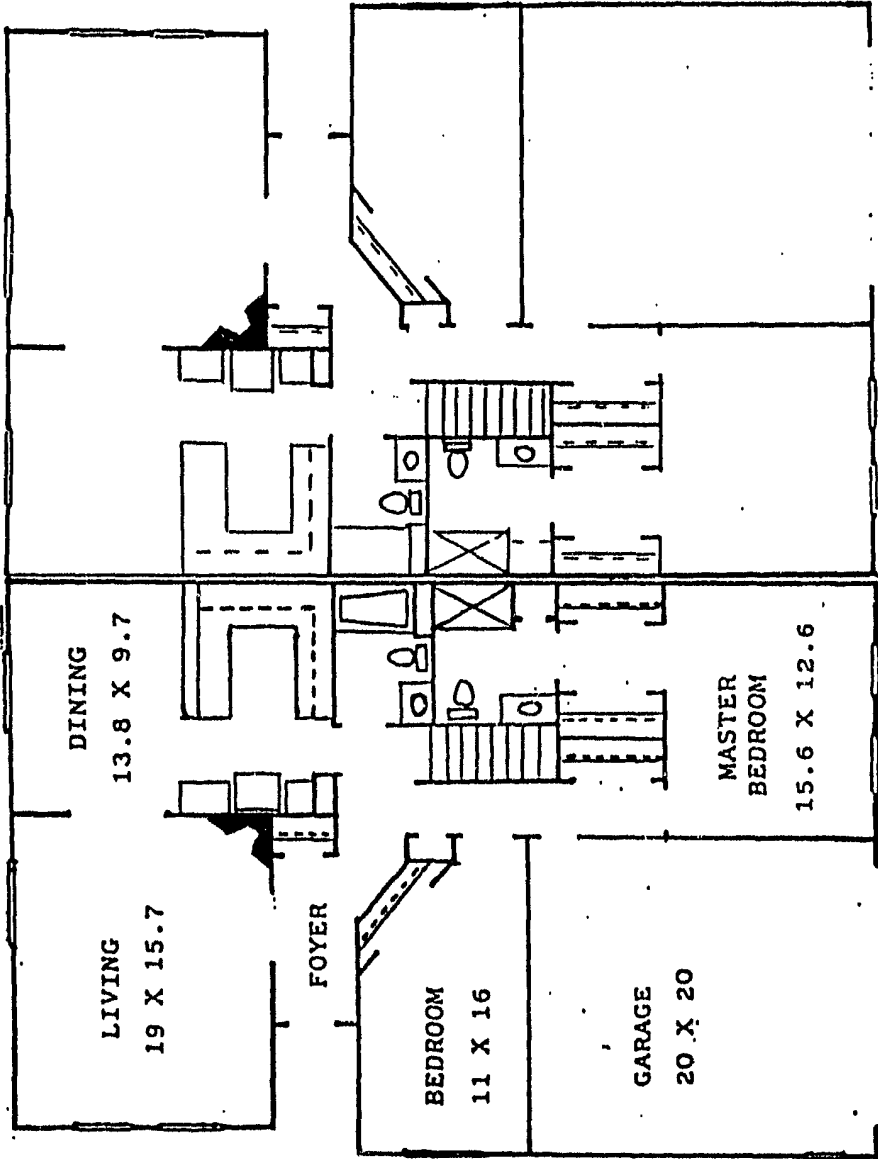


WINDFIELD PLACE CONDOMINIUMS  
Building #4  
2nd floor

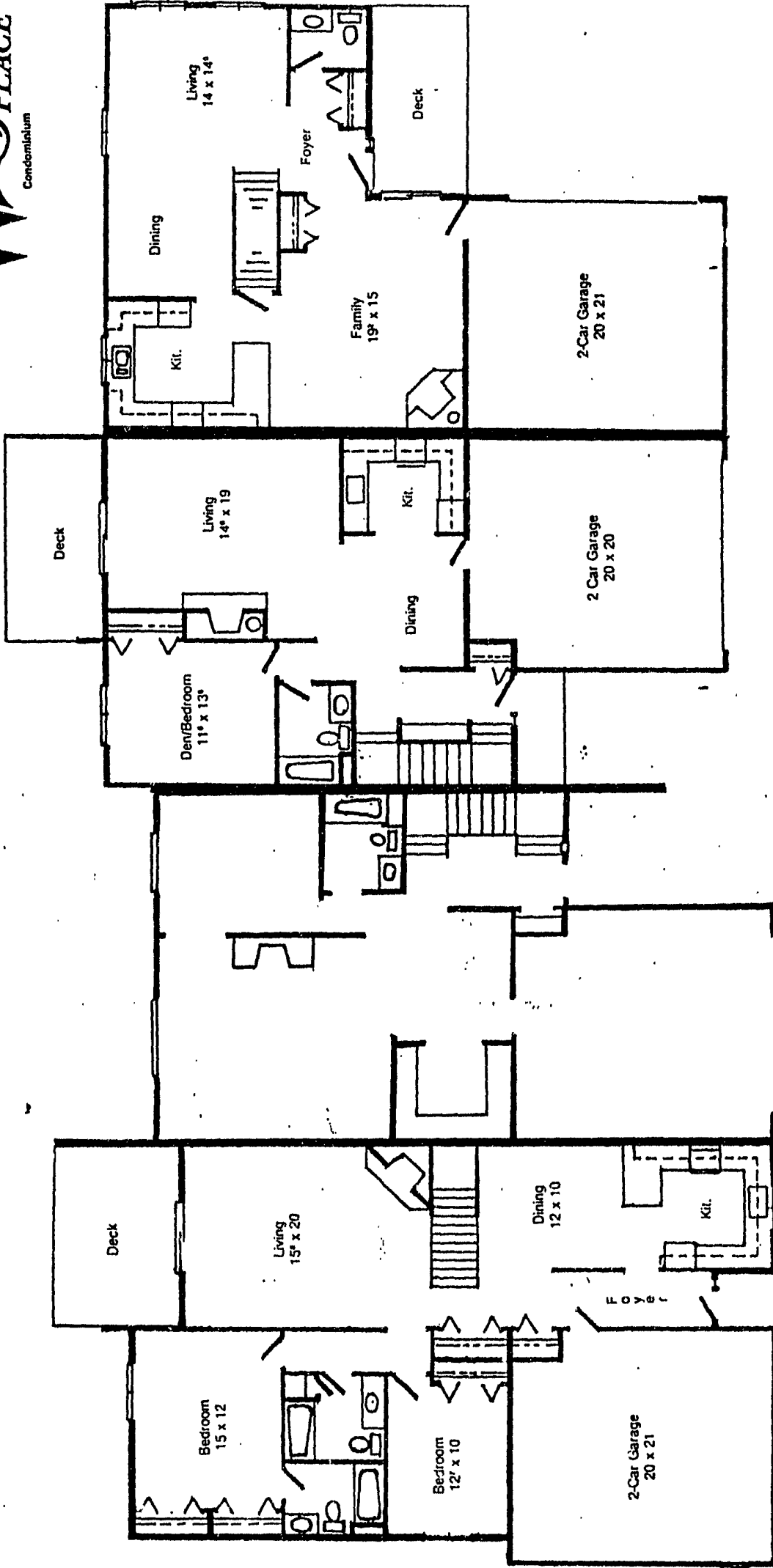
**Windfield**  
PLACE  
Condominiums



WINDFIELD PLACE CONDOMINIUMS  
Building #5



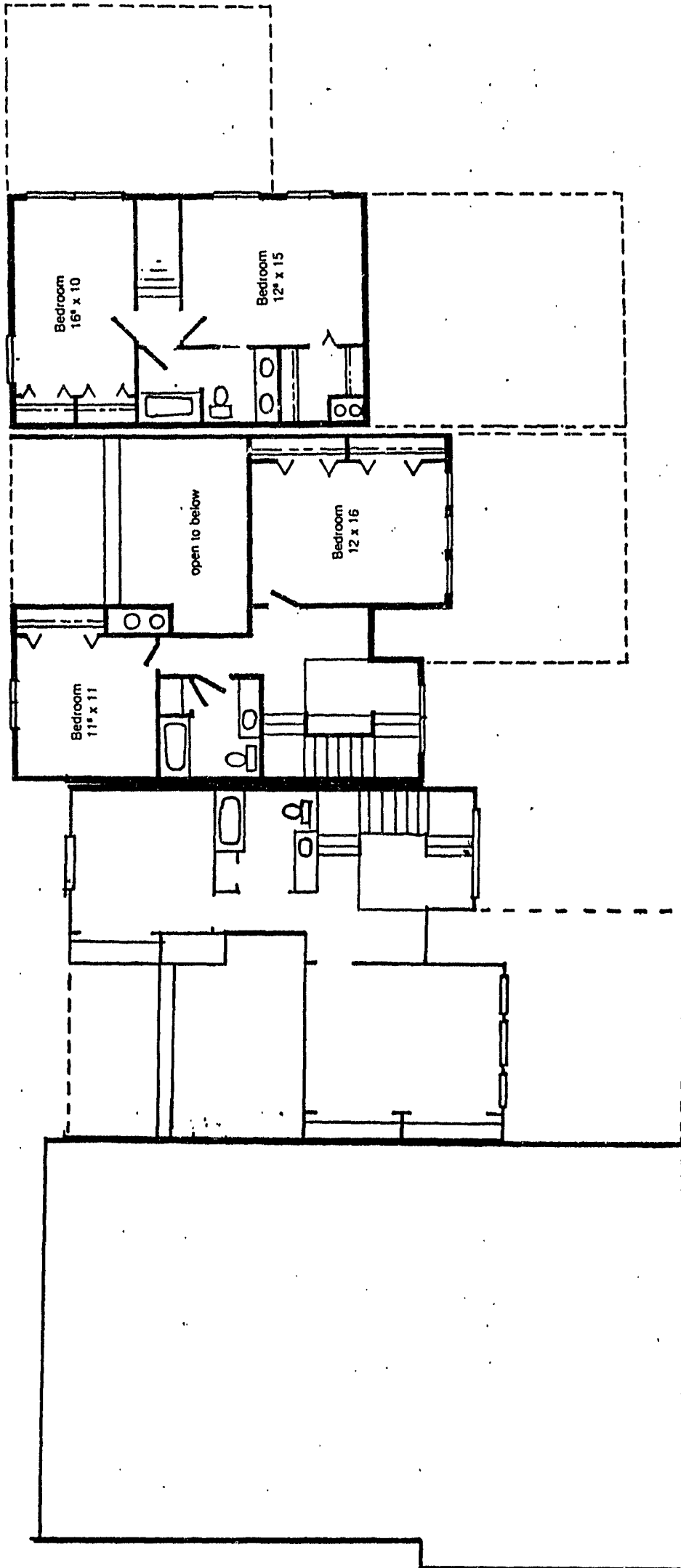
WINDFIELD PLACE CONDOMINIUMS  
Building #5



WINDFIELD PLACE CONDOMINIUMS  
Building #6  
1st Floor

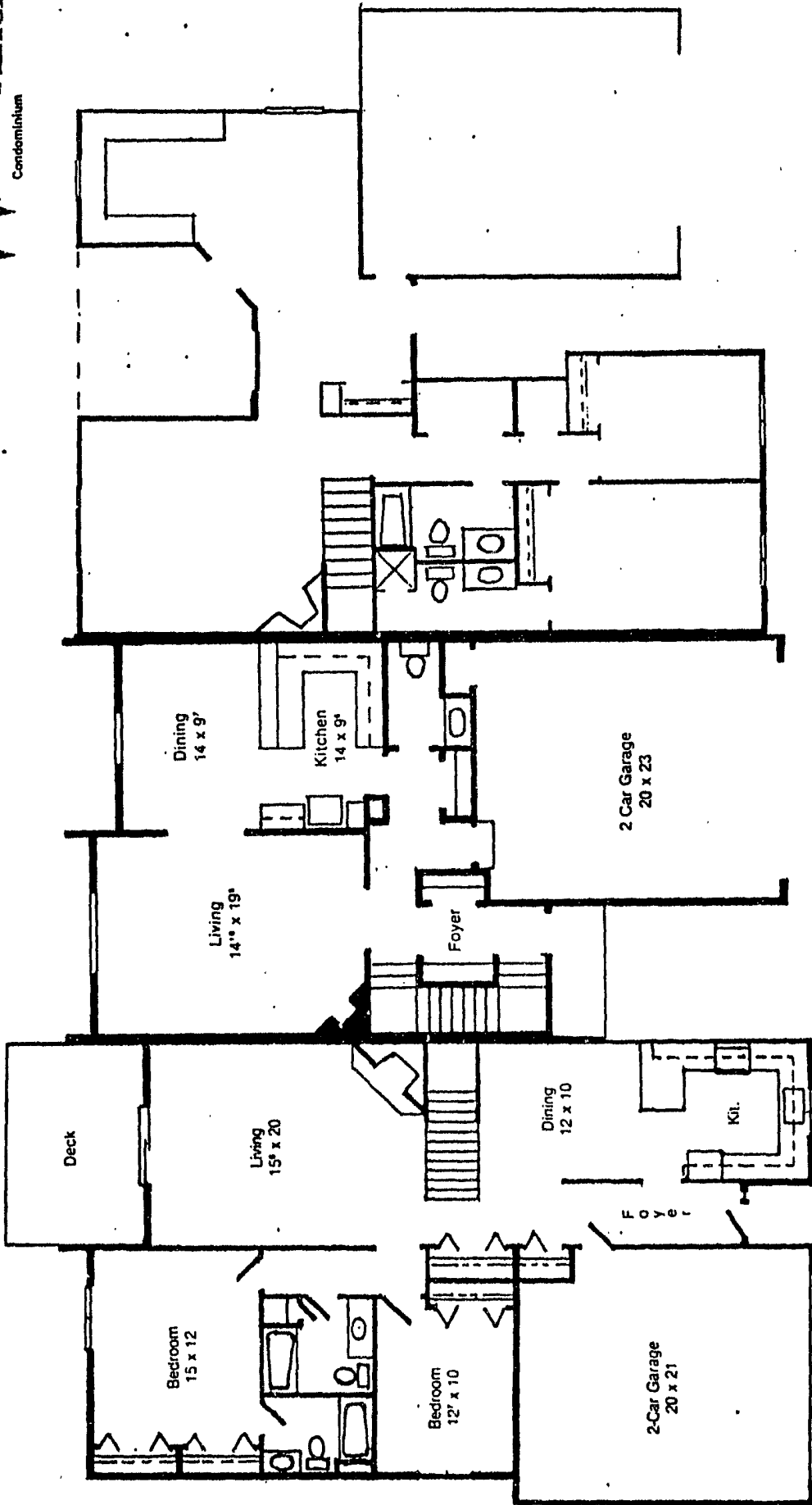
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**Windfield**  
PLACE  
Condominium



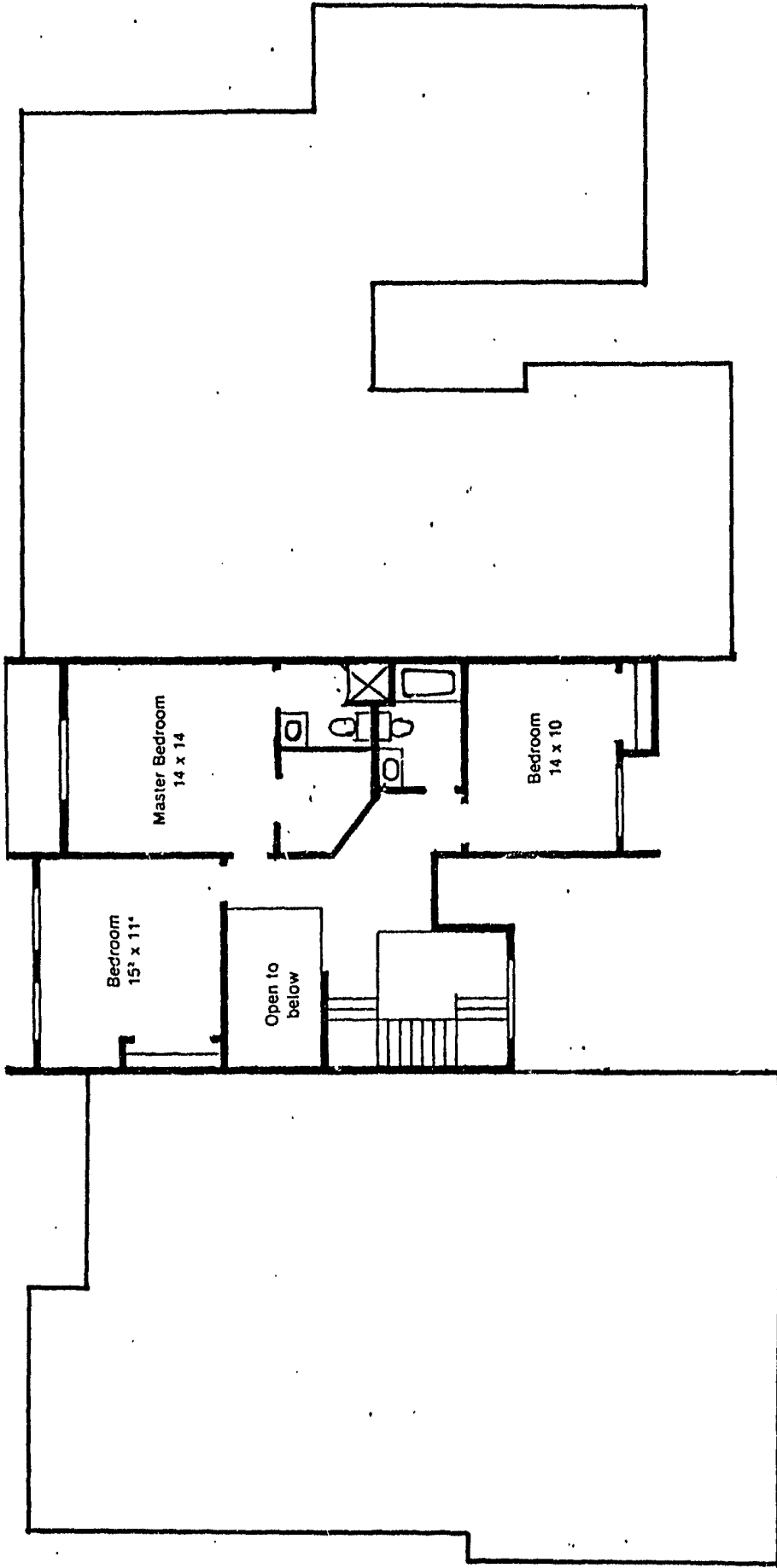
WINDFIELD PLACE CONDOMINIUMS

Building #6  
2nd Floor



WINDFIELD PLACE CONDOMINIUMS

Building # 9  
1st Floor



WINDFIELD PLACE CONDOMINIUMS

Building # 9  
2nd Floor

J 6725 I 31

OUTAGAMIE Document # 894628

**REGISTER'S OFFICE  
OUTAGAMIE COUNTY, WI.  
RECEIVED AND RECORDED ON**

**AUG 29 1986**

AT 2:30 O'CLOCK P.M.  
IN JACKET 6725 IMAGE 12-31  
Trace Herb me  
REGISTER OF DEEDS

Copy for file \_\_\_\_\_

Out. Abst & Title  $\frac{\$}{40.00}$