

**Normandy Estates
Subdivision**

**DECLARATION
OF
RESTRICTIONS**

WHERE TO FIND IT

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DECLARATION OF RESTRICTIONS
FOR
NORMANDY ESTATES SUBDIVISION

Amended September 26, 2013 and recorded November 22, 2013
Amendments made are in bold italics.
Documentation of Amendments is at the end of this document.

KNOW ALL MEN BY THEIR PRESENTS, that STONEWOOD
DEVELOPMENT CORPORATION, hereafter "Developer", being the owner of real
estate described as follows:

All that part of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, T 5 N, R 22 E, in
the City of Oak Creek, Milwaukee County, Wisconsin, bounded and
described as follows: Commencing at the Southwest corner of said SW $\frac{1}{4}$
Section; thence N 0° 07' 03" W along the West line of said SW $\frac{1}{4}$ Section,
446.00 feet to the place of beginning of the lands to be described; thence
continuing N 0° 07' 03" W along said West line 875.81 feet; thence N 89°
57' 25" E, 1187.97 feet; thence S 24° 50' 51" E, 177.85 feet; thence S 0°
09' 09" W, 208.03 feet; thence S 51° 00' 00" E, 77.04 feet; thence S 0° 09'
09" W, 593.45 feet; thence N 89° 59' 48" W, 70.00 feet; thence S 0° 09' 09"
W, 311.42 feet to a point on the South line of said SW $\frac{1}{4}$ Section; thence
N 89° 59' 48" W along said South line, 1031.39 feet; thence N 0° 07' 03"
W, 446.00 feet; thence N 89° 59' 48" W, 215.50 feet to the place of
beginning.

and intending to establish a general plan for the use, occupancy and enjoyment of
said Subdivision, does hereby declare that, for the mutual benefit of its present and
future owners, all lots therein shall be subject to the following restrictions:

1. GENERAL PURPOSES: The purpose of this Declaration is to insure the best use
and most appropriate development and improvement of each building site thereof;
to protect owners of building sites against such use of surrounding building sites as
will detract from residential quality of their property; to guard against the erection
thereon of poorly designed or proportioned structures; to obtain harmonious use of
materials and color schemes; to insure the highest and best residential development

of said property; to encourage and secure the erection of attractive homes thereon with appropriate locations thereof on building sites; to prevent haphazard and inharmonious improvement of building sites; to secure and maintain proper setbacks from streets and adequate free spaces between structures; and in general to provide for a high quality of improvement in said property, and thereby to preserve and enhance the value of investments made by owners in an outstanding community. In keeping with current emphasis on protecting our natural environment, we encourage each homeowner to preserve existing wildflowers and trees.

2. BUILDING RESTRICTIONS: No lot shall be used for other than a single family residential purpose. All dwelling and other structures shall be designed by a person experienced in residential design, or by a professional engineer or architect. All dwellings and garages shall be completed within the time allotted by ordinances or codes of the City of Oak Creek or within a period of one year from the start of construction, which shall mean excavation, whichever is shorter. There shall be no further divisions or subdivisions of lots without approval of the Plan Commission and Common Council of the City of Oak Creek.

A. The size and heights of dwellings shall be as follows: No dwelling shall exceed two and one-half stories in height. The minimum size living area of a dwelling, exclusive of porches, garages, bays, patios, breezeways and similar additions shall not be less than the following, to-wit:

- (1) One story dwelling: 1,800 square feet
- (2) Two story dwelling: 2,000 square feet, with a minimum of 1,200 square feet on first floor.
- (3) Split level dwelling: 2,000 square feet, with a minimum of 1,800 square feet on upper two levels.

Compliance with the above minimum square footage requirements will not insure approval of plans, as square footage is only one of the criteria used for approval.

B. No dwelling or structure shall be erected, placed, or altered on any lot until the construction plans and specifications, building grades, elevations, and a

plan showing the location of the structure has been submitted in duplicate to, and approved by Developer or designed agent. Developer's approval or disapproval shall be given within fifteen calendar days of submission. Developer's approval or disapproval shall be based on quality of design, workmanship, and materials; harmony of exterior design with existing or proposed structures; location, with respect to topography, finish grade elevations, and drainage. The Developer recommends that exterior elevations of all structures shall be constructed of natural materials, such as wood, brick, stone, or combinations thereof. It is further recommended a maximum of two colors of paint be used on the exterior walls and trim, with one color for accent items. The roof is to have a class A, 25 year warranty, 240 lb., self-sealing shingle or another material of similar life. The Developer shall have the absolute right to refuse to approve any plan or specification which in its judgment is not in conformity with these restrictions, or not desirable aesthetically. In passing on plan and specifications, Developer may take into consideration the suitability of the proposed building or other structure, its design, elevation, square footage, materials of which it is to be constructed, the harmony thereof with surrounding buildings, and the view from other properties. Developer shall have the right to waive minor deviations or infractions which in the opinion of Developer would otherwise cause undue hardship. The "footprint" of the home, the exterior dimensions (height, length, width), and the appearance thereof, shall not thereafter be changed without the approval of the Developer or his successor committee. Any action by Developer shall be final and conclusive as to the persons then or thereafter owning lots covered by these restrictions.

Until such time as all of the lots have been sold by Developer, the Developer, its successors or assigns, shall have sole right to grant approvals as set forth above. Thereafter, the majority of owners of lots in subdivision shall select three lot owners to function as the committee governing Normandy Estates Homeowners Association to grant the approvals or disapprovals. The association shall require at least two of the three Association members to agree.

C. All dwellings shall have an attached garage, for two or three cars, which shall be built at the same time as the building. Where possible, it is recommended that the garage face a side lot line, thereby reducing the number of garage doors facing the front street.

D. The codes and ordinances of the City of Oak Creek as they regulate set-backs from the street, and off-sets from property side lines, are adopted by reference as restrictions running with the land, however, Normandy subdivision shall require a street setback of 35 feet and an offset from property side lines of 15 feet. The exception to the 35 foot setback will be on corner lot. In the event the desired house to be built cannot comply with a 35 foot setback from both streets, the secondary street could be allowed to have a 30 foot setback.

E. All lots shall be fully landscaped and seeded or sodded within one year after issuance of an occupancy permit. A hard surface drive, parking stand, or turnabout constructed of concrete, asphalt, or similar materials shall be installed within one year after issuance of an occupancy permit. No permanent drive of gravel or stone will be permitted.

F. Master subdivision grading, erosion control, and house grade plans have been prepared by Developer, and accepted by the City Engineer, copies of which are on file in the office of the Developer, and in the offices of the City of Oak Creek Engineer and Building Inspector. It designates the manner in which each lot shall be graded and drained in relation to other lots in the subdivision and designates grade elevations for all dwellings. The rough grading of all lots, including lot line swales, both in and out of recorded drainage easements, shall have been completed in accord with the approved Master Grading Plan on file with the City of Oak Creek. Maintenance of all lot grades during the time of development of the subdivision and prior to sale of an individual lot shall be the responsibility of the Developer; however, once a lot is sold, maintenance of the lot grades shall be the responsibility of the lot owner. At the time a building permit is requested, the recommended yard grade elevation at said dwelling shall be obtained from the City

Engineer, and the dwelling shall be constructed accordingly. No deviation therefrom shall be permitted without approval of the City Engineer. Within sixty days after completion of a dwelling, the owner shall grade the lot to conform to the drainage plan, and shall provide verification to the City Engineer of such lot grading by a surveyor or engineer. From that time forward nothing shall be done which will impede or obstruct the flow of surface drainage water in accordance with said plan. Silt fences (or other erosion control devices) have been placed at the various locations in the subdivision by Developer in connection with approved plans on file, as above, or as ordered by the City in the course of development of the subdivision. Owners are required to maintain said fences until such time as turf cover is restored to all disturbed areas, and to comply with any orders of the City requiring additional fencing and/or hay bales. If an owner fails to comply with such order within forty-eight hours, the City shall have the right to cause such work to be done, and to charge the cost thereof to the owner, which, if not paid, shall be added to the tax bill as a special assessment.

G. In lieu of public street lighting, at the time of construction of each residence building, the owner of each lot shall install an outdoor electric lamppost with photoelectric controls. The location of the lamppost on the lot shall be designated by the City of Oak Creek building inspector. The lamppost shall be specified by Developer. The lamppost shall be maintained by the lot owner. If the lamppost is not so maintained, repairs shall be performed by the Normandy Estates Homeowners Association, and the cost of such repairs shall be assessed against the lot owner, payable within ten days after the date of assessment.

3. OTHER RESTRICTIONS:

A. NUISANCES: No noxious or offensive activity shall be carried on upon any lot, nor shall anything be done thereon which is or may become a nuisance or annoyance to the neighborhood. Trash, garbage, and other waste shall be kept in sanitary containers which shall be screened from public view.

B. OCCUPANCY: No dwelling may be occupied until it has been completed in accordance with the approved plans and specifications, and an occupancy permit is issued by the City of Oak Creek.

C. FENCES: Fences are permitted of shrubs and landscape plantings. Any exceptions are to be approved by the Developer or the Normandy Estates Homeowners Association, pursuant to the provisions of (2) (B) above, and approval is to be obtained from the City of Oak Creek if required. The same approval is required for construction of any accessory building.

D. UTILITY SERVICE: All electric, telephone, TV cable, and other service lines to the structures shall be placed underground.

E. ANIMALS, LIVESTOCK, POULTRY: No animals, livestock or poultry shall be raised, bred or kept on any lot, except that no more than two dogs, two cats, or other customary household pets may be kept, but not for any commercial purpose.

F. ***OUTSIDE STORAGE: No outside storage of boats, trailers, snowmobiles, recreational vehicles or vehicles of any type shall be permitted, not, however prohibiting the temporary presence of parking of such items incidental to their use by Owners, their invitees or guests.***

G. ***OUTBUILDINGS: There are to be no outbuildings or structures constructed or placed on a lot except as approved by the unanimous vote of the Committee and as provided herein:***

(a) Any Owner desiring to construct or place an outbuilding or structure on a lot must provide a written request and plan showing the proposed outbuilding or structure and the proposed placement of the outbuilding or structure on the lot using a plat map or survey map of the lot in question.

(b) No outbuilding or structures may be built in the front or side yards on the lot and must be placed in the rear of the Owner's lot to minimize visibility from the street.

(c) There shall be no more than one outbuilding or accessory structure on the lot other than the home.

(d) There shall be a minimum 15 foot setback from any property lines for all approved outbuildings and structures.

(e) All outbuildings and structures must meet or exceed all applicable City of Oak Creek building codes.

(f) The maximum allowable size for an outbuilding or structure shall be 120 sq. ft.

(g) All outbuildings and structures must be constructed to be architecturally similar to the design, including roof pitch, of the home on the lot; must be constructed of the same materials, including roof shingles; and must be the same color as the home.

(h) All outbuildings and structures must at all times match the main home on the lot in design, roof pitch, materials, and color. If, at any time, an Owner makes changes to the exterior materials, roofing, or color of the main home, the same changes must be made to any outbuilding or structure at the same time.

(i) All outbuildings must be constructed with a thickened concrete foundation or pad of at least 6 inches around the perimeter, and a floor thickness of at least 4 inches, reinforced with 6x6 inch woven wire mesh or fiberglass fibers, over a base of at least 4 inches of compacted stone.

(j) There shall be no piling or storing of any materials of any kind around the perimeter of any outbuilding or structure.

(k) All outbuildings and structures shall be maintained in the same fashion as a home.

(l) Children's play structures may not be of two levels if the first level is enclosed or could be used for storage. Children's play structures in existence as of August 31, 2013 are grandfathered.

4. HOMEOWNERS ASSOCIATION:

A. Developer hereby establishes a homeowners association known as Normandy Estates Subdivision Homeowners Association which shall be managed by a committee as hereinafter provided. Each lot owner(s) shall be a member of the association.

B. The association shall receive an initial payment of \$50.00 to be made by each lot owner at the time of initial purchase, collect future assessments for the purposes hereinafter specified, contract the necessary work and maintenance for general, common and public areas within the subdivision.

C. The association shall hereafter maintain the general, common and public areas hereafter, "Common Area", in and about the subdivision, which are described on Exhibit "A", as from time to time required.

D. The association shall be governed by a three-member Committee, hereinafter referred to as the "Committee," which shall be solely responsible for the activities of the Association. The initial members of the Committee shall be Richard J. Bickler, Michael J. Bickler and Michael D. Rosen.

E. To qualify as a member of the Committee, a person must be either a representative of Developer, an Owner, or a duly designated officer or representative of an Owner.

F. So long as fifty percent (50%) or more of the lots in Normandy Estates are owned by Developer, all three (3) members of the Committee shall be appointed by Developer. So long as twenty percent (20%) or more but less than fifty (50%) of the lots in Normandy Estates are owned by Developer, two (2) members of Committee shall be appointed by Developer and one (1) member shall be elected as provided herein. So long as five percent (5%) or more but less than twenty percent (20%) of the lots in Normandy Estates are owned by Developer, one (1) member of Committee shall be appointed by Developer and two (2) members shall be elected as provided herein. If less than five percent (5%) of the lots in Normandy Estates are

owned by Developer, all of the members of the Committee shall be elected as provided herein.

G. Each owner shall be entitled to vote in person or by proxy in elections for selecting members of the Committee. Owners of lots shall have one (1) vote for each lot owned.

H. The term of office of the initial members of the Committee shall commence upon the execution hereof and shall continue until June 30, 1992. Thereafter, the term of office of members of the Committee shall be for two (2) calendar years. If any member of the Committee shall die, resign, be unable to act or cease to be qualified to be a member, the unexpired term of such member shall be filled by special election, (or appointment by Developer, if applicable, pursuant to the terms of Paragraph 3. F., above).

I. All meetings of the Committee shall be open to Owners and held upon not less than three (3) days prior written notice to all of the Owners. Two (2) members of the Committee shall constitute a quorum. Actions of the Committee shall be taken by majority vote.

J. The Committee shall have the following duties:

(a) Provide for the maintenance, repair and replacement of improvements in the Common Area.

(b) Establish dates and procedures for the election of members of the Committee.

(c) Promulgate operating procedures for the conduct of the Association and Committee's affairs.

K. The Committee shall have the following powers:

(a) Cause the Common Areas to be maintained, repaired, replaced, landscaped and kept in good, clean and attractive condition.

(b) Enter into contracts and to employ agents, attorneys or others for purposes of discharging and its duties and responsibilities hereunder.

(c) Levy and collect assessments in accordance with provisions of Paragraph L, below.

L. The Committee shall levy and collect assessments in accordance with the following:

(a) The Owner of each lot shall be subject to a general annual charge or assessment for the purpose of defraying the costs of maintaining and administering the Common Area. Such annual assessment shall be a prorated share [one (1) share per lot] of the costs incurred or anticipated to be incurred by the Association in performing its duties. Said costs shall include, but not be limited to, payment of taxes, if any, insurance, repair, replacement and additions to the improvements made to the Common Area, the cost of labor, equipment, materials, management and supervision thereof, and all costs of the Association reasonably incurred in conducting its affairs and enforcing the provisions of this Section.

(b) Assessments must be approved at a duly convened meeting of the Committee.

(c) Written notice of annual assessments under Paragraph 4.L.(a) above (the "Annual Assessment") shall be personally delivered to each Owner subject to the Annual Assessment or delivered by mail addressed to the last known address of each Owner subject to the Annual Assessment by February 28th of each new calendar year. Written notice of all other assessments shall be personally delivered to each Owner subject to the assessment or delivered by certified mail addressed to the last known address of the Owner upon such assessment being approved by the Committee under Paragraph 4.L.(b) above.

(d) Annual Assessments shall become due and payable by April 30th of each new calendar year. The Committee shall have the power to assess a late fee of \$5.00 per month, or such other amount as determined by vote of the Association at its annual meeting, against the Owners for any Annual Assessment not received by April 30th of the year such Annual Assessments are

due and payable. All other assessments shall become due and payable thirty (30) days after the mailing or personal delivery of the notice, as the case may be.

(e) Assessments not paid when due shall bear interest at the rate of twelve percent (12%) per annum until paid, and such unpaid assessments and the interest thereon shall constitute a continuing lien against the real estate against which it was assessed until then have been paid in full. The assessment and interest thereon shall also be the personal obligation of the Owner of the real estate against which the assessment was made.

(f) The Committee may record a document with the Register of Deeds in Milwaukee County, Wisconsin, giving notice of a lien for any such unpaid assessment and, upon payment or satisfaction of the amount due, record a document canceling or releasing any such lien. The failure to file any such notice shall not impair the validity of the lien. All recording and attorney fees relating to any such document shall be borne by the affected Owner.

(g) Upon application by any Owner, any member of the Committee may, without calling a meeting of the Committee, provide to such Owner a statement in recordable form certifying (1) that the signer is a duly elected member of the Committee and (2) as to the existence of any unpaid assessments or other amounts due to the Association. Such statement shall be binding upon the Committee and shall be conclusive evidence to any party relying thereon of the payment of any and all outstanding assessments or other amounts due to the Association.

(h) Any lien for assessment may be foreclosed by a suit brought by the Committee, acting on behalf of the Association, in a like manner as the foreclosure of a mortgage on real property.

M. Members of the Committee shall not be liable for any action taken by them in good faith in discharging their duties hereunder, even if such action involved a mistaken judgment or negligence by the member or agents or employees of the Committee. The Association shall indemnify and hold the members of the

Committee harmless from and against any and all costs or expenses, including reasonable attorney's fees, in connection with any suit or other action relating to the performance of their duties hereunder.

N. Failure of the Association or the Committee to enforce any provisions contained in this Declaration, upon the violation thereof, shall not be deemed to be a waiver of the rights to do so, or an acquiescence in any subsequent violation.

5. ENFORCEMENT: Except as provided herein, the restrictions and covenants herein contained may be enforced by the Committee or any lot owner by proceedings at law or in equity against any person or persons violating or attempting to violate the same, either to recover damages, or to demand compliance. If the restrictions and covenants herein contained are enforced under this Paragraph 5 by the Committee against any Owner, the Owner shall be liable for all costs associated with such enforcement (including attorney's fees) and such costs shall be assessed against the Owner by the Committee. The Committee shall observe the assessments procedures of Paragraph 4(k)(c) and 4(L) in assessing any costs or fees against an owner under this Paragraph 5. Any enforcement assessments under this Paragraph 5 shall bear interest on any portion of the unpaid assessment in accordance with the procedures outlined in Paragraph 4(L)(e). The Committee shall also have the power, granted to it under Paragraph 4(L)(f) to record a lien against any non-payment of any such enforcement assessment under this Paragraph 5 against the violating Owner.

6. EASEMENTS IN FAVOR OF DEVELOPER AND ASSOCIATION: The Developer and/or the Association shall have an irrevocable right and a perpetual easement to enter upon all lots to maintain and make repairs and replacements to common areas and all sewer, water and utility installation when necessary to maintain, repair or replace any portion of the common areas or any improvements thereon, or to repair or maintain any sewer, water or utility installation.

7. UTILITY AND MUNICIPAL EASEMENTS; SUBROGATION: The Developer reserves the right to enter into easement agreements providing for access over and

across the Common Areas with the City of Oak Creek or any utility at any time prior to sale of all lots in Normandy Estates. All conveyances of lots by Developer and any mortgages thereon shall automatically be subordinated to such easements without the necessity of joining in said easement(s), provided the granting of said easement(s) shall in no way interfere with the free and full enjoyment and use of any lot in Normandy Estates.

8. TERM: These restrictions shall run with the land, and shall be binding on all parties and persons having any interest in the land affected hereby until October 18, 2041, at which time these restrictions shall automatically renew for subsequent 10 year periods, unless terminated by amendment, as provided by Paragraph 9 of the Declaration.

9. AMENDMENT: This declaration may be annulled, waived, changed, modified or amended at any time by written Declaration setting forth the change, executed by the owners of at least sixty-six and two-thirds percent (66 2/3%) of the lots in the subdivision and the City of Oak Creek, upon recording thereof in the office of the Register of Deeds for Milwaukee County. As long a Developer owns any lot in the subdivision, Developer's consent to the change is essential for its validity, such consent to be evidenced by execution of the amending Declaration by Developer.

10. CONFLICTS BETWEEN ZONING AND RESTRICTIONS: In the event of any conflict between these restrictions and the City of Oak Creek zoning and building codes, the municipal provision shall control and apply.

11. SEVERABILITY: Invalidity of any provision of this Declaration shall in no way nullify or affect other provisions thereof, which shall remain in full force and effect.

Prepared by Peregrine Law Offices, S.C., 633 West Wisconsin Avenue, Milwaukee, Wisconsin 53203

In presence of

Joan G. Schneider

STONEWOOD DEVELOPMENT CORPORATION

Lynne Z. Bickler
Lynne Z. Bickler, President

Michael J. Bickler
Michael J. Bickler, Secy.

CITY OF OAK CREEK

By: Dale J. Richards, Mayor

Countersigned:

Beverly A. Buretta, City Clerk

STATE OF WISCONSIN

ss.

MILWAUKEE COUNTY)

Personally came before me this 12th day of September, 1991, the above named Lynne Z. Bickler, President, and Michael J. Bickler, Secretary, of Stonewood Development Corporation, to me known to be such officers of Stonewood Development Corporation, and to me known to be the persons who executed the foregoing release, and acknowledged that they executed the same on behalf of Stonewood Development Corporation, being duly authorized so to do.

Joan G. Schneider

Joan G. Schneider
Notary Public, State of Wisconsin
My commission expires: 10/14/92

STATE OF WISCONSIN)
)SS
MILWAUKEE COUNTY)

Personally came before me this ____ day of _____, 1991,
Dale J. Richards, Mayor, and Beverly A. Buretta, City Clerk of
the above named municipal corporation, CITY OF OAK CREEK, to me
known to be such Mayor and Clerk of said municipal corporation,
and acknowledged that they executed the foregoing instrument as
such officers, as the deed of said municipal corporation, by its
authority, and pursuant to Resolution File No. _____,
adopted by its Common Council on the ____ day of _____, A.D.,
1991.

Lawrence J. Haskin
Notary Public, Milwaukee County,
Wisconsin
My Commission is permanent.

This Document Was Drafted By
And Should Be Returned After Recording To:

Attorney Robert B. Peregrine
PEREGRINE LAW OFFICES, S.C.
633 W. Wisconsin Ave., Suite 1300
Milwaukee, WI 53203-1960

EXHIBIT A
COMMON AREAS

1. A strip of land 35 feet wide and approximately 765 feet long, which is located immediately adjacent to South 15th Avenue along the West boundary of the subdivision and is the west 35 feet of lots 1, 2, 3, 4, 37, and 38.
2. A strip of land 35 feet wide and approximately 900 feet long exclusive of the public road, which is located immediately adjacent of East Puetz Road along the South boundary of the subdivision and is the south 35 feet of lots 30, 31, 32, 33, 34, and 35.
3. All islands and boulevard strips in the public roadways in the subdivision; the sanitary sewer easements on lot 30 and between lots 24 and 25.
4. All setbacks and unpaved areas of the defined "public roads" adjacent to East Puetz Road and South 15th Avenue.

Following pages pertain to the first amendment made to Declaration of Restrictions recorded November 11, 2013

Document Number	FIRST AMENDMENT TO DECLARATION OF RESTRICTIONS	DOC. # 10315544
	<u>Title of Document</u>	RECORDED 11/22/2013 10:57 AM
		JOHN LA FAYE REGISTER OF DEEDS MILWAUKEE COUNTY, WI AMOUNT: \$30.00
		FEE EXEMPT #1: 0
		0
		MILWAUKEE COUNTY, WI
		MILWAUKEE, WI 53202

Document Number:

FIRST AMENDMENT TO
DECLARATION OF RESTRICTIONS
Title of Document

Document
Recorded Electronically

Document No. 10315544

Recorded on: 11/22/2013

County: Milwaukee

Submitted electronically by: Swd
O'Neil, Cannon, Hollman, DeJong &
Laing S.C.

Recording Area

Name and Return Address

O'Neil, Cannon, Hollman, DeJong & Laing S.C.

Attn: John G. Gehringer, Esq.

111 E. Wisconsin Avenue, Suite 1400

Milwaukee, WI 53202

Parcel Identification Number (PIN)

INFO-FRG (800)655-2021 www.infopartners.com

APPROVED:

CITY OF OAK CREEK

By: Michael C. Simmons
Michael Simmons, City Engineer

By: Douglas Seymour
Douglas Seymour, Director of Community Development

STATE OF WISCONSIN)

MILWAUKEE COUNTY)

Personally came before this 12 day of November, 2013, the above named Michael Simmons, City Engineer, and Douglas Seymour, Director of Community Development of the above-named municipal corporation, CITY OF OAK CREEK, to me known to be such City Engineer and Director of Community Development, and to me known to be the persons who executed the foregoing instrument, and acknowledged that they executed the foregoing instrument as such officers, as the deed of said municipal corporation.

Christa J. Miller
Christa J. Miller
Notary Public, State of Wisconsin
My commission expires: 1-29-17

This document was drafted by
and should be returned after
recording to:

Attorney John G. Gehring
O'Neil, Cannon, Hollman, DeJong & Laing S.C.
111 E. Wisconsin Ave., Suite 1000
Milwaukee, WI 53202

CITY OF OAK CREEK SIGNATURE PAGE

Mark Rich
Mark Richman
8525 S Amanda Ct
Oak Creek WI 53154
[Address]
6
Lot No.

STATE OF WISCONSIN)

) ss.

MILWAUKEE COUNTY)

Personally came before this 5th day of October, 2013, the above named MARK RICHMAN, to me known to be the person who executed the foregoing instrument, and acknowledged that they executed the foregoing instrument on the 5th day of Oct., 2013.

Judith R. Hensley
JUDITH R. HENSLEY
Notary Public, State of Wisconsin
My commission expires: _____

**My Commission Expires
March 27, 2016**

This document was drafted by
and should be returned after
recording to:

Attorney John G. Gehringer
O'Neil, Cannon, Hollman, DeJong & Laing S.C.
111 E. Wisconsin Ave., Suite 1400
Milwaukee, WI 53202

LOT OWNER SIGNATURE PAGE

Jack G. Bastian
Jack Bastian PRESIDENT
8600 S CATHYNN CT.
OAK CREEK, WI 53154
[Address]
28
Lot No.

STATE OF WISCONSIN)

155

MILWAUKEE COUNTY)

Personally came before this 20th day of September, 2013, the above named Jack G. Bastian, to me known to be the person who executed the foregoing instrument, and acknowledged that they executed the foregoing instrument on the 20th day of September, 2013.

Jeanore C Wilcox
Jeanore C Wilcox

Notary Public, State of Wisconsin
My commission expires: 9-28-14



This document was drafted by
and should be returned after
recording to:

Attorney John G. Gehringer
O'Neil, Cannon, Hollman, DeJong & Laing S.C.
111 E. Wisconsin Ave., Suite 1400
Milwaukee, WI 53202

LOT OWNER SIGNATURE PAGE


Ed Ciechanowski

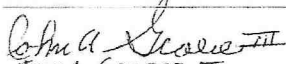
8520 S. CATHLYNN CT.
[Address]

24
Lot No.

STATE OF WISCONSIN)

MILWAUKEE COUNTY)

Personally came before this 26th day of Sept, 2013, the above named person, to me known to be the person who executed the foregoing instrument, and acknowledged that they executed the foregoing instrument on the 26th day of Sept, 2013.


John A. GRAESE, III
Notary Public, State of Wisconsin
My commission expires: May 7, 2017

This document was drafted by
and should be returned after
recording to:

Attorney John G. Gehringer
O'Neil, Cannon, Hollman, DeJong & Laing S.C.
111 E. Wisconsin Ave., Suite 1400
Milwaukee, WI 53202

LOT OWNER SIGNATURE PAGE

Normandy Estates

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