

Stuebe Bldg. & Pkg. Co., Green Bay, Wis.

any condition or restriction herein provided to be observed and kept by said grantee, his heirs, executors, administrators and assigns, that the title to said premises herein granted, shall be forfeited and the same shall revert back to the said grantors for conditions broken and to their successors and assigns.

Witness the hands and seals of the said grantors this 28th day of June, 1927.

In Presence of

John McHale

Mame Sheehy

J. F. Martin Grantor
Josephine Martin Grantor
Joseph Kaster Sr. Grantee

STATE OF WISCONSIN)
BROWN COUNTY) SS:

Be it remembered that on the 28th day of June 1927, personally came before me the above named J.F.Martin and Josephine Martin, his wife, to me known to be the persons who executed the foregoing instrument and acknowledged the same to be their free act and deed for the purposes mentioned therein.



John McHale
Notary Public, Brown County, Wisconsin
My commission expires June 16, 1930.

Recorded June 29, A.D. 1927
at 10:45 o'clock A.M.

Wm. A. Boyer

Register.

J. F. Martin et ux
to
Frank Kaster

No. 93317

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS

THIS INDENTURE, made this 28th day of June, 1927, by and between J.F.Martin and Josephine Martin, his wife, of Green Bay, Wisconsin, parties of the first part, and Frank H. Kaster of Green Bay, Wis. party of the second part,

WITNESSETH:

That the said parties of the first part for and in consideration of the sum of THREE THOUSAND DOLLARS, to them in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, and in consideration of the restrictions and conditions herein set forth for said party of the second part to observe and perform, the said parties of the first part hereby grant, bargain and sell and by these presents do give, grant, bargain and sell unto the said party of the second part, his heirs, executors, administrators and assigns forever, subject to the conditions and restrictions hereinafter mentioned, the following described real estate, situated in the Town of Green Bay, Brown County, Wisconsin, known as Lot number Twenty (20) of Second Addition Shore Acres Plat, according to the recorded plat thereof recorded in the office of the Register of Deeds in and for Brown County, Wisconsin.

And there is hereby given, granted and sold to the said grantee, an easement, right and privilege to use, go upon and enjoy for bathing, fishing, boating and such other enjoyments as are usually incident to private beach purposes, the entire bay front designated on said plat as "Private Beach Park Reserved for Lot Owners," same being intended for private park only and not otherwise and to be used for that purpose in connection with said lot herein conveyed.

There is also hereby given, granted and sold to the said grantee, his heirs, executors administrators and assigns, an easement for travel and private road privileges for the purpose of having at all times, free access to said lot and to the bay front and waters of Green Bay over all those parts of said plat designated thereon as private drives for lot owners only

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and private alleys, but no other or greater or further estate is hereby granted in said private drives and alleys. It being understood and agreed that the said private drives and alleys shall be maintained by the persons owning lots in said plat, each owner paying his proportionate share based upon the valuation of his lot.

It is also hereby agreed that in the event the said grantee, his heirs, executors, administrators and assigns, shall at any time desire to sell and dispose of the said lot hereby conveyed and shall have a bona fide purchaser for said lot at an agreed and specified price, that he shall give to the grantors, their heirs, executors, administrators and assigns, notice in writing of his intent to so sell and dispose of said lot, naming in said notice the proposed bona fide purchaser and the price offered by said purchaser for said lot, and the said grantors, their heirs, executors, administrators and assigns, shall have the right and privilege at any time during a period of ten days from and after the receipt of said written notice, to purchase said lot at the price named in said notice. The purpose of this provision being to enable the said grantors to protect and control the personnel of the colony of lot owners on the said Second Addition Shore Acres Plat, and to prevent the acquisition of property on said plat by persons of undesirable character or reputation.

It is further agreed that the said grantee, his heirs, executors, administrators and assigns, shall not build, erect or maintain more than one cottage or residence building upon said lot and that no shop, store or mercantile business of any kind shall be established or conducted upon said premises, and shall not cut or remove any of the trees now growing upon said lot except such as may be necessary in order to locate the buildings required by said grantee thereon.

It is also hereby agreed that the said grantee, his heirs, executors, administrators and assigns, shall not erect, construct or maintain any building or structure of any kind or nature on said lot nearer than sixty (60) feet to the north line thereof; the purpose of this provision being to protect the property owners adjoining in an unobstructed view of the surrounding beach and bay.

It is also hereby agreed that no outhouse or toilet building shall be constructed or maintained upon said lot unless concealed within or in connection with a garage or other suitable outbuilding and if and when so constructed, same shall be cared for in such a manner as not to become offensive or objectionable to the surrounding property owners, and in no event shall there be built or maintained upon said premises an outhouse or a toilet building provided the grantors shall arrange for and supply running water on said plat accessible to said lot, and that no rubbish or debris shall be allowed to accumulate and remain upon said premises, but the said grantee shall be obliged at all times to keep said premises in a neat and clean manner; the purpose of this provision being to keep and preserve the said property in good appearance.

It is hereby agreed by and between the parties hereto that no cottage or residence building shall be built, constructed or maintained upon said lot at a cost or value of less than One thousand Dollars. The purpose of this provision being to avoid the possibility of the construction or maintenance of an undesirable shack which would or might seriously impair the appearance of the property.

It is mutually understood and agreed between the parties hereto, that in case of any violation of any condition or restriction herein provided to be observed and kept by said grantee, his heirs, executors, administrators and assigns, that the title to said premises herein granted shall be forfeited and the same shall revert back to the said grantors for conditions broken and to their successors and assigns.

Witness the hands and seals of the said grantors this 28th day of June 1927.

J. F. Martin
Grantor

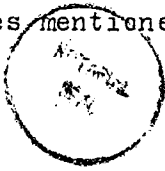
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In Presence of
John McHale
Mame Sheehy

Josephine Martin
Grantor
Frank H. Kaater
Grantee

STATE OF WISCONSIN)
BROWN COUNTY) SS;

Be it remembered, that on the 28th day of June 1927, personally came before me the above named J.F.Martin and Josephine Martin, his wife, to me known to be the persons who executed the foregoing instrument and acknowledged the same to be their free act and deed for the purposes mentioned therein.



John McHale
Notary Public, Brown County, Wisconsin
My commission expires June 16, 1930.

Recorded June 29, A. D. 1927
at 10:45 o'clock A.M.

Register.

Wm. R. Owen

Joseph Menne, Jr.
to
William Roppel et ux

No. 93318 ✓

WARRANTY DEED

THIS INDENTURE, Made by Joseph Menne, Jr., unmarried, grantor, of Manitowoc County, Wisconsin, hereby conveys and warrants to William Roppel and Elizabeth Roppel, his wife, and to the survivor of them, grantees of Brown County, Wisconsin, for the sum of Three Hundred Dollars (\$300.00), the following tract of land in Brown County, State of Wisconsin:-

An undivided one-fourth interest (Und. $\frac{1}{4}$) in the following described premises:- a tract of land, containing three acres, more or less, and including all buildings thereon, all located in the East Half of the East Half of the Northeast Quarter ($E\frac{1}{2} E\frac{1}{2} NE\frac{1}{4}$) of Section Thirty-four (34) in Township Twenty-four (24) North, of Range Twenty-one (21) East, in the Town of Preble in Brown County, in the State of Wisconsin, bounded on the south by the north line of the highway known as the Humboldt road; on the west by the west line of the East Half of the East Half of the Northeast Quarter ($E\frac{1}{2} E\frac{1}{2} NE\frac{1}{4}$) of said section Thirty-four (34); on the north by a line north of and parallel with said north line of said Humboldt road and thirty-four rods (34) and five (5) feet distant therefrom; and on the east by a line east of and parallel with the west line of said East Half of the East Half of the Northeast Quarter of said section and fourteen (14) rods distant from said west line:-

that said three acres is the homestead of Joseph Menne, deceased, intestate, father of the above named grantor Joseph Menne, Jr., and that said three acres is not included in any city or village but is in the Town of Preble, Brown County, Wisconsin, and is used for agricultural purposes;

that the said Joseph Menne, Jr., is one of four children of said Joseph Menne, deceased, intestate;

IN WITNESS WHEREOF, The said grantor has hereunto set his hand and seal this 13th day of May, A.D. 1927.

Signed and Sealed in
Presence of

Joseph Menne Jr.

Julia DeDecker
Bert L. Larkin

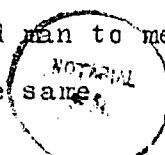
State of Wisconsin)
Manitowoc County) SS

Personally came before me this 13th day of May, A.D. 1927, the above named Joseph Menne, Jr., an unmarried man to me known to be the person who executed the foregoing instrument and acknowledged the same.

Recorded June 29, A.D. 1927
at 11:30 o'clock A.M.

Bert L. Larkin
Notary Public, Manitowoc County, Wisconsin
My commission expires May 15, 1927.

Register.



Wm. R. Owen