

RESTRICTIONS

DANE COUNTY
REGISTER OF DEEDS

DOCUMENT #
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Trans. Fee:
Exempt #:

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Pages: 3

PETITION #8856

001709

Use black ink & print legibly

WHEREAS, Donald L. Beghin and
Marian M. Beghin

is/are owner(s) of the following described real estate in the

Town of Primrose in Dane County,

further described as follows:

(Use reverse side if more space is needed for the complete property description.)

Legal Description:

A parcel of land located in the NE 1/4 NW 1/4 of Section 4, Town of Primrose described as follows:
Commencing at the North quarter corner of said Section 4; thence along the east line of the said NW 1/4,
S00°02'48" East, 283.00 feet to the point of beginning; thence continuing along said East line S00°02'48"
East, 848.28 feet; thence S89°49'54" West, 1336.90 feet; thence N00°36'31" East, 1099.26 feet; thence
S89°47'26" East, 699.34 feet; thence S00°02'48" East, 250.00 feet; thence S89°47'26" East, 625.00 feet to
a point on the East line of the said NW 1/4 and the point of beginning.

Recording area

Name and return address:

Donald + Marian Beghin
8853 Colby Rd.
MT. Horeb, WI 53572

05070428001

PARCEL IDENTIFICATION NUMBER(S)

3/15

WHEREAS, said owner(s) desires to place certain restrictions on the above-said real estate, to bind the owner(s) and those who may acquire title hereafter.

WHEREAS, the restrictions provided herein shall be enforceable at law or equity against any party who has or acquires any interest in the land subject to these restrictions by the following who are named as grantees and beneficiaries with enforcement rights:

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1. The County Government of Dane County, Wisconsin provided that the lands are under the jurisdiction of the County zoning ordinance at the time the enforcement action is commenced, and;
2. The Town Government of the Town of Primrose, Dane County, provided that the lands are within the jurisdiction of said Town at the time the enforcement action is commenced, and;
3. The owner(s) of record of any lands that are located within 300 feet of the subject property/
1 Paul + Mary Jo Schlimgen 8870 Colby Rd, MT Horeb
2 Tomas + Joan Weiss 8848 Colby Rd. MT Horeb
3 Herbert + Lois Pirkoski 8811 Colby Rd MT Horeb

THEREFORE, the following restrictions are hereby imposed: (Use reverse side or attachment if more space is needed.)

- 1) Deed Restrict the A-2 zoned portion of current parcel number 05070428001 prohibiting residential development.

4. Gary + Karen Scammell 8730 Cty Trk G
MT. Horeb, WI.
5. Duane A Wagner + Judy Wagner 1819 Keys Av.
Madison
6. Phillip P + Susan D Kreici
9924 Colby Rd, MT Horeb, WI
7. Daniel A. Schlimgen
1702 Suwannee Cir.
Waunakee, WI.
8. Daven + Jennifer Sannes
8826 Colby Rd MT. Horeb, WI

The restrictions set forth herein may be amended or terminated in the following manner:

1. The owner(s) of the subject property may submit a written petition calling for the amendment or termination of the restrictions. Such petition must be submitted to the Dane County Clerk who shall refer the petition to the Dane County Zoning and Natural Resources Committee (or successor committee), which shall then schedule and hold a public hearing on the petition.

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The petition shall also be referred to the Town Government of the Town in which the subject property is located. The Zoning and Natural Resources Committee shall issue a written report on the petition to the County Board of Supervisors. The County Board shall, by majority vote, approve or reject the petition. Amendment or termination of the restrictions shall also require the approval of the Town Board.

2. Upon approval of the petition calling for amendment or termination of the restrictions, the owner(s) of the subject property shall draft the amendatory covenant instrument. The owner(s) shall then execute and record the amendatory covenant with the Dane County Register of Deeds.
3. A rezoning of the subject property to a different zoning district shall also act to terminate the restrictions set forth herein.

Date 3-25-04

Date 3/25/04

Signature of Grantor (owner)

Signature of Grantor (owner)

Donald L. Beghin

Marian M. Beghin

*Name printed

*Name printed

Donald L. Beghin

Marian M. Beghin

Date

Date

Signature of Grantor (owner)

Signature of Grantor (owner)

*Name printed

*Name printed

Marian M Beghin

This document was drafted by:
(print or type name below)
Dane County Planning &
Development

STATE OF WISCONSIN, County of Dane

Subscribed and sworn to before me on March 25, 04 by the above named person(s).

Signature of notary or other person
authorized to administer an oath
(as per s. 706.06, 706.07)

Jayne M. Scott

Print or type name:

JAYNE M. SCOTT

Title

Date commission expires: 08/05/07

*Names of persons signing in any capacity must be typed or printed below their signature.
P&D form 2/20/2001