492617

Document Number

Document Title

Zoning Affidavit Creating Restriction on Sale and Use of Land

RE: Lots 17 and 18 (PIN # CR250-6)both being located in Longview Estates further described as a parcel of land In Government Lot 6, Section 19, Township 36 North, Range 8 East, Oneida County, Wisconsin.

VOL 0902 PAGE 686

ONEIDA COUNTY, WIS.

Received for Record this 5 day of NOV A.D. 19 98 at 1:25 o'clock P M. and Recorded in Vol. 902 of RECORDS on page 686-688

Thomas N. Leighton
REGISTER OF DEEDS

Recording Area

Name and Return Address

STATE OF WISCONSIN)
)
COUNTY OF ONEIDA)

CR250-6
Parcel Identification Number (PIN)

Albert L. Schaller and Mary Lynn Schaller, being first duly sworn on oath, deposes and says that they are residents of the Town of Crescent, Oneida County, Wisconsin; that they are the owners of two parcels of land, Lots 17 and 18 (PIN # CR250-6) which is described in a Warranty Deed found in Volume 810, pages 126 and 127. Both parcels are located on Long View Drive, Town of Crescent, Oneida County Records, ~~which is attached hereto and incorporated herein~~ as though fully set forth at this point.. Both parcels are in Longview Estates which is located on property described as; Parcel #1, A parcel of land in Government Lot 6, Section 19, Township 36 North, Range 8 East, described as follow:

Beginning at the South one-quarter corner of Section 19, marked by a U.S.G.L.O. concrete monument, witnessed by a 6" White Pine bearing N 60 degrees W., 6.3 feet and a 12" Norway pine bearing South 24.7 feet; thence N 87 degrees 13' W., 119.9 feet along the South Line of section 19 to an iron pipe thence N 35 degrees 07' E., 456.1 feet to an iron pipe near the shore of Long Lake; thence S. 38 degrees 54' E. 100.0 feet along the lake to an iron pipe; thence S 34

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 documents and $2.00 to the recording fee. Wisconsin Statutes, 59.517. WRDA 2/96

degrees 19' W., 364.4 feet to The Place of Beginning.

Parcel #2, A parcel of land in Government Lot 6, Section 19, Township 36 North, Range 8 East, Oneida County, Wisconsin, more particularly described as follows:

:

Commencing at the South one-quarter corner of Section 19, marked by a U.S.G.L.O. concrete monument, witnessed by a 6" White Pine bearing N.60 degrees W., 6.3 feet and a 12" Norway pine bearing South, 24.7 feet; thence N. 87 degrees 13' W., 119.9 feet along the South line of Section 19 to The Place of Beginning, marked by an iron pipe.
Thence continuing N 87 degrees 13' W., 199.8 feet to an iron pipe thence N. 42 degrees 02' E., 585.3 feet to an iron pipe near the shore of long lake; thence S 44 degrees 31' E., 100.0 feet along the lake to an iron pipe; thence S 35 degrees 07' W., 456.1 feet to The Place of Beginning. The above lateral lines extend to the lake including all riparian rights thereto. Together with complete right of ingress and egress to the Town Road over the existing road.

Because Albert L. Schaller and Mary Lynn Schaller are willing to agree that both parcels will remain together and not be sold separately at a later date, The Oneida County Planning and Zoning Department is willing to allow the use and placement of an addition to the existing dwelling, to include living area , and garage space on Lot 17 and Lot 18 (PIN # CR250-6}. This affidavit is given to create and place a restriction on the realty described herein and to ensure future compliance with this restriction.

Dated this 5 day of November 1998

Albert L. Schaller

Albert L. Schaller

Mary Lynn Schaller

Mary Lynn Schaller

Personally came before me this 5th day of Nov, 1998, the above named Albert L. Schaller and Mary Lynn Schaller, known to me to be the persons who executed the foregoing instrument and acknowledge the same.

Nadine M Wilson

Notary Public

(County) Oneida {State) WI

My commission expires 4/14/02

NADINE M. WILSON NOTARY PUBLIC STATE OF WISCONSIN

Drafted by Mary Lynn Schaller

Senoraske Soil Testing & Septic Service, LLC
4081 Pine Grove Drive
Rhinelander, WI 54501

3 / 8 / 2019

Dear Albert & Mary Lynn,

Due to the weather conditions, the 5' to 7' ft. of snow at 2512 Long View Dr. The exact location of the septic tank and the vent pipe of the drain field are inaccessible. When the snow melts I can go back and make an accurate inspection of the septic system. If you have any questions feel free to call me at your convenience

Sincerely, *Mark B. Senoraske*

Senoraske Soil Testing & Septic Service, LLC
MP & CST #858290 & D.N.R. Pump Installers # 7062
Contact #: 715-437-0818

493686

VOL 906 PAGE 34

AFFIDAVIT FOR DEED RESTRICTION

ONEIDA COUNTY, WIS.
Received for Record the 25th
day of Nov A.D. 19 98
9:02 o'clock P M. and Recorded in
Vol. 906 of RECORDS on page 34
Thomas N. Leighton
REGISTER OF DEEDS
10.00

State of Wisconsin)
)ss.
Oneida County)

In re the title to:
Lot # 17 and 18, Longview Est. Subdivision p.t. Gov't Lot 6, S 19, T 38, R 8, PIN # CR 250-6, Town of Crescent

Albert Schaller, being first duly sworn on oath, deposes and says that he is a resident of the Town of Crescent, Oneida County, Wisconsin. That he is an occupant and an owner of the above described realty; that he recognizes that the present sewage system used by him on the above described realty is undersized in relationship to the size of the buildings serviced by said sewage system; that if said system fails during his occupancy he shall replace it with a sewage system sized properly. That this affidavit is given to place a deed restriction on the above described realty to insure future compliance with the Wisconsin Administrative Code.

Albert Schaller
Signed
ALBERT SCHALLER
Print Name

State of Wisconsin)
Oneida County)

Personally came before me this 25th day of November, 1998, the above named Albert Schaller known to me to be the person who executed the foregoing instrument and acknowledge the same.

Notary Public
Oneida County, Wisconsin
My commission expires: 4/14/98 2002

Instrument drafted by affiant.

Casey Mayton <caseymayton@kw.com> Fri, Mar 8, 2019 at 11:43 AM
To: John Francis <jfrancis1946@gmail.com>

I spoke with Oneida County and Town of Crescent to get the documentation. The Assessor Card/Report is attached for you showing the year built of 1999-2000 when the construction began. Home was added on and remodeled, it had good bones and foundation was good, reroofed with addition. Ceiling was left and new drywall on walls. All new doors and patio doors and windows and flooring. Small bathroom off kitchen all new everything about three years ago. The Assessor said the assessed value is about 10% off the current value and market value. If there was an appraisal required that would probably be much higher as well.

With the current tank, they are just required to check it every 2 years instead of every 3 years since it is smaller. We are waiting on the documentation for the septic agreement from the County, will send as soon as I get it. I attached a blank form if the Buyers want to fill a new one out as well. Sounds like County doesn't need the tank replaced to close but the escrow is there if needed in Spring. We will move forward with the Well Inspection on Monday and hopefully the Buyers will accept the full 5K escrow amount this weekend and we can close.

Thanks for your patience with all this!

Casey

2019 Property Records for Town of Crescent, Oneida County

Tax key number: 004010250 6

Property address: 2512 Long View Dr

Traffic / water / sanitary: Medium / Well water / Septic

Legal description: PT G.L. 6 2.52CA/2.5SA LOTS 17 & 18 SM L1360 A/K/A UNRD LONGVIEW EST BOTH PCLS V810-126 SEE ZONING AFFID V902 P686 LONG LAKE WF SEE TOD/DOC 767051

Summary of Assessment	
Land	$109,900
Improvements	$236,500
Total value	$346,400

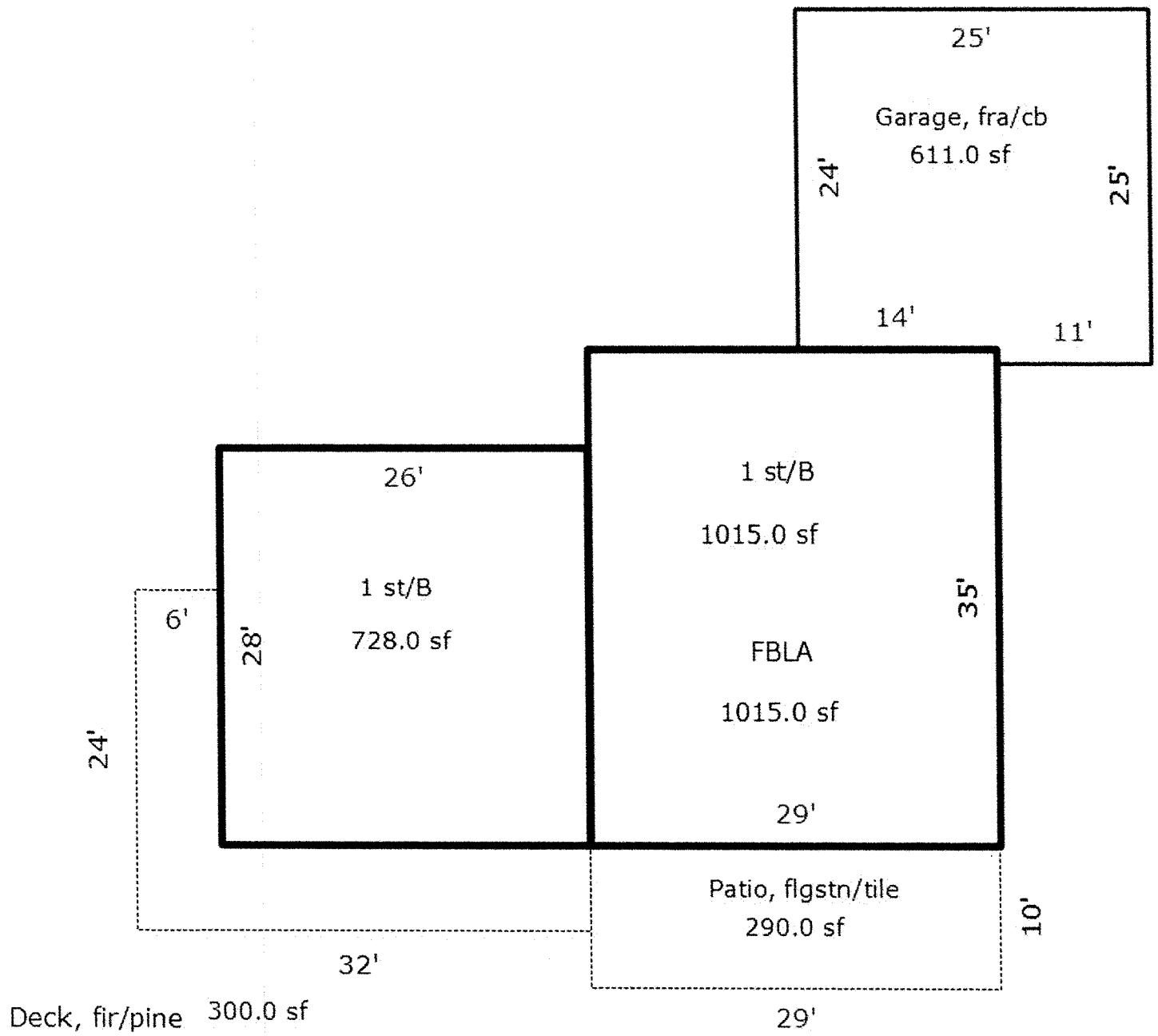
Land

Qty	Land Use	Width	Depth	Square Feet	Acres	Water Frontage	Description	Assess Value
1	Residential	200	370	108,900	2.500	None	Land value per county records	$109,900

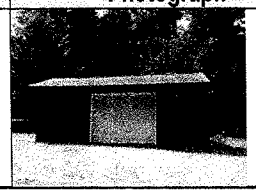
Residential Building

Year built:	1997	Full basement:	1,743 SF
Year remodeled:		Crawl space:	
Stories:	1 story	Rec room (rating):	
Style:	Ranch	Fin bsmt living area:	1,015 SF
Use:	Single family	First floor:	1,743 SF
Exterior wall:	Split log	Second floor:	
Masonry adjust:		Third floor:	
Roof type:	Asphalt shingles	Finished attic:	
Heating:	Gas, forced air	Unfinished attic:	
Cooling:	No A/C	Unfinished area:	
Bedrooms:	3	Garage	611 SF
Family rooms:		Patio	290 SF
Baths:	3 full, 0 half	Deck	300 SF
Other rooms:			
Whirl / hot tubs:			
Add'l plumb fixt:			
Masonry FPs:	1 stacks, 2 openings		
Metal FPs:			
Gas only FPs:		Grade:	B
Bsmt garage:		Condition:	Good
Shed dormers:		Energy adjustment:	No
Gable/hip dorm:		Percent complete:	100%

Total living area is 2,758 SF; building assessed value is $228,800


25'
Garage, fra/cb
611.0 sf
24'
25'
14'
11'
26'
1 st/B
1015.0 sf
1 st/B
728.0 sf
6'
28'
35'
FBLA
1015.0 sf
24'
29'
Patio, flgstn/tile
290.0 sf
10'
32'
Deck, fir/pine 300.0 sf
29'

1	Other Building Improvement (OBI)			
Main Structure			Modifications (Type, Size)	Photograph
OBI type: W/S Const type: Std construction Year built:	Units: 1	Grade: C Condition: Average % complete: 100%		not available

# of identical OBIs: 1	Other Building Improvement (OBI)			
Main Structure			Modifications (Type, Size)	Photograph
OBI type: Utility shed, residential Const type: Frame Year built: 1999	Width: 12 LF Depth: 24 LF Flr area: 288 SF	Grade: C Condition: Average % complete: 100%		

PLB 67
1a-N

State and County
Permit Application
for Private Domestic Sewage Systems

State Permit # 15067
County Permit # 600-79
County Oneida
CR 250-6 (10 dk)

*DENOTES STATE APPROVAL REQUIRED
Date Approval Received from State if Required _____ State Plan I.D. # _____

A. OWNER OF PROPERTY — Mailing Address:

Doug Peterson 111 East Verona Ave Verona Wisconsin 53593

B. LOCATION: ¼ ¼, Section 19, T 36 N, R 8 E (or) W Lot# _____ City _____
Subdivision Name, nearest road, lake or landmark Blk# _____ Village _____
Township CRESCENT
Long Lake Estates

C. TYPE OF OCCUPANCY: *Commercial _____ *Industrial _____ *Other (specify) _____ *Variance _____
Single family X Duplex _____ No. of Bedrooms 2 No. of Persons _____

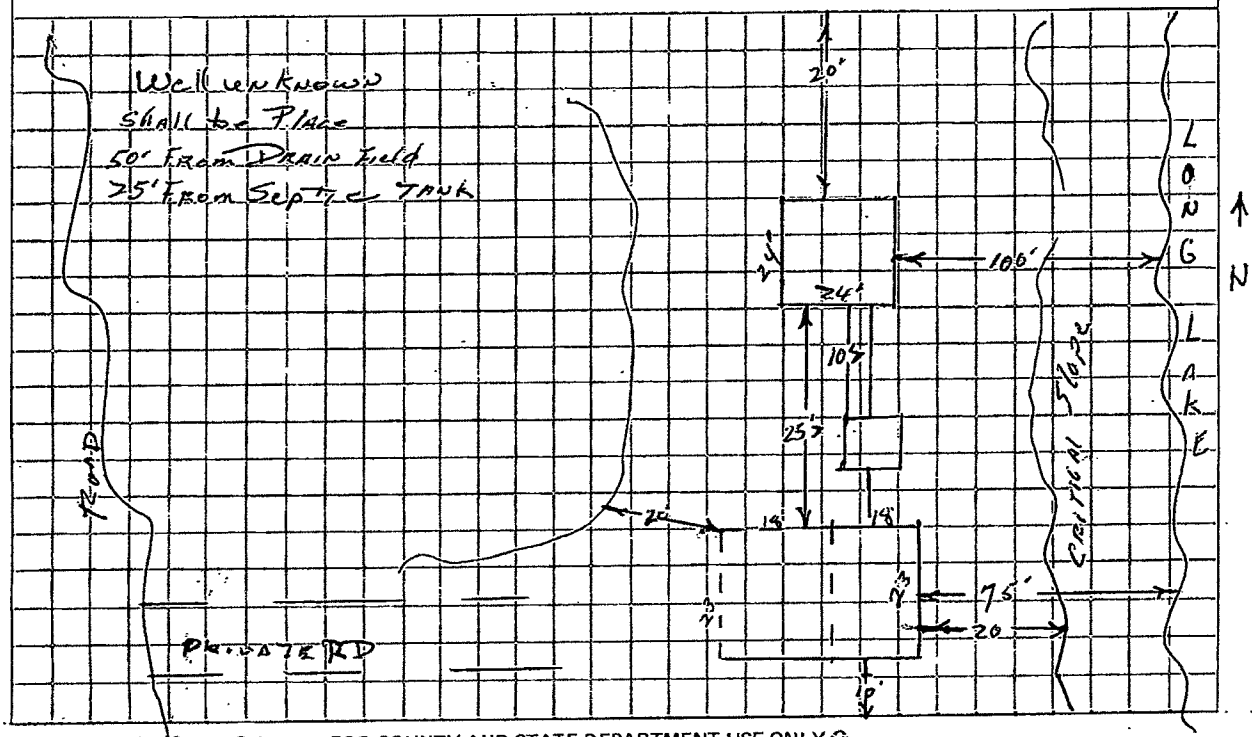
D. SEPTIC TANK CAPACITY 500 Total gallons No. of tanks 1
HOLDING TANK CAPACITY _____ Total gallons No. of tanks _____
Prefab concrete X Poured-in-Place _____ Steel _____ Fiberglass _____ Other (specify) _____
New Installation _____ Replacement _____
Lift Pump Tank or Siphon Chamber _____ Total gallons Prefab concrete _____ Poured-in-Place _____ Other (Specify) _____

E. EFFLUENT DISPOSAL SYSTEM: Percolation Rate _____ Total Absorb Area 410 sq. ft.
New _____ Replacement _____ Alternate (Specify) _____
Seepage Trench: _____ No. of Lineal Ft. _____ Width _____ Depth _____ Tile depth (top) _____ No. of Trenches _____
Seepage Bed: X Length 23' Width 18' Depth 36" Tile depth (top) 24" No. of Lines 3
Seepage Pit: _____ Inside diameter _____ Liquid Depth _____ No. of Seepage Pits _____
Percent slope of land Flat Distance from critical slope 20'

WATER SUPPLY: Private ☒ Joint ☐ Community ☐ Municipal ☐
Owners name as listed on EH 115 if other than present owner:

I, the undersigned, do hereby certify that the information I have reported is in accord with Section H62.20, Wisconsin Administrative Code, and that I have sized the effluent disposal system from the EH-115 prepared by the Certified Soil Tester,
NAME Joseph A Mahner C.S.T. # 55-1367 and other information
obtained from Owner (owner/builder).
Plumber's Signature Joseph A Mahner MP/MP~~RSW~~# 5621 Phone # 282-5791
Plumber's Address Box 64 Rhinelander Wis 54501

PLAN VIEW: Provide sketch below of system (include direction of slope and all distances in accord with H62.20. Well location shall be included on the sketch. Indicate or dimension location of all wells on the property or neighbors property. If well has not been drilled please indicate.



1310

Do Not Write in Space Below - FOR COUNTY AND STATE DEPARTMENT USE ONLY
Date of Application _____ Fees Paid: State _____ County _____ Date _____
Permit Issued/~~Rejected~~ (date) 11-8-79 Issuing Agent Name _____
Inspection Yes _____ No _____ State Valid# _____ Date Rec'd 11-7-79
1. county (white copy) 3. owner (green copy) DIVISION OF HEALTH P.O. BOX 309 MADISON, WI 53701
2. state (pink copy) 4. plumber (canary copy) ONEIDA COUNTY RHINELANDER, WIS. 54501
Permit 790600 PER [1/3] Revised Date 7/1/78

EH 115

WISCONSIN DEPARTMENT OF HEALTH AND SOCIAL SERVICES
DIVISION OF HEALTH, BUREAU OF ENVIRONMENTAL HEALTH
P.O. BOX 309
MADISON, WISCONSIN 53701
REPORT ON SOIL BORINGS AND PERCOLATION TESTS

LOCATION: ___¼, ___¼, Section 19, ~~T~~ 36 N, R 6 E (or) W, Township or ~~Municipality~~ CRESCENT

Lot No. 18, Block No. ___, Long Lake Estates (Subdivision Name) County ___ 58593

Owner's Name: Doug Peterson 111 East Verona Ave Verona Wisconsin

Mailing Address: ___

TYPE OF OCCUPANCY: Residence X No. of Bedrooms 2 Other ___

EFFLUENT DISPOSAL SYSTEM: NEW X ADDITION ___ REPLACEMENT ___

DATES OBSERVATIONS MADE: SOIL BORINGS Nov. 4, 1979 PERCOLATION TESTS ___

SOIL MAP SHEET 2-246 SOIL TYPE Cobble Cs Sayner-Vilas

PERCOLATION TESTS

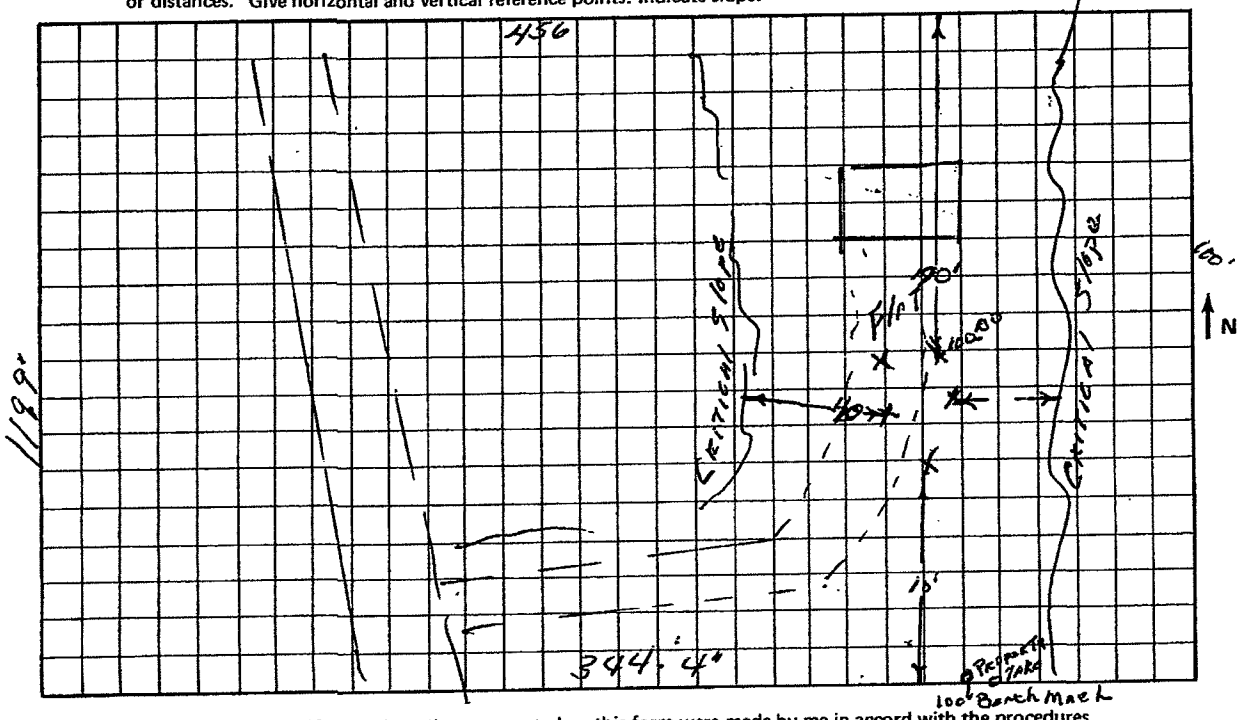
TEST NUMBER	DEPTH INCHES	CHARACTER OF SOIL THICKNESS IN INCHES	HOURS SINCE HOLE 1ST WETTED	WATER IN HOLE AFTER SWELLING	TEST TIME INTERVAL IN MINUTES	DROP IN WATER LEVEL, INCHES PERIOD 1	PERIOD 2	PERIOD 3	RATE MIN/IN
P–									
P–					3-10				
P–									

SOIL BORING TESTS

TEST NUMBER	TOTAL DEPTH INCHES	DEPTH TO GROUNDWATER, INCHES OBSERVED	ESTIMATED HIGHEST	CHARACTER OF SOIL WITH THICKNESS, INCHES (DEPTH TO BEDROCK IF OBSERVED)
B–1 & 2	72"	None		72" Cobble Cs
B–3 4	72"	None		72" Cobble Cs
B–5	72"	None		72" Cobble Cs

PLAN VIEW (Locate percolation tests, soil bore holes and suitable soil areas.)
Indicate on the plan the location and square feet of suitable areas. Indicate number of square feet of absorption area needed for building type and occupancy. 820' Indicate scale or distances. Give horizontal and vertical reference points. Indicate slope.

OK



I, the undersigned, hereby certify that the soil tests reported on this form were made by me in accord with the procedures and methods specified in the Wisconsin Administrative Code, and that the data recorded and location of test holes are correct to the best of my knowledge and belief.

Name (print) Joseph A Madner Certification No. 55-1369

Address RH4 Rhinelander Wis 54601

Name of installer if known Joe P Kimmbing Heating

CST Signature Joseph H Madner

Permit 790600 PER [2/3]

COPY A — LOCAL AUTHORITY

79-600

ONEIDA COUNTY PLANNING & ZONING INSPECTION SHEET — CRESCENT —

Name DOUG. PETERSON (Print)
Premises number LOT 18
Direction to premises or lot

Legal description SEC. 19. T36N-R8E
Road or street OFF LONG LAKE RD.
Name of lake or river LONG LAKE

BUILDING PERMIT

1. Was the building permit posted? Permit number ?
2. Type of building (cottage, garage, mobile home, etc.) New dwelling
   Size of building
3. Do all parts of the building meet the set back requirements (75 feet from water front, 10 feet from lot lines, 60 feet from center of town road, 70 feet from center of county highway, 80 feet from center of state or federal highway and 20 feet off R.O.W. line) Yes
   If not explain:
4. Has the regulation pertaining to cutting of trees been complied with? Yes
   If not, explain.
5. Has the regulation pertaining to filling, grading, lagooning and dredging been complied with? Yes
   If not, explain.

SANITARY PERMIT

1. Was the permit posted? Yes Permit number 15067
2. Date notified of inspection 11-8-79 Time 1:10 PM
3. Type of building (cottage, garage, mobile home, etc.) New dwelling
4. Are all parts of septic tank, drain field, dry well 10 feet from rear and side yards, 50 feet from the high water mark of the lake or stream, 10 feet from the R.O.W. line? Yes
   If not, explain.
5. Is the septic tank 10 feet from all buildings and 25 feet from the well? Yes If not, explain.
6. Is the disposal field or dry well 25 feet from all buildings, 50 feet from the well, 20 feet from a 20% or more slope? Yes
7. Is the well 2 feet from the dwelling, 25 feet from septic tank, 50 feet from disposal field, 5 feet from lot line? Yes
8. Is there at least 3 feet of soil between the bottom of the soil absorption system and high ground water or bedrock? Yes
9. Septic tank size? 800 Sq. feet of drain field? 414 - 3 lines
   Size of seepage pit: Inside Diameter Liquid Depth
   Date of Inspection 11-9-79 Vernon P. Grant
   Inspector, Oneida County Planning & Zoning Office

OCCUPANCY PERMIT

Name: DOUG. Peterson (Print) having conformed with all of the requirements of Oneida County Zoning Codes is hereby issued an Occupancy Permit, pursuant to Chapter 9.30 (A) (B) (C) of the Oneida County Zoning Code.

Name: (Print) having not conformed with all of the requirements of the Oneida County Zoning Code, to-wit:

is not issued a Certificate of Land Use or an Occupancy Permit, pursuant to Chapter 9.28 & 9.29 of the Oneida County Zoning Code, the land cannot be used and the building cannot be occupied.

Zoning Administrator
By: Vernon P. Grant
Inspector