State Bar of Wisconsin Form 1-2003 WARRANTY DEED

DOCUMENT NO 368479 Received for Record on

08-21-2025 at 10:42 AM

Document Number	Document Name		Quei M. Gleeson
THIS DEED, made between Northland College, a Wisconsin nonprofit corporation		JULIE M GLEESON REGISTER OF DEEDS ASHLAND COUNTY, WI	
("Grantor," whether one or more),			Pages: 2 Fee Amount: \$30.00
and Chequamegon Bay Friends of the Fields, Inc.			Transfer Fee: \$1455.00
			*This document has been electronically recorded
("Grantee," whether one or more).			and returned to the submitter.
Grantor, for a valuable considerate, together with the ren	Recording Area		
ASHLAND County, State of Wisconsin ("Property") (if more space is			Name and Return Address Attorney Kyle T. Lochner
needed, please attach addendum):			Anich, Wickman & Lindsey, S.C.
See the annexed Exhibit A.			220 6 th Avenue West PO Box 677
			Ashland, WI 54806
			201-04653-0000 part of 201-03950-0000 part of
			201-03950-0000 part of 201-03954-0000 part of
			201-03952-0000
			This IS NOT homestead property
Grantor warrants that the title to	o the Property is good, indefeasi	ble in fee simple and free and	clear of encumbrances except:
EASEMENTS, RESERVATIONS AND RESTRICTIONS OF RECORD.			
Dated <u>August 30</u> , 3035. Northland College, a Wisconsin nonprofit corporation			
0			
	(SEA	L) Naw 19Val	(SEAL)
*		* By: Dawn Rivard, Chi	- ;
	(CDA	T \	(ODAL)
*	(SEA	*	(SEAL)
AUTHENTICATION ACKNO		DWLEDGMENT	
Signature(s) STATE OF WISCONSIN)
minimin _{io} ,) ss.
authenticated on	White 2. Co	<u> </u>	COUNTY)
	VOTA VO		Aug. 14 10 010
			on <u>August</u> 30, 3035,
TITLE: MEMBER STATE BAR OF WISCONSINE the above-named Dawn R			Kivard, Chief of Staff
(If not, to me known to be the per			rson(s) who executed the foregoing
authorized by Wis. State 3706.06). The known to be the person instrument and acknowledge instrument and acknowledge.			
THIS INSTRUMENT DRAFTED BY: ATTORNEY KYLE T. LOCHNER, SB# 1141004 Neter Dublic State of Wise			deregt 1
ATTORNEY KYLE T. LOC	HNER. SB# 1141004	*	U
Anich, Wickman & Lindsey,		Notary Public, State of Wis My Commission (is perman	
	(Signatures may be authenticat	ed or acknowledged. Roth are not	——————————————————————————————————————

(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. FORM NO. 1-2003

^{*} Type name below signatures.

EXHIBIT "A"

Lot Two (2), Certified Survey Map No. 822 as recorded in the Office of the Register of Deeds for Ashland County, on July 30, 2025 in Volume 5 of Certified Survey Maps on Page 251 as Document No. 368283, located in the City of Ashland, Ashland County, Wisconsin.

And

Lots One through Six (1-6), inclusive, Block Six (6), Superior Addition, City of Ashland, Ashland County, Wisconsin.

The use of the property shall be strictly limited to the operation and maintenance of a sports/recreation and community complex, including but not limited to: existing baseball field, softball field, an apple orchard / garden and indoor practice / storage facility. No other commercial, residential or industrial use shall be permitted. Any development, construction, or alteration inconsistent with these specified uses is expressly prohibited. This restriction is intended to preserve the character and purpose of the property and shall remain in full force and effect for 30 years unless otherwise released, or modified by a recorded instrument signed by Seller or Seller's legal successor.