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60 YEAR TITLE SEARCH

Parcel #3

Wisconsin Department of Transportation
Northwest Region-Eau Claire, 718 W Clairemont Ave
Eau Claire, Wisconsin 54701-5108

.07 acres

Attn: Anna Anton

Re: Lois M Krampert (2)
1858 Hwy 64, New Richmond, Wisconsin 54017
Project No. 1550-07-22

DESCRIPTION: The NW¼ of the NE¼ of Section 35, Township 31 North, Range 17 West, Town of Stanton, St. Croix County, Wisconsin, EXCEPT those lands conveyed for highway purposes in Vol. 522 of Rec., pg. 567, as Doc. No. 326787.

EFFECTIVE DATE: 2/15/2007
DATE OF REPORT: 2/20/2007
The Effective Date of this report is the verified date at the Register of Deed's Office. Records have been searched through the posted date at the Register of Deed's Office which is 2/15/2007.

LAST RECORD OWNERS: The grantee(s) on the last deed of record of a full ownership interest in the subject premises is (are) Lois M. Krampert, by Personal Representative's Deed dated February 19, 1998, recorded February 19, 1998, in Vol. 1298 of Rec., pg. 36, as Doc. No. 573387, subject to the following matters created or appearing in the last 50 years:

Pd 11-12-07 RMC

1. The Real Estate Taxes for 2006 are partially paid.
Parcel Id. No. 036-1090-20-000

UNPAID JUDGMENTS OF RECORD AGAINST RECORD OWNERS DURING THE PAST TEN YEARS: None

UNPAID FEDERAL AND STATE TAX LIENS OF RECORD AGAINST RECORD OWNERS DURING THE PAST TEN YEARS: None

UNPAID CHILD SUPPORT LIENS DOCKETED WITH THE REGISTER OF DEEDS OF St. Croix COUNTY, WISCONSIN, DURING THE PAST FIVE YEARS: None

The attached Disclaimer, consisting of three (3) paragraphs, is part of this report. By ordering and accepting this report you agree that the liability of St. Croix County Abstract & Title Co., Inc., under this report shall not exceed the sum of $500.00 or your actual loss, whichever is less.

St. Croix County Abstract & Title Co., Inc.

By: Shane Wiseman
Shane Wiseman, Title Examiner

DISCLAIMER

This report is for informational purposes only. It does not represent a detailed examination of each instrument shown and it is not an opinion as to the title to the within described premises. It is not intended to be and should not be used as a substitute for a Title Insurance Commitment or Policy. It is not to be used as a "Search" in order to produce a Title Insurance Commitment or Policy by another title insurance company or agent. If this report is used as the basis for the production of a Policy of Title Insurance, the title company or agent ordering the report or relying upon it does so at their own risk. If the full protection of a Title Insurance Commitment or Policy is required, please contact us and we will issue a Title Insurance Commitment based upon a complete examination of the records and chain of title, and we will charge a fee pursuant to rates filed with the Office of the Commissioner of Insurance which correspond to the liability assumed. The liability of St. Croix County Abstract & Title Co., Inc. under this report shall not exceed Five Hundred dollars and no/100ths ($500.00) or the actual loss of the addressee, whichever is less.

This property report does not constitute an opinion of title, an examination of abstract, a recorded document guarantee, nor a commitment to issue title insurance. It merely purports to show the last record owners of the parcel above described, unsatisfied mortgages against said parcel and judgment, State and Federal tax liens and child support liens against the last record owner only. Child support liens are shown only if docketed with the Register of Deeds within the past five years. Judgments and State and Federal tax liens are shown only if they have been of record for less than ten years. Note, the last record owner is the grantee in the last recorded instrument of conveyance. Title has not been searched or examined prior to said conveyance. As such this report is not a guarantee of the status or chain of title. It is not to be relied upon by you or any other person or entity as a representation of status of title to the property. Matters affecting title, of an adverse nature, may exist but not be disclosed by our limited search. A title insurance policy or an abstract certified from government entry to date and an attorney's opinion should be obtained to determine legal or merchantable title. This search does not include documents pertaining to recorded or unrecorded easements; mineral estates or reserved rights therein; instruments, proceedings or other matters which do not specifically describe the subject premises; water rights; claims or title to water or water rights; life estates or claims by other owners in or to the subject premises.

This property report is not a search of prior ownerships or uses in connection with the innocent land owners defenses under CERCLA (Comprehensive Environmental Response Compensation and Liability Act). In no way and under no circumstances shall St. Croix County Abstract & Title Co., Inc. be liable for any environmental hazardous waste or toxic substance costs or penalties imposed on applicant or the subject property by virtue of failure to identify or attach recorded documents; and, as to documents referred to herein, same are intended only to show most recent fee owner and mortgage, judgment or tax liens against the property. The information and documents provided with this search, or referred to herein, are not intended to provide and may not include information necessary for use in a due diligence inquiry to facilitate an innocent land owner or purchaser defense available in connection with CERCLA, as amended, or other Federal or State Environmental legislation.

Revised 10/30/06

St. Croix County 2006 Property Report

Print Report

Generated: 1/30/2007 3:06:48 PM **Data Updated:** 1/30/2007 1:00:00 AM
PARCEL COMPUTER NUMBER: 036-1090-20-000
PARCEL MAP NUMBER: 35.31.17.546

2002 | 2003 | 2004 | 2005 | 2006 <-- Click on the year to select the annual record. (* & dark red = delinquent)

Property Description

Municipality:	036 - TOWN OF STANTON
Document Number:	573387
Volume & Page:	V1298, P036
Public Land Survey:	SECTION 35 T31N R17W
Quarter:	
QQ / Tract:	
Plat:	NOT AVAILABLE
Description:	SEC 35 T31N R17W 40A NW NE
Total Acres:	40.00 ACRES

Billing Information

Name / Attn.:	LOIS M KRAMPERT
Address:	1858 HWY 64
City, State, Zip:	NEW RICHMOND, WI 54017
Country:	USA

Ownership

Primary Owner:	LOIS M KRAMPERT
Secondary Owner:	

Assessed Value

Valuation Date 5/27/2004

Assessment Type	Acres	Land Value	Improved Value	Total Value
G4 - AGRICULTURAL	38.00	5,900	0	5,900
G5 - UNDEVELOPED	2.00	1,000	0	1,000
Totals -->	40.00	6,900	0	6,900

Other

Fair Market Value:	8,200
Assessment Ratio:	0.8417
Net Assess. Val. Rate:	0.0149027
School District:	3962-NEW RICHMOND

Tax Installment Dates

Period	Date Due	Amount
1	1/31/2007	51.41
2	7/31/2007	51.41
	Total Taxes -->	102.82

Tax Payment History

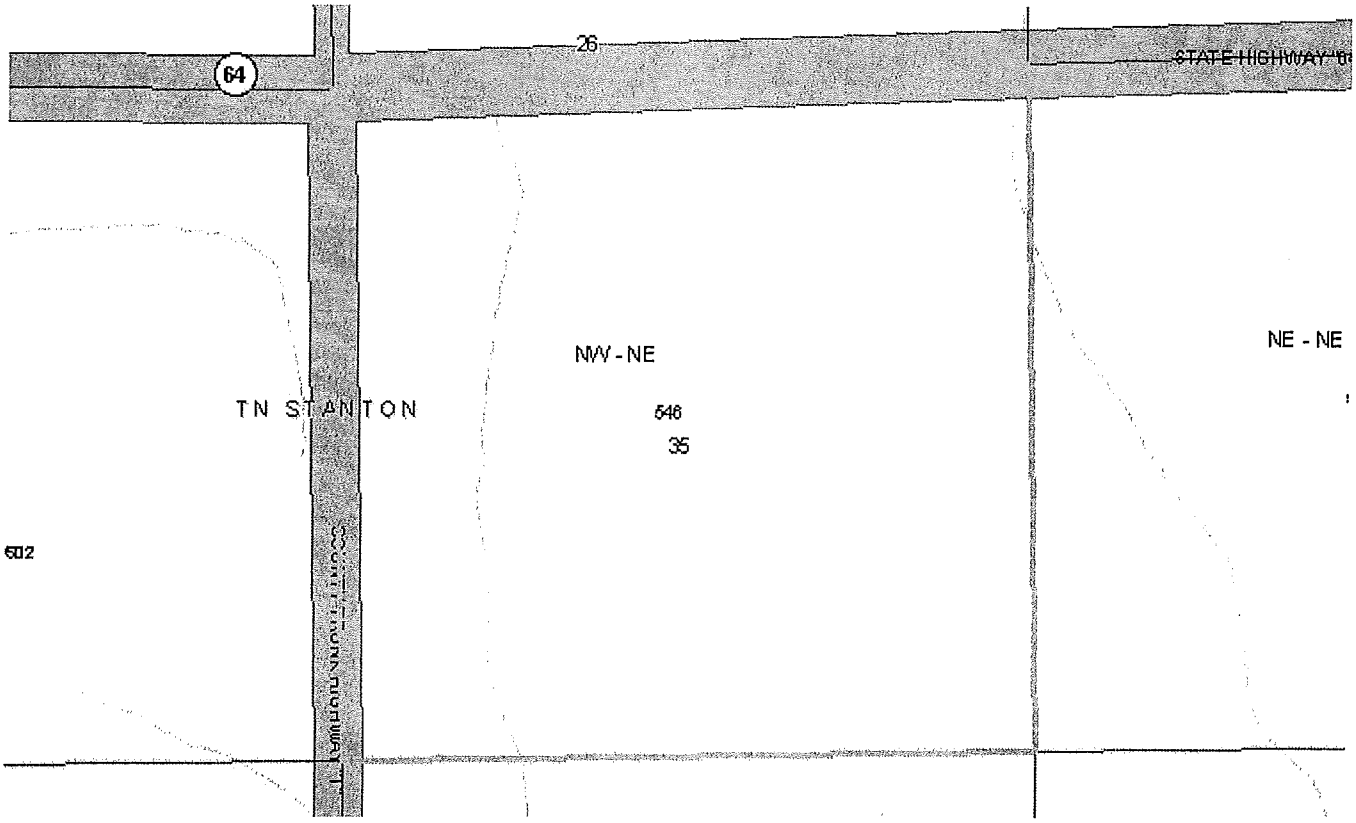
Date Paid	Receipt Number	Amount
1/22/2007	16327	51.41
Paid By:	KRAMPERT ENTERPRISES	
	Total Payments -->	51.41

Specials

Category	Amount
NONE	

Tax Detail

Category	Tax Amounts	Paid	Balance Due
Real Estate Tax Due	102.82		
Lottery Credit (-)	0.00		
Net Property Tax	102.82	51.41	51.41
Special Assessments	0.00	0.00	0.00
Special Charges	0.00	0.00	0.00
Delinquent Charges	0.00	0.00	0.00
Private Forest Crop	0.00	0.00	0.00
Woodland Tax Law	0.00	0.00	0.00
Managed Forest Lands	0.00	0.00	0.00
Penalties		0.00	0.00
Interest		0.00	0.00
Totals -->	102.82	51.41	51.41


64
26
STATE HIGHWAY
NW - NE
NE - NE
TN STANTON
646
35
602

Parcel #3 326787 BOOK 522 PAGE 567 76-T-1
VAN METER PRINTING CO., NEW RICHMOND, WIS Sec. 83.08 (

CONVEYANCE OF LANDS TO COUNTY FOR HIGHWAY PURPOSES

It having been deemed necessary to change or relocate portions of a highway through or acquire interests in lands owned by Karl L. Krampert.

in the Township of Stanton St. Croix County and an order the map showing the old and new locations and the lands and interests required having been filed with the County Highway Committee and with the County Clerk of said County as required by Section 83.08 (1); and the said County Highway Committee having dealt by contract with the owner of said lands.

KNOW ALL MEN BY THESE PRESENTS, That the said owner (s), for a valuable consideration to-wit: the sum of Two Hundred Forty Six and no/100- - - - - - - - - - - Dollars ($ 246.00) in hand paid, the receipt of which is hereby acknowledged do(es) hereby grant and convey to St. Croix County, Wisconsin, for highway purposes as long as so used, the land, of said owner(s) shown on the said map and described as follows, to-wit: The West 40 feet of the W½ of the N.E.¼ of Section 35, T31N.-R17W.

Containing 0.41 acre, more or less, exclusive of lands heretofore released for Highway Purposes.

REGISTERS OFFICE
ST. CROIX CO., WIS.
Filed for Record this 2nd
day of May A.D. 19 75
at 11:00 o'clock A. M.,
James O'Connell
Register of Deeds

The grantor releases all claims to any trees within the said lands, and understands and agrees that the purposes of this agreement include the right to preserve and protect any vegetation existing on the said lands, and the right to plant thereon and protect any vegetation that the highway authorities may deem desirable to prevent erosion of the soil or to beautify the highway.

A covenant is hereby made with the said St. Croix County that the said grantor holds the above described premises by good and perfect title, having good right and lawful authority to sell and convey the same; that said premises are free and clear from all liens and encumbrances except as hereinbefore set forth.

This conveyance shall be binding on the grantor, his heirs, executors, assigns and successors, and the consideration hereinbefore named is acknowledged to be in full payment of all claims of whatever nature by the grantor arising through or by reason of the location and construction of the said lands.

And None

being the owner and holder of certain lien against said premises, do hereby join in and consent to said conveyance of said lien.

WITNESS the hand and seal of the grantor, this 24th day of April, 19 75 in and consenting to said conveyance.

In Presence of
Virgil Becker
Ralph L. Brown

Karl L. Krampert SEAL

SEAL

SEAL

SEAL

SEAL

STATE OF WISCONSIN
County of St. Croix ss.

On this 24th day of April 19 75 before me Ralph L. Brown the undersigned officer, personally appeared Karl L. Krampert

known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained.
In witness whereof I hereunto set my hand and official seal.

My commission expires September 3, 1978

Notary Public

DOCUMENT NO

573387

STATE BAR OF WISCONSIN FORM 6—
PERSONAL REPRESENTATIVE'S DEED

VOL 1298 PAGE 036

REGISTER'S OFFICE
ST. CROIX CO., WI
Received for Record
FEB 19 1998
2:00 PM
Register of Deeds

Lois M. Krampert, as Personal Representative of the estate of Karl L. Krampert (Decedent), for a valuable consideration conveys, without warranty, to Lois M. Krampert, Grantee, the following described real estate in St. Croix County, State of Wisconsin (hereinafter called the "Property"):

RETURN TO
Lois M. Krampert
1858 Hwy 64
New Richmond, WI 54017

35-31N-17W 40A
Sec. 35 T31N R17W 40A SENE — Tax Parcel No: 036-1090-40
35-31N 17W
Sec 35 T31N R17W 40A SW NE — 036 1090 3C
35-31N 17W
Sec 35 T31N R17W 40A NW NE — 036 1090 20
35-31N-17W
Sec 35 T31N R17W 40A NE NE — 036-1090-10
26-31N-17W
Sec 26 T31N R17W 40A SE SE — 036-1062-90
26-31N-17W
Sec 26 T31N R17W 40A SW SE — 036-1062-80
26-31N-17W
Sec 26 T31N R17W 32.02A NW SE — 036 1062-60
EXC W 324' of N 266'

This is exempt per 77.25(11)

Personal Representative by this deed does convey to Grantee all of the estate and interest in the Property which the 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 this 19th day of February, 1998.

Lois Krampert (SEAL)
• Lois M. Krampert
Personal Representative

(SEAL)
•
Personal Representative

AUTHENTICATION

Signature(s)

authenticated this day of, 19

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

THIS INSTRUMENT WAS DRAFTED BY
Lois M. Krampert

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

ACKNOWLEDGMENT

STATE OF WISCONSIN } ss.
St. Croix County.

Personally came before me this 19th day of February, 1998 the above named
Lois M. Krampert
to me known to be the person who executed the foregoing instrument and acknowledge the same.

Kathleen H. Walsh
• Kathleen H. Walsh
Notary Public St. Croix County, Wis.
My Commission is permanent. (If not, state expiration date: 12/13, 1998.)

*Names of persons signing in any capacity should be typed or printed below their signatures.