

**BEFORE THE DANE COUNTY BOARD OF ADJUSTMENT**

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In the Matter of the Appeal of:

KRUEGER QUARRY LLC,  
a Wisconsin limited liability company,  
DALE KRUEGER and  
R.G. HUSTON COMPANY, INC.,  
a Wisconsin corporation,

Appeal No. 3708

Appellants.

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**EXHIBIT LIST OF KRUEGER QUARRY, LLC, DALE KRUEGER AND  
R.G. HUSTON COMPANY, INC.**

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The Appellants, Krueger Quarry, LLC, Dale Krueger and R.G. Huston Company, Inc.,  
submit for consideration the following exhibits:

1. Notice of Appeal of Decision and Order of Dane County Assistant Zoning Administrator, dated December 17, 2020 (without attachments).
2. Letter dated November 4, 2020 regarding scope of legal non-conforming mineral extraction site of Krueger Land.
3. Stop Work Order from Dane County Assistant Zoning Administrator.
4. Enlarged map showing subject area of Stop Work Order.
5. Letter from Dane County Zoning regarding deadline to register quarry operations.
6. Krueger registration of Quarry Operation dated April 10, 1969.
7. Email from Dane County Assistant Zoning Administrator regarding Krueger Quarry Registration status.
8. Soils Map of Krueger property.
9. Boring map showing presence of mineral deposits on Krueger property.
10. Photo of quarry site subject of Stop Work Order.
11. Title history of parcel included in Krueger property.

12. Title history of parcel included in Krueger property.
13. Title history of parcel included in Krueger property.
14. Title history of parcel included in Krueger property.
15. Title history of parcel included in Krueger property.
16. Certified Survey Map showing Krueger property.

Dated this 26th day of August, 2021.

BOARDMAN & CLARK LLP

By:

*Electronically Signed by Richard L. Bolton*

Richard L. Bolton, SBN: 1012552

Michael J. Lawton, SBN: 1016419

1 South Pinckney Street, Suite 410

P.O. Box 927

Madison, WI 53701-0927

T: 608.257.9521

E: [rbolton@boardmanclark.com](mailto:rbolton@boardmanclark.com)

*Attorneys for R.G. Huston Company, Inc.*

**BEFORE THE DANE COUNTY BOARD OF ADJUSTMENT**

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In the Matter of the Appeal of:

KRUEGER QUARRY LLC,  
a Wisconsin limited liability company,  
DALE KRUEGER and  
R.G. HUSTON COMPANY, INC.,  
a Wisconsin corporation,

Appellants.

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**NOTICE OF APPEAL AND APPEAL OF DECISION AND ORDER OF  
DANE COUNTY ASSISTANT ZONING ADMINISTRATOR,  
DATED DECEMBER 17, 2020,  
UNDER WIS. STAT. § 59.694(4) AND DANE CO. ORD. § 10.101(9)**

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**TO:** Dane County Board of Adjustment  
c/o Hans Hilbert, Assistant Dane County Zoning Administrator and Agent for Board  
City-County Building  
210 Martin Luther King Jr. Boulevard  
Madison, Wisconsin 53703-3342

Dane County Zoning Department  
c/o Roger Lane, Dane County Zoning Administrator  
City-County Building  
210 Martin Luther King Jr. Boulevard  
Madison, Wisconsin 53703-3342

Daniel Everson, Assistant Dane County Zoning Administrator  
City-County Building  
210 Martin Luther King Jr. Boulevard  
Madison, Wisconsin 53703-3342

**I. APPEAL**

The Appellants and aggrieved parties, Kreuger Quarry, LLC, a Wisconsin limited liability company, and Dale Kreuger, being two of the owners of the real property that is the subject of this appeal, and R.G. Huston Company, Inc., a Wisconsin corporation, being the tenant and operator of the real property that is the subject to this appeal, hereby give notice of and appeal the Stop Work Order, including, but not limited to, the decision and interpretations therein, of Assistant Dane County Zoning Administrator Daniel Everson ("Zoning Administrator"), dated December 17, 2020, and received on or about December 22, 2020, a copy of which is attached hereto and incorporated by reference herein as Exhibit A ("the Order"), in which the Zoning

Administrator ruled that all non-metallic mineral extraction work and operations on the real property which is the subject of this appeal, and which is owned and operated by the Appellants, had to cease on January 8, 2021, and that the real property subject to this appeal does not meet the criteria necessary to qualify as a legal non-conforming mineral extraction site under Dane County Ordinances ("Dane Co. Ord.") sec. 10.004 and sec. 10.102(7)(b), and under former Dane County zoning ordinance §§ 10.191(6), and 10.21(1)(c) and (d).

## **II. ORDINANCE UNDER WHICH APPEAL TAKEN**

This appeal is taken under the provisions of Dane Co. Ordinance § 10.101(9), which reads, in relevant part, as follows:

(9) Appeals of administrative decisions.

(a) Who may appeal. Any person aggrieved or any officer, department, board or bureau of the municipality affected by any decision of the zoning administrator or other administrative officer, may appeal that decision to the board of adjustment.

(b) Application process. Such appeal shall be taken within a reasonable time, as provided by the rules of the board, by filing with the officer from whom the appeal is taken and with the board of adjustment a notice of appeal specifying the grounds thereof. The officer from whom the appeal is taken shall transmit to the board all the papers constituting the record upon which the action appealed from was taken.

(c) Stays. An appeal shall stay all proceedings in furtherance of the action appealed from, unless the officer from whom the appeal is taken shall certify to the board of adjustment after the notice of appeal shall have been filed with him or her that by reason of facts stated in the certificate a stay would cause imminent peril to life or property. In such case, proceedings shall not be stayed otherwise than by a restraining order, which may be granted by the board of adjustment or by a court of record on application on notice to the officer from whom the appeal is taken and on due cause shown.

(d) Hearing appeals. The board of adjustment shall fix a reasonable time for the hearing of the appeal and publish a class 2 notice thereof under ch. 985, Wis. Stats., as well as give due notice to the parties in interest, and decide the same within a reasonable time. Upon the hearing any party may appeal in person or by agent or attorney.

(e) Board of Adjustment Action. The board of adjustment may, by majority vote, affirm, reverse, reverse partly or modify the order, requirement, decision or determination that is the subject of the appeal. The board may make such order, requirement, decision or determination as ought to be made, and to that end shall have all the powers of the officer from whom the appeal is taken.

(f) Effect of denial. If the Board of Adjustment denies an appeal, the same, or substantially similar appeal cannot be resubmitted for a period of one year from the date of denial. The Board may waive this requirement if it finds there is valid new evidence or proof of change of conditions.

## **III. OWNERS, OPERATOR AND THE SUBJECT PROPERTY**

Kreuger Quarry LLC and R.G. Huston Company, Inc. have their principal office at 2561 Coffeytown Road, Cottage Grove, WI 53527, and Dale Krueger resides at 2236 Rinden Road, Cottage Grove, Wisconsin 53527. Krueger Quarry LLC and Dale Krueger are two of the owners



of the real property located in the Town of Pleasant Springs, Dane County, Wisconsin, which is identified in the Stop Work Order as Parcel No. 061103490767 in section 3, Town of Pleasant Springs, Dane County, Wisconsin, and R.G. Huston Company, Inc., is the tenant and operator on the subject property, which is the real property that is the subject of this Appeal and the Order ("the Subject Property"). R.G. Huston Company, Inc. uses the Subject Property for non-metallic mineral extraction operations, including mining, crushing, screening and stockpiling.

#### **IV. APPELLANTS AGGRIEVED**

All of the Appellants have been and will be aggrieved by the Order which is the subject of this Appeal, in that the Order has and will have the effect of depriving the Appellants of the value of the Subject Property and the non-metallic minerals and the income therefrom, thus entitling them to pursue this Appeal.

R.G. Huston has stopped mineral extraction activities on the Property as a result of the Order which is being appealed herein, and R.G. Huston desires and intends to continue to use the Subject Property for mineral extraction activities as soon as it is legally permitted to do, which mineral extraction operations at the Subject Property will generate substantial income for R.G. Huston.

#### **VI. ORDINANCES RELEVANT TO APPEAL**

The following are the relevant portions of secs. 10.004 and 10.102(7)(b) from the current Dane County Zoning Ordinance, and secs. 10.191(6), and 10.21(1) (c) and (d), of the prior Dane County Zoning Ordinance, which are relevant to the Appeal:

##### **10.004 DEFINITIONS.**

(1) Abandoned or discontinued use.

(a) Except as described in (b) below, when the nonconforming use of a property has ceased for twelve months or longer, a use shall be considered abandoned and discontinued.

(b) Mineral extraction uses shall be considered abandoned or discontinued if the use ceases for twelve months or longer, unless the landowner or operator complies with all of the following:

1. Within twelve months of the effective date of this ordinance has submitted a reclamation plan under Chapter 74, Dane County Code;

2. By January 31 of each year after submitting a reclamation plan, submits an annual report that meets all the requirements of s.74.251, Dane County Code.

3. Within twelve months of the receipt of notice under s. 10.102(7)(b)2., records a deed notice document, that:

(a) indicates the presence of a nonconforming mineral extraction site;

(b) describes the boundaries of the nonconforming mineral extraction site, and;

(c) is signed by the landowner and the zoning administrator.

(4) By January 31 of each year after submitting a reclamation plan, provide to the zoning administrator evidence, subject to inspection, that all of the following conditions are met:

(a) Verification of property ownership or an active mineral lease, as recorded with the Dane County Register of Deeds, between the landowner and a mineral extraction operator.

- (b) The driveway accessing the subject site shall either be paved or covered with crushed asphalt for a minimum distance of 100 feet from the public right-of-way.
- (c) There shall be a safety fence around the entire extraction area at all times.
- (d) Driveway access points to the site shall be gated. All gates shall be signed “no trespassing.”
- (e) The operator shall post clearly visible signage indicating the presence of mineral extraction activity.

10.102(7)(b):

(b) Nonconforming Uses.

1. Continuation of a Legal, Nonconforming Use.

The lawful principal use of a building or premises existing at the time of adoption of this ordinance may be continued as a nonconforming use.

2. Notification of Nonconformity. Within 30 days of the effective date of this ordinance in any town, the zoning administrator will send a notice via certified mail, return receipt requested, to all legally established, nonconforming mineral extraction operations which existed prior to 1969, and were registered with and approved by the Dane County Zoning Administrator at the time. The notice shall inform the landowner that registered nonconforming mineral extraction sites are subject to the provisions of this section.

Provisions from prior Dane County Zoning Ordinance:

“10.191 PROCEDURE AND STANDARDS OF OPERATION FOR MINERAL EXTRACTION OPERATIONS . . .

(6) Mineral extraction operations which existed prior to 1969 and were registered with and approved by the Dane County Zoning Administrator shall be considered nonconforming uses in accordance with s. 10.21.”

“10.21 NONCONFORMING USES. (1) . . .

(c) Mineral extraction operations which existed prior to 1969 and were registered with and approved by the Dane County Zoning Administrator shall be considered nonconforming uses.

(d) Mineral extraction sites that were registered as nonconforming sites as provided by this ordinance shall not be considered abandoned or discontinued if the site is inactive for more than one year. . . .”

## VII. NATURE AND GROUNDS OF APPEAL

The Order that is the subject of this Appeal is erroneous as a matter of both law and fact, is incorrect, unlawful, arbitrary, capricious and unreasonable, is without basis in law or in fact and is contrary to law, and must be reversed in its entirety by the Dane County Board of Adjustment, for the reasons set forth in the attached letter and emails to Roger Lane, Dane County Zoning Administrator, and the exhibits attached thereto, dated November 4, 2020 (Exhibit B), December

13, 2020 (Exhibit C), and December 16, 2020 (Exhibit D, and D-1, and real property information packets 1-5), which exhibits are incorporated by reference herein and made a part hereof as if set out in full herein.

The Subject Property is a legal non-conforming mineral extraction site under the Dane County Ordinance, and the Appellants are entitled to continue to use the Subject Property as a legal non-conforming mineral extraction site indefinitely until the deposit is exhausted, and the Order must be reversed.

#### **VIII. RELIEF REQUESTED**

The Appellants have authorized the undersigned as their attorney and agent to sign and file this Notice of Appeal and Appeal on their behalf.

Based upon the foregoing, Appellants request that the Order be reversed in its entirety by the Dane County Board of Adjustment.

Appellants reserve the right to submit additional arguments in the form of a memorandum and other written materials, including exhibits, in connection with this matter, as well as testimony to be submitted at the hearing in this matter.

Respectfully submitted this 15th day of January, 2021.

BOARDMAN & CLARK LLP

By: 

Michael J. Lawton, SBN 1016491

*mlawton@boardmanclark.com*

One South Pinckney Street, Suite 410

P.O. Box 927 (53701-0927)

Madison, Wisconsin 53703-4256

608-286-7236 || 608-283-1709 fax

*Attorneys and Agents for Appellants, Krueger Quarry  
LLC, Dale Krueger and R.G. Huston, Inc.*

MICHAEL J. LAWTON

ATTORNEY

MLAWTON@BOARDMANCLARK.COM

DIRECT (608) 286 7136

FAX (608) 283 1709

November 4, 2020

**VIA EMAIL**

Mr. Roger Lane  
Dane County Zoning Administrator  
City-County Building  
210 Martin Luther King Jr. Blvd.  
Madison, Wisconsin 53703

**RE:** Krueger Mineral Extraction Site, SE ¼ of SW 1/4 and NE ¼ of SW ¼, Section 3,  
Town of Pleasant Springs, Dane County, Wisconsin

Dear Mr. Lane:

We represent R.G. Huston Company, Inc., which is the lessee and tenant on the Krueger Mineral Extraction Site which consists of one hundred forty-four (144) acres, and is located in the SE ¼ of the SW ¼ and the NE ¼ of the SW ¼, Section 3, in the Town of Pleasant Springs, Dane County, Wisconsin.

The Harold Krueger mineral extraction site was registered by virtue of a letter to the Dane County Zoning Department, dated April 10, 1969, describing it as the SE ¼ of the SW ¼ and the NE ¼ of the SW ¼, in Section 3, under the provisions of the Dane County zoning ordinance, which ordinance provided that mineral extraction sites which were registered with the County Zoning Department would be grandfathered as legal non-conforming mineral extraction sites for which no conditional use permit was required in the future. According to the registration form, the Krueger quarry was first operated in July 1955.

Forty (40) acres of the Krueger Mineral Extraction Site has been previously recognized by Dane County as a legal non-conforming mineral extraction site under the present and past provisions of the Dane County zoning ordinance. However, it is our understanding that your office has not yet been willing to treat the entire Krueger property, including the one-hundred (104) acres that are outside of the forty (40) acres recognized by your office already, as a legal non-conforming mineral extraction site. It is our position that the entire Krueger site, all one hundred forty-four (144) acres, satisfies the legal requirements for treatment of the property under the Dane County ordinance and the "diminishing assets" rule as a legal non-conforming site. Accordingly, we respectfully request that your office make a formal ruling at this time as to whether the balance of the Krueger land is, or is not, a legal non-conforming mineral extraction site for which a conditional use permit is not required to conduct mineral extraction activities.

In Sturgis vs. Winnebago County Board of Adjustment, 141 Wis. 2d 149, 413 N.W. 2d 642 (Ct. App. 1987), the Wisconsin Court of Appeals determined that a conditional use permit was unnecessary to expand a quarrying operation because of the unique nature of mineral extraction. Applying the “diminishing assets” rule, the Court explained:

Because of the unique nature of mineral extraction, many courts have adopted the “diminishing assets” rule, which we deem applicable here. “In a quarrying business the land itself is a mineral or resource. It constitutes a diminishing asset and is consumed in the very process of use. Under such facts, the ordinary concept of use, as applied in determining the existence of a non-conforming use, must yield to the realities of the business in question and the nature of its operations. We think that in cases of a diminishing asset, the enterprise is ‘using’ all that land which contains the particular asset and which constitutes an integral part of the operation, notwithstanding the fact that a particular portion may not yet be under actual excavation. It is in the very nature of such business that reserved areas be maintained which are left vacant or devoted to incidental uses until they are needed.” Id. at 153, 413 N.W. 2d (quoting Du Page County vs. Elmhurst-Chicago Stone Company, 18 Ill. 2d 479, 165 N.E. 2d 310, 313 (1960)).

“The very nature of the excavating business contemplates the use of land as a whole, not a use limited to a portion of the land already excavated.” Lessard vs. Burnette County Board of Adjustment, 256 Wis. 2d 821, 836, 649 N.W. 2d 728 (Ct. App. 2002)) (quoting 1 Anderson, § 6.52, at 647-48).

The Supreme Court affirmed the conclusion of the Dane County Zoning Administrator that mining was a valid non-conforming use of Wingra’s entire eighty (80) acres, not just the initial forty (40) acres, by application of the “diminishing assets” rule recognized in Sturgis:

The fact situation in Sturgis was very similar to the instant case. In 1979 Winnebago County adopted an ordinance that provided for permits to be granted, as a matter of right to all extraction operations existing at the time the ordinance was adopted. Conditional use permits were required for extensions of existing operations or creations of a new extraction operation. The core of the dispute in Sturgis was whether a 30 acre parcel, where extraction had started, and a 10 acre parcel where it had not, would be considered one 40 acre parcel for the purpose of finding an existing use. The Court held that “when a single owner has contiguous parcels on which an excavation operation is in existence, all land which constitutes an integral part of the operation is deemed ‘in use,’ notwithstanding the fact that a particular portion may not yet be under actual excavation.” Sturgis, 141 Wis. 2d at 154, 413 N.W. 2d 642.

Id. at 453-54.

Wisconsin is not alone in applying the diminishing assets rule to quarrying operations. A majority of courts throughout the country have adopted the doctrine under circumstances similar to the current case. Ready Mix, USA, LLC vs. Jefferson County, Tennessee, 380 S.W. 3d 52, 70 (Tenn. 2012). The Tennessee Supreme Court summarized the rationale as follows:

Unlike other non-conforming uses where the land is incidental to the business operations, the mining and quarrying industry is comprised of the excavation and sale of the very natural resources that make up the property. Syracuse Aggregate v. Weise, 51 N.Y.2d 278, 434 NYS 2d 150, 414 N.E. 2d at 654-55 (1980). In Weise, New York's highest court recognized that areas are left in reserve, un-excavated for long periods of time, until their resources are actually needed and that many jurisdictions have adopted the diminishing assets doctrine to settle land use disputes related to that industry. Id. The doctrine provides that reserves yet to be mined, quarried, or excavated are nonetheless pre-existing uses in the event of a more restrictive zoning change: "An owner of a non-conforming use may sometimes... have a... right to use an entire tract even though only a portion of the tract was used when the restrictive ordinance was enacted. Stephan & Sons, Inc. vs. Municipality of Anchorage, 685 P.2d 98, 101-02 (Ala.1984).

Id. at 69. Consistent with this rationale, "most of the cases from other jurisdictions demonstrate that courts have, under appropriate circumstances, permitted mining and quarrying companies not only to continue, but to expand operations after a zoning change which would have otherwise prohibited their activities." Id. at 71.

The diminishing assets rule has consistently been applied in Dane County. In Smart vs. Dane County Board of Adjustment, 177 Wis. 2d 445, 501 N.W. 2d 782 (1993), the Wisconsin Supreme Court applied the diminishing assets rule to a decision by the Dane County Board of Adjustment involving a quarry owned by Wingra Stone Company. In that case, the Supreme Court concluded that a Dane County ordinance treating registered mineral extraction operations as non-conforming uses was not limited to the 40-acre parcel being mined at the time of registration. The Dane County ordinance, adopted in 1968, provided in relevant part as follows:

All existing mineral extraction operations shall be deemed non-conforming uses and may be continued providing that they have been worked prior to the date of adoption of this ordinance and they have been registered with the County Zoning Supervisor within one year of the date of the adoption of this ordinance.

See Smart, 177 Wis. 2d at 450.

The Wisconsin Court of Appeals considered the same Dane County ordinance relating to mineral extraction operations in Schroeder vs. Dane County Board of Adjustment, 228 Wis. 2d 324, 596 N.W. 2d 472 (Ct. App. 1999). In Schroeder, a quarry operator had registered its operation pursuant to the applicable Dane County ordinance, identifying a 40-acre parcel as a non-conforming mineral extraction site. The quarry operator subsequently expanded mining outside of the registered area, at which time the Dane County Zoning Administrator issued a Stop Work Order on the expanded area. On appeal, the quarry operator claimed that the “diminishing assets” rule applied to the expanded site, while the Zoning Administrator argued that the “diminishing assets” rule applied only to the registered area. The Court of Appeals concluded that the entire area of intended use was not limited to the area registered. The Court stated that the Dane County Ordinance only required “registration and approval of the existing mineral extraction operation, but not the area of intended use.” *Id.* at 339. The Court further concluded that the “diminishing assets” rule applied to the entire area under review, not just the registered area.

The Wisconsin courts have clearly decided that the legal, non-conforming mineral extraction area is not limited to the actively mined area in the past, nor is such area limited to the acreage registered with the County in 1969. Where the entirety of the land was under common ownership and the owners and the operator had the intention to mine the deposit that went through the subject property, the entirety of the land is a legal non-conforming site and does not require a conditional use permit under the “diminishing assets” rule as it has been applied in Wisconsin, and in particular in Dane County. The idea that the legal non-conforming site was limited here to the registered land only has been explicitly rejected in the Courts. It is the entire area of potential intended use that is protected, whether it was all registered or not.

The present circumstances present a clear case under the “diminishing assets” rule for recognizing the rights of the owners and current operator/lessee as a legal non-conforming use. The land has been under common ownership throughout the relevant period of time. R.G. Huston is proceeding to mine the entirety of the property in a reasonable, orderly and logical manner, which can take decades, and it was not required to hopscotch around on the property under the “diminishing assets” rule to protect its rights. Both the owners and the operator/lessee have all along intended to mine the entire site, but of course, only in an economically sensible manner, as the “diminishing assets” rule permits.

Accordingly, we respectfully request that the Dane County Zoning Administrator make a formal ruling that the owners and operator/lessee of all of the 144-acres of the Krueger lands are entitled to the benefits of legal non-conforming mineral extraction status, which

NOVEMBER 2, 2020  
PAG 2

will permit mineral extraction throughout the site without the need for a conditional use permit under the Dane County zoning ordinance.

If you have any questions or need any further information concerning this letter, please let me know. We look forward to receiving your ruling on this matter.

Respectfully submitted,



Michael J. Lawton  
Attorney for R.G. Huston Company, Inc.

cc: Daniel Everson (by email)  
Dennis Richardson (by email)

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## Dane County Planning & Development Division of Zoning

### STOP WORK ORDER

December 17, 2020

KREUGER QUARRY LLC & DALE KREUGER  
2298 RINDEN RD  
COTTAGE GROVE WI 53527

LOCATION: Town of Pleasant Springs, Section 3, PARCEL: 061103490767

DISTRICT: FP-35, Farmland Preservation

REPORT: Non-metallic mining operations conducted outside of the approved area.

VIOLATION: Approximately 1.1 acres have been mined outside of the approved non-conforming boundary. See aerial map below for further clarification.

**Dane County Code of Ordinances - 10.222 (3) Conditional uses. The following uses require a Conditional Use Permit in this district:**  
(c) Non-metallic mineral extraction operations that comply with s. 91.46(6), Wis. Stats., s. 10.103(15) and Chapter 74.

NOTICE: All mineral extraction operations must cease immediately on parcel 061103490767, this includes all activities associated with mineral extraction, blasting, crushing, stockpiling, processing, loading, truck traffic, etc.

In order for this site to be in compliance, a conditional use permit application will need to be submitted covering the additional mining areas of the farm no later than January 8, 2021 that meets the requirements of DCCO Ch. 10.191 or the area in violation must be reclaimed back to the original grade and approved agricultural land uses.

Failure to comply with this notice by January 8, 2021 will result in all operations to cease.

Exhibit A

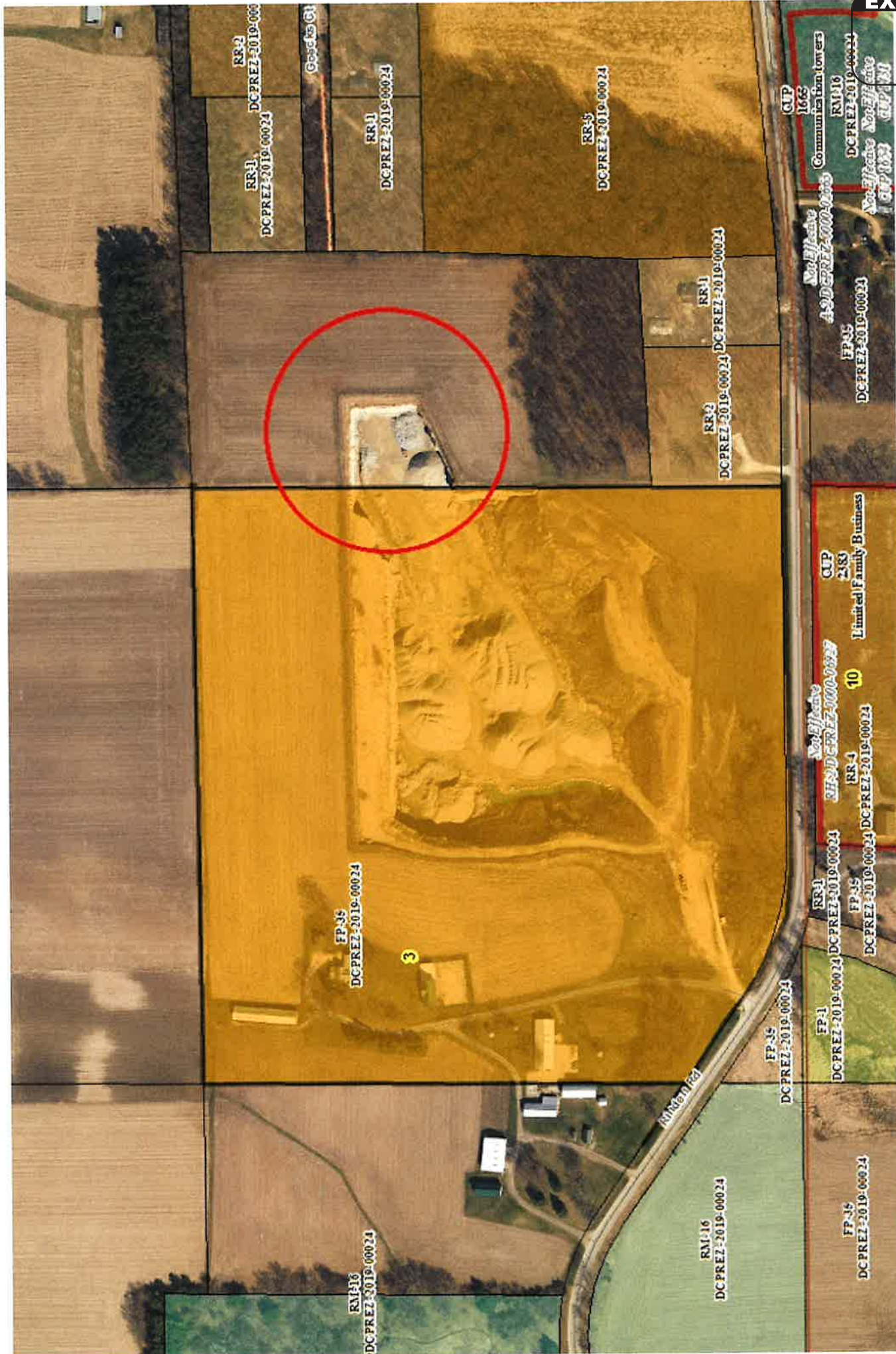


Sincerely,

Daniel Everson  
Assistant Zoning Administrator  
267.1541

CC:  
Clerk, Town of Pleasant Springs  
Dane County Zoning Administrator - Roger Lane



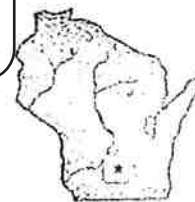




## DANE COUNTY ZONING DEPARTMENT

Room 314, City-County Building  
Madison, Wisconsin 53709  
Telephone 266-4266

EXHIBIT  
**5**



Dairy and Recreation  
Center of America

APRIL 16, 1969 DEADLINE TO REGISTER OLD GRAVEL PITS AND OTHER MINERAL EXTRACTION OPERATIONS IN DANE COUNTY.

To all concerned:

The enclosed copy of Zoning Ordinance Amendment 1163 should be of interest to all owners of land where gravel pits, quarries and related activities take place, as well as to those who are conducting this kind of business.

Your attention is invited to the very last paragraph, (4), and to the last sentence therein, which reads as follows:

"All existing mineral extraction operations shall be deemed non-conforming uses and may be continued providing that they have been worked prior to the date of adoption of this ordinance and they have been registered with the County Zoning Supervisor within one year of the date of adoption of this ordinance."

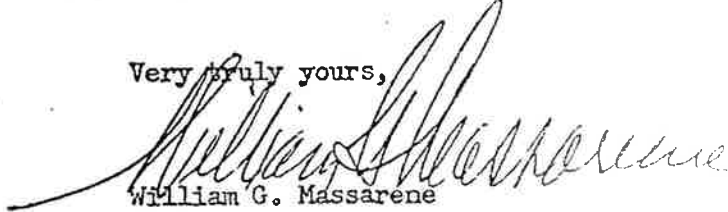
April 16, 1968 is the date this ordinance was adopted. Within Dane County a mineral extraction operation that began before that date may be continued, provided it is registered with the Dane County Zoning Supervisor, Room 314, City-County Building, Madison, Wisconsin 53709 no later than April 16, 1969.

Registration of mineral extraction operations that were worked prior to April 16, 1968 should be in writing, and may be accomplished by letter. The following information should be included:

1. Name of landowner
2. Name of Township
3. Section number and quarter, e. g. "NW $\frac{1}{4}$  NW $\frac{1}{4}$ , Section 12."
4. Approximate acreage of land claimed for mineral deposits
5. Type of operation, e. g. "quarry"
6. Approximate date operation first worked (must be earlier than April 16, 1968)
7. Signature of owner, or his agent (registration of deposits by parties who contract for their use will be recognized)

We hope that all interested parties will avail themselves of their rights.

Very truly yours,

  
William G. Massarene  
Zoning Supervisor

7





Stoughton, Wisconsin  
April 10, 1969

Dane County Zoning Department  
Room 314, City-County Building  
Madison, Wisconsin

ATTENTION: William G. Massarene  
Zoning Supervisor

Dear Mr. Massarene:

Please find below information to register quarry  
worked by me.

- ✓ (1) Landowner Harold Kraeger RR#1 Cat  
(2) Township Pleasant Springs  
(3) Section number and Quarter SE 1/4 - SW 1/4  
NE 1/4 - SW 1/4  
(4) Acreage 2 Acres.  
(5) Type of Operation Quarry  
(6) Date operation first worked July 1955.  
(7) Signature of owner Harold Kraeger

My check in the amount of \$2.00 is enclosed to  
fee.

Very truly yours,

*Oliver Kraeger*

Enclosure

Thank you.

Oliver Kraeger  
Zoning Administrator

**From:** Everson, Daniel <Everson.daniel@countyofdane.com>  
**Sent:** Friday, September 11, 2020 3:30 PM  
**To:** Lane, Roger <lane.roger@countyofdane.com>; Michael J. Lawton <mlawton@boardmanclark.com>  
**Subject:** RE: Phone Call - Krueger Quarry

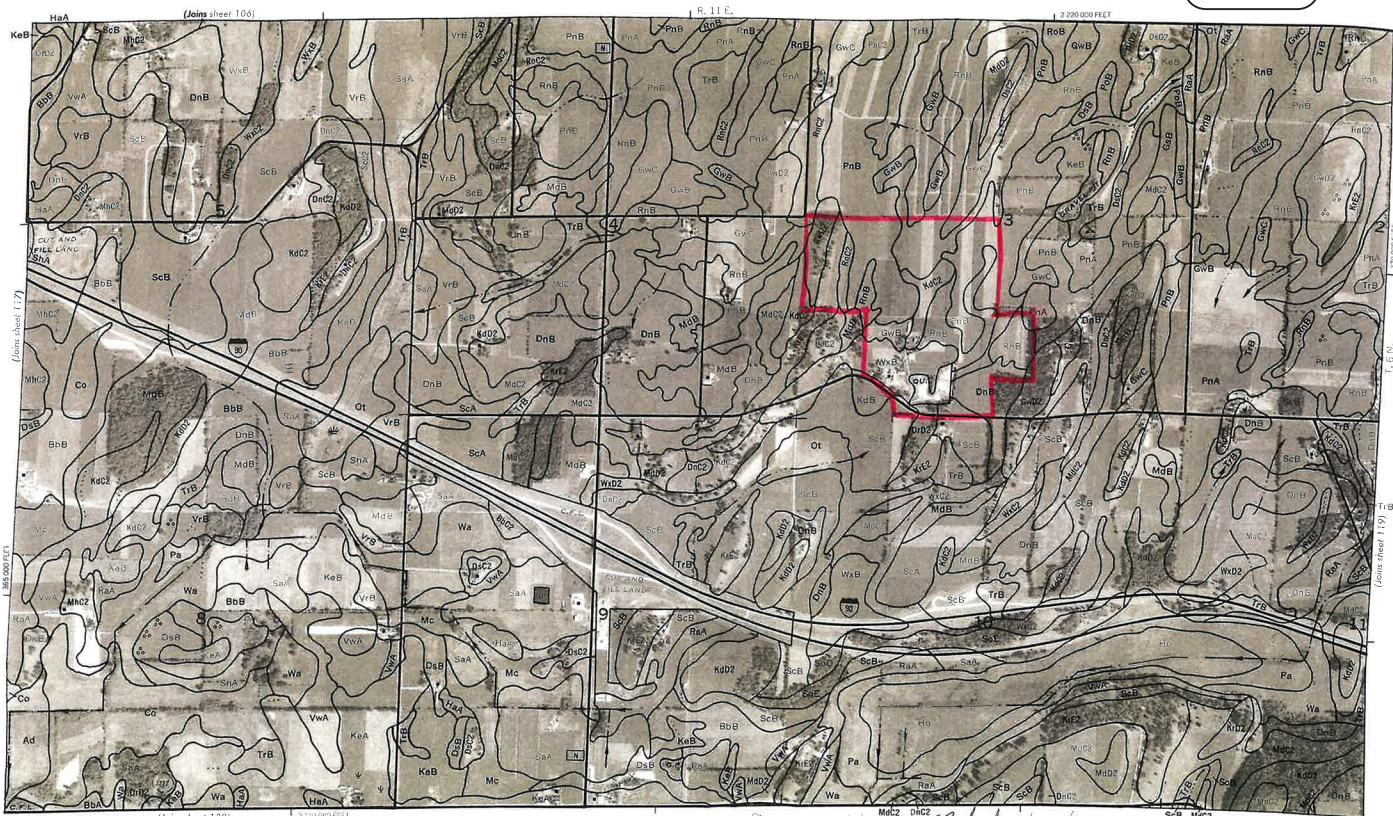
This site registered 2 acres and followed the letter provided by the zoning administrator at the time in order and detail. We have recognized the site to this day as the 40 acre parcel and Roger and I are both in agreement that this site does not have the opportunity to expand their grandfathered status. The landowner will need to apply for a CUP if they wish to expand their mineral extraction operations.

Thank you,

**Dan Everson**  
Assistant Zoning Administrator  
608.267.1541  
[everson.daniel@countyofdane.com](mailto:everson.daniel@countyofdane.com)

**From:** Lane, Roger <[lane.roger@countyofdane.com](mailto:lane.roger@countyofdane.com)>  
**Sent:** Friday, September 11, 2020 2:48 PM  
**To:** 'Michael J. Lawton' <[mlawton@boardmanclark.com](mailto:mlawton@boardmanclark.com)>  
**Cc:** Everson, Daniel <[Everson.daniel@countyofdane.com](mailto:Everson.daniel@countyofdane.com)>  
**Subject:** RE: Phone Call - Krueger Quarry

- KREUGER FARM (approx. boundaries)



Wx B - Whalan silt loam  
 Rn B - Ringwood silt loam (Bedrock 5' to 10')  
 Pn B - Plano silt loam (Bedrock > 10')

Dn B - Dodge silt loam (Bedrock 5' to 10')  
 Kd C2 - Kidder loam (Bedrock 5' to 10')  
 Gw B - Griswold loam (Bedrock 5' to 10')

Rn C2 - Ringwood silt loam (Bedrock 5' to 10')  
 Gw D2 - Griswold loam (Bedrock 5' to 10')  
 Kd E2 - Kidder soils (Bedrock 5' to 10')



KREUGER QUARRY - TEST BORINGS 2018

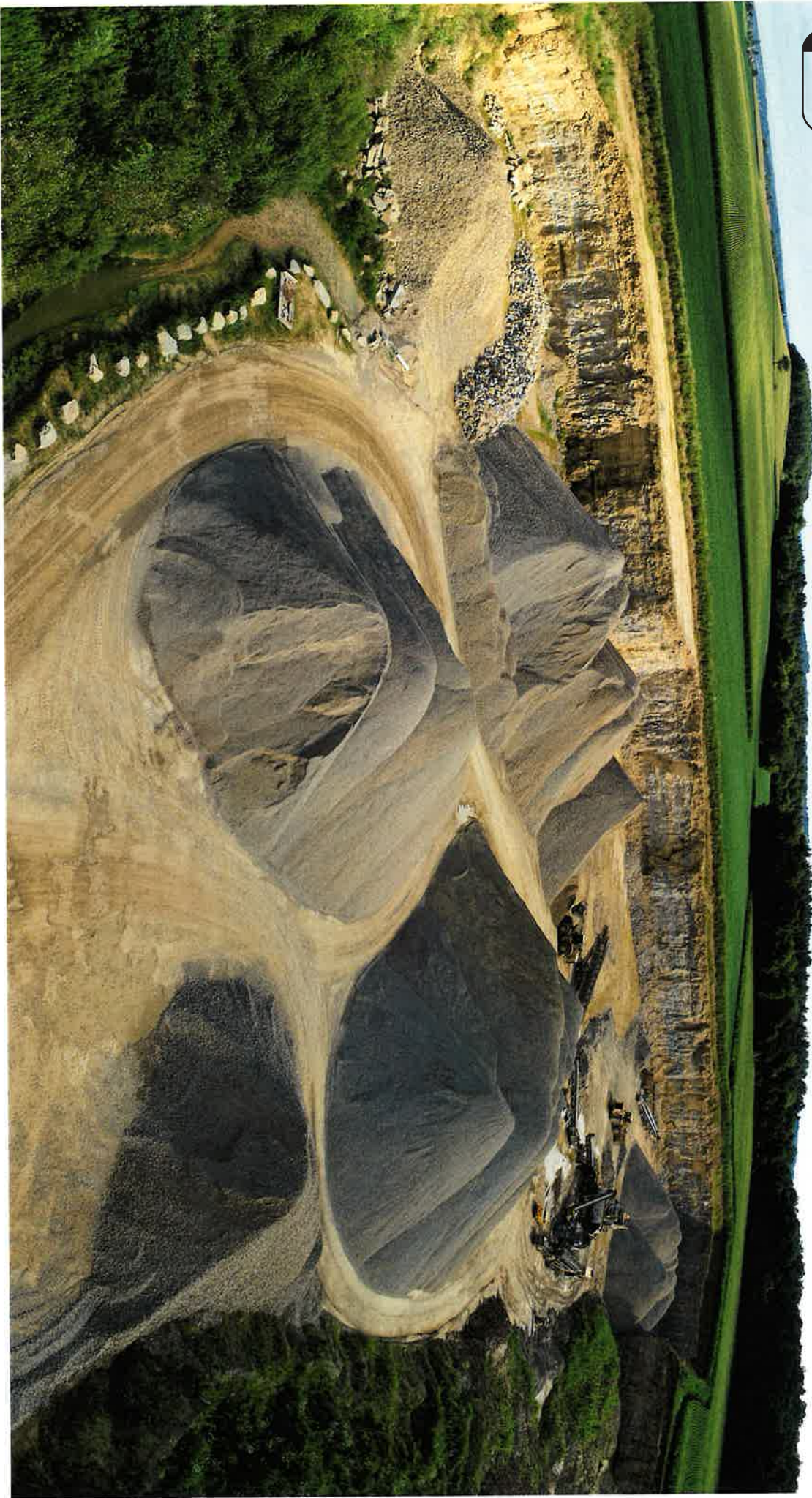


EXHIBIT  
9

1 inch = 400 feet







Parcel Number - 046/0611-034-9076-7



Current

[← Parcel Parents](#)

Summary Report

Parcel Detail			Less →
Municipality Name	TOWN OF PLEASANT SPRINGS		
State Municipality Code	046		
Township & Range	Section	Quarter/Quarter & Quarter	
T06NR11E	03	SW of the SE	
Plat Name	METES AND BOUNDS		
Block/Building			
Lot/Unit			
Parcel Description	SEC 3-6-11 W 16 ACRES M/L OF SW1/4 SE1/4 EXC CSM 1223 & EXC CSM 9087 <b>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</b>		
Current Owner	KREUGER QUARRY LLC		
Current Co-Owners	DALE KREUGER MICHAEL KREUGER JULIE SKJOLAAS KREUGER LIVING TR, MARLENE J		
Primary Address	No parcel address available.		
Billing Address	2298 RINDEN RD COTTAGE GROVE WI 53527		

Assessment Summary		More +
Assessment Year	2020	
Valuation Classification	G4 G5M	
Assessment Acres	12.642	
Land Value	\$10,300.00	
Improved Value	\$0.00	
Total Value	\$10,300.00	

Show Valuation Breakout



**Zoning Information**

For the most current and complete zoning information, contact the Division of Zoning.

**Zoning**

FP-35

Zoning District Fact Sheets

**District Information**

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	23CG	COTTAGE GROVE FIRE
OTHER DISTRICT	23CG	COTTAGE GROVE EMS

**Parcel Maps**



DCiMap

**Tax Information**[E-Statement](#)[E-Bill](#)[E-Receipt](#)[Pay Taxes Online](#)

« &lt; Newer Older &gt; »

**Tax Year 2019**

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$10,200.00	\$0.00	\$10,200.00
<b>Taxes:</b>		\$150.44
<b>Lottery Credit(-):</b>		\$0.00
<b>First Dollar Credit(-):</b>		\$0.00
<b>Specials(+):</b>		\$0.00
<b>Amount:</b>		\$150.44
2019 Tax Info Details		Tax Payment History

## Recorded Documents

Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	05/24/2018	5411641		
WD	03/05/2018	5393157		
AFF	03/02/2018	5392959		
TOD	09/05/2017	5355042		
TRD	09/05/2017	5355041		
PRD	06/26/2017	5336203		
QCD	05/09/2016	5233025		
QCD	05/08/2001	3317258		
LC	01/09/1959	972679	M324	498

Show Less ^

## DocLink

DocLink is a feature that connects this property to recorded documents listed above. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. Click here for instructions.

NOTE: Searching by the documents listed above will only result in that recorded document. For a more comprehensive search, please try searching by legal description and/or Parcel Number: 0611-034-9076-7. Tapestry searches by PIN or legal description are more comprehensive back through approximately 1995.

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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210 Martin Luther King Jr. Blvd  
City-County Bldg. Room 116  
Madison, WI 53703



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THIS INSTRUMENT WAS DRAFTED BY ATTORNEY P. E. HENDERSON, STOUGHTON, WISCONSIN VOL. 324 PAGE 498

**This Article of Agreement**, made and concluded this 8th day of January, A. D. 1958, by and between Ada Gausman, a widow

part Y of the first part, and Harold Krenger and Selma Krenger, husband and wife, as joint tenants parties of the second part.

Witnesseth: First, That the said part 1st of the second part hereby agree and bind themselves, their legal representatives, to pay, or cause to be paid, to the said part Y of the first part, her heirs or assigns, the sum of Fourteen thousand and no/100 - - - - - Dollars, (\$14,000.00) - - - - - Dollars,

in the manner following: Five thousand dollars - - - - - Dollars, at the enclosing and delivery hereof: receipt of which is hereby acknowledged, and the balance of \$9,000.00, together with interest on such portions thereof as shall remain from time to time unpaid, at the rate of 4% per annum, interest payable annually. In addition to interest, second parties agree to pay \$500.00 or more upon the unpaid principal on each interest paying date, until paid in full.

The said payments to be made to the part Y of the first part, at such place as she may from time to time designate, and the same being intended to apply, when fully completed, as the purchase money for the following tract, piece or parcel of land, situated in the County of Dane and State of Wisconsin, to-wit:

The Southeast quarter of the Southwest quarter (SE 1/4 of SW 1/4) and the West 16 acres of the Southwest quarter of the Southeast quarter (SW 1/4 of SE 1/4) of Section Three (3), Township Six (6) North, Range Eleven (11) East.

All tobacco lath, poles, a brooder house, an electric pump and pump-jack, drinking cups for cattle, fencing, hay carrier, fork and rope, window shades, screen doors, storm door, electric lighting fixtures shall pass with the real estate upon execution of this instrument.

The said part 1st of the second part further agree that they will pay, when due and payable, all taxes and assessments which have been assessed or levied on the above described premises since the 1st day of January, A. D., 1952, and also all such as may be hereafter assessed or levied thereon or upon the interest of said part Y of the first part in said premises; and also all taxes and assessments now or hereafter assessed or levied against any mortgage which may exist against said premises or against the note or the indebtedness secured by such mortgage or against the interest in said premises of any party holding a mortgage against said premises during the term of this contract, and promise and agree that the interest of the part Y of the first part and the interest of the part 1st of the second part in said real estate and the interest of any party holding a mortgage against said real estate during the term of this contract, shall be assessed for taxation and taxed together, without separate valuation, as unincumbered real estate, and shall be paid by the said part 1st of the second part and the said part 1st of the second part hereby waive all rights of offsets or deductions because of the payment of any such taxes and assessments, until the aforesaid purchase money shall be fully paid, in the manner above stated.

The part...*ies*... of the second part further agree... that the said part...*y*..... of the first part shall insure and keep insured against loss or damage the building...s now on said premises and such as may hereafter be erected thereon during the life of this contract in the sum of at least...seven thousand...-...-...Dollars, against loss or damage by fire.....and windstorm.....

....., in the name of the part...*y*..... of the first part as owner in fee, with clause in said policy that the said part...*ies*... of the second part have... a land contract interest therein and the loss, if any, under such insurance shall be payable to the said part...*y*..... of the first part to the extent of...*her*..... interest and the surplus, if any, to the said part...*ies*... of the second part, subject, however, to the rights of the mortgagees, if any, respecting such insurance; such policy or policies to be held by the said part...*y*..... of the first part, ...*her*..... heirs, legal representatives or assigns, as collateral to this contract; and the said part...*ies*... of the second part shall pay the premium on such policy or policies when due, and in case of the failure or neglect of the said part...*ies*... of the second part to pay such premiums when due, said part...*y*..... of the first part, ...*her*..... heirs, legal representatives or assigns may pay the same and charge the cost thereof with interest thereon at the legal rate, to the said part...*ies*... of the second part, and the same shall be considered and taken to be an additional part of the consideration of this contract.

The part...*ies*... of the second part further agree... to hold the said premises from the date hereof, as the tenants..... by sufferance of the said part...*y*..... of the first part, subject to be removed as.....tenant...*s* .....holding over, by process under the statute in such case made and provided, whenever default shall be made in the payment of any of the installments of purchase money, interest, taxes, assessments or insurance premiums as above specified; and also to keep the building...s, fences and improvements on said premises in as good repair and condition as they now are, except ordinary wear and decay, and not to do any act whatsoever which tends to depreciate the value of said premises.

Second, That the said part...*y*..... of the first part, hereby agree...s and binds...*her*..... heirs, executors and administrators, that in case the aforesaid sum of.....Fourteen thousand...-...-...Dollars, with the interest and other moneys shall be fully paid and all the conditions herein provided shall be fully performed at the times and in the manner above specified, .....*she*.....will on demand, thereafter cause to be executed and delivered to the said part...*ies*... of the second part, or.....*their*..... heirs or legal representatives, a good and sufficient Warranty Deed, in fee simple, of the premises above described, free and clear of all legal liens and incumbrances, except the taxes and assessments herein agreed to be paid by the part...*ies*... of the second part, and except any liens or incumbrances created by the act or default of the part...*ies*... of the second part, .....*their*..... heirs, legal representatives or assigns.....

Third, It is distinctly agreed and understood by and between the parties hereto, that if the said part...*ies*... of the second part shall fail to make any of the payments of purchase money and interest above specified, at the times and in the manner above specified, or fail to pay the taxes and assessments, or fail to insure and keep insured the premises herein as above stipulated, or fail to pay any or all insurance premiums herein specified, or violate any other terms or conditions herein contained, this agreement shall at the option of the said part...*y*..... of the first part be henceforth utterly void without any notice whatsoever, and all payments thereon forfeited, subject to be revived and renewed only by the act of the part...*y*..... of the first part, or the mutual agreement of both parties; and whenever such default or violation shall occur, the part...*ies*... of the second part shall have no further right to collect rents from tenants, if any, of the said real estate or any part thereof, but such rents shall be collected by, and belong to, the part...*y*..... of the first part.

The said part...*ies*... of the second part further promise... and agree... that in case of commencement of an action to foreclose this contract and also in case of the foreclosure thereof, .....*they*.....will pay, in addition to the taxable costs and expenses incurred, a reasonable sum of money as attorney's fees.....

In ~~Witness~~ ~~Whereof~~, the said parties have hereunto set their hands and seals this 8<sup>th</sup>  
day of January, A. D. 1959.

SIGNED AND SEALED IN PRESENCE OF

P. E. Henderson

\* P. E. Henderson

Margie Martin

\* Margie Martin

Ada Gausman (Seal)

\* Ada Gausman

Harold Kreuger (Seal)

\* Harold Kreuger

Selma Kreuger (Seal)

\* Selma Kreuger

\_\_\_\_ (Seal)

\*

State of Wisconsin,

Dane County. } ss.

Personally came before me, this 8<sup>th</sup> day of January, A. D. 1959,  
the above named Ada Gausman, Harold Kreuger, and Selma Kreuger, his wife and  
individually.

to me known to be the person and who executed the foregoing instrument and acknowledged the same.

Margie Martin

\* Margie Martin

Notary Public, Dane County, Wis.

My commission expires October 7, A. D. 1962



RECORDED

JAN 9 1959

At 1040 o'clock 9 M



Document Number

STATE BAR OF WISCONSIN FORM 3 - 1999

**QUIT CLAIM DEED**

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
not necessary.)

DANE COUNTY  
REGISTER OF DEEDS

**3317258**

05-08-2001 8:19 AM

Trans. Fee  
Rec. Fee  
Pages

EXEMPT #8  
12.00  
2

000155

**Recording Area**

Name and Return Address  
Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel  
Numbers \_\_\_\_\_

Parcel Identification Number (PIN) \_\_\_\_\_

This is homestead property.  
(is) (is not)

**ACKNOWLEDGMENT**  
STATE OF WISCONSIN )  
) ss.

Dane County, )  
Personally came before me this \_\_\_\_\_ day of  
, 2001, the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person \_\_\_\_\_ who executed  
the foregoing instrument and acknowledged the same.

Thomas Lee Hebl  
Notary Public, State of Wisconsin  
My Commission is permanent. (If not, state expiration date: \_\_\_\_\_)

\*Names of persons signing in any capacity must be typed or printed below their signature.

QUIT CLAIM DEED  
Hobl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590  
FORM No. 3-1999

Phone: 6088374325 Fax: 6088252887 Bonnie  
Produced with ZfpForm™ by RE FormNet, LLC 18025 Felsen Mae Road, Clinton Township, Michigan 48035, (500) 383-9405

T4074640.ZFX

3/2

**LEGAL DESCRIPTION**

000156

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 3 - 2003

**QUIT CLAIM DEED**

Document Number

Document Name

**THIS DEED**, made between Richard D. Kreuger and Marlene Kreuger, husband and wife

("Grantor," whether one or more),

and Richard D. Kreuger and Marlene J. Kreuger

Revocable Living Trust Dated April 28, 2016 \*\*

("Grantee," whether one or more).

Grantor, quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

**\*\* Interest - an undivided one-half (1/2) interest**

See attached legal description



8 9 9 2 3 5 7  
Tx:8759617

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5233025**

**05/09/2016 3:50 PM**

**Trans. Fee:**

**Exempt #: 16**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

**Attorney Thomas Lee Hebl**

**Hebl, Hebl & Ripp, LLP**

**1150 West Main Street**

**P. O. Box 46**

**Sun Prairie, WI 53590**

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (is-not)

Dated

April 28, 2016

Richard D. Kreuger (SEAL)

\* Richard D. Kreuger

Marlene J. Kreuger (SEAL)

\* Marlene Kreuger

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

STATE OF WISCONSIN

DANE COUNTY

ss.

Personally came before me on 4-28-16  
the above-named Richard D. Kreuger and

Marlene Kreuger

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**QUIT CLAIM DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 3-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 www.ziplogix.com

Kreuger, Richa

E/16  
2

LEGAL DESCRIPTION  
FOR QUIT CLAIM DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
TO  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED April 28, 2016

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED



**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

Document Number

Document Name

THIS DEED, made between Dale Olson

as Personal Representative of the estate of Ronald Kreuger

("Decedent")

("Grantor," whether one or more), and Dale Kreuger, Michael Kreuger, Susan Bush,  
and Julie Skjolaas

("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate,  
together with the rents, profits, fixtures and other appurtenant interests, in  
Dane County, State of Wisconsin ("Property") (if more space is  
needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of  
Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit  
A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence  
formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage  
Grove, Wisconsin.

**DOCUMENT #**

**5336203**

**06/26/2017 1:42 PM**

**Trans. Fee:**

**Exempt #: 11**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

see attached exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had  
immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has  
since acquired.

Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews  
State Bar No. 1090527

**ACKNOWLEDGMENT**

STATE OF WISCONSIN )

Dane COUNTY ) ss.

Personally came before me on June 22, 2017,  
the above-named Dale Olson

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Peter R. Andrews  
Notary Public, State of Wisconsin  
My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.  
PERSONAL REPRESENTATIVE'S DEED © 2003 STATE BAR OF WISCONSIN FORM NO. 5-2003  
\* Type name below signatures.

E/11  
(2)

## Exhibit A

### LEGAL DESCRIPTION

#### **Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1 /4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof;. thence North along said West line 1223 feet to the point of beginning.

#### **Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

### PARCEL NOS

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

State Bar of Wisconsin Form 7 - 2003

TRUSTEE'S DEED

Document Number

Document Name

THIS DEED, made between Marlene J. Kreuger  
as Trustee of Richard D. Kreuger and Marlene J. Kreuger  
Revocable Living Trust\* ("Grantor," whether one or more),  
and Marlene J. Kreuger

\_\_\_\_ ("Grantee," whether one or more).  
Grantor conveys to Grantee, without warranty, the following described real  
estate, together with the rents, profits, fixtures and other appurtenant  
interests, in Dane County, State of Wisconsin  
("Property") (if more space is needed, please attach addendum):

\*dated April 28, 2016.

Interest - An undivided one-half (1/2) interest in  
the attached legal description

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5355041

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 9

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Attorney Thomas Lee Hebl  
Hebl, Hebl & Ripp, LLP  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

Dated

September 1, 2017

Marlene J. Kreuger

(SEAL)

(SEAL)

\*Marlene J. Kreuger

(SEAL)

(SEAL)

AUTHENTICATION

Signature(s)

authenticated on

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

ACKNOWLEDGMENT

STATE OF WISCONSIN

Dane COUNTY

Personally came before me on 9-1-17  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)  
NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

TRUSTEE'S DEED

STATE BAR OF WISCONSIN

FORM No. 7-2003

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4323 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 www.ziplogix.com

Kreuger

LEGAL DESCRIPTION  
FOR TRUSTEE'S DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED APRIL 28, 2016  
TO  
MARLENE J. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



ICLASED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

# TRANSFER ON DEATH DEED

Document Number

Document Name

THIS DEED, made between Marlene J. Kreuger, a single person

("Grantor," whether one or more), and Dale R. Kreuger

("Grantee," whether one or more).

Grantor transfers on death to Grantee (pursuant to Sec. 705.15 Wis. Stats.), the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Interest - An undivided one-half (1/2) interest in the attached legal description

THIS DIRECTIVE IS NOT A CONVEYANCE; IT HAS NO IMMEDIATE OWNERSHIP EFFECT, BUT WILL TRANSFER FULL OWNERSHIP UPON THE DEATH OF GRANTOR.

This directive is revocable and may be changed by the Grantor at any time.

Grantee will take title to the property subject to all encumbrances and liens of record on the death of the Grantor.

This document is designating only a transfer on death beneficiary and is exempt from the transfer return and transfer return fee per sec. 705.15 and sec. 77.25 (10m), Wis. Stats.

In the event of the death of the grantee prior to the death of the grantor, said grantee's interest shall pass to Susan R. Bush.

Dated September 1, 2017.

Marlene J. Kreuger (SEAL)  
\* Marlene J. Kreuger

(SEAL)  
\*

## AUTHENTICATION

Signature(s) \_\_\_\_\_  
authenticated on \_\_\_\_\_

\*  
TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not,  
authorized by Wis. Stat. § 706.06 )

THIS INSTRUMENT DRAFTED BY:  
Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

TRANSFER ON DEATH DEED  
\*Type name below signatures.

(Signatures may be authenticated or acknowledged. Both are not necessary.)

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
**5355042**

09/05/2017 3:26 PM

Trans. Fee:  
Exempt #: 10M  
Rec. Fee: 30.00  
Pages: 2

Recording Area

Name and Return Address

Hebl, Hebl & Ripp, LLP  
1150 W. Main St.  
P.O. Box 46  
Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

## ACKNOWLEDGMENT

STATE OF WISCONSIN )  
 ) ss.  
DANE COUNTY )

Personally came before me on September 1, 2017,  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of WISCONSIN

My commission (is permanent) (expires: \_\_\_\_\_)

LEGAL DESCRIPTION  
FOR TRANSFER ON DEATH DEED FROM  
MARLENE J. KREUGER  
TO  
DALE R. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5392959  
03/02/2018 03:33 PM  
Trans Fee:  
Exempt #: 3  
Rec. Fee: 30.00  
Pages: 3

Document Number

**Affidavit of Correction**  
**Title of Document**

AFFIANT, Peter Rimmel Andrews, hereby swears or affirms that a certain document which was titled as Personal Representative's Deed, and recorded in Dane County, State of Wisconsin, as Document No. 5336203 on June 26, 2017 (the "Deed") contained the following omission:

For purposes of clarification, the Estate of Ronald Kreuger's interest, as referenced in the Deed, is only an interest in personal property and not an interest in the real estate described on Exhibit A to the Deed. The Estate of Ronald Kreuger does not retain any interest in the real property described on that Exhibit A.

The basis for Affiant's personal knowledge of this matter is as the drafter of the conveyance that is the subject of the Correction Instrument. A copy of this conveyance is attached to this Correction Instrument. Undersigned has sent notice of the execution and recording of this Correction Instrument by 1<sup>st</sup> class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Affiant is the Attorney for the Estate of Ronald Kreuger.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

See attached.

Parcel Identification Number (PIN)

Dated: March 1, 2018

Signed: \_\_\_\_\_

Peter Rimmel Andrews

State of Wisconsin )  
ss. )  
County of Dane )

Subscribed and sworn to (or affirmed) before me this  
1<sup>st</sup> day of March, 2018.

Jack Ebbott  
Jack Ebbott  
Notary Public, State of Wisconsin  
My Commission is permanent



This instrument is drafted by Attorney Peter Rimmel Andrews  
Aplin & Ringsmuth, LLC, State Bar No. 1090527

8/3  
3



**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

State Bar of Wisconsin Form 1 - 2003

**WARRANTY DEED**

Document Number

Document Name

**THIS DEED**, made between Susan R. Bush

\_\_\_\_\_, ("Grantor," whether one or more),  
and Kreuger Quarry, LLC

\_\_\_\_\_, ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):  
To Grantee, as a Tenant in Common, an undivided one-eighth interest in the real estate described on the attached Exhibit A.

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5393157

03/05/2018 12:01 PM

Trans Fee: 690.00

Exempt #:

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Jenifer Kraemer  
vonBriesen & Roper, s.c.  
Ten East Doty St, Ste 900  
Madison, WI 53703

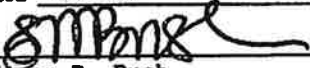
See attached Exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except: municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, general taxes levied in the year of closing, and none other.

Dated March 2, 2018

 (SEAL)  
\* Susan R. Bush

\_\_\_\_\_, (SEAL)  
\* \_\_\_\_\_

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

\* **TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Jenifer Kraemer  
von Briesen & Roper, S.C.

(Signatures may be authenticated or acknowledged. Both are not necessary.)  
**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**  
**WARRANTY DEED STATE BAR OF WISCONSIN**

\*Type name below signatures.

\_\_\_\_\_, (SEAL)  
\* **NOTARY PUBLIC**  
**RACHAEL R. SCHROEDER**  
**STATE OF WISCONSIN**  
\_\_\_\_\_, (SEAL)  
\* \_\_\_\_\_


**ACKNOWLEDGMENT**

STATE OF WISCONSIN

DANE COUNTY

Personally came before me on March 2, 2018,  
the above-named Susan R. Bush

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

  
\* Rachael R. Schroeder  
Notary Public, State of Wisconsin  
My Commission (is permanent) (expires: 8/11/19)

**Exhibit "A "**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Tax Parcel Nos:	046/0611-033-9000-8
	046/0611-033-8500-5
	046/0611-033-8000-0
	046/0611-033-9500-3
	046/0611-034-9076-7

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

Document Number

Document Name

DOCUMENT #

5411641

05/24/2018 01:59 PM

Trans Fee:

Exempt #: 16

Rec. Fee: 30.00

Pages: 2

THIS DEED, made between Marlene J. Kreuger, unmarried ("Grantor," whether one or more), and Marlene J. Kreuger, Trustee, or her successors in interest, of the Marlene J. Kreuger Living Trust, dated May 17, 2018, and any amendments thereto ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Grantor's 50% share of property described in attached Exhibit A.

Name and Return Address

Horn & Johnsen SC

Atty. John Horn

8446 Excelsior Drive, Suite 102

Madison, WI 53717

See Listing on Exhibit A

Parcel Identification Number (PIN)

This is homestead property.

(is) (is-not)

This conveyance is exempt from transfer tax pursuant to Section 77.25(16), Wis. Stats.

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: all municipal and zoning ordinances, recorded easements for public utilities, recorded building and use restrictions and covenants, all other recorded easements and restrictions, general taxes levied in 2018 and special assessment, if any.

Dated May 17, 2018

Marlene J. Kreuger (SEAL) \* (SEAL)  
\*Marlene J. Kreuger

\_\_\_\_ (SEAL) \* (SEAL)  
\_\_\_\_\_

AUTHENTICATION

Signature(s) of Marlene J. Kreuger

STATE OF WISCONSIN

authenticated on May 17, 2018

\_\_\_\_\_) ss.  
\_\_\_\_\_) COUNTY

ACKNOWLEDGMENT

\*John Horn

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

Personally came before me on \_\_\_\_\_,  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

THIS INSTRUMENT DRAFTED BY:

John Horn, (608) 829-2525

8446 Excelsior Drive, Suite 102, Madison, WI 53717

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 1-2003

\* Type name below signatures.



**EXHIBIT A**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

TAX ROLL PARCEL NUMBERS: 046/0611-033-8000-0, 046/0611-033-8500-5, 046/0611-033-9000-8, 046/0611-033-9500-3, and 046/0611-034-9076-7

Parcel Number - 046/0611-033-9500-3



Current

← Parcel Parents

Summary Report

Parcel Detail			Less
Municipality Name	TOWN OF PLEASANT SPRINGS		
State Municipality Code	046		
Township & Range	Section	Quarter/Quarter & Quarter	
T06NR11E	03	SE of the SW	
Plat Name	METES AND BOUNDS		
Block/Building			
Lot/Unit			
Parcel Description	SEC 3-6-11 FR SE1/4 SW1/4 & ALSO INCL VAC RICHARD KRUEGER DR IN DOC #4804783 <b>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</b>		
Current Owner	KREUGER QUARRY LLC		
Current Co-Owners	DALE KREUGER MICHAEL KREUGER JULIE SKJOLAAS KREUGER LIVING TR, MARLENE J		
Primary Address	2298 RINDEN RD		
Billing Address	2298 RINDEN RD COTTAGE GROVE WI 53527		

Assessment Summary		More +
Assessment Year	2020	
Valuation Classification	G5 G5M G7	
Assessment Acres	41.300	
Land Value	\$206,000.00	
Improved Value	\$206,300.00	
Total Value	\$412,300.00	

Show Valuation Breakout

Show Assessment Contact Information ▼

## Zoning Information

For the most current and complete zoning information, contact the Division of Zoning.

## Zoning

FP-35

Zoning District Fact Sheets

## District Information

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	23CG	COTTAGE GROVE EMS
OTHER DISTRICT	23CG	COTTAGE GROVE FIRE

## Parcel Maps



DCI Map

Google Map

Bing Map

## Tax Information

[E-Statement](#)[E-Bill](#)[E-Receipt](#)[Pay Taxes Online](#)

« < Newer Older > »

### Tax Year 2019

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$206,000.00	\$187,500.00	\$393,500.00
<b>Taxes:</b>		\$5,803.80
<b>Lottery Credit(-):</b>		\$213.24
<b>First Dollar Credit(-):</b>		\$76.85
<b>Specials(+):</b>		\$157.11
<b>Amount:</b>		\$5,670.82
2019 Tax Info Details		Tax Payment History

## Recorded Documents

Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	05/24/2018	5411641		
WD	03/05/2018	5393157		
AFF	03/02/2018	5392959		
TOD	09/05/2017	5355042		
TRD	09/05/2017	5355041		
PRD	06/26/2017	5336203		
QCD	05/09/2016	5233025		
RES	10/25/2011	4804783		
QCD	05/08/2001	3317258		
LC	01/09/1959	972679	M324	498

Show Less ^

## DocLink

DocLink is a feature that connects this property to recorded documents listed above. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

NOTE: Searching by the documents listed above will only result in that recorded document. For a more comprehensive search, please try searching by legal description and/or Parcel Number: 0611-033-9500-3. Tapestry searches by PIN or legal description are more comprehensive back through approximately 1995.

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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Dane County Land Information Council

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210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703



THIS INSTRUMENT WAS DRAFTED BY ATTORNEY P. E. HENDERSON, STOUTTOWN, WISCONSIN VOL. 324 PAGE 498

**This Article of Agreement,** Made and concluded this 8th day of January, A. D. 1958, by and between Ada Gausman, a widow

part Y of the first part, and Harold Kreuger and Selma Kreuger, husband and wife, as joint tenants parties of the second part.

Witnesseth: First, That the said part 1st of the second part hereby agree and bind themselves, their legal representatives, to pay, or cause to be paid, to the said part Y of the first part, her heirs or assigns, the sum of Fourteen thousand and no/100 - - - - - Dollars, (\$14,000.00) - - - - - Dollars, in the manner following: Five thousand dollars - - - - - Dollars, at the enclosing and delivery hereof: receipt of which is hereby acknowledged, and the balance of \$9,000.00, together with interest on such portions thereof as shall remain from time to time unpaid, at the rate of 4% per annum, interest payable annually. In addition to interest, second parties agree to pay \$500.00 or more upon the unpaid principal on each interest paying date, until paid in full.

The said payments to be made to the part Y of the first part, at such place as she may from time to time designate, and the same being intended to apply, when fully completed, as the purchase money for the following tract, piece or parcel of land, situated in the County of Dane and State of Wisconsin, to-wit:

The Southeast quarter of the Southwest quarter (SE 1/4 of SW 1/4) and the West 16 acres of the Southwest quarter of the Southeast quarter (SW 1/4 of SE 1/4) of Section Three (3), Township Six (6) North, Range Eleven (11) East.

All tobacco lath, poles, a brooder house, an electric pump and pump-jack, drinking cups for cattle, fencing, hay carrier, fork and rope, window shades, screen doors, storm door, electric lighting fixtures shall pass with the real estate upon execution of this instrument.

The said part 1st of the second part further agree that they will pay, when due and payable, all taxes and assessments which have been assessed or levied on the above described premises since the 1st day of January, A. D., 1959, and also all such as may be hereafter assessed or levied thereon or upon the interest of said part Y of the first part in said premises; and also all taxes and assessments now or hereafter assessed or levied against any mortgage which may exist against said premises or against the note or the indebtedness secured by such mortgage or against the interest in said premises of any party holding a mortgage against said premises during the term of this contract, and promise and agree that the interest of the part Y of the first part and the interest of the part 1st of the second part in said real estate and the interest of any party holding a mortgage against said real estate during the term of this contract, shall be assessed for taxation and taxed together, without separate valuation, as unincumbered real estate, and shall be paid by the said part 1st of the second part and the said part 1st of the second part hereby waive all rights of offsets or deductions because of the payment of any such taxes and assessments, until the aforesaid purchase money shall be fully paid, in the manner above stated.

The part...ies.. of the second part further agree.... that the said part...y..... of the first part shall insure and keep insured against loss or damage the building.s. now on said premises and such as may hereafter be erected thereon during the life of this contract in the sum of at least....seven thousand - - - - - Dollars, against loss or damage by fire.....and windstorm.....

....., in the name of the part...y..... of the first part as owner in fee, with clause in said policy that the said part...ies.. of the second part have a land contract interest therein and the loss, if any, under such insurance shall be payable to the said part...y..... of the first part to the extent of....her.....interest and the surplus, if any, to the said part...ies.. of the second part, subject, however, to the rights of the mortgagees, if any, respecting such insurance; such policy or policies to be held by the said part...y..... of the first part, ....her.....heirs, legal representatives or assigns, as collateral to this contract; and the said part...ies.. of the second part shall pay the premium on such policy or policies when due, and in case of the failure or neglect of the said part...ies.. of the second part to pay such premiums when due, said part...y..... of the first part, ....her.....heirs, legal representatives or assigns may pay the same and charge the cost thereof with interest thereon at the legal rate, to the said part...ies.. of the second part, and the same shall be considered and taken to be an additional part of the consideration of this contract.

The part...ies.. of the second part further agree.... to hold the said premises from the date hereof, as the tenants..... by sufferance of the said part...y..... of the first part, subject to be removed as.....tenant..s holding over, by process under the statute in such case made and provided, whenever default shall be made in the payment of any of the installments of purchase money, interest, taxes, assessments or insurance premiums as above specified; and also to keep the building.s., fences and improvements on said premises in as good repair and condition as they now are, except ordinary wear and decay, and not to do any act whatsoever which tends to depreciate the value of said premises.

Second, That the said part...y..... of the first part, hereby agree.s. and binds....her.....heirs, executors and administrators, that in case the aforesaid sum of.....fourteen thousand - - - - - Dollars, with the interest and other moneys shall be fully paid and all the conditions herein provided shall be fully performed at the times and in the manner above specified, .....she.....will on demand, thereafter cause to be executed and delivered to the said part...ies.. of the second part, or....their.....heirs or legal representatives, a good and sufficient Warranty Deed, in fee simple, of the premises above described, free and clear of all legal liens and incumbrances, except the taxes and assessments herein agreed to be paid by the part...ies.. of the second part, and except any liens or incumbrances created by the act or default of the part...ies.. of the second part, ....their.....heirs, legal representatives or assigns.....

Third, It is distinctly agreed and understood by and between the parties hereto, that if the said part...ies.. of the second part shall fail to make any of the payments of purchase money and interest above specified, at the times and in the manner above specified, or fail to pay the taxes and assessments, or fail to insure and keep insured the premises herein as above stipulated, or fail to pay any or all insurance premiums herein specified, or violate any other terms or conditions herein contained, this agreement shall at the option of the said part...y..... of the first part be henceforth utterly void without any notice whatsoever, and all payments thereon forfeited, subject to be revived and renewed only by the act of the part...y..... of the first part, or the mutual agreement of both parties; and whenever such default or violation shall occur, the part...ies.. of the second part shall have no further right to collect rents from tenants, if any, of the said real estate or any part thereof, but such rents shall be collected by, and belong to, the part...y..... of the first part.

The said part...ies.. of the second part further promise.... and agree.... that in case of commencement of an action to foreclose this contract and also in case of the foreclosure thereof, .....they.....will pay, in addition to the taxable costs and expenses incurred, a reasonable sum of money as attorney's fees.....



In Witness Whereof, the said parties have hereunto set their hands and seals this 8<sup>th</sup>  
day of January, A. D. 1959.

SIGNED AND SEALED IN PRESENCE OF

P. E. Henderson

\* P. E. Henderson

Margie Martin

\* Margie Martin

Ada Gausman (Seal)

\* Ada Gausman

Harold Kreuger (Seal)

\* Harold Kreuger

Selma Kreuger (Seal)

\* Selma Kreuger

\_\_\_\_\_  
\* \_\_\_\_\_ (Seal)

State of Wisconsin,

Dane County.

Personally came before me, this 8<sup>th</sup> day of January, A. D. 1959,  
the above named Ada Gausman, Harold Kreuger, and Selma Kreuger, his wife and  
individually.

to me known to be the person who executed the foregoing instrument and acknowledged the same.

Margie Martin

\* Margie Martin

Notary Public, Dane County, Wis.

My commission expires October 7, A. D. 19 62



RECORDED

JAN 9 1959

At 10<sup>40</sup> o'clock 9 A.M.



Document Number

## QUIT CLAIM DEED

This Deed, made between Harold A. Kreuger a/k/a  
Harold Kreuger and Selma Kreuger, husband and wife,  
as their interest may appear,

Grantor,  
and Richard D. Kreuger and Mariene Kreuger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Kreuger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
 is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
 as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

## AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
 authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
 not necessary.)

DANE COUNTY  
 REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee EXEMPT #8  
 Rec. Fee 12.00  
 Pages 2

000155

## Recording Area

Name and Return Address

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel

Numbers \_\_\_\_\_

Parcel Identification Number (PIN) \_\_\_\_\_

This is homestead property.  
 (is) (is not)

Harold A. Kreuger  
Harold A. Kreuger

Selma Kreuger  
Selma Kreuger

## ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
 \_\_\_\_\_, 2001 the above named

Harold A. Kreuger a/k/a  
Harold Kreuger and Selma  
Kreuger

to me known to be the person s who executed  
 the foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_.)

\*Names of persons signing in any capacity must be typed or printed below their signature.

## QUIT CLAIM DEED

Hebl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590

Phone: 6088374325

Fax: 6088525289

Bonnie

Produced with ZipForm™ by RE FormsNet, LLC 18026 Ffrench Mde Road, Clinton Township, Michigan 48036, (800) 383-9603

T4074640.ZFX

3/2

**LEGAL DESCRIPTION**

000156

Parcel A:

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

**Resolution R-2011-08: A Resolution to Discontinue  
Multiple Public Roads in the Town of Pleasant  
Springs, Dane County, Wisconsin**

Document Number

Document Title



8 3 0 5 2 4 7  
Tx:8186094

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**4804783**

**10/25/2011 2:22 PM**

**Trans. Fee:**

**Exempt #:**

**Rec. Fee: 30.00**

**Pages: 20**

Recording Area

**Name and Return Address  
Town of Pleasant Springs  
2354 County Highway N  
Stoughton WI 53589**

*SEE Resolution*

Parcel Identification Number (PIN)

The undersigned, Cassandra Clerkin, Clerk/Treasurer, Town of Pleasant Springs, Dane County, Wisconsin, does hereby certify that the attached copy is a true and exact copy of Resolution R-2011-08: A Resolution to Discontinue Multiple Public Roads in the Town of Pleasant Springs, Dane County, Wisconsin, the original of which is on file in the Town of Pleasant Springs office, located at 2354 County Highway N, Stoughton WI.

Drafted by the Town of Pleasant Springs

Dated this 25<sup>th</sup> day of October, 2011

Cassandra Clerkin, Clerk/Treasurer

**THIS PAGE IS PART OF THIS LEGAL DOCUMENT - DO NOT REMOVE**

This information must be completed by submitter: document title, name & return address, and PIN (if required). Other information such as the granting clauses, legal description, etc., may be placed on this first page of the document or may be placed on additional pages of the document. Note: Use of this cover page adds one page to your document and \$2.00 to the recording fee. Wisconsin Statutes, §9.43(2m). **USE BLACK INK. WRDA 5/1999**

20

**RESOLUTION R 2011-08: A Resolution to Discontinue  
Multiple Public Roads in the Town of Pleasant Springs, Dane  
County, Wisconsin**

**WHEREAS**, The Town Board of the Town of Pleasant Springs declares that the public interest requires that the following town roads in the Town of Pleasant Springs be discontinued and vacated, being fully described as follows:

The road to be discontinued is all of the road locally known as Ames Drive, located in the northwest and southwest quarters of the northwest quarter of section 01, Town Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which road commences at a point in the center of County Highway BN near the southwest corner of the Northwest ¼ of the Northwest ¼ of said section one, and runs generally east for approximately 303 feet, with a width of approximately 4 rods(See Attached Exhibit A)(Parcel Identification Numbers 0611-012-2900-3 and 0611-012-8745-5).

Name and Return Address  
Town of Pleasant Springs  
2354 County Rd N  
Stoughton WI 53589

Parcel Identification Number:  
(See Below)

Located in the southeast quarter of the southwest quarter of section 01, Township Six North (T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as Paulson Drive. Beginning in the center of a highway running east and west between section 1 and 12 and 559 feet 6 inches east of the west boundary of the south east quarter of the south east quarter of section number 1 running thence north 1 degree west for a distance of 675 feet(See Attached Exhibit C)(Parcel Identification Number 0611-013-9560-5).

The road to be discontinued is all of the road known locally as Harold Krueger Drive, located in the southwest quarter of the southwest quarter of section 03, Town Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which Road commences at a point in the center of Rinden Road near the South west 1/4 of the Southwest 1/4 of said section three, and runs generally north westerly for approximately 180 feet, with a width of approximately 4 rods(See Attached Exhibit D)(Parcel Identification Number 0611-033-9080-8).

Located in the southeast quarter of the southwest quarter of section 03, Township Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as Richard Krueger Drive. Beginning at the point of intersection of the west line of the southeast ¼ of the southwest ¼ and the centerline of public highway; thence south 56° east along said center line 218.0 feet to the point of beginning of this description; thence north 21° east 100.0 feet, thence north 11° east 120.0 feet, thence north 10° west 100.0 feet, thence north 12° west 400.0 feet. The line described is the center of said highway, and the same is laid out of the width of 3 rods(See Attached Exhibit E)(Parcel Identification Number 0611-033-9500-3).

Located in the northeast quarter of the southeast quarter of section 04, Township Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as **Midthun Court**. A strip of land three (3) rods in width located in the Northeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 4, Town 6 North, Range 11 East, the center line of which is described as follows: Commencing at a point in the center line of Park Street that is 265 feet North of the Southeast corner of said Northeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 4; thence easterly 317 feet to the farm building in said quarter quarter (See Attached Exhibit F) (Parcel Identification Number 0611-044-8215-8).

Located in the southwest quarter of the southwest quarter of section 04, Township Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as **Spilde Drive**. Beginning at a point 990.0 feet north of the southwest corner of the southwest  $\frac{1}{4}$  of the southwest  $\frac{1}{4}$ , thence east 965.0 feet. The line described is the center of said highway, and the same is laid out of a width of 3 rods (See Attached Exhibit G) (Parcel Identification Number 0611-043-9000-6).

The road to be discontinued is all of the road known locally as **Wayne Jacobson Drive**, located in the southwest quarter of the southeast quarter of section 4, Town Six North (T6N), Range 11 Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which Road commences at a point in the center of County Highway N, near the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said section four, and running slightly Northeasterly for approximately 329 feet, with a width of approximately 3 rods (See Attached Exhibit H) (Parcel Number 0611-044-9000-5).

Located in the southeast quarter of the northwest quarter of section 06, Township Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as **Downing Drive**. A strip of land 49.5 feet wide, the center line which is described as follow: commencing at the intersection of the west line of section 6 and the center line of CTH MN. Thence southeasterly along center line of highway MN, 1253.5 feet to the point of beginning of this description. Thence north 12° east 200.0 feet (See Attached Exhibit I) (Parcel Identification Number 0611-062-9503-0).

The road to be discontinued is all of the road known locally as **Ritchie Drive**, located in the northeast quarter of the northeast quarter of section 08, Town Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which road commences at a point in the center of Williams drive near the North East  $\frac{1}{4}$  of the North East  $\frac{1}{4}$  of said section eight, and running west for approximately 202 feet, with a width of approximately 3 rods (See Attached Exhibit J) (Parcel Identification Number 0611-081-8410-6).

The road to be discontinued is a portion of the road known locally as **South Hill Street (Also known as Elsing Drive)**, located in the southwest quarter of the southwest quarter of section 09 and the southeast quarter of the southeast quarter of section 10, Town Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which Road commences at a point in the center of Koshkonong Road near the Southeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said section nine, and running north slightly easterly for approximately 572 feet, with a width of approximately 4 rods (See Attached Exhibit K) (Parcel Identification Numbers: 0611-103-9220-7, 0611-103-9000-3, 0611-094-9500-0, and 0611-094-9415-1).

The road to be discontinued is all of the road known locally as Le Manski Drive, Located in the northwest quarter of the northeast quarter section 10, Town Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane county, Wisconsin, which Road commences at a point in the center of Rinden Road, near the North west ¼ of the North east ¼ of said section ten, and running south for approximately 255 feet, with a width of approximately 4 rods(See Attached Exhibit L)(Parcel Identification Number 0611-101-8500-2).

Located in the northeast quarter of the northeast quarter of section 11, Township Six North(T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as Church Farm Drive. Beginning in the center of a highway running east and west between section 1 and 2 and 11 and 12 and 24 rods and 6 feet east of the north west corner of the north east quarter of the north east quarter of section number 11, running thence due south for a distance of 975 feet(See Attached Exhibit M)(Parcel Identification Number 0611-111-8000-5).

The road to be discontinued is all of the road known locally as Olson Drive, Located in the northeast quarter of the southeast section 11, Town Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin, which the road commences at a point in the center of County Highway BN, near the Northeast ¼ of the Southeast ¼ of said section 11, and runs slightly southwesterly for approximately 357 feet, with a width of 3 rods(See Attached Exhibit N)(Parcel Identification Number 0611-114-8000-2).

Located in the southwest quarter of the southeast quarter and the southeast quarter of the southwest quarter of section 12, Township Six North (T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin. The road to be discontinued is all of the road known locally as Odland Road. A parcel of land three(3) rods in width situated in the south ½ of section 12, Township 6 North, Range 11 East,(Town of Pleasant Springs), the South line of which is described as follows: Commencing at the point of intersection of Drotning Road and a Town Road, said point being the Southwest corner of the Southeast ¼ of said Section 12; thence North along the centerline of said town Road 902 feet to the point of beginning of this description; thence West 1505 feet, which is the entire length of the roadway hereby conveyed(See Attached Exhibit O)(Parcel Identification Number 0611-124-9001-7).

**WHEREAS**, this Resolution was introduced before the Town Board of the Town of Pleasant Springs on the 6<sup>th</sup> of September, 2011, with a Notice of Pendency of Application to Vacate each of the above-described properties was filed with the Register of Deeds for Dane County on September 16, 2011; and a Notice of Hearing was duly published in the Stoughton Courier Hub, a copy of said notice was also served more than 30 days prior to the hearing in the manner prescribed by law on all owners of the frontage of each of the lots and lands abutting upon the portions of the aforementioned streets to be discontinued, or a waiver of notice thereof having been received, and a public hearing having been held before the Town Board of the Town of Pleasant Springs on October 20, 2011 at 4 o'clock p.m.; and

**WHEREAS**, no sufficient written objections to said discontinuance and vacation of each of the aforementioned roadways has been filed with the Clerk:

**NOW, THEREFORE**, in accordance with the authority vested in the Town Board of Pleasant Springs pursuant to 66.1003, Wis. Stats.,

**BE IT RESOLVED** by the Town Board of the Town of Pleasant Springs that each of the aforementioned roadways be, and the same hereby are, vacated and discontinued, since the interest in their entirety.

**BE IT FUTHER RESOLVED** that the following Lis Pendens are now released in full and their entirety;

- 1. Ames Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792128 in the office of the Register of Deeds for Dane County, Wisconsin**
- 2. Rinden Court Lis Pendens not filed, road will not be discontinued as it creates a landlock.**
- 3. Paulson Drive Lis Pendens filed on September 16, 2011 at 4:07 p.m. as Document No. 4792154 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 4. Harold Krueger Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792129 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 5. Richard Krueger Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792135 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 6. Mldthun Court Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792130 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 7. Spilde Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792132 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 8. Wayne Jacobson Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792131 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 9. Downing Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4762137 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 10. Ritchie Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792138 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 11. South Hill Street(Also known as Elsing Drive) Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792139 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 12. Le Manski Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792140 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 13. Church Farm Drive Lis Pendens filed on September 16, 2011 at 4:06 p.m. as Document No. 4792141 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 14. Olson Drive Lis Pendens filed on September 16, 2011 at 4:07 p.m. as Document No. 4792153 in the office of the Register of Deeds for Dane County, Wisconsin.**
- 15. Odland Road Lis Pendens filed on September 16, 2011 at 4:08 p.m. as Document No. 4792171 in the office of the Register of Deeds for Dane County, Wisconsin.**

The above and foregoing Resolution was duly adopted by the Town board of the Town of Pleasant Springs at a Special Town Board meeting held on October 20, 2011 at 7p.m.

TOWN OF PLEASANT SPRINGS



Richard P. Green, Town Chairman

  
Don Lund, Supervisor

  
Tom McGinnis, Supervisor

Jay Damkoehler, Supervisor

  
Mary Haley, Supervisor

ATTEST:   
Cassandra Clerkin, Clerk/Treasurer

Vote: 4 AYES — NOES

Adopted: 20 October, 2011

Posted: 25 October, 2011

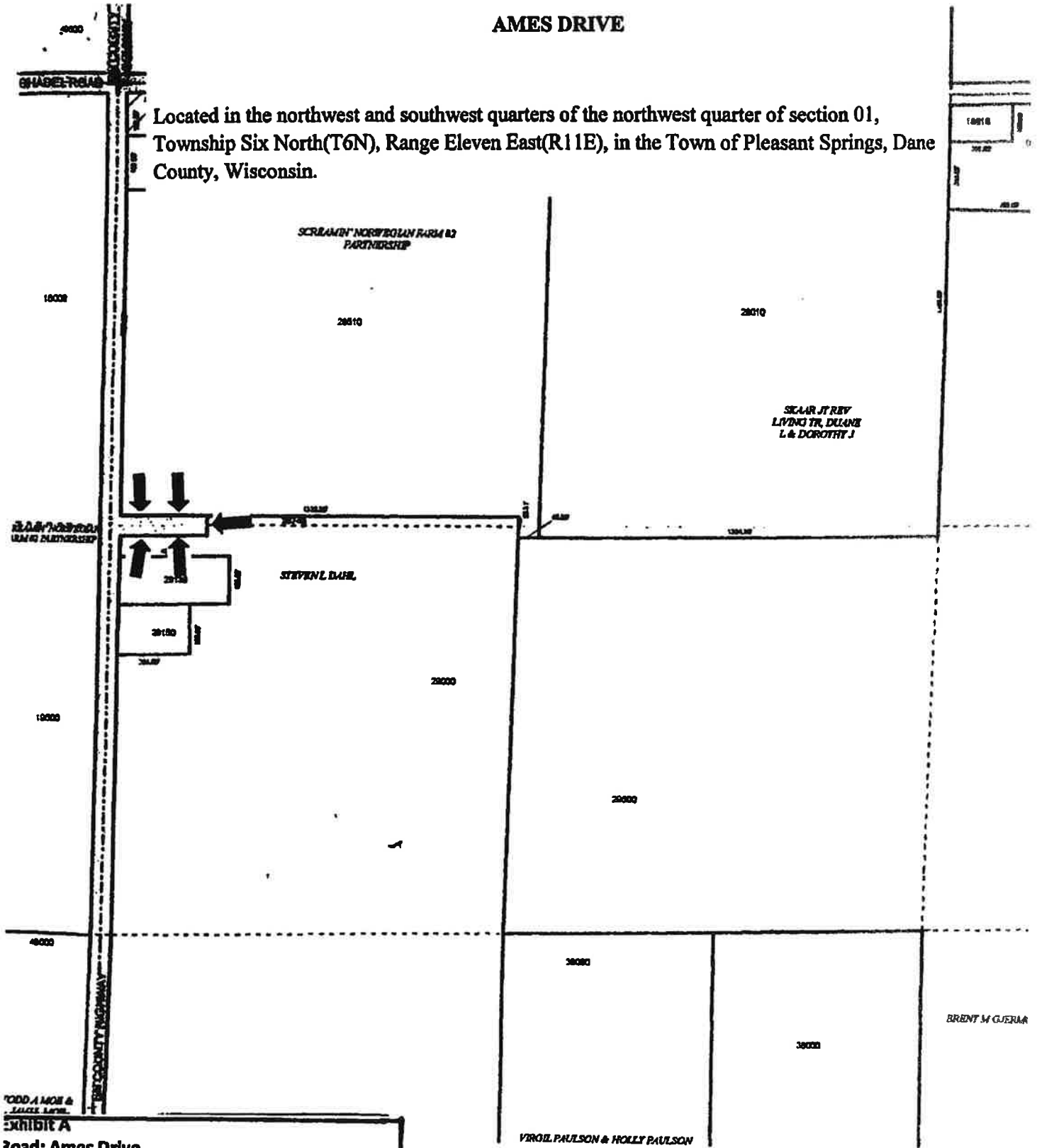
I certify that on the 20 day of October, 2011 the above Resolution Discontinuing certain roadways in the Town of Pleasant Springs, Dane County, Wisconsin was adopted by a vote of 4 Ayes and — Noes by the Town Board of the Town of Pleasant Springs.

Drafted By Cassandra Clerkin  
Clerk/Treasurer  
Town of Pleasant Springs  
2354 County Rd N  
Stoughton WI 53589



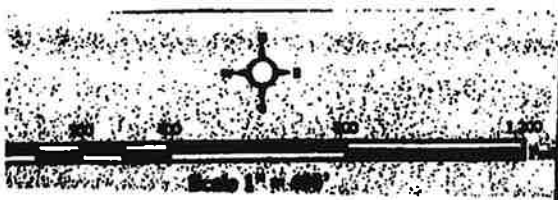
# AMES DRIVE

Located in the northwest and southwest quarters of the northwest quarter of section 01,  
Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane  
County, Wisconsin.



TODD A MOE &  
LANCE LAYNE  
Exhibit A

Road: Ames Drive  
Section 1



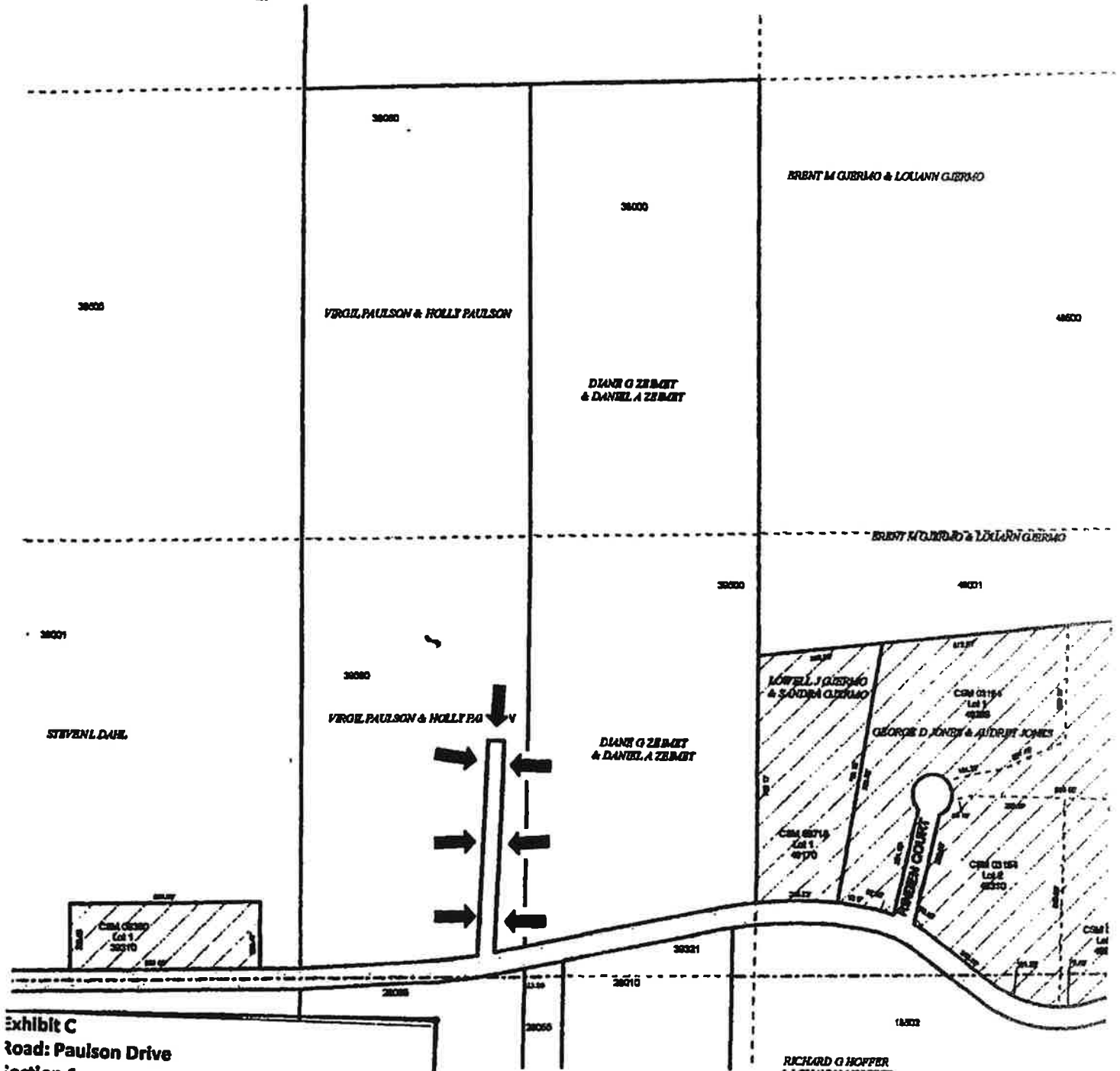
Viewers are advised to ignore the illegible text  
on this map. It is presented to show spatial  
relationships only.

Authorized by:

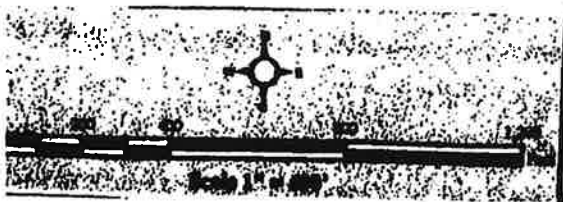
*[Signature]*

# PAULSON DRIVE

Located in the southeast quarter of the southwest quarter of section 01, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit C**  
Road: Paulson Drive  
Section 1

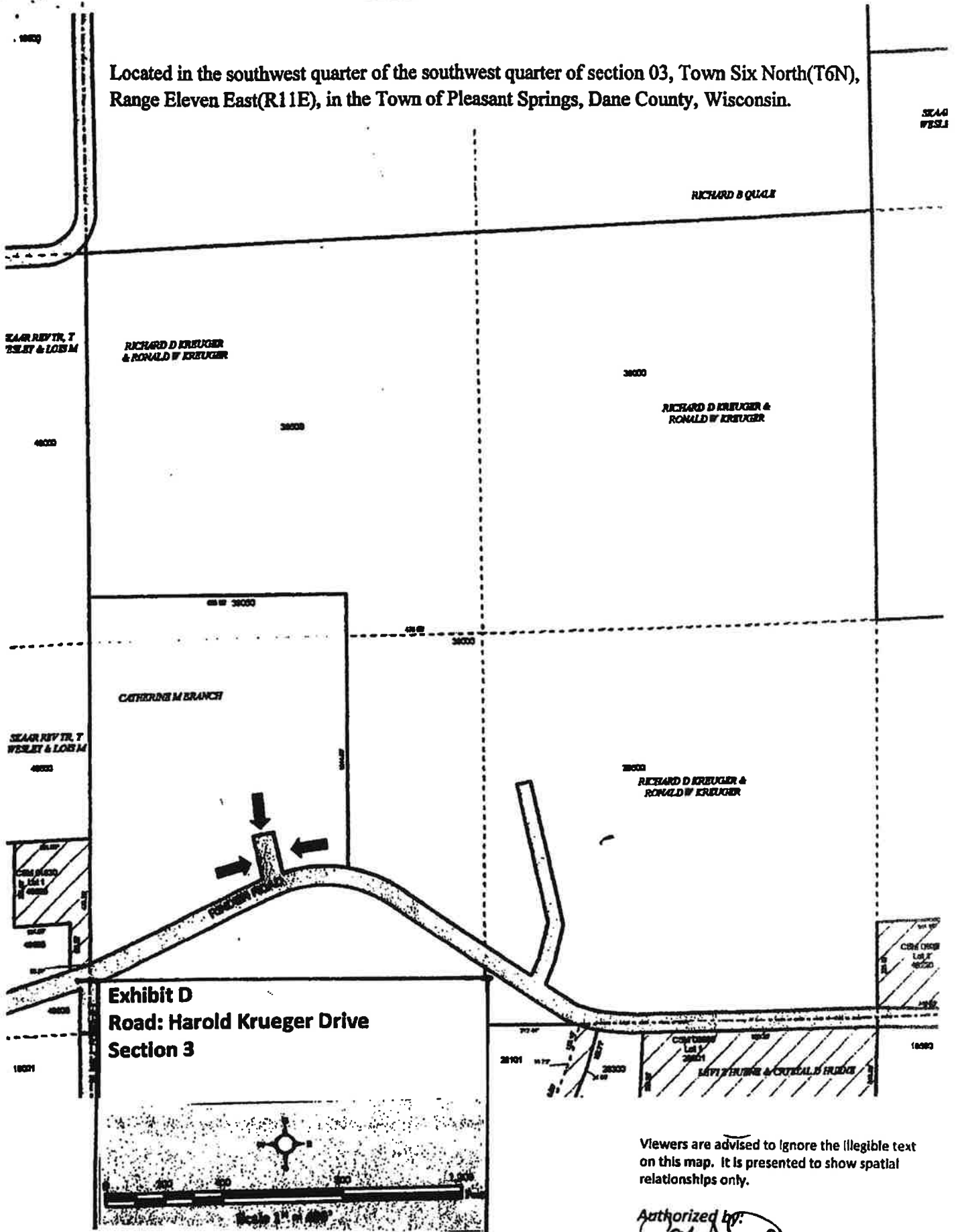


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by  
*[Signature]*

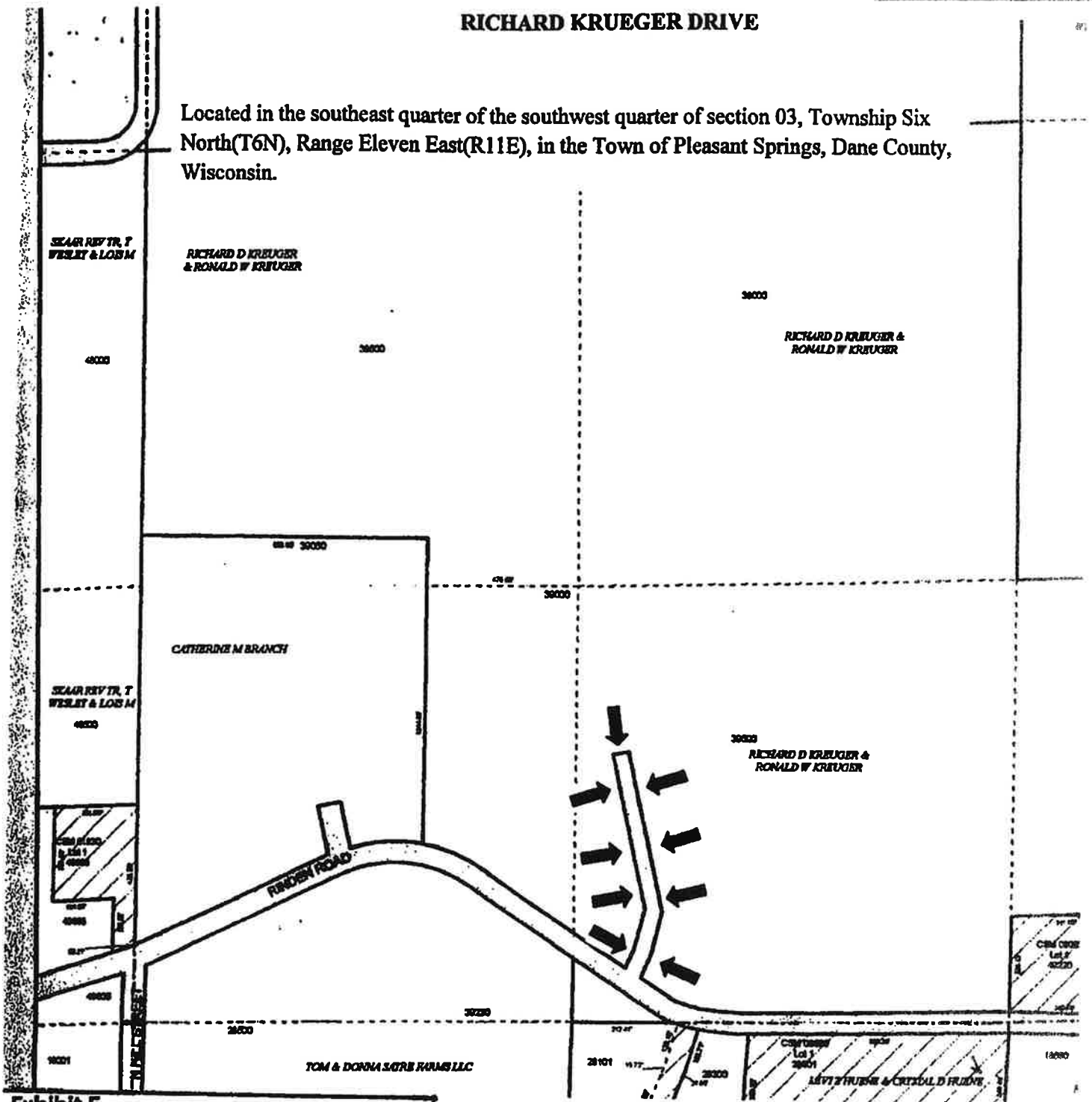
# HAROLD KRUEGER DRIVE

Located in the southwest quarter of the southwest quarter of section 03, Town Six North (T6N), Range Eleven East (R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



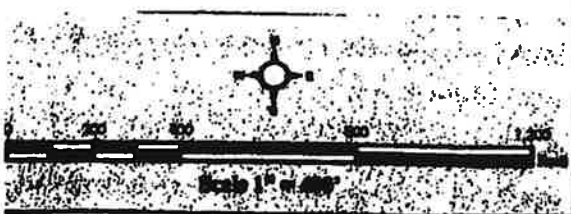
# RICHARD KRUEGER DRIVE

Located in the southeast quarter of the southwest quarter of section 03, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



## Exhibit E

Road: Richard Krueger Drive  
Section 3

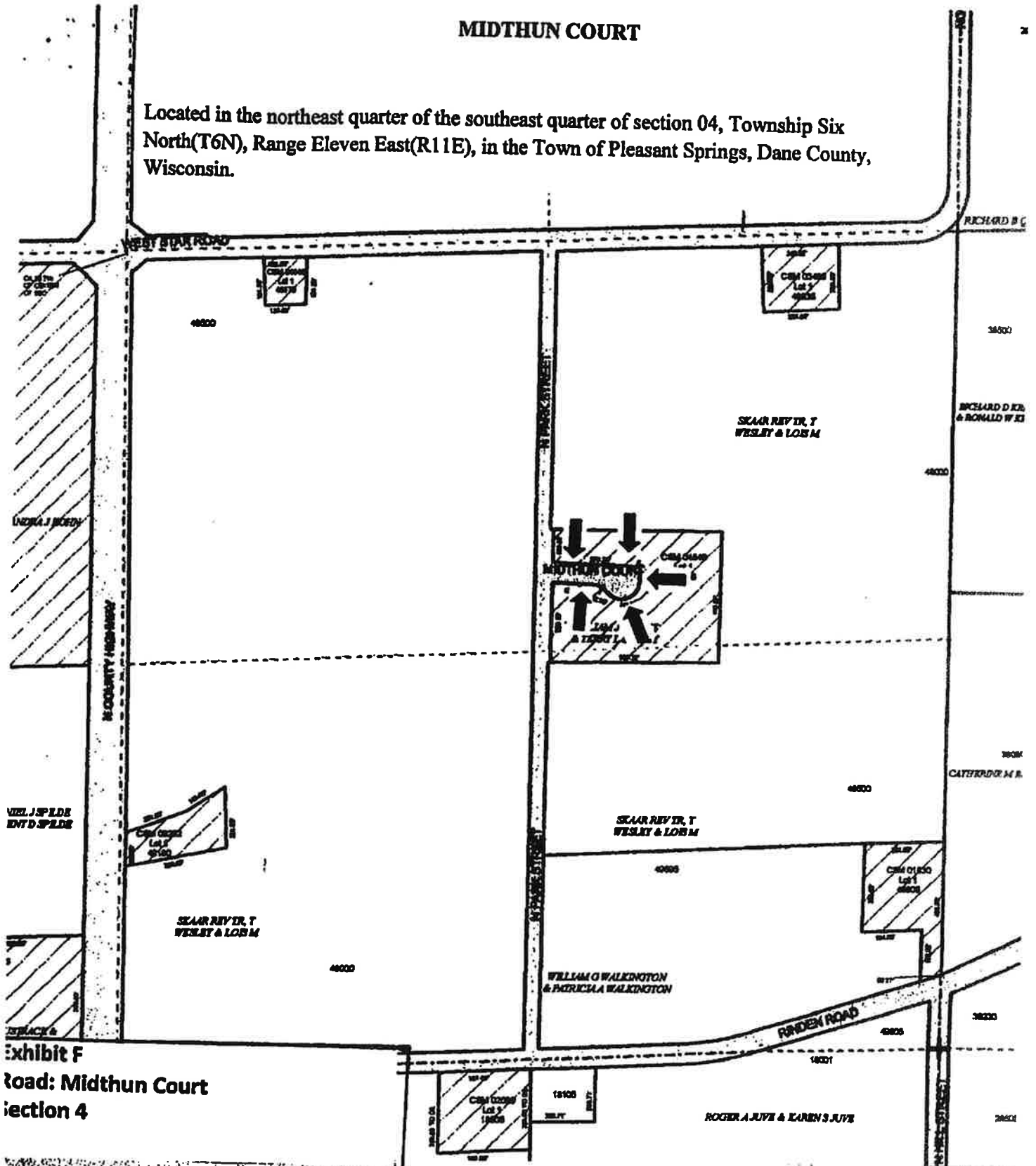


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

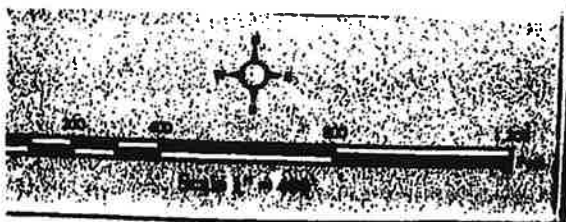
Authorized by: 

# MIDTHUN COURT

Located in the northeast quarter of the southeast quarter of section 04, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit F**  
**Road: Midthun Court**  
**Section 4**



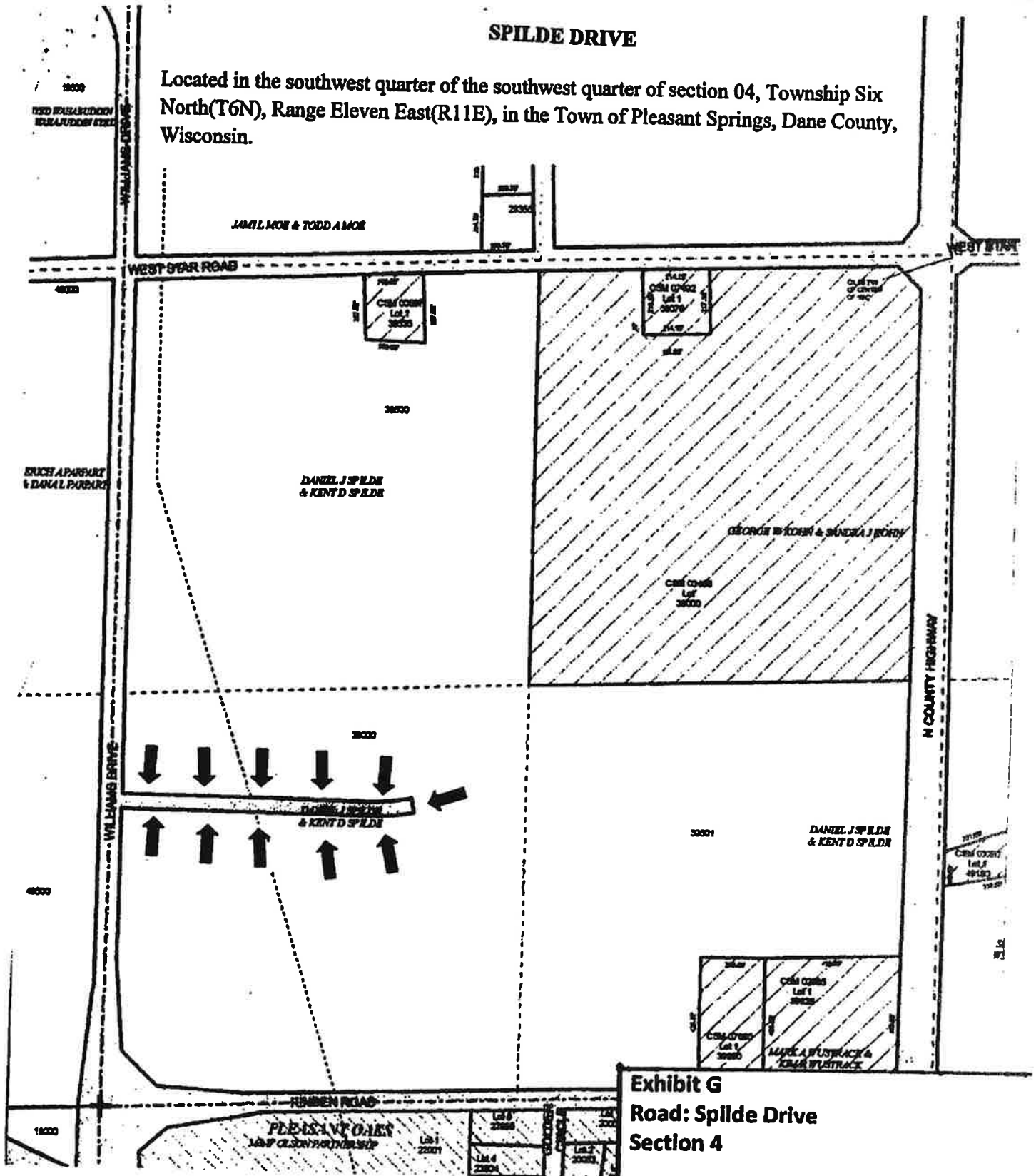
Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by:  
*[Signature]*



# **SPLIDE DRIVE**

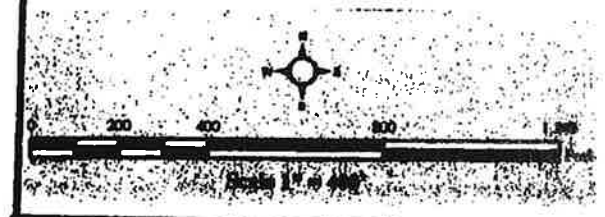
Located in the southwest quarter of the southwest quarter of section 04, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit G**  
**Road: Splide Drive**  
**Section 4**

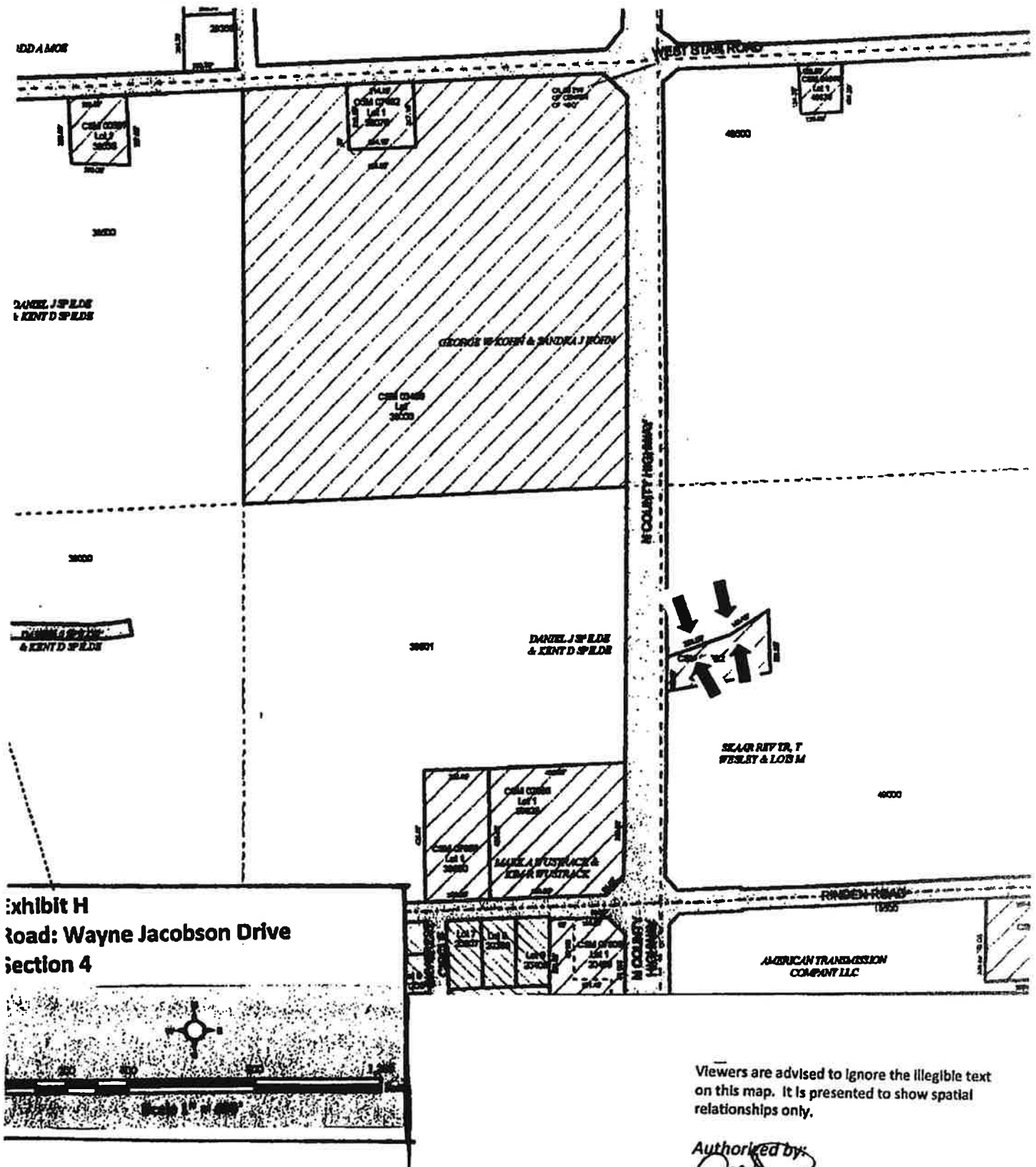
Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by:



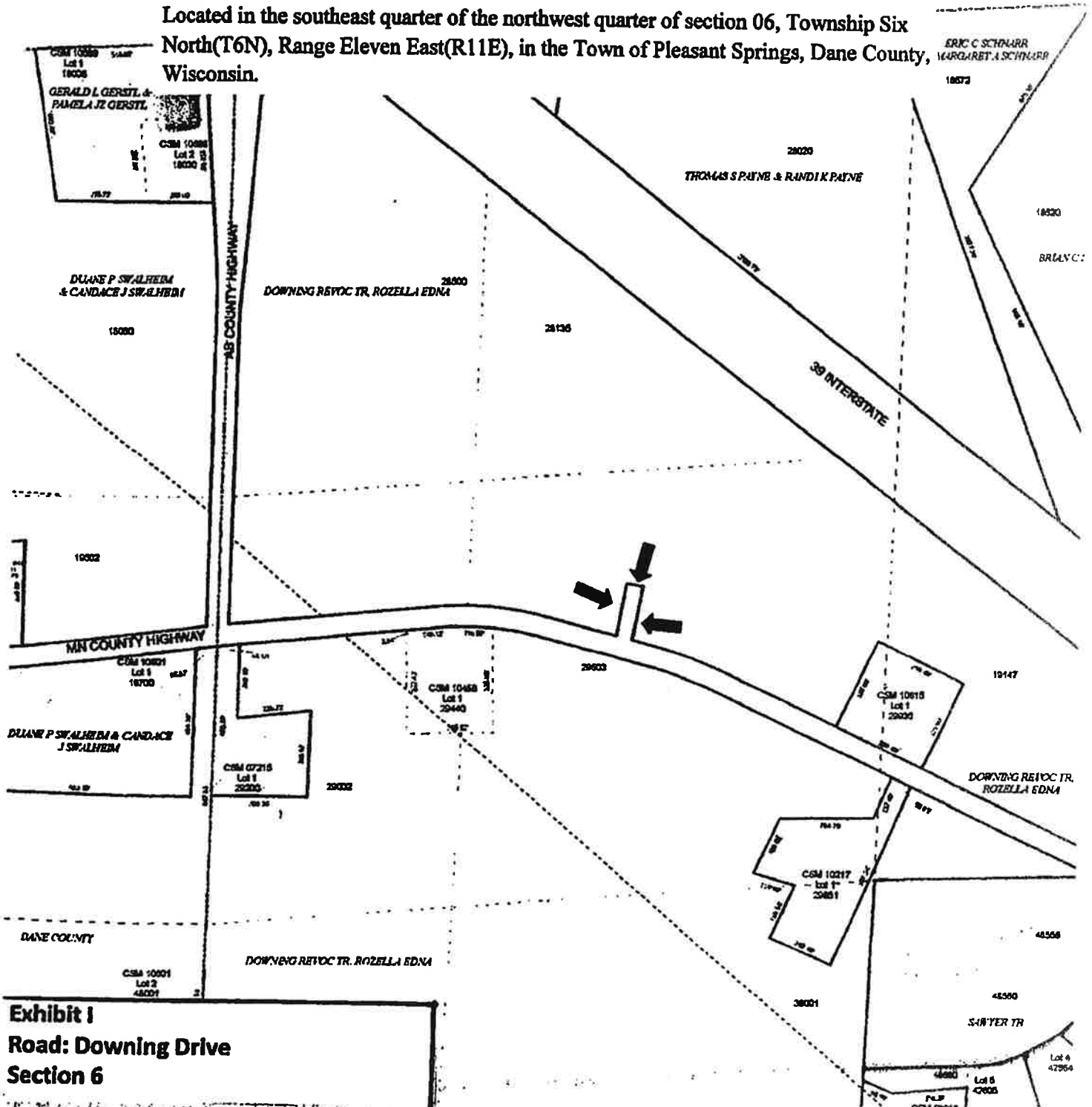
# WAYNE JACOBSON DRIVE

Located in the southwest quarter of the southeast quarter of section 04, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.

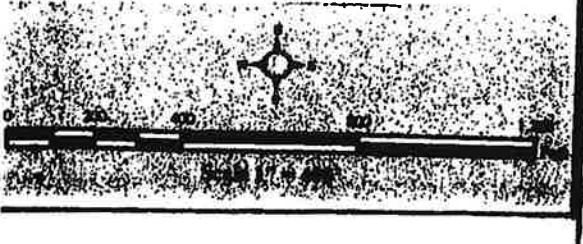


# DOWNING DRIVE

Located in the southeast quarter of the northwest quarter of section 06, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit I**  
**Road: Downing Drive**  
**Section 6**

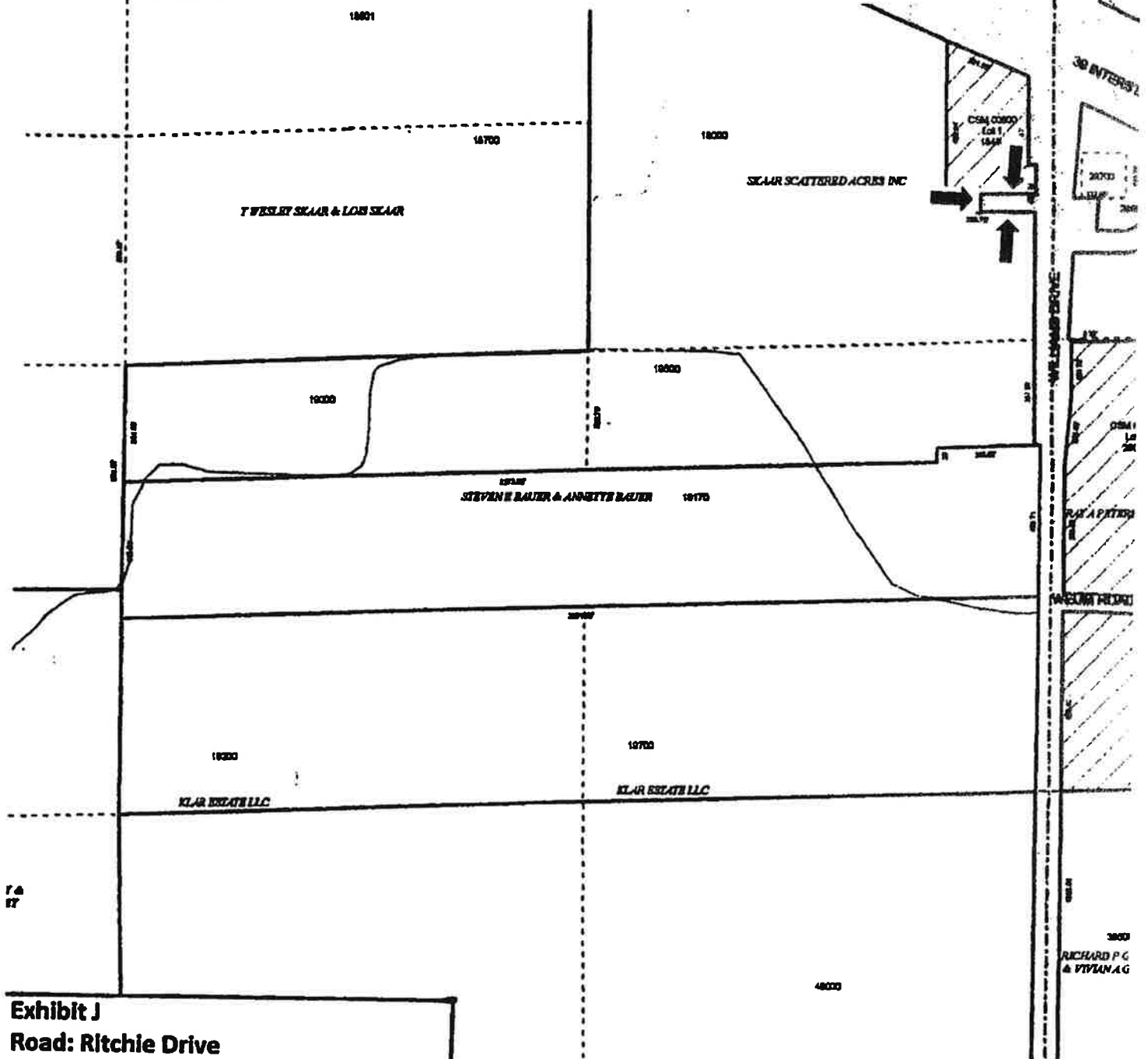


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

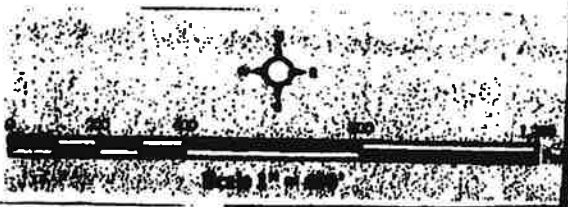
Authorized by:  
*[Signature]*

# RITCHIE DRIVE

Located in the northeast quarter of the northeast quarter of section 08, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit J**  
**Road: Ritchie Drive**  
**Section 8**

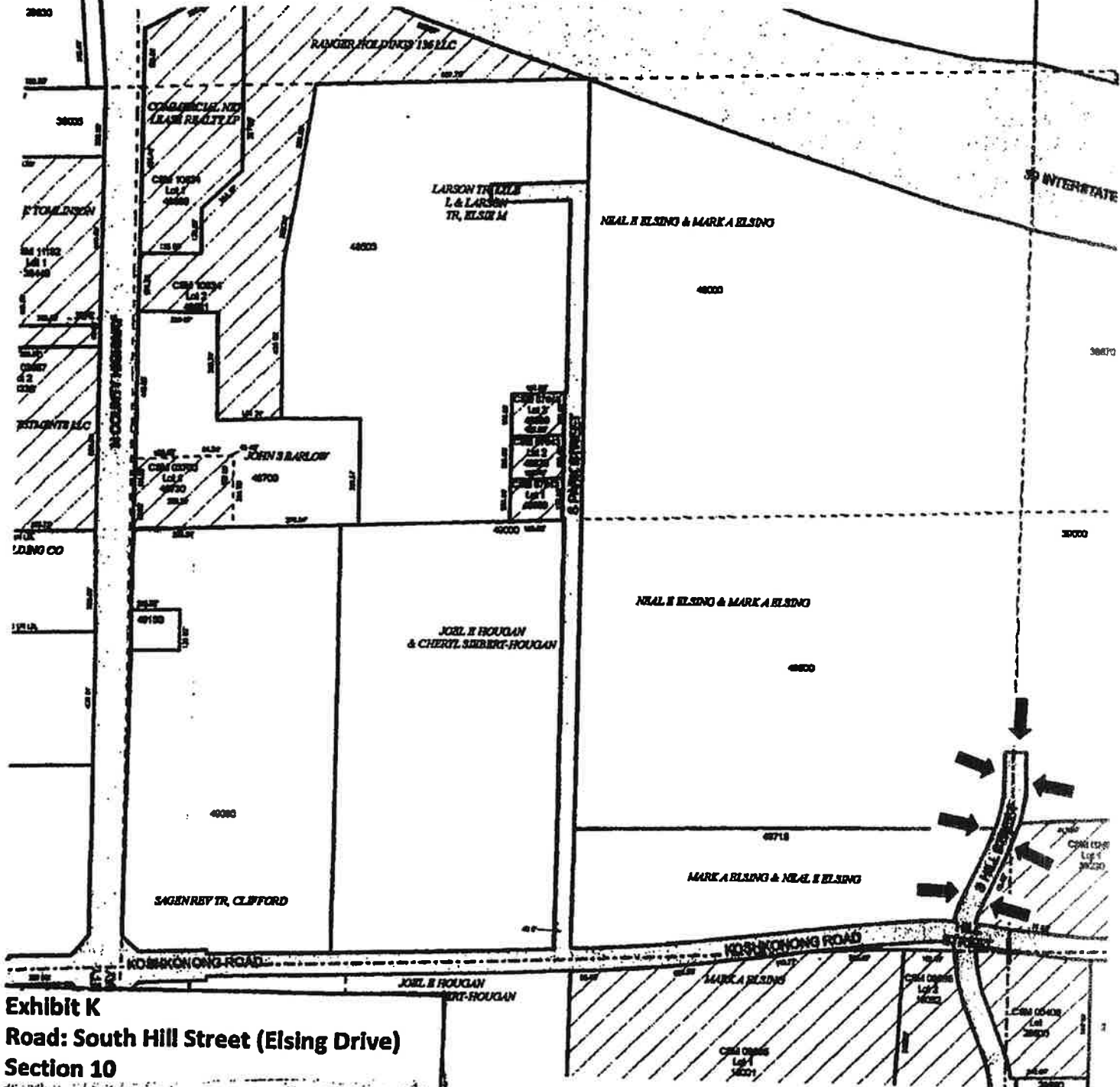


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

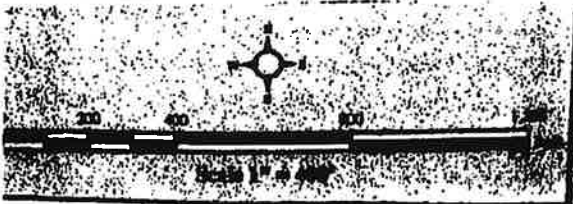
Authorized by:  
*[Signature]*

**SOUTH HILL STREET (ALSO KNOWN AS ELSING DRIVE)**

**Located in the southwest quarter of the southwest quarter section 09 and the south east quarter of the south east quarter section 10, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.**

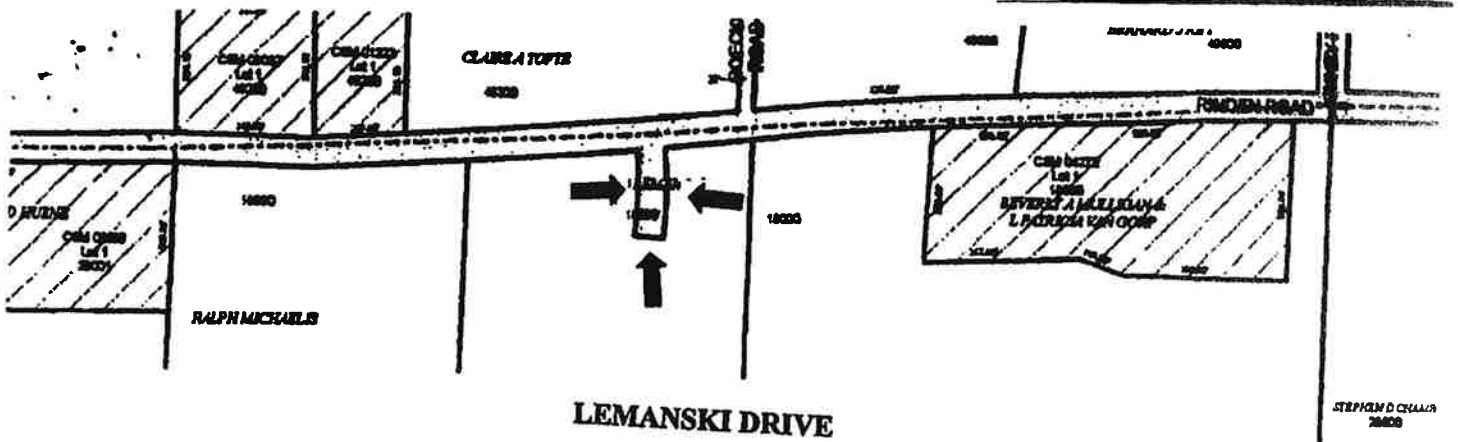


**Exhibit K**  
**Road: South Hill Street (Elsing Drive)**  
**Section 10**

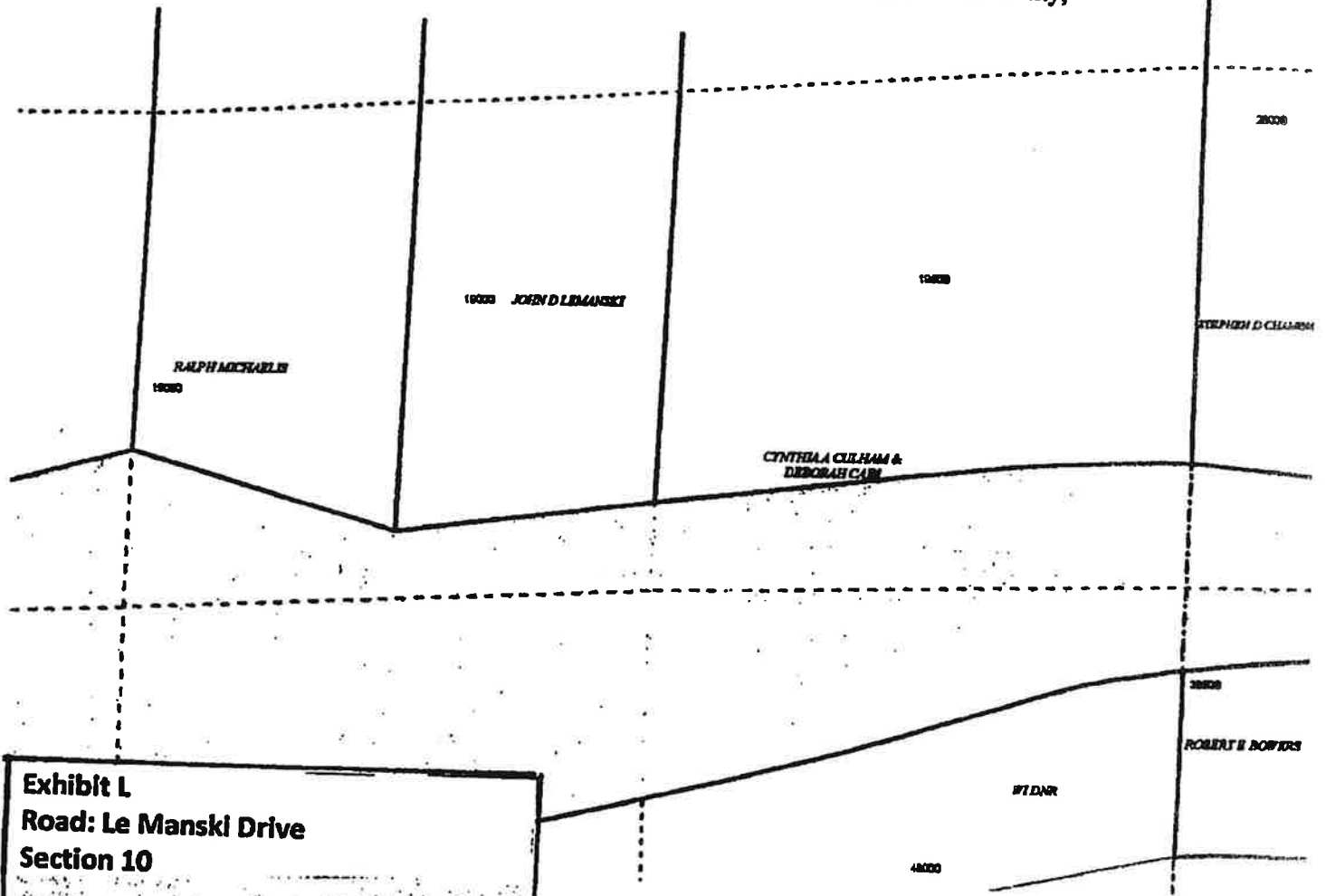


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by:



Located in the northwest quarter of the northeast quarter of section 10, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



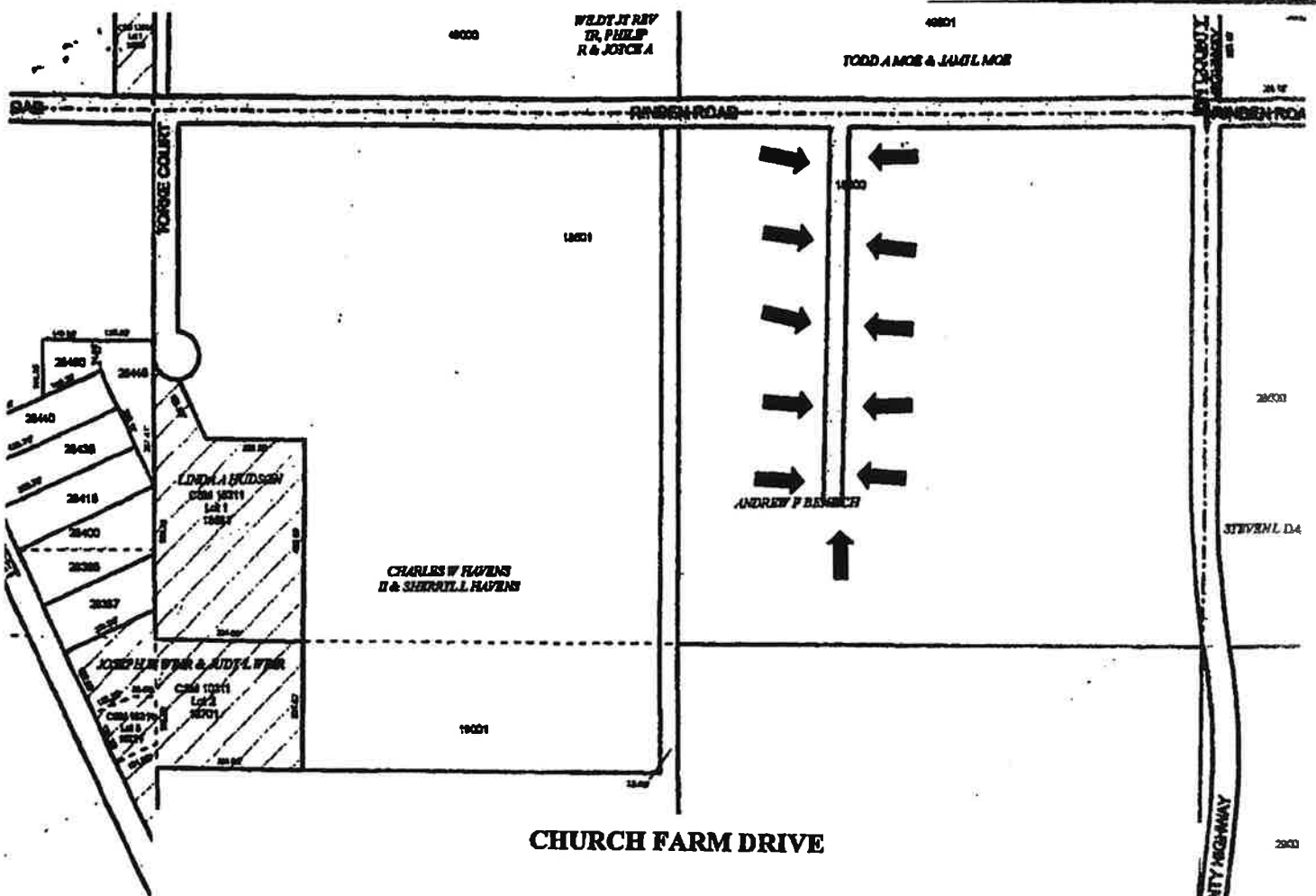
**Exhibit L**  
**Road: Le Manski Drive**  
**Section 10**

Scale 1" = 400'

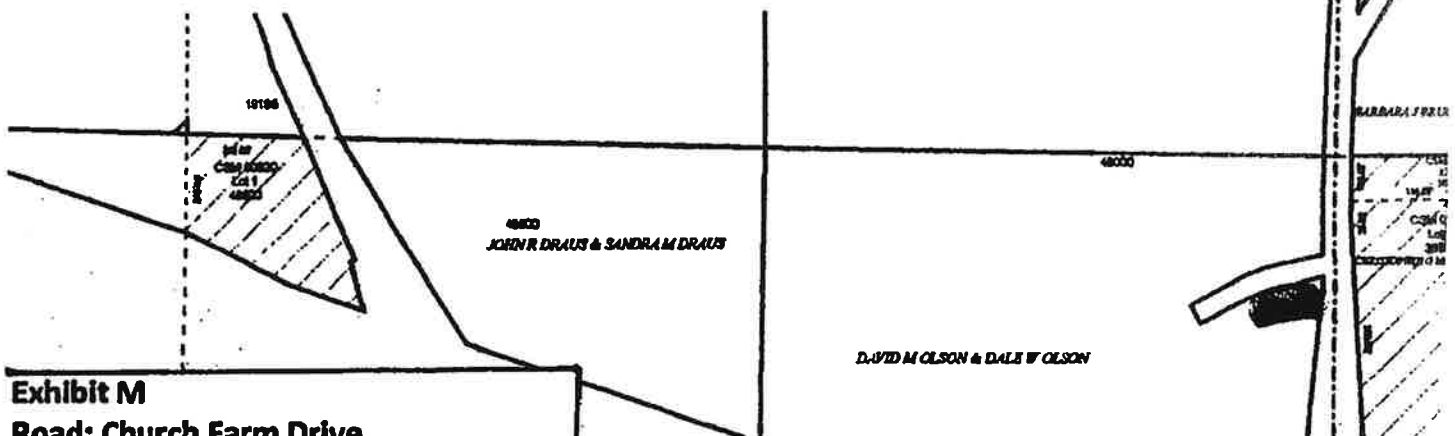
Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized By:

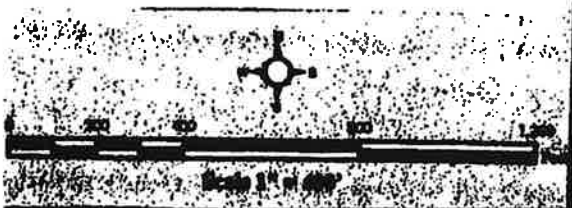




Located in the northeast quarter of the northeast quarter of section 11, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit M**  
**Road: Church Farm Drive**  
**Section 11**

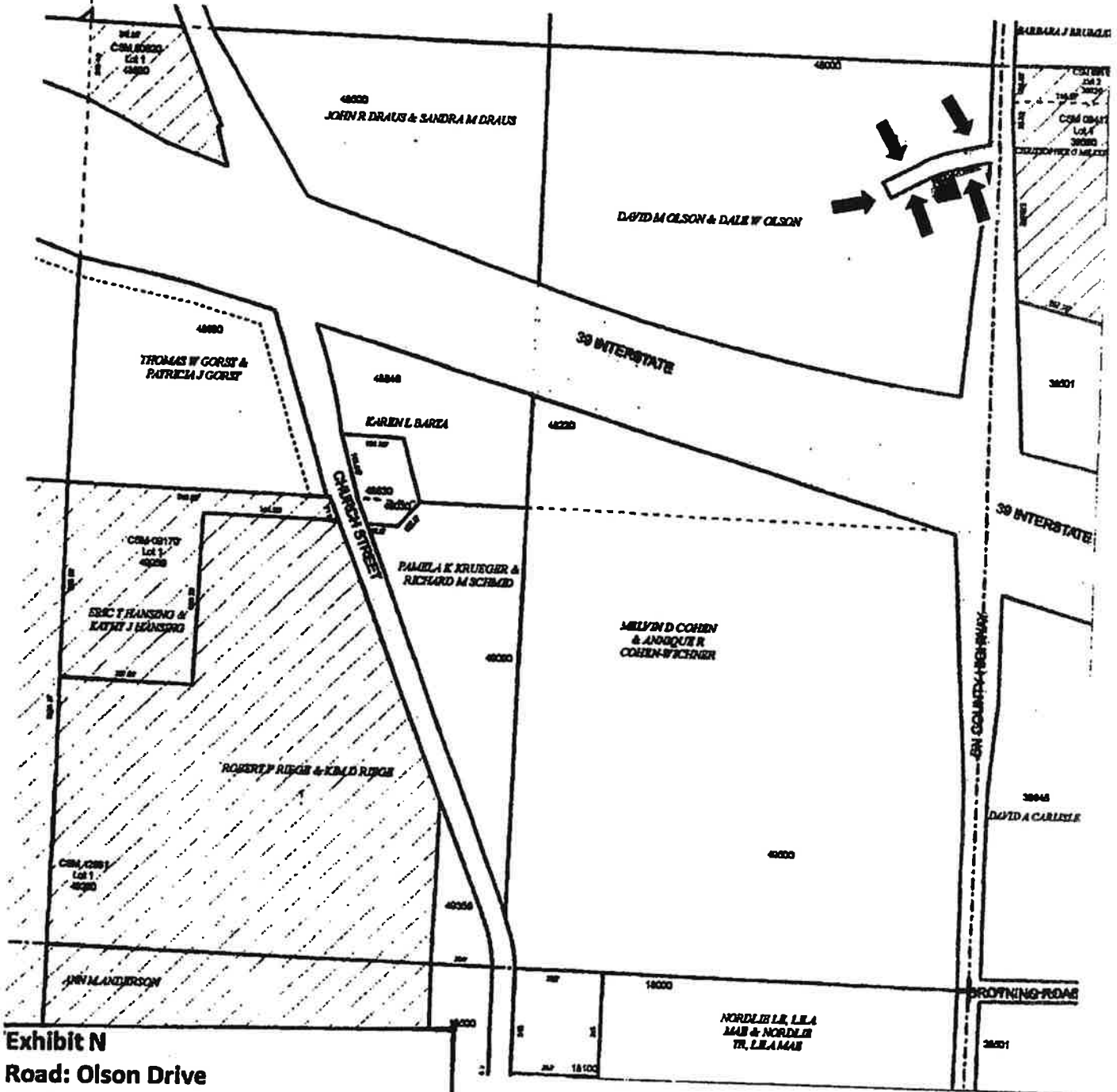


Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by:  
*[Signature]*

# OLSON DRIVE

Located in the northeast quarter of the southeast quarter of section 11, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit N**  
**Road: Olson Drive**  
**Section 11**

Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

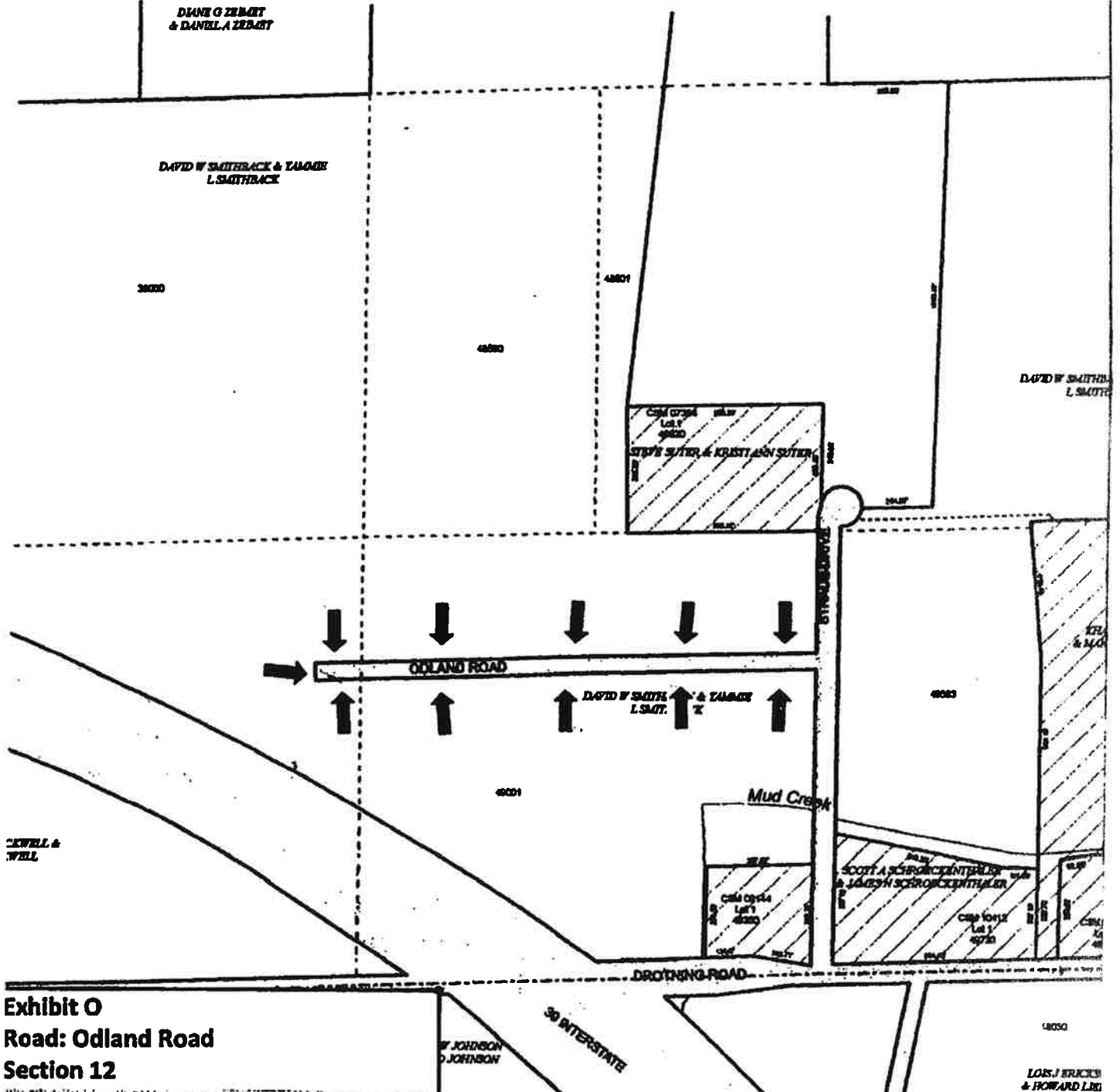
Authorized by:

*[Signature]*

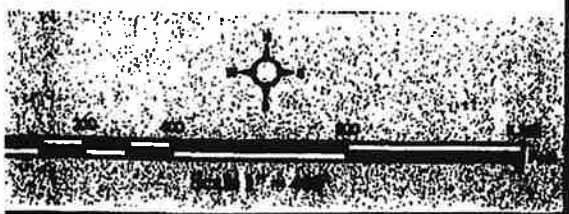
# ODLAND ROAD

IV & HOLLY PETERSON

Located in the southwest quarter of the southeast quarter and the southeast quarter of the southwest quarter of Section 12, Township Six North(T6N), Range Eleven East(R11E), in the Town of Pleasant Springs, Dane County, Wisconsin.



**Exhibit O**  
**Road: Odland Road**  
**Section 12**



Viewers are advised to ignore the illegible text on this map. It is presented to show spatial relationships only.

Authorized by:  
*[Signature]*

State Bar of Wisconsin Form 3 - 2003

**QUIT CLAIM DEED**

Document Number

Document Name

**THIS DEED**, made between Richard D. Kreuger and Marlene Kreuger, husband and wife

("Grantor," whether one or more),

and Richard D. Kreuger and Marlene J. Kreuger

Revocable Living Trust Dated April 28, 2016 \*\*

("Grantee," whether one or more).

Grantor, quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

\*\* Interest - an undivided one-half (1/2) interest

See attached legal description



8 9 9 2 3 5 7

Tx:8759617

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5233025**

**05/09/2016 3:50 PM**

**Trans. Fee:**

**Exempt #: 16**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

**Attorney Thomas Lee Hebl**

**Hebl, Hebl & Ripp, LLP**

**1150 West Main Street**

**P. O. Box 46**

**Sun Prairie, WI 53590**

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (is-not)

Dated

April 28, 2016

Richard D. Kreuger (SEAL)

\* Richard D. Kreuger

Marlene J. Kreuger (SEAL)

\* Marlene Kreuger

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

DANE COUNTY

ss.

Personally came before me on 4-28-16,  
the above-named Richard D. Kreuger and

Marlene Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**QUIT CLAIM DEED**

**STATE BAR OF WISCONSIN**

FORM No. 3-2003

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Kreuger, Richa

E116  
2

LEGAL DESCRIPTION  
FOR QUIT CLAIM DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
TO  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED April 28, 2016

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED

Document Number

Document Name



**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #  
5336203**

**06/26/2017 1:42 PM**

**Trans. Fee:**

**Exempt #: 11**

**Rec. Fee: 30.00**

**Pages: 2**

**THIS DEED, made between** Dale Olson

**as Personal Representative of the estate of** Ronald Kreuger

**("Decedent")**

**("Grantor," whether one or more), and** Dale Kreuger, Michael Kreuger, Susan Bush,  
and Julie Skjolaas

**("Grantee," whether one or more).**

Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage Grove, Wisconsin.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

See attached exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has since acquired.

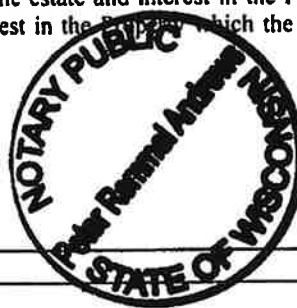
Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

\* \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews  
State Bar No. 1090527

**ACKNOWLEDGMENT**

STATE OF WISCONSIN )

Dane COUNTY ) ss.

Personally came before me on June 22, 2017

the above-named Dale Olson

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Peter R. Andrews  
Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**  
**PERSONAL REPRESENTATIVE'S DEED** © 2003 STATE BAR OF WISCONSIN **FORM NO. 5-2003**  
\* Type name below signatures.

E/11  
(2)



**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1 /4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof;. thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

ICLSENED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

State Bar of Wisconsin Form 7 - 2003  
**TRUSTEE'S DEED**

Document Number

Document Name

**THIS DEED**, made between Marlene J. Kreuger  
as Trustee of Richard D. Kreuger and Marlene J. Kreuger  
Revocable Living Trust\* ("Grantor," whether one or more),  
and Marlene J. Kreuger

\_\_\_\_\_  
("Grantee," whether one or more).  
Grantor conveys to Grantee, without warranty, the following described real  
estate, together with the rents, profits, fixtures and other appurtenant  
interests, in Dane County, State of Wisconsin  
("Property") (if more space is needed, please attach addendum):

\*dated April 28, 2016.

Interest - An undivided one-half (1/2) interest in  
the attached legal description

**KRISTI CHLEBOWSKI**  
**DANE COUNTY**  
**REGISTER OF DEEDS**

**DOCUMENT #**  
**5355041**

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 9

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Attorney Thomas Lee Hebl

Hebl, Hebl & Ripp, LLP

1150 West Main Street

P.O. Box 46

Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

Dated September 1, 2017

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not,  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

Dane COUNTY ) ss.

Personally came before me on 9-1-17,  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent)-(expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**TRUSTEE'S DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 7-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4125  
Produced with ZipForm® by zipLogix 16070 Fifteen Mile Road, Fraser, Michigan 48028 www.ziplogix.com

Kreuger

LEGAL DESCRIPTION  
FOR TRUSTEE'S DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED APRIL 28, 2016  
TO  
MARLENE J. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

# TRANSFER ON DEATH DEED

Document Number

Document Name

THIS DEED, made between Marlene J. Kreuger, a single person

("Grantor," whether one or more), and Dale R. Kreuger

("Grantee," whether one or more).

Grantor transfers on death to Grantee (pursuant to Sec. 705.15 Wis. Stats.), the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Interest - An undivided one-half (1/2) interest in the attached legal description

THIS DIRECTIVE IS NOT A CONVEYANCE; IT HAS NO IMMEDIATE OWNERSHIP EFFECT, BUT WILL TRANSFER FULL OWNERSHIP UPON THE DEATH OF GRANTOR.

This directive is revocable and may be changed by the Grantor at any time.

Grantee will take title to the property subject to all encumbrances and liens of record on the death of the Grantor.

This document is designating only a transfer on death beneficiary and is exempt from the transfer return and transfer return fee per sec. 705.15 and sec. 77.25 (10m), Wis. Stats.

In the event of the death of the grantee prior to the death of the grantor, said grantee's interest shall pass to Susan R. Bush.

Dated September 1, 2017.

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

## AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06 )

THIS INSTRUMENT DRAFTED BY:

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

## ACKNOWLEDGMENT

STATE OF WISCONSIN )  
 ) ss.

DANE COUNTY )

Personally came before me on September 1, 2017,  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of WISCONSIN

My commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

TRANSFER ON DEATH DEED

\*Type name below signatures.

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #

**5355042**

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 10M

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Hebl, Hebl & Ripp, LLP

1150 W. Main St.

P.O. Box 46

Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (isnot)

LEGAL DESCRIPTION  
FOR TRANSFER ON DEATH DEED FROM  
MARLENE J. KREUGER  
TO  
DALE R. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



**Affidavit of Correction**  
**Title of Document**

Document Number

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5392959  
03/02/2018 03:33 PM  
Trans Fee:  
Exempt #: 3  
Rec. Fee: 30.00  
Pages: 3

AFFIANT, Peter Rimmel Andrews, hereby swears or affirms that a certain document which was titled as Personal Representative's Deed, and recorded in Dane County, State of Wisconsin, as Document No. 5336203 on June 26, 2017 (the "Deed") contained the following omission:

For purposes of clarification, the Estate of Ronald Kreuger's interest, as referenced in the Deed, is only an interest in personal property and not an interest in the real estate described on Exhibit A to the Deed. The Estate of Ronald Kreuger does not retain any interest in the real property described on that Exhibit A.

The basis for Affiant's personal knowledge of this matter is as the drafter of the conveyance that is the subject of the Correction Instrument. A copy of this conveyance is attached to this Correction Instrument. Undersigned has sent notice of the execution and recording of this Correction Instrument by 1<sup>st</sup> class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Affiant is the Attorney for the Estate of Ronald Kreuger.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

See attached.

Parcel Identification Number (PIN)

Dated: March 1, 2018

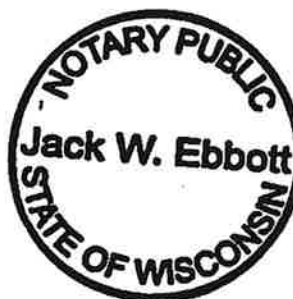
Signed:

Peter Rimmel Andrews

State of Wisconsin )  
ss. )  
County of Dane )

Subscribed and sworn to (or affirmed) before me this  
1<sup>st</sup> day of March, 2018.

Jack Ebbott  
Notary Public, State of Wisconsin  
My Commission is permanent



This instrument is drafted by Attorney Peter Rimmel Andrews  
Aplin & Ringsmuth, LLC, State Bar No. 1090527

8/3  
3





## Exhibit A

### LEGAL DESCRIPTION

#### **Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

#### **Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

### PARCEL NOS

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

State Bar of Wisconsin Form 1 - 2003

**WARRANTY DEED**

Document Number

Document Name

**THIS DEED**, made between Susan R. Bush

\_\_\_\_\_, ("Grantor," whether one or more),  
and Kreuger Quarry, LLC

\_\_\_\_\_, ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):  
To Grantee, as a Tenant in Common, an undivided one-eighth interest in the real estate described on the attached Exhibit A.

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5393157

03/05/2018 12:01 PM

Trans Fee: 690.00

Exempt #:

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Jenifer Kraemer  
vonBriesen & Roper, s.c.  
Ten East Doty St, Ste 900  
Madison, WI 53703

See attached Exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except: municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, general taxes levied in the year of closing, and none other.

Dated March 2, 2018

[Signature]  
\* Susan R. Bush

(SEAL)

NOTARY PUBLIC  
RACHAEL R. SCHROEDER  
STATE OF WISCONSIN

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Jenifer Kraemer  
von Briesen & Roper, S.C.

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.  
WARRANTY DEED STATE BAR OF WISCONSIN

\*Type name below signatures.

STATE OF WISCONSIN )

) ss.

DANE COUNTY )

Personally came before me on March 2, 2018,  
the above-named Susan R. Bush

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

[Signature]  
\* Rachael R. Schroeder

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: 8/16/19)

**Exhibit "A "**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Tax Parcel Nos:   046/0611-033-9000-8  
                          046/0611-033-8500-5  
                          046/0611-033-8000-0  
                          046/0611-033-9500-3  
                          046/0611-034-9076-7

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

Document Number

Document Name

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5411641

05/24/2018 01:59 PM

Trans Fee:

Exempt #: 16

Rec. Fee: 30.00

Pages: 2

THIS DEED, made between Marlene J. Kreuger, unmarried ("Grantor," whether one or more), and Marlene J. Kreuger, Trustee, or her successors in interest, of the Marlene J. Kreuger Living Trust, dated May 17, 2018, and any amendments thereto ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Grantor's 50% share of property described in attached Exhibit A.

Name and Return Address

Horn & Johnsen SC  
Atty. John Horn  
8446 Excelsior Drive, Suite 102  
Madison, WI 53717

See Listing on Exhibit A

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

This conveyance is exempt from transfer tax pursuant to Section 77.25(16), Wis. Stats.

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: all municipal and zoning ordinances, recorded easements for public utilities, recorded building and use restrictions and covenants, all other recorded easements and restrictions, general taxes levied in 2018 and special assessment, if any.

Dated May 17, 2018

Marlene J. Kreuger (SEAL) \* (SEAL)  
\*Marlene J. Kreuger

\* (SEAL) \* (SEAL)

AUTHENTICATION

Signature(s) of Marlene J. Kreuger

authenticated on May 17, 2018

\*John Horn

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

ACKNOWLEDGMENT

STATE OF WISCONSIN

COUNTY

Personally came before me on \_\_\_\_\_,  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

THIS INSTRUMENT DRAFTED BY:

John Horn, (608) 829-2525

8446 Excelsior Drive, Suite 102, Madison, WI 53717

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 1-2003

\* Type name below signatures.

**EXHIBIT A**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

TAX ROLL PARCEL NUMBERS: 046/0611-033-8000-0, 046/0611-033-8500-5, 046/0611-033-9000-8, 046/0611-033-9500-3, and 046/0611-034-9076-7

Parcel Number - 046/0611-033-9000-8



Current

← Parcel Parents

Summary Report

Parcel Detail			Less -
Municipality Name	TOWN OF PLEASANT SPRINGS		
State Municipality Code	046		
Township & Range	Section	Quarter/Quarter & Quarter	
T06NR11E	03	SW of the SW	
Plat Name	METES AND BOUNDS		
Block/Building			
Lot/Unit			
Parcel Description	SEC 3-6-11 E 475 FT M/L OF SW1/4 SW1/4 LYG NLY OF HWY <b>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</b>		
Current Owner	KREUGER QUARRY LLC		
Current Co-Owners	DALE KREUGER MICHAEL KREUGER JULIE SKJOLAAS KREUGER LIVING TR, MARLENE J		
Primary Address	2324 RINDEN RD		
Billing Address	2298 RINDEN RD COTTAGE GROVE WI 53527		

Assessment Summary		More +
Assessment Year	2020	
Valuation Classification	G4 G5 G7	
Assessment Acres	10.400	
Land Value	\$66,900.00	
Improved Value	\$16,100.00	
Total Value	\$83,000.00	

Show Valuation Breakout



**Zoning Information**

For the most current and complete zoning information, contact the Division of Zoning.

**Zoning**

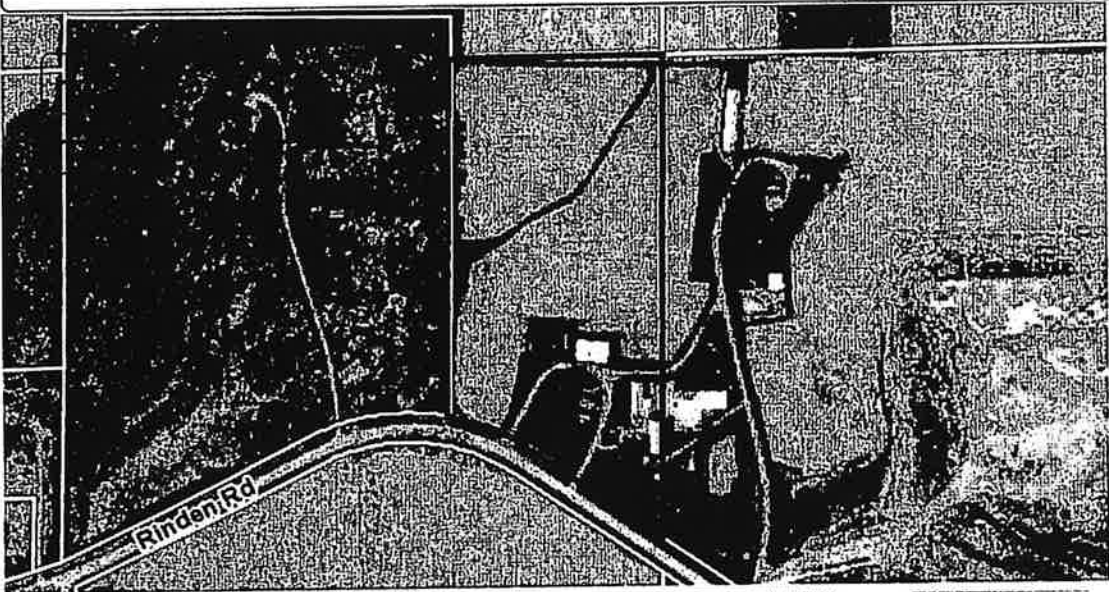
FP-35

Zoning District Fact Sheets

**District Information**

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	23CG	COTTAGE GROVE EMS
OTHER DISTRICT	23CG	COTTAGE GROVE FIRE

**Parcel Maps**



DCI Map

Google Map

Bing Map

## Tax Information

[E-Statement](#)[E-Bill](#)[E-Receipt](#)[Pay Taxes Online](#)

« < Newer Older > »

### Tax Year 2019

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$66,900.00	\$16,100.00	\$83,000.00
<b>Taxes:</b>		\$1,224.18
<b>Lottery Credit(-):</b>		\$0.00
<b>First Dollar Credit(-):</b>		\$76.85
<b>Specials(+):</b>		\$148.44
<b>Amount:</b>		\$1,295.77
2019 Tax Info Details		Tax Payment History

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	05/24/2018	5411641		
WD	03/05/2018	5393157		
AFF	03/02/2018	5392959		
TOD	09/05/2017	5355042		
TRD	09/05/2017	5355041		
PRD	06/26/2017	5336203		
QCD	05/09/2016	5233025		
AFF	07/09/2001	3344265		
QCD	05/08/2001	3317258		
ED	03/05/1954	869023	D607	291

Show Less ^

## DocLink

DocLink is a feature that connects this property to recorded documents listed above. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

NOTE: Searching by the documents listed above will only result in that recorded document. For a more comprehensive search, please try searching by legal description and/or Parcel Number: 0611-033-9000-8. Tapestry searches by PIN or legal description are more comprehensive back through approximately 1995.

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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Dane County Land Information Council  
© Copyright 2001  
210 Martin Luther King Jr. Blvd  
City-County Bldg. Room 116  
Madison, WI 53703



869023

## To All To Whom These Presents Shall Come:

I, Edward Mennes, of the City of Stoughton in the County of Dane, State of Wisconsin, Executor of the Estate of Frank L. Patterson, deceased, late of Dane County, Wisconsin, send Greeting:

WHEREAS, by an order made by the County Court of Dane County, on the 24th day of November, 1952, I, the said Edward Mennes in my capacity of Executor of said estate, was authorized and empowered to sell at public (or) private sale the real estate of said Frank L. Patterson, deceased, hereinafter described;

WHEREAS, in my capacity aforesaid, I have given bond as required by the order of the Court (or) no further or additional bond is required pursuant to the order of the Court;

WHEREAS, in my capacity aforesaid, I have entered into a contract for the sale of said real estate with Harold A. Kreuger, subject to approval of the Court;

WHEREAS, in my capacity aforesaid, I have made report of my proceedings, upon said order, to said County Court of said County and the Court having concluded that the said contract is for the best interests of the estate, and having on the 24th day of November, 1952, made an order confirming said contract and directing a deed of said real estate to be executed and delivered to the said Harold A. Kreuger, upon performance of all the conditions of said contract by him to be performed;

AND, WHEREAS, all the conditions of said contract have been fully performed and the purchase money has been fully paid according to the terms thereof;

AND, WHEREAS, it appeared to the Court that such public sale was legally made and fairly conducted and that the sum bid thereon was not disproportionate to the value of the property, or, that a greater sum cannot be obtained, and the Court has directed a conveyance to be executed;

NOW, THEREFORE, KNOW YE, That I, the said Edward Mennes in my capacity of Executor aforesaid, by virtue of the power and authority in me vested as aforesaid, and in consideration of the sum of Eighteen Thousand Five Hundred (\$18,500) Dollars to me in hand paid by the said Harold A. Kreuger, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said Harold A. Kreuger his heirs and assigns, all

of the following described real estate in the County of Dane, State of Wisconsin, to-wit:

The Northeast quarter of the Southwest quarter of Section Three,  
Town Six North, Range 11 East, Township of Pleasant Springs,  
County of Dane, State of Wisconsin. Part of the West half of  
the Southwest quarter of Section 3, Town 6 North, Range 11  
East, Township of Pleasant Springs, County of Dane, State of  
Wisconsin, described as follows: Commencing at the Northwest  
corner of said Southwest quarter; thence East along the North



line of said Southwest quarter, 1,338 feet to the Northeast  
corner of said West half of the Southwest quarter; thence South  
along the East line of said West half of the Southeast quarter  
2,459.5 feet to the center line of a highway; thence North 58°15'  
West along said center line 558.5 feet; thence North parallel  
to said East line and 475 feet West of said East line, 1,044 feet;  
thence West parallel to the North line of said Southwest quarter  
and 1,223 feet South of said North line, 863 feet to the West  
line of said section; thence North along the West line of said  
section 1,223 feet to the point of beginning, containing 50  
acres of land. Subject to existing public highway.

TO HAVE AND TO HOLD the above bargained real estate to the said Harold A.  
Kreuger, his heirs and assigns, FOREVER.

IN WITNESS WHEREOF, I, the said Edward Mennes  
as Executor aforesaid, have hereunto set my hand and seal this 26th  
day of February 19 54.

Signed, Sealed and Delivered In Presence of

Elaine Halverson  
Elaine Halverson  
Clyde C. Knudson  
STATE OF WISCONSIN,  
Dane County. } ss.

Edward Mennes (SEAL)  
Edward Mennes  
Executor of the Estate  
of Frank L. Patterson, Deceased.

On this 26th day of February, 19 54, before me personally appeared  
Edward Mennes, known to me to be the Executor  
of the estate of Frank L. Patterson, deceased, late of Dane County,

mentioned in the within conveyance, and acknowledged that he executed the same as such  
Executor, freely and voluntarily, for the uses and purposes therein expressed.



Alvin J. Everson  
Dane County, Wisconsin.

My Com. Exp. 4-10-55

RECORDED

MAR - 5 1954

At 10:40 o'clock

## QUIT CLAIM DEED

Document Number

DANE COUNTY  
REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee  
Rec. Fee EXEMPT #8  
Pages 12.00  
2

000155

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

## Recording Area

Name and Return Address  
Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel  
Numbers

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

Harold A. Krauger  
\* Harold A. Krauger

Selma Krauger  
\* Selma Krauger

## AUTHENTICATION

Signature(s)

authenticated this \_\_\_\_\_ day of \_\_\_\_\_,

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
not necessary.)

## ACKNOWLEDGMENT

STATE OF WISCONSIN

)  
) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
, 2001, the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person is who executed  
the foregoing instrument and acknowledged the same.

Thomas Lee Hebl  
\* Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_, \_\_\_\_\_.)

\*Names of persons signing in any capacity must be typed or printed below their signature.

STATE BAR OF WISCONSIN  
FORM No. 3-1999

## QUIT CLAIM DEED

Hebl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590  
Phone: 6088374325 Fax: 6088352889 Bonnie

Produced with ZpForm™ by RE FormsNet, LLC 16025 Fifteen Mile Road, Clinton Township, Michigan 48035, (800) 383-8805

T4074640.ZFX

3/2

**LEGAL DESCRIPTION**

000156

Parcel A:

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



MA 3027219



**AFFIDAVIT  
OF  
CORRECTION**

DANE COUNTY  
REGISTER OF DEEDS

**3344265**

07-09-2001 4:24 PM

Trans. Fee

Rec. Fee 16.00  
Pages 4

**001758**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss

AFFIANT, THOMAS LEE HEBL, hereby swears or affirms that a certain document which was titled as follows:

Quit Claim Deed, recorded on 8<sup>th</sup> day of May, 2001 as Document No. 3317258 and was recorded in Dane County, State of Wisconsin, contained the following error:

Parcel B of legal description failed to except Certified Survey Map No. 9087.

Return To:

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

Parcel Nos.: See Attached

AFFIANT makes this Affidavit for the purpose of correcting the above document as follows:

See Attached legal description

A copy of the original document (~~in part or whole~~) X is is not attached to this Affidavit (if a copy of the original document is not attached, please attach legal description and names of grantors and grantees).

  
Attorney Thomas Lee Hebl, Affiant

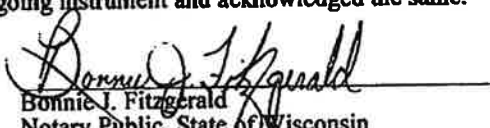
AFFIANT is the:

X Drafter of the document being corrected.  
   Owner of the property described in the document being corrected.  
   Other - explain: \_\_\_\_\_

**ACKNOWLEDGEMENT**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss.

Personally came before me this 28<sup>th</sup> day of June, 2001, the above-named Thomas Lee Hebl to me known to be the person who executed the foregoing instrument and acknowledged the same.

  
Bonnie J. Fitzgerald  
Notary Public, State of Wisconsin  
My Commission expires August 15, 2004.

4/16

**LEGAL DESCRIPTION**

**001759**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

## QUIT CLAIM DEED

Document Number

DANE COUNTY  
REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee  
Rec. Fee  
Pages  
EXEMPT H8  
12.00  
2

001760

000155

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

\*  
\_\_\_\_\_  
\*  
\_\_\_\_\_

## AUTHENTICATION

Signature(s) \_\_\_\_\_  
authenticated this \_\_\_\_\_ day of \_\_\_\_\_,

\*  
\_\_\_\_\_  
\*  
\_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not,  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590  
(Signatures may be authenticated or acknowledged. Both are  
not necessary.)

## Recording Area

Name and Return Address  
Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel  
Numbers

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

Harold A. Krauger  
\* Harold A. Krauger  
Selma Krauger  
\* Selma Krauger

## ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
, 2001 the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person \_\_\_\_\_ who executed  
the foregoing instrument and acknowledged the same.

Thomas Lee Hebl  
\* Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date:  
\_\_\_\_\_, \_\_\_\_\_.)

\*Names of persons signing in any capacity must be typed or printed below their signature.

STATE BAR OF WISCONSIN  
FORM No. 3-1999

QUIT CLAIM DEED

Hebl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590  
Phone: 6088374325 Fax: 6088252889 Bonnie

Produced with ZipForm™ by RE FormNet, LLC 18025 Fife on MBe Road, Clinton Township, Michigan 48035, (800) 383-0803

T4074640 ZFX

3/12

001761

LEGAL DESCRIPTION

000156

Parcel A:

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 3 - 2003

**QUIT CLAIM DEED**

Document Number

Document Name

**THIS DEED**, made between Richard D. Kreuger and Marlene Kreuger, husband and wife

("Grantor," whether one or more),

and Richard D. Kreuger and Marlene J. Kreuger

Revocable Living Trust Dated April 28, 2016 \*\*

("Grantee," whether one or more).

Grantor, quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property")

(if more space is needed, please attach addendum):

**\*\* Interest - an undivided one-half (1/2) interest**

See attached legal description



8 9 9 2 3 5 7  
Tx:8759617

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5233025**

**05/09/2016 3:50 PM**

**Trans. Fee:**

**Exempt #: 16**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

**Attorney Thomas Lee Hebl**

**Hebl, Hebl & Ripp, LLP**

**1150 West Main Street**

**P. O. Box 46**

**Sun Prairie, WI 53590**

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (is-not)

Dated

April 28, 2016

Richard D. Kreuger (SEAL)

\* Richard D. Kreuger

Marlene J. Kreuger (SEAL)

\* Marlene Kreuger

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**QUIT CLAIM DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 3-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Phone: 608-837-4325

Fax: 608-834-4325

Kreuger, Richa

STATE OF WISCONSIN

DANE

COUNTY

} ss.

Personally came before me on 4-28-16,  
the above-named Richard D. Kreuger and  
Marlene Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

E/16  
2

LEGAL DESCRIPTION  
FOR QUIT CLAIM DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
TO  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED April 28, 2016

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED

Document Number

Document Name



**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #  
5336203**

**06/26/2017 1:42 PM**

**Trans. Fee:**

**Exempt #: 11**

**Rec. Fee: 30.00**

**Pages: 2**

**THIS DEED**, made between Dale Olson

as Personal Representative of the estate of Ronald Kreuger

("Decedent")

("Grantor," whether one or more), and Dale Kreuger, Michael Kreuger, Susan Bush,  
and Julie Skjolaas

("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage Grove, Wisconsin.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

see attached exhibit A

Parcel Identification Number (PIN)

This is not \_\_\_\_\_ homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has since acquired.

Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

\* \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews  
State Bar No. 1090527

**ACKNOWLEDGMENT**

STATE OF WISCONSIN )  
 ) ss.  
Dane COUNTY )

Personally came before me on June 22, 2017,  
the above-named Dale Olson

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Peter R. Andrews

\* Peter R. Andrews  
Notary Public, State of Wisconsin  
My Commission (is permanent) (expires) \_\_\_\_\_

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**  
**PERSONAL REPRESENTATIVE'S DEED** © 2003 STATE BAR OF WISCONSIN **FORM NO. 5-2003**  
\* Type name below signatures.

E/11  
(2)



**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1 /4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof;. thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

State Bar of Wisconsin Form 7 - 2003  
**TRUSTEE'S DEED**

Document Number

Document Name

**THIS DEED**, made between Marlene J. Kreuger  
as Trustee of Richard D. Kreuger and Marlene J. Kreuger  
Revocable Living Trust\* ("Grantor," whether one or more),  
and Marlene J. Kreuger

\_\_\_\_ ("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

\*dated April 28, 2016.

Interest - An undivided one-half (1/2) interest in the attached legal description

**KRISTI CHLEBOWSKI**  
**DANE COUNTY**  
**REGISTER OF DEEDS**

**DOCUMENT #**  
**5355041**

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 9

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Attorney Thomas Lee Hebl  
Hebl, Hebl & Ripp, LLP  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

Dated

September 1, 2017

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

Dane COUNTY

Personally came before me on 9-1-17  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

**TRUSTEE'S DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 7-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Kreuger

LEGAL DESCRIPTION  
FOR TRUSTEE'S DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED APRIL 28, 2016  
TO  
MARLENE J. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



**LEGAL DESCRIPTION  
FOR TRANSFER ON DEATH DEED FROM  
MARLENE J. KREUGER  
TO  
DALE R. KREUGER**

**Parcel A:**

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

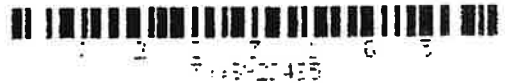
**Parcel B:**

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

**Parcel Numbers:**

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



Document Number

**Affidavit of Correction**  
**Title of Document**

**KRISTI CHLEBOWSKI**  
**DANE COUNTY**  
**REGISTER OF DEEDS**

**DOCUMENT #**  
**5392959**  
**03/02/2018 03:33 PM**  
**Trans Fee:**  
**Exempt #: 3**  
**Rec. Fee: 30.00**  
**Pages: 3**

AFFIANT, Peter Rimmel Andrews, hereby swears or affirms that a certain document which was titled as Personal Representative's Deed, and recorded in Dane County, State of Wisconsin, as Document No. 5336203 on June 26, 2017 (the "Deed") contained the following omission:

For purposes of clarification, the Estate of Ronald Kreuger's interest, as referenced in the Deed, is only an interest in personal property and not an interest in the real estate described on Exhibit A to the Deed. The Estate of Ronald Kreuger does not retain any interest in the real property described on that Exhibit A.

The basis for Affiant's personal knowledge of this matter is as the drafter of the conveyance that is the subject of the Correction Instrument. A copy of this conveyance is attached to this Correction Instrument. Undersigned has sent notice of the execution and recording of this Correction Instrument by 1<sup>st</sup> class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Affiant is the Attorney for the Estate of Ronald Kreuger.

**Recording Area**

**Name and Return Address**  
**Peter R. Andrews**  
**Aplin & Ringsmuth, LLC**  
**51 N. Main St., P.O. Box 348**  
**Deerfield, WI 53531**

See attached.

Parcel Identification Number (PIN)

Dated: March 1, 2018

Signed:

Peter Rimmel Andrews

State of Wisconsin )  
ss. )  
County of Dane )

Subscribed and sworn to (or affirmed) before me this  
1<sup>st</sup> day of March, 2018.

Jack Ebbott  
Notary Public, State of Wisconsin  
My Commission is permanent



This instrument is drafted by Attorney Peter Rimmel Andrews  
Aplin & Ringsmuth, LLC, State Bar No. 1090527

8/3  
3





**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

State Bar of Wisconsin Form 1 - 2003  
**WARRANTY DEED**

Document Number

Document Name

THIS DEED, made between Susan R. Bush

\_\_\_\_\_, ("Grantor," whether one or more),  
and Kreuger Quarry, LLC

\_\_\_\_\_, ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):  
To Grantee, as a Tenant in Common, an undivided one-eighth interest in the real estate described on the attached Exhibit A.

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5393157  
03/05/2018 12:01 PM  
Trans Fee: 690.00  
Exempt #:  
Rec. Fee: 30.00  
Pages: 2

Recording Area

Name and Return Address  
Jenifer Kraemer  
vonBriesen & Roper, s.c.  
Ten East Doty St, Ste 900  
Madison, WI 53703

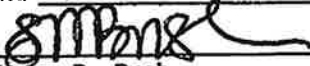
See attached Exhibit A

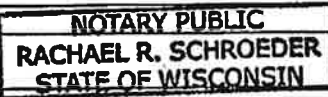
Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Grantor warrants that the title to the Property is good, indefeasible in fee simple and free and clear of encumbrances except: municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, general taxes levied in the year of closing, and none other.

Dated March 2, 2018

 (SEAL)  
\* Susan R. Bush

(SEAL) \*  (SEAL)

AUTHENTICATION

ACKNOWLEDGMENT

Signature(s) \_\_\_\_\_

STATE OF WISCONSIN )  
 ) ss.

authenticated on \_\_\_\_\_

DANE COUNTY )

Personally came before me on March 2, 2018,  
the above-named Susan R. Bush

\* \_\_\_\_\_


TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Jenifer Kraemer  
von Briesen & Roper, S.C.

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

  
\* Rachael R. Schroeder

Notary Public, State of Wisconsin  
My Commission (is permanent) (expires: 8/16/19)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.  
WARRANTY DEED STATE BAR OF WISCONSIN

FORM No. 1-2003

\*Type name below signatures.

von Briesen & Roper, s.c., 10 E. Doty Street, Suite 900 Madison, WI 53703  
Chris Jenny

Phone: 6086613973 Fax: \_\_\_\_\_  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Kreuger Quarry

First American Title NCS Madison  
NCS-887330 MAD

**Exhibit "A "**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Tax Parcel Nos:   046/0611-033-9000-8  
                          046/0611-033-8500-5  
                          046/0611-033-8000-0  
                          046/0611-033-9500-3  
                          046/0611-034-9076-7

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

Document Number

Document Name

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #

5411641

05/24/2018 01:59 PM

Trans Fee:

Exempt #: 16

Rec. Fee: 30.00

Pages: 2

THIS DEED, made between Marlene J. Kreuger, unmarried ("Grantor," whether one or more), and Marlene J. Kreuger, Trustee, or her successors in interest, of the Marlene J. Kreuger Living Trust, dated May 17, 2018, and any amendments thereto ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Grantor's 50% share of property described in attached Exhibit A.

Name and Return Address

Horn & Johnsen SC

Atty. John Horn

8446 Excelsior Drive, Suite 102

Madison, WI 53717

See Listing on Exhibit A

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is-not)

This conveyance is exempt from transfer tax pursuant to Section 77.25(16), Wis. Stats.

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: all municipal and zoning ordinances, recorded easements for public utilities, recorded building and use restrictions and covenants, all other recorded easements and restrictions, general taxes levied in 2018 and special assessment, if any.

Dated May 17, 2018

Marlene J. Kreuger (SEAL) \* (SEAL)  
\*Marlene J. Kreuger

\* (SEAL) \* (SEAL)

AUTHENTICATION

Signature(s) of Marlene J. Kreuger

authenticated on May 17, 2018

\*John Horn

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

COUNTY )

Personally came before me on \_\_\_\_\_,  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

THIS INSTRUMENT DRAFTED BY:

John Horn, (608) 829-2525

8446 Excelsior Drive, Suite 102, Madison, WI 53717

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 1-2003

\* Type name below signatures.

**EXHIBIT A**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

TAX ROLL PARCEL NUMBERS: 046/0611-033-8000-0, 046/0611-033-8500-5, 046/0611-033-9000-8, 046/0611-033-9500-3, and 046/0611-034-9076-7

Parcel Number - 046/0611-033-8000-0

4



Current

< Parcel Parents

### Summary Report

Parcel Detail			Less
Municipality Name	TOWN OF PLEASANT SPRINGS		
State Municipality Code	046		
Township & Range	Section	Quarter/Quarter & Quarter	
T06NR11E	03	NE of the SW	
Plat Name	METES AND BOUNDS		
Block/Building			
Lot/Unit			
Parcel Description	SEC 3-6-11 FR NE1/4 SW1/4 <b>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</b>		
Current Owner	KREUGER QUARRY LLC		
Current Co-Owners	DALE KREUGER MICHAEL KREUGER JULIE SKJOLAAS KREUGER LIVING TR, MARLENE J		
Primary Address	<b>No parcel address available.</b>		
Billing Address	2298 RINDEN RD COTTAGE GROVE WI 53527		

Assessment Summary		More +
Assessment Year	2020	
Valuation Classification	G4	
Assessment Acres	41.300	
Land Value	\$13,200.00	
Improved Value	\$0.00	
Total Value	\$13,200.00	

Show Valuation Breakout

Show Assessment Contact Information ▼

## Zoning Information

For the most current and complete zoning information, contact the Division of Zoning.

## Zoning

FP-35

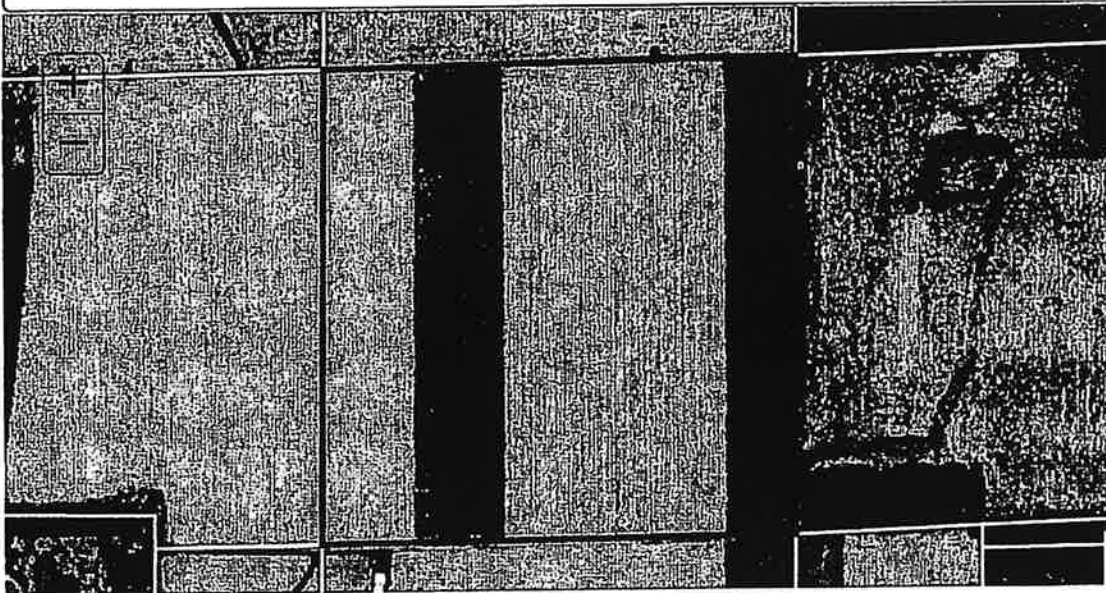
NOTICE: Some portion of this parcel either contains or is in close proximity to sensitive environmental features (i.e. shorelands, floodplains, or wetlands), and Dane County regulations may apply. Please contact the Dane County Zoning Division at (608) 266-4266 for additional permitting information.

Zoning District Fact Sheets

## District Information

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	23CG	COTTAGE GROVE EMS
OTHER DISTRICT	23CG	COTTAGE GROVE FIRE

## Parcel Maps



DCiMap



## Tax Information

[E-Statement](#)[E-Bill](#)[E-Receipt](#)[Pay Taxes Online](#)

« < Newer Older > »

### Tax Year 2019

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$12,700.00	\$0.00	\$12,700.00
<b>Taxes:</b>		\$187.31
<b>Lottery Credit(-):</b>		\$0.00
<b>First Dollar Credit(-):</b>		\$0.00
<b>Specials(+):</b>		\$0.00
<b>Amount:</b>		\$187.31
2019 Tax Info Details		Tax Payment History

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	05/24/2018	5411641		
WD	03/05/2018	5393157		
AFF	03/02/2018	5392959		
TOD	09/05/2017	5355042		
TRD	09/05/2017	5355041		
PRD	06/26/2017	5336203		
QCD	05/09/2016	5233025		
AFF	07/09/2001	3344265		
QCD	05/08/2001	3317258		
ED	03/05/1954	869023	D607	291

Show Less ^

## DocLink

DocLink is a feature that connects this property to recorded documents listed above. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

NOTE: Searching by the documents listed above will only result in that recorded document. For a more comprehensive search, please try searching by legal description and/or Parcel Number: 0611-033-8000-0. Tapestry searches by PIN or legal description are more comprehensive back through approximately 1995.

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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210 Martin Luther King Jr. Blvd  
City-County Bldg. Room 116  
Madison, WI 53703



869023

## To All To Whom These Presents Shall Come:

I, Edward Mennes, of the City of Stoughton,  
in the County of Dane, State of Wisconsin, Executor of the Estate of  
Frank L. Patterson, deceased, late of Dane County,  
Wisconsin, send Greeting:  
WHEREAS, by an order made by the County Court of Dane County, on the  
24th day of November, 1952, I, the said Edward Mennes,  
in my capacity of Executor of said estate, was authorized and empowered to sell at public  
(or) private sale the real estate of said Frank L. Patterson, deceased, hereinafter described;

WHEREAS, in my capacity aforesaid, I have given bond as required by the order of the Court (or) no  
further or additional bond is required pursuant to the order of the Court;

WHEREAS, in my capacity aforesaid, I have entered into a contract for the sale of said real estate with  
Harold A. Kreuger, subject to approval of the Court;

WHEREAS, in my capacity aforesaid, I have made report of my proceedings, upon said order, to said  
County Court of said County and the Court having concluded that the said contract is for the best interests of  
the estate, and having on the 24th day of November, 1953, made an order  
confirming said contract and directing a deed of said real estate to be executed and delivered to the said  
Harold A. Kreuger, upon performance of all the  
conditions of said contract by him to be performed;

AND, WHEREAS, all the conditions of said contract have been fully performed and the purchase money  
has been fully paid according to the terms thereof;

AND, WHEREAS, it appeared to the Court that such public sale was legally made and fairly conducted  
and that the sum bid thereon was not disproportionate to the value of the property, or, that a greater sum  
cannot be obtained, and the Court has directed a conveyance to be executed;

NOW, THEREFORE, KNOW YE, That I, the said Edward Mennes,  
in my capacity of Executor aforesaid, by virtue of the power and authority in me vested  
as aforesaid, and in consideration of the sum of Eighteen Thousand Five Hundred (\$18,500)  
Dollars to me in hand paid by the said Harold A. Kreuger,  
the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said  
Harold A. Kreuger, his heirs and assigns, all

of the following described real estate in the County of Dane, State of Wisconsin, to-wit:  
The Northeast quarter of the Southwest quarter of Section Three,  
Town Six North, Range 11 East, Township of Pleasant Springs,  
County of Dane, State of Wisconsin. Part of the West half of  
the Southwest quarter of Section 3, Town 6 North, Range 11  
East, Township of Pleasant Springs, County of Dane, State of  
Wisconsin, described as follows: Commencing at the Northwest  
corner of said Southwest quarter; thence East along the North



line of said Southwest quarter, 1,338 feet to the Northeast  
corner of said West half of the Southwest quarter; thence South  
along the East line of said West half of the Southeast quarter  
2,459.5 feet to the center line of a highway; thence North 58°15'  
West along said center line 558.5 feet; thence North parallel  
to said East line and 475 feet West of said East line, 1,044 feet;  
thence West parallel to the North line of said Southwest quarter  
and 1,223 feet South of said North line, 863 feet to the West  
line of said section; thence North along the West line of said  
section 1,223 feet to the point of beginning, containing 50  
acres of land. Subject to existing public highway.

TO HAVE AND TO HOLD the above bargained real estate to the said Harold A. Kreuger, his heirs and assigns, FOREVER.

IN WITNESS WHEREOF, I, the said Edward Mennes  
as Executor aforesaid, have hereunto set my hand and seal this 26th  
day of February 19 54.

Signed, Sealed and Delivered In Presence of

Elaune Halverson  
Elaune Halverson

Clyde C. Knudson  
Clyde C. Knudson

STATE OF WISCONSIN,

Dane County, ss.

Edward Mennes (SEAL)  
Edward Mennes  
Executor of the Estate  
of Frank L. Patterson, Deceased.

On this 26th day of February, 19 54, before me personally appeared  
Edward Mennes, known to me to be the Executor  
of the estate of Frank L. Patterson, deceased, late of Dane County,

who, mentioned in the within conveyance, and acknowledged that he executed the same as such  
Executor, freely and voluntarily, for the uses and purposes therein expressed.



Alvin J. Everson  
Dane County, Wisconsin.

By Your App. 4-10-55

RECORDED

MAR - 5 1954  
At 1040

## QUIT CLAIM DEED

Document Number

DANE COUNTY  
REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee

EXEMPT #8

Rec. Fee

12.00

Pages

2

000155

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear,

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
 is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
 as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

## Recording Area

Name and Return Address

Hobl, Hebl & Kuehn  
 1150 West Main Street  
 P.O. Box 46  
 Sun Prairie, WI 53590

See Attached Parcel  
 Numbers

Parcel Identification Number (PIN)

This is homestead property.  
 (is) (is not)

Harold A. Krauger  
 \*Harold A. Krauger

Selma Krauger  
 Selma Krauger

## AUTHENTICATION

Signature(s)

authenticated this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,  
 authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
 not necessary.)

## ACKNOWLEDGMENT

STATE OF WISCONSIN

)

) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
 \_\_\_\_\_, 2001, the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person \_\_\_\_\_ who executed  
 the foregoing instrument and acknowledged the same.

\* Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_)

\*Names of persons signing in any capacity must be typed or printed below their signature.

STATE BAR OF WISCONSIN  
FORM No. 3-1999

QUIT CLAIM DEED

Hobl, Hebl &amp; Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590

Phone: 6088374325

Fax: 6088232889

Bonnie

Produced with ZipForm™ by RE FormsNet, LLC 18026 Fifteen Mile Road, Clinton Township, Michigan 48035, (800) 383-8805

T4074640.ZFX

3/12

**LEGAL DESCRIPTION**

**000156**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

MA 3027219



**AFFIDAVIT  
OF  
CORRECTION**

DANE COUNTY  
REGISTER OF DEEDS

**3344265**

07-09-2001 4:24 PM

Trans. Fee

Rec. Fee 16.00  
Pages 4

**001758**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss

AFFIANT, THOMAS LEE HEBL, hereby swears or affirms that a certain document which was titled as follows:

Quit Claim Deed, recorded on 8<sup>th</sup> day of May, 2001 as Document No. 3317258 and was recorded in Dane County, State of Wisconsin, contained the following error:

Parcel B of legal description failed to except Certified Survey Map No. 9087.

Return To:

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

Parcel Nos.: See Attached

AFFIANT makes this Affidavit for the purpose of correcting the above document as follows:

See Attached legal description

A copy of the original document (~~in part or whole~~) X is is not attached to this Affidavit (if a copy of the original document is not attached, please attach legal description and names of grantors and grantees).

  
Attorney Thomas Lee Hebl, Affiant

AFFIANT is the:

X Drafter of the document being corrected.

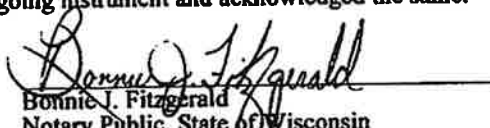
Owner of the property described in the document being corrected.

Other - explain:

**ACKNOWLEDGEMENT**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss.

Personally came before me this 28<sup>th</sup> day of June, 2001, the above-named Thomas Lee Hebl to me known to be the person who executed the foregoing instrument and acknowledged the same.

  
Bonnie J. Fitzgerald  
Notary Public, State of Wisconsin  
My Commission expires August 15, 2004.

4/16



\_\_\_\_\_

**LEGAL DESCRIPTION**

**001759**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

**LEGAL DESCRIPTION**

**001759**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Parcel Nos: 046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

## QUIT CLAIM DEED

Document Number

DANE COUNTY  
REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee  
Rec. Fee EXEMPT #8  
Pages 12.00  
2

001760

000155

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

## AUTHENTICATION

Signature(s)

authenticated this \_\_\_\_\_ day of \_\_\_\_\_,

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
not necessary.)

## Recording Area

Name and Return Address

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel  
Numbers

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

Harold A. Krauger  
\* Harold A. Krauger  
Selma Krauger  
\* Selma Krauger

## ACKNOWLEDGMENT

STATE OF WISCONSIN

) ss.

Dane County, )

Personally came before me this \_\_\_\_\_ day of  
, 2001 the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person \_\_\_\_\_ who executed  
the foregoing instrument and acknowledged the same.

\* Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_.)

\*Names of persons signing in any capacity must be typed or printed below their signature.

QUIT CLAIM DEED

STATE BAR OF WISCONSIN  
FORM No. 3-1999

Hebl, Hebl &amp; Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590

Phone: 6088374325

Fax: 6088252889

Bonnie

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T4074640 ZFX

3/2

001761

LEGAL DESCRIPTION

000156

Parcel A:

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

State Bar of Wisconsin Form 3 - 2003

**QUIT CLAIM DEED**

Document Number

Document Name

**THIS DEED**, made between Richard D. Kreuger and Marlene Kreuger, husband and wife

("Grantor," whether one or more),

and Richard D. Kreuger and Marlene J. Kreuger

Revocable Living Trust Dated April 28, 2016 \*\*

("Grantee," whether one or more).

Grantor, quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

**\*\* Interest - an undivided one-half (1/2) interest**

See attached legal description



8 9 2 3 5 7  
Tx:8759817

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5233025**

**05/09/2016 3:50 PM**

**Trans. Fee:**

**Exempt #: 16**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

Attorney Thomas Lee Hebl

Hebl, Hebl & Ripp, LLP

1150 West Main Street

P. O. Box 46

Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is-not)

Dated

April 28, 2016

Richard D. Kreuger (SEAL)

\* Richard D. Kreuger

Marlene J. Kreuger (SEAL)

\* Marlene Kreuger

(SEAL) \_\_\_\_\_ (SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**QUIT CLAIM DEED**

**STATE BAR OF WISCONSIN**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Phone: 608-837-4325

Fax: 608-834-4325

Kreuger, Krista

STATE OF WISCONSIN

DANE

COUNTY

} ss.

Personally came before me on 4-28-16  
the above-named Richard D. Kreuger and

Marlene Kreuger

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

FORM No. 3-2003

E/16  
2

LEGAL DESCRIPTION  
FOR QUIT CLAIM DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
TO  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED April 28, 2016

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED

Document Number

Document Name



**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #  
5336203**

**06/26/2017 1:42 PM**

**Trans. Fee:**

**Exempt #: 11**

**Rec. Fee: 30.00**

**Pages: 2**

**THIS DEED**, made between Dale Olson

as Personal Representative of the estate of Ronald Kreuger

("Decedent")

("Grantor," whether one or more), and Dale Kreuger, Michael Kreuger, Susan Bush,  
and Julie Skjolaas

("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate,  
together with the rents, profits, fixtures and other appurtenant interests, in  
Dane County, State of Wisconsin ("Property") (if more space is  
needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of  
Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit  
A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence  
formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage  
Grove, Wisconsin.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

see attached exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had  
immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has  
since acquired.

Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

\*

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not,  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews  
State Bar No. 1090527

**ACKNOWLEDGMENT**

STATE OF WISCONSIN )

Dane )

COUNTY )

Personally came before me on June 22, 2017

the above-named Dale Olson

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Peter R. Andrews

\* Peter R. Andrews  
Notary Public, State of Wisconsin

My Commission (is permanent) (expires: )

(Signatures may be authenticated or acknowledged. Both are not necessary.)

**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**  
**PERSONAL REPRESENTATIVE'S DEED** © 2003 STATE BAR OF WISCONSIN FORM NO. 5-2003  
\* Type name below signatures.

E/11  
(2)

**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1 /4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof;. thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

State Bar of Wisconsin Form 7 - 2003  
**TRUSTEE'S DEED**

Document Number

Document Name

**THIS DEED**, made between Marlene J. Kreuger  
as Trustee of Richard D. Kreuger and Marlene J. Kreuger  
Revocable Living Trust\* ("Grantor," whether one or more),  
and Marlene J. Kreuger

\_\_\_\_\_  
("Grantee," whether one or more).  
Grantor conveys to Grantee, without warranty, the following described real  
estate, together with the rents, profits, fixtures and other appurtenant  
interests, in Dane County, State of Wisconsin  
("Property") (if more space is needed, please attach addendum):

\*dated April 28, 2016.

Interest - An undivided one-half (1/2) interest in  
the attached legal description

**KRISTI CHLEBOWSKI**  
**DANE COUNTY**  
**REGISTER OF DEEDS**

**DOCUMENT #**  
**5355041**

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 9

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Attorney Thomas Lee Hebl  
Hebl, Hebl & Ripp, LLP  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

Dated

September 1, 2017

Marlene J. Kreuger  
\*Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

Dane COUNTY

Personally came before me on 9-1-17  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent)-(expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)  
**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**TRUSTEE'S DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 7-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 www.ziplogix.com

Kreuger

LEGAL DESCRIPTION  
FOR TRUSTEE'S DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED APRIL 28, 2016  
TO  
MARLENE J. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

# TRANSFER ON DEATH DEED

Document Number

Document Name

THIS DEED, made between Marlene J. Kreuger, a single person

("Grantor," whether one or more), and Dale R. Kreuger

("Grantee," whether one or more).

Grantor transfers on death to Grantee (pursuant to Sec. 705.15 Wis. Stats.), the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Interest - An undivided one-half (1/2) interest in the attached legal description

THIS DIRECTIVE IS NOT A CONVEYANCE; IT HAS NO IMMEDIATE OWNERSHIP EFFECT, BUT WILL TRANSFER FULL OWNERSHIP UPON THE DEATH OF GRANTOR.

This directive is revocable and may be changed by the Grantor at any time.

Grantee will take title to the property subject to all encumbrances and liens of record on the death of the Grantor.

This document is designating only a transfer on death beneficiary and is exempt from the transfer return and transfer return fee per sec. 705.15 and sec. 77.25 (10m), Wis. Stats.

In the event of the death of the grantee prior to the death of the grantor, said grantee's interest shall pass to Susan R. Bush.

Dated September 1, 2017.

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

## AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN  
(if not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5355042**

**09/05/2017 3:26 PM**

**Trans. Fee:**

**Exempt #: 10M**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

Hebl, Hebl & Ripp, LLP

1150 W. Main St.

P.O. Box 46

Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(Is) (Is not)

## ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

DANE COUNTY )

Personally came before me on September 1, 2017,  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Thomas Lee Hebl  
Notary Public, State of WISCONSIN

My commission (Is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

TRANSFER ON DEATH DEED

\*Type name below signatures.

LEGAL DESCRIPTION  
FOR TRANSFER ON DEATH DEED FROM  
MARLENE J. KREUGER  
TO  
DALE R. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



**Affidavit of Correction**  
**Title of Document**

Document Number

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5392959  
03/02/2018 03:33 PM  
Trans Fee:  
Exempt #: 3  
Rec. Fee: 30.00  
Pages: 3

AFFIANT, Peter Rimmel Andrews, hereby swears or affirms that a certain document which was titled as Personal Representative's Deed, and recorded in Dane County, State of Wisconsin, as Document No. 5336203 on June 26, 2017 (the "Deed") contained the following omission:

For purposes of clarification, the Estate of Ronald Kreuger's interest, as referenced in the Deed, is only an interest in personal property and not an interest in the real estate described on Exhibit A to the Deed. The Estate of Ronald Kreuger does not retain any interest in the real property described on that Exhibit A.

The basis for Affiant's personal knowledge of this matter is as the drafter of the conveyance that is the subject of the Correction Instrument. A copy of this conveyance is attached to this Correction Instrument. Undersigned has sent notice of the execution and recording of this Correction Instrument by 1<sup>st</sup> class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Affiant is the Attorney for the Estate of Ronald Kreuger.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

See attached.

Parcel Identification Number (PIN)

Dated: March 1, 2018

Signed: \_\_\_\_\_

Peter Rimmel Andrews

State of Wisconsin )  
ss. )  
County of Dane )

Subscribed and sworn to (or affirmed) before me this  
1<sup>st</sup> day of March, 2018.

\_\_\_\_\_  
Jack Ebbott  
Notary Public, State of Wisconsin  
My Commission is permanent



This instrument is drafted by Attorney Peter Rimmel Andrews  
Aplin & Ringsmuth, LLC, State Bar No. 1090527

8/3  
3

State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED



KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

Document Number

Document Name

THIS DEED, made between Dale Olson

as Personal Representative of the estate of Ronald Kreuger

("Decedent")

("Grantor," whether one or more), and Dale Kreuger, Michael Kreuger, Susan Bush, and Julie Skjolaas

("Grantee," whether one or more).

Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage Grove, Wisconsin.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

DOCUMENT #

5336203

06/26/2017 1:42 PM

Trans. Fee:

Exempt #: 11

Rec. Fee: 30.00

Pages: 2

See attached exhibit A

Parcel Identification Number (PIN)

This is not homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has since acquired.

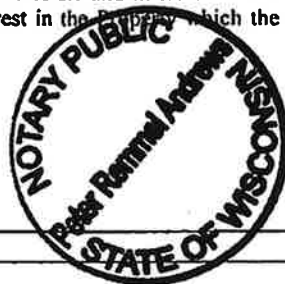
Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

AUTHENTICATION

Signature(s)

authenticated on

ACKNOWLEDGMENT

STATE OF WISCONSIN

Dane

COUNTY

Personally came before me on June 22, 2017

the above-named Dale Olson

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,

authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews

State Bar No. 1090527

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Peter R. Andrews

Notary Public, State of Wisconsin

My Commission (is permanent) (expires)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

PERSONAL REPRESENTATIVE'S DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 5-2003

\* Type name below signatures

E/11  
(2)



**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7



**Exhibit "A "**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Tax Parcel Nos:    046/0611-033-9000-8  
                          046/0611-033-8500-5  
                          046/0611-033-8000-0  
                          046/0611-033-9500-3  
                          046/0611-034-9076-7

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

Document Number

Document Name

DOCUMENT #  
5411641

05/24/2018 01:59 PM

Trans Fee:

Exempt #: 16

Rec. Fee: 30.00

Pages: 2

THIS DEED, made between Marlene J. Kreuger, unmarried ("Grantor," whether one or more), and Marlene J. Kreuger, Trustee, or her successors in interest, of the Marlene J. Kreuger Living Trust, dated May 17, 2018, and any amendments thereto ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Grantor's 50% share of property described in attached Exhibit A.

Name and Return Address

Horn & Johnsen SC  
Atty. John Horn  
8446 Excelsior Drive, Suite 102  
Madison, WI 53717

See Listing on Exhibit A

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is-not)

This conveyance is exempt from transfer tax pursuant to Section 77.25(16), Wis. Stats.

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: all municipal and zoning ordinances, recorded easements for public utilities, recorded building and use restrictions and covenants, all other recorded easements and restrictions, general taxes levied in 2018 and special assessment, if any.

Dated May 17, 2018

Marlene J. Kreuger (SEAL) \* (SEAL)  
\*Marlene J. Kreuger

\* (SEAL) \* (SEAL)

AUTHENTICATION

Signature(s) of Marlene J. Kreuger

authenticated on May 17, 2018

\*John Horn

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

COUNTY )

Personally came before me on \_\_\_\_\_  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

THIS INSTRUMENT DRAFTED BY:

John Horn, (608) 829-2525

8446 Excelsior Drive, Suite 102, Madison, WI 53717

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 1-2003

\* Type name below signatures.

**EXHIBIT A**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

TAX ROLL PARCEL NUMBERS: 046/0611-033-8000-0, 046/0611-033-8500-5, 046/0611-033-9000-8, 046/0611-033-9500-3, and 046/0611-034-9076-7

Parcel Number - 046/0611-033-8500-5



Current

◀ Parcel Parents

Summary Report

Parcel Detail			Less —
Municipality Name	TOWN OF PLEASANT SPRINGS		
State Municipality Code	046		
Township & Range	Section	Quarter/Quarter & Quarter	
T06NR11E	03	NW of the SW	
Plat Name	METES AND BOUNDS		
Block/Building			
Lot/Unit			
Parcel Description	SEC 3-6-11 NW1/4 SW1/4 EXC COM 1223 FT S OF NW COR TH E 863 FT S TO S LN W TO W LN N TO POB <b>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</b>		
Current Owner	KREUGER QUARRY LLC		
Current Co-Owners	DALE KREUGER MICHAEL KREUGER JULIE SKJOLAAS KREUGER LIVING TR, MARLENE J		
Primary Address	No parcel address available.		
Billing Address	2298 RINDEN RD COTTAGE GROVE WI 53527		

Assessment Summary		More +
Assessment Year	2020	
Valuation Classification	G4 G5M	
Assessment Acres	38.300	
Land Value	\$21,300.00	
Improved Value	\$0.00	
Total Value	\$21,300.00	

Show Valuation Breakout

Show Assessment Contact Information ▼

**Zoning Information**

For the most current and complete zoning information, contact the Division of Zoning.

**Zoning**

FP-35

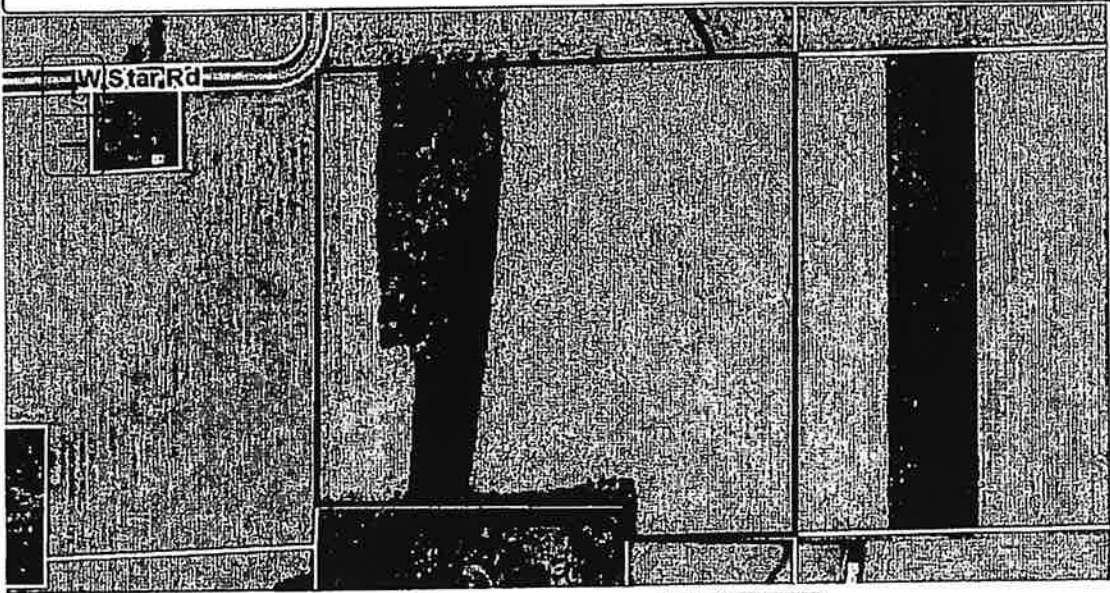
NOTICE: Some portion of this parcel either contains or is in close proximity to sensitive environmental features (i.e. shorelands, floodplains, or wetlands), and Dane County regulations may apply. Please contact the Dane County Zoning Division at (608) 266-4266 for additional permitting information.

Zoning District Fact Sheets

**District Information**

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	23CG	COTTAGE GROVE FIRE
OTHER DISTRICT	23CG	COTTAGE GROVE EMS

**Parcel Maps**



DCiMap

**Tax Information**[E-Statement](#)[E-Bill](#)[E-Receipt](#)[Pay Taxes Online](#)

« &lt; Newer Older &gt; »

**Tax Year 2019**

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$21,000.00	\$0.00	\$21,000.00
<b>Taxes:</b>		\$309.73
<b>Lottery Credit(-):</b>		\$0.00
<b>First Dollar Credit(-):</b>		\$0.00
<b>Specials(+):</b>		\$0.00
<b>Amount:</b>		\$309.73
2019 Tax Info Details		Tax Payment History



Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	05/24/2018	5411641		
WD	03/05/2018	5393157		
AFF	03/02/2018	5392959		
TOD	09/05/2017	5355042		
TRD	09/05/2017	5355041		
PRD	06/26/2017	5336203		
QCD	05/09/2016	5233025		
AFF	07/09/2001	3344265		
QCD	05/08/2001	3317258		
ED	03/05/1954	869023	D607	291

Show Less ^

## DocLink

DocLink is a feature that connects this property to recorded documents listed above. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

NOTE: Searching by the documents listed above will only result in that recorded document. For a more comprehensive search, please try searching by legal description and/or Parcel Number: 0611-033-8500-5. Tapestry searches by PIN or legal description are more comprehensive back through approximately 1995.

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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210 Martin Luther King Jr. Blvd  
City-County Bldg. Room 116  
Madison, WI 53703



869023

## To All To Whom These Presents Shall Come:

I, Edward Mennes, of the City of Stoughton  
in the County of Dane, State of Wisconsin, Executor of the Estate of

Frank L. Patterson, deceased, late of Dane County,  
Wisconsin, send Greeting:

WHEREAS, by an order made by the County Court of Dane County, on the  
24th day of November, 1952, I, the said Edward Mennes  
in my capacity of Executor of said estate, was authorized and empowered to sell at public  
(or) private sale the real estate of said Frank L. Patterson, deceased, hereinafter described:

WHEREAS, in my capacity aforesaid, I have given bond as required by the order of the Court (or) no  
further or additional bond is required pursuant to the order of the Court;

WHEREAS, in my capacity aforesaid, I have entered into a contract for the sale of said real estate with  
Harold A. Kreuger, subject to approval of the Court;

WHEREAS, in my capacity aforesaid, I have made report of my proceedings, upon said order, to said  
County Court of said County and the Court having concluded that the said contract is for the best interests of  
the estate, and having on the 24th day of November, 1952, made an order  
confirming said contract and directing a deed of said real estate to be executed and delivered to the said  
Harold A. Kreuger, upon performance of all the  
conditions of said contract by him to be performed;

AND, WHEREAS, all the conditions of said contract have been fully performed and the purchase money  
has been fully paid according to the terms thereof;

AND, WHEREAS, it appeared to the Court that such public sale was legally made and fairly conducted  
and that the sum bid thereon was not disproportionate to the value of the property, or, that a greater sum  
cannot be obtained, and the Court has directed a conveyance to be executed;

NOW, THEREFORE, KNOW YE, That I, the said Edward Mennes  
in my capacity of Executor aforesaid, by virtue of the power and authority in me vested  
as aforesaid, and in consideration of the sum of Eighteen Thousand Five Hundred (\$18,500)  
Dollars to me in hand paid by the said Harold A. Kreuger,  
the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said  
Harold A. Kreuger, his heirs and assigns, all

of the following described real estate in the County of Dane, State of Wisconsin, to-wit:

The Northeast quarter of the Southwest quarter of Section Three,

Town Six North, Range 11 East, Township of Pleasant Springs,

County of Dane, State of Wisconsin. Part of the West half of

the Southwest quarter of Section 3, Town 6 North, Range 11

East, Township of Pleasant Springs, County of Dane, State of

Wisconsin, described as follows: Commencing at the Northwest

corner of said Southwest quarter; thence East along the North



line of said Southwest quarter, 1,338 feet to the Northeast corner of said West half of the Southwest quarter; thence South along the East line of said West half of the Southeast quarter 2,459.5 feet to the center line of a highway; thence North 58°15' West along said center line 558.5 feet; thence North parallel to said East line and 475 feet West of said East line, 1,044 feet; thence West parallel to the North line of said Southwest quarter and 1,223 feet South of said North line, 863 feet to the West line of said section; thence North along the West line of said section 1,223 feet to the point of beginning, containing 50 acres of land. Subject to existing public highway.

TO HAVE AND TO HOLD the above bargained real estate to the said Harold A. Kreuger, his heirs and assigns, FOREVER.

IN WITNESS WHEREOF, I, the said Edward Mennes

as Executor aforesaid, have hereunto set my hand and seal this 26th day of February 19 54.

Signed, Sealed and Delivered In Presence of

Elaine Halverson

Clyde C. Knudson

STATE OF WISCONSIN,

Dane County. } ss.

Edward Mennes (SEAL)  
Edward Mennes  
Executor of the Estate  
of Frank L. Patterson, Deceased.

On this 26th day of February, 19 54, before me personally appeared Edward Mennes, known to me to be the Executor of the estate of Frank L. Patterson, deceased, late of Dane County,

who in mentioned in the within conveyance, and acknowledged that he executed the same as such Executor, freely and voluntarily, for the uses and purposes therein expressed.



Alvin J. Everson  
Dane County, Wisconsin.

By Your App. 4-10-55

RECORDED

MAR - 5 1954

At 1040

Document Number

STATE BAR OF WISCONSIN FORM 3 - 1999

## QUIT CLAIM DEED

This Deed, made between Harold A. Kreuger a/k/a  
Harold Kreuger and Selma Kreuger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Kreuger and Mariene Kreuger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Kreuger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
 is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
 as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

\_\_\_\_\_  
 \* \_\_\_\_\_  
 \_\_\_\_\_  
 \* \_\_\_\_\_

## AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_,

TITLE: MEMBER STATE BAR OF WISCONSIN  
 (If not,  
 authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hehl  
P.O. Box 46, Sun Prairie, WI 53590  
 (Signatures may be authenticated or acknowledged. Both are  
 not necessary.)

DANE COUNTY  
REGISTER OF DEEDS

3317258

05-08-2001 8:19 AM

Trans. Fee EXEMPT #8  
 Rec. Fee 12.00  
 Pages 2

000155

## Recording Area

Name and Return Address

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See Attached Parcel  
 Numbers \_\_\_\_\_

Parcel Identification Number (PIN)

This is homestead property.  
 (is) (is not)

Harold A. Kreuger  
 \* Harold A. Kreuger

Selma Kreuger  
 \* Selma Kreuger

## ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
 \_\_\_\_\_, 2001, the above named

Harold A. Kreuger a/k/a  
Harold Kreuger and Selma  
Kreuger

to me known to be the person s who executed  
 the foregoing instrument and acknowledged the same.

Thomas Lee Hehl  
 Notary Public, State of Wisconsin  
 My Commission is permanent. (If not, state expiration date:  
 \_\_\_\_\_, \_\_\_\_\_.)

\*Names of persons signing in any capacity must be typed or printed below their signature.

STATE BAR OF WISCONSIN  
FORM No. 3-1999

## QUIT CLAIM DEED

Hebl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590  
 Phone: 6088374325 Fax: 6088232889 Bonale

Produced with ZipForm™ by RE FormsNet, LLC 18025 Fifteen Mile Road, Clinton Township, Michigan 48035, (800) 383-8805

T4074640.ZFX

3/2

**LEGAL DESCRIPTION**

000156

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

MA 3027219



**AFFIDAVIT  
OF  
CORRECTION**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss

AFFIANT, THOMAS LEE HEBL, hereby swears or affirms that a certain document which was titled as follows:

Quit Claim Deed, recorded on 8<sup>th</sup> day of May, 2001 as Document No. 3317258 and was recorded in Dane County, State of Wisconsin, contained the following error:

Parcel B of legal description failed to except Certified Survey Map No. 9087.

DANE COUNTY  
REGISTER OF DEEDS

**3344265**

07-09-2001 4:24 PM

Trans. Fee

Rec. Fee 16.00  
Pages 4

**001758**

**Return To:**

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

Parcel Nos.: See Attached

AFFIANT makes this Affidavit for the purpose of correcting the above document as follows:

See Attached legal description

A copy of the original document (~~in part or whole~~) X is is not attached to this Affidavit (if a copy of the original document is not attached, please attach legal description and names of grantors and grantees).

  
Attorney Thomas Lee Hebl, Affiant

AFFIANT is the:

X Drafter of the document being corrected.

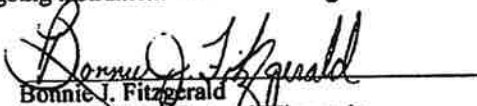
Owner of the property described in the document being corrected.

Other - explain:

**ACKNOWLEDGEMENT**

STATE OF WISCONSIN }  
COUNTY OF DANE } ss.

Personally came before me this 28<sup>th</sup> day of June, 2001, the above-named Thomas Lee Hebl to me known to be the person who executed the foregoing instrument and acknowledged the same.

  
Bonnie J. Fitzgerald  
Notary Public, State of Wisconsin  
My Commission expires August 15, 2004.

4/16

**LEGAL DESCRIPTION**

**001759**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Parcel Nos: 046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

STATE BAR OF WISCONSIN FORM 3-19  
**QUIT CLAIM DEED**

Document Number

This Deed, made between Harold A. Krauger a/k/a  
Harold Krauger and Selma Krauger, husband and wife,  
as their interest may appear.

Grantor,  
and Richard D. Krauger and Marlene Krauger, husband  
and wife as survivorship marital property as to an  
undivided one-half (1/2) interest and Ronald W.  
Krauger as to an undivided one-half (1/2)\*\* Grantee.

Grantor quit claims to Grantee the following described real estate in  
Dane County, State of Wisconsin: (if more space  
is needed, please attach addendum):

\*\*interest; both undivided one-half (1/2) interest  
as tenants in common

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenant rights, title and interests.

Dated this 2nd day of May, 2001.

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_,

**TITLE: MEMBER STATE BAR OF WISCONSIN**  
(If not, \_\_\_\_\_  
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

(Signatures may be authenticated or acknowledged. Both are  
not necessary.)

DANE COUNTY  
REGISTER OF DEEDS

**3317258**

05-08-2001 8:19 AM

Trans. Fee  
Rec. Fee  
Pages

EXEMPT #8  
12.00  
2

**001760**

**000155**

**Recording Area**

Name and Return Address

Hebl, Hebl & Kuehn  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

**See Attached Parcel**

**Numbers**

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is not)

Harold A. Krauger  
\* Harold A. Krauger

Selma Krauger  
\* Selma Krauger

**ACKNOWLEDGMENT**

STATE OF WISCONSIN )

) ss.

Dane County. )

Personally came before me this \_\_\_\_\_ day of  
\_\_\_\_\_, 2001, the above named

Harold A. Krauger a/k/a  
Harold Krauger and Selma  
Krauger

to me known to be the person \_\_\_\_\_ who executed  
the foregoing instrument and acknowledged the same.

\* Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission is permanent. (If not, state expiration date: \_\_\_\_\_)

\*Names of persons signing in any capacity must be typed or printed below their signature.

**QUIT CLAIM DEED**

Hebl, Hebl & Kuehn PO Box 46, 1150 West Main Sun Prairie WI 53590  
Phone: 6088374325 Fax: 6088252889 Bonnie

STATE BAR OF WISCONSIN  
FORM No. 3-1999

Produced with ZipForm™ by RE FormNet, LLC 18025 Ffteen Mile Road, Clinton Township, Michigan 48035, (800) 363-9803

T4074640 ZFX

2/12



001761

LEGAL DESCRIPTION

000156

Parcel A:

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Parcel Nos: 046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 3 - 2003

**QUIT CLAIM DEED**

Document Number

Document Name

**THIS DEED**, made between Richard D. Kreuger and Marlene Kreuger, husband and wife

("Grantor," whether one or more),

and Richard D. Kreuger and Marlene J. Kreuger

Revocable Living Trust Dated April 28, 2016 \*\*

("Grantee," whether one or more).

Grantor, quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property")

(if more space is needed, please attach addendum):

**\*\* Interest - an undivided one-half (1/2) interest**

See attached legal description



8 9 2 3 5 7  
Tx:8759617

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #**

**5233025**

**05/09/2016 3:50 PM**

**Trans. Fee:**

**Exempt #: 16**

**Rec. Fee: 30.00**

**Pages: 2**

Recording Area

Name and Return Address

**Attorney Thomas Lee Hebl**

**Hebl, Hebl & Ripp, LLP**

**1150 West Main Street**

**P. O. Box 46**

**Sun Prairie, WI 53590**

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (is not)

Dated

April 28, 2016

Richard D. Kreuger

\* Richard D. Kreuger

(SEAL)

Marlene J. Kreuger

\* Marlene Kreuger

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s)

authenticated on

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

DANE

4-28-16 COUNTY

ss.

Personally came before me on the above-named Richard D. Kreuger and Marlene Kreuger

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)  
**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**QUIT CLAIM DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 3-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 www.ziplogix.com

Kreuger, Richa

E/116  
2

LEGAL DESCRIPTION  
FOR QUIT CLAIM DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
TO  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED April 28, 2016

**Parcel A:**

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

**Parcel Numbers:**

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

State Bar of Wisconsin Form 5-2003  
PERSONAL REPRESENTATIVE'S DEED

Document Number

Document Name



KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5336203

06/26/2017 1:42 PM  
Trans. Fee:  
Exempt #: 11  
Rec. Fee: 30.00  
Pages: 2

THIS DEED, made between Dale Olson

as Personal Representative of the estate of Ronald Kreuger  
("Decedent")  
("Grantor," whether one or more), and Dale Kreuger, Michael Kreuger, Susan Bush,  
and Julie Skjolaas

\_\_\_\_\_  
("Grantee," whether one or more).  
Grantor conveys to Grantee, without warranty, the following described real estate,  
together with the rents, profits, fixtures and other appurtenant interests, in  
Dane \_\_\_\_\_ County, State of Wisconsin ("Property") (if more space is  
needed, please attach addendum):

To each Grantee as tenants in common an undivided one-fourth (1/4) of the Estate of  
Ronald Kreuger's one-half (1/2) of the real estate described on the attached Exhibit  
A; excepting therefrom the Estate of Ronald Kreuger's interest in the residence  
formerly occupied by Ronald Kreuger and located at 2324 Rinden Drive in Cottage  
Grove, Wisconsin.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

see attached exhibit A

Parcel Identification Number (PIN)

This is not \_\_\_\_\_ homestead property.  
(is) (is not)

Personal Representative by this Deed does convey to Grantee all of the estate and interest in the Property which Decedent had  
immediately prior to Decedent's death, and all of the estate and interest in the Property which the Personal Representative has  
since acquired.

Dated June 22, 2017

PERSONAL REPRESENTATIVE:

Dale Olson

(SEAL)

\* Dale Olson



(SEAL)

AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

\* \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Aplin & Ringsmuth, LLC, Atty. Peter R. Andrews  
State Bar No. 1090527

ACKNOWLEDGMENT

STATE OF WISCONSIN )  
 ) ss.  
Dane \_\_\_\_\_ COUNTY )

Personally came before me on June 22, 2017,  
the above-named Dale Olson

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Peter R. Andrews  
\* Peter R. Andrews  
Notary Public, State of Wisconsin  
My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.  
PERSONAL REPRESENTATIVE'S DEED © 2003 STATE BAR OF WISCONSIN FORM NO. 5-2003  
\* Type name below signatures.

E/11  
(2)

**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

State Bar of Wisconsin Form 7 - 2003  
**TRUSTEE'S DEED**  
Document Number \_\_\_\_\_ Document Name \_\_\_\_\_

**KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS**

**DOCUMENT #  
5355041**  
09/05/2017 3:26 PM  
Trans. Fee:  
Exempt #: 9  
Rec. Fee: 30.00  
Pages: 2

**THIS DEED**, made between Marlene J. Kreuger  
as Trustee of Richard D. Kreuger and Marlene J. Kreuger  
Revocable Living Trust\* ("Grantor," whether one or more),  
and Marlene J. Kreuger

\_\_\_\_\_  
("Grantee," whether one or more).  
Grantor conveys to Grantee, without warranty, the following described real  
estate, together with the rents, profits, fixtures and other appurtenant  
interests, in Dane County, State of Wisconsin  
("Property") (if more space is needed, please attach addendum):

\*dated April 28, 2016.

Interest - An undivided one-half (1/2) interest in  
the attached legal description

Recording Area

Name and Return Address  
Attorney Thomas Lee Hebl  
Hebl, Hebl & Ripp, LLP  
1150 West Main Street  
P.O. Box 46  
Sun Prairie, WI 53590

See attached parcel numbers  
Parcel Identification Number (PIN) \_\_\_\_\_

Dated September 1, 2017

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

(SEAL)

(SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

**TITLE: MEMBER STATE BAR OF WISCONSIN**

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

**THIS INSTRUMENT DRAFTED BY:**

Attorney Thomas Lee Hebl  
P.O. Box 46, Sun Prairie, WI 53590

**ACKNOWLEDGMENT**

**STATE OF WISCONSIN**

Dane COUNTY ) ss.

Personally came before me on 9-1-17  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the  
foregoing instrument and acknowledged the same.

Thomas Lee Hebl

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)  
**NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.**

**TRUSTEE'S DEED**

**STATE BAR OF WISCONSIN**

**FORM No. 7-2003**

\*Type name below signatures.

Hebl Hebl & Ripp LLP 1150 W Main St, PO Box 46 Sun Prairie, WI 53590  
Thomas Hebl

Phone: 608-837-4325 Fax: 608-834-4325  
Produced with ZipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48028 [www.ziplogix.com](http://www.ziplogix.com)

Kreuger

LEGAL DESCRIPTION  
FOR TRUSTEE'S DEED FROM  
RICHARD D. KREUGER & MARLENE KREUGER  
REVOCABLE LIVING TRUST DATED APRIL 28, 2016  
TO  
MARLENE J. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7

ICENSSED TO PREFERRED TITLE LLC AND NOT FOR SUBLICENSE, RELICENSE OR ANY OTHER TRANSFER

# TRANSFER ON DEATH DEED

Document Number

Document Name

THIS DEED, made between Marlene J. Kreuger, a single person

("Grantor," whether one or more), and Dale R. Kreuger

("Grantee," whether one or more).

Grantor transfers on death to Grantee (pursuant to Sec. 705.15 Wis. Stats.), the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Dane County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Interest - An undivided one-half (1/2) interest in the attached legal description

THIS DIRECTIVE IS NOT A CONVEYANCE; IT HAS NO IMMEDIATE OWNERSHIP EFFECT, BUT WILL TRANSFER FULL OWNERSHIP UPON THE DEATH OF GRANTOR.

This directive is revocable and may be changed by the Grantor at any time.

Grantee will take title to the property subject to all encumbrances and liens of record on the death of the Grantor.

This document is designating only a transfer on death beneficiary and is exempt from the transfer return and transfer return fee per sec. 705.15 and sec. 77.25 (10m), Wis. Stats.

In the event of the death of the grantee prior to the death of the grantor, said grantee's interest shall pass to Susan R. Bush.

Dated September 1, 2017.

Marlene J. Kreuger  
\* Marlene J. Kreuger

(SEAL)

(SEAL)

## AUTHENTICATION

Signature(s) \_\_\_\_\_

authenticated on \_\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06 )

THIS INSTRUMENT DRAFTED BY:

Attorney Thomas Lee Hebl

P.O. Box 46, Sun Prairie, WI 53590

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #

**5355042**

09/05/2017 3:26 PM

Trans. Fee:

Exempt #: 10M

Rec. Fee: 30.00

Pages: 2

Recording Area

Name and Return Address

Hebl, Hebl & Ripp, LLP

1150 W. Main St.

P.O. Box 46

Sun Prairie, WI 53590

See attached parcel numbers

Parcel Identification Number (PIN)

This is homestead property.

(is) (isnot)

## ACKNOWLEDGMENT

STATE OF WISCONSIN )

) ss.

DANE COUNTY )

Personally came before me on September 1, 2017,  
the above-named Marlene J. Kreuger

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

Thomas Lee Hebl  
Notary Public, State of WISCONSIN

My commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

TRANSFER ON DEATH DEED

\*Type name below signatures.

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LEGAL DESCRIPTION  
FOR TRANSFER ON DEATH DEED FROM  
MARLENE J. KREUGER  
TO  
DALE R. KREUGER

Parcel A:

The Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest  $\frac{1}{4}$ , thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North  $58^{\circ} 15'$  West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

Parcel B:

The Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the West 16 acres of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

Also, except Lot 1 of Certified Survey Map No. 9087.

Parcel Numbers:

046-0611-033-8000-0  
046-0611-033-8500-5  
046-0611-033-9000-8  
046-0611-033-9500-3  
046-0611-034-9076-7



**Affidavit of Correction**  
**Title of Document**

Document Number

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
5392959  
03/02/2018 03:33 PM  
Trans Fee:  
Exempt #: 3  
Rec. Fee: 30.00  
Pages: 3

AFFIANT, Peter Rimmel Andrews, hereby swears or affirms that a certain document which was titled as Personal Representative's Deed, and recorded in Dane County, State of Wisconsin, as Document No. 5336203 on June 26, 2017 (the "Deed") contained the following omission:

For purposes of clarification, the Estate of Ronald Kreuger's interest, as referenced in the Deed, is only an interest in personal property and not an interest in the real estate described on Exhibit A to the Deed. The Estate of Ronald Kreuger does not retain any interest in the real property described on that Exhibit A.

The basis for Affiant's personal knowledge of this matter is as the drafter of the conveyance that is the subject of the Correction Instrument. A copy of this conveyance is attached to this Correction Instrument. Undersigned has sent notice of the execution and recording of this Correction Instrument by 1<sup>st</sup> class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Affiant is the Attorney for the Estate of Ronald Kreuger.

Recording Area

Name and Return Address  
Peter R. Andrews  
Aplin & Ringsmuth, LLC  
51 N. Main St., P.O. Box 348  
Deerfield, WI 53531

See attached.

Parcel Identification Number (PIN)

Dated: March 1, 2018

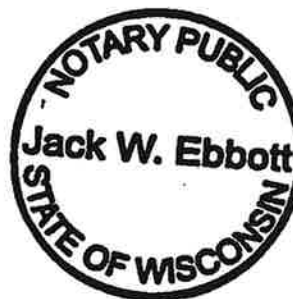
Signed:

Peter Rimmel Andrews

State of Wisconsin )  
ss. )  
County of Dane )

Subscribed and sworn to (or affirmed) before me this  
1<sup>st</sup> day of March, 2018.

Jack Ebbott  
Notary Public, State of Wisconsin  
My Commission is permanent



This instrument is drafted by Attorney Peter Rimmel Andrews  
Aplin & Ringsmuth, LLC, State Bar No. 1090527

8/3  
3



**Exhibit A**

**LEGAL DESCRIPTION**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58°15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223.

**PARCEL NOS**

046-0611-033-8000-0

046-0611-033-8500-5

046-0611-033-9000-8

046-0611-033-9500-3

046-0611-034-9076-7



**Exhibit "A "**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof; thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

Tax Parcel Nos:   046/0611-033-9000-8  
                          046/0611-033-8500-5  
                          046/0611-033-8000-0  
                          046/0611-033-9500-3  
                          046/0611-034-9076-7

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

Document Number

Document Name

DOCUMENT #

5411641

05/24/2018 01:59 PM

Trans Fee:

Exempt #: 16

Rec. Fee: 30.00

Pages: 2

THIS DEED, made between Marlene J. Kreuger, unmarried ("Grantor," whether one or more), and Marlene J. Kreuger, Trustee, or her successors in interest, of the Marlene J. Kreuger Living Trust, dated May 17, 2018, and any amendments thereto ("Grantee," whether one or more).

Grantor, for a valuable consideration, conveys and warrants to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Grantor's 50% share of property described in attached Exhibit A.

Name and Return Address

Horn & Johnsen SC

Atty. John Horn

8446 Excelsior Drive, Suite 102

Madison, WI 53717

See Listing on Exhibit A

Parcel Identification Number (PIN)

This is homestead property.  
(is) (is-not)

This conveyance is exempt from transfer tax pursuant to Section 77.25(16), Wis. Stats.

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: all municipal and zoning ordinances, recorded easements for public utilities, recorded building and use restrictions and covenants, all other recorded easements and restrictions, general taxes levied in 2018 and special assessment, if any.

Dated May 17, 2018

Marlene J. Kreuger (SEAL) \* \_\_\_\_\_ (SEAL)  
\*Marlene J. Kreuger

\* \_\_\_\_\_ (SEAL) \* \_\_\_\_\_ (SEAL)

AUTHENTICATION

Signature(s) of Marlene J. Kreuger

authenticated on May 17, 2018

\*John Horn

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06)

ACKNOWLEDGMENT

STATE OF WISCONSIN )

\_\_\_\_\_ ) ss.  
COUNTY )

Personally came before me on \_\_\_\_\_  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

THIS INSTRUMENT DRAFTED BY:

John Horn, (608) 829-2525

8446 Excelsior Drive, Suite 102, Madison, WI 53717

Notary Public, State of Wisconsin

My Commission (is permanent) (expires: \_\_\_\_\_)

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

© 2003 STATE BAR OF WISCONSIN

FORM NO. 1-2003

\* Type name below signatures.

**EXHIBIT A**

**Parcel A:**

The Northeast 1/4 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Part of the West 1/2 of the Southwest 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Southwest 1/4, thence East along the North line of said quarter 1338 feet to the Northeast corner of said quarter section; thence South along the East line thereof 2459.5 feet to the centerline of a highway; thence North 58° 15' West along said centerline 558.5 feet; thence North parallel to said East line 475 feet West of said East line 1044 feet; thence West parallel to the North line of said quarter section and 1223 feet South of said North line 863 feet to the West line thereof, thence North along said West line 1223 feet to the point of beginning.

**Parcel B:**

The Southeast 1/4 of the Southwest 1/4 and the West 16 acres of the Southwest 1/4 of the Southeast 1/4 of Section 3, Township 6 North, Range 11 East, in the Town of Pleasant Springs, Dane County, Wisconsin. Excepting therefrom Certified Survey Map No. 1223 and Certified Survey Map No. 9087.

TAX ROLL PARCEL NUMBERS: 046/0611-033-8000-0, 046/0611-033-8500-5, 046/0611-033-9000-8, 046/0611-033-9500-3, and 046/0611-034-9076-7



