

525344

STATE OF WISCONSIN } SS
COLUMBIA COUNTY }
RECEIVED FOR RECORD

18

**TWENTY-THIRD SUPPLEMENT
AND
AMENDMENT
TO
CONDOMINIUM DECLARATION
OF
CONDITIONS, COVENANTS, RESTRICTIONS AND EASEMENTS
FOR
SADDLE RIDGE
Phase XXIX**

DEC 30 1993

Benny Jurdel

Reg. of Deeds at 10:50 A.M.
NT

THIS TWENTY-THIRD SUPPLEMENT AND AMENDMENT is made this 16th day of December, 1993, pursuant to the terms of the Condominium Declaration for SADDLE RIDGE recorded May 1, 1978 in the Office of the Register of Deeds for Columbia County, Wisconsin, in Volume 190 of Records at pages 299-323 inclusive, as Document No. 394357, as supplemented and amended to date (the "Declaration") by Wajbac and Tadwil, Limited, an Illinois corporation (hereinafter "Declarant").

1. Purpose.

The purpose of this Supplement and Amendment is to annex to SADDLE RIDGE the additional lands and unit described as Phase XXIX herein and in the Amendment to Condominium Plat attached hereto, as stated herein and in the said Amendment to Condominium Plat.

2. Statement of Declaration.

This Supplement and Amendment annexes and submits the land described hereinafter and the improvements constructed or to be constructed thereon to the condominium form of ownership as a part of SADDLE RIDGE in the manner provided by the Declaration.

Declarant hereby declares that it is the owner of the real property described in Section 3 hereof and shown on Page 1 of the Phase XXIX Condominium Plat filed herewith, together with all buildings and improvements constructed or to be constructed thereon (the "Property"), which is hereby submitted to the condominium form of ownership as part of SADDLE RIDGE as provided in the Declaration, and which Property shall be held, conveyed, devised, leased, encumbered, used, improved and in all respects otherwise affected subject to the provisions, conditions, covenants, restrictions and easements of the Declaration for SADDLE RIDGE. All provisions hereof shall be deemed to run with the land and shall constitute benefits and burdens to the Declarant, its successors and assigns, and to all parties hereafter having any interest in the Property.

3. Legal Descriptions.

The real estate described hereinafter, also described on Page 1 of the Phase XXIX Condominium Plat filed herewith, together with the building and improvements constructed or to be constructed thereon, is hereby annexed to SADDLE RIDGE and subjected to the provisions of the Declaration. The building and unit constructed or to be constructed are more fully described in the site plan and building and floor plans of the Phase XXIX Condominium Plat filed herewith, depicting the layout, location, perimeters, unit numbers and approximate dimensions of the buildings and units. The real estate subjected to the provisions of the Declaration hereby is described as follows:

PHASE XXIX Description:

A parcel of land located in Government Lot 4, Section 1, T12N, R9E, Town of Pacific, Columbia County, Wisconsin bounded by

VOL 465 PAGE 479

the following described line:

Beginning at the most northerly corner of PHASE XXVIII, Saddle Ridge Condominium; thence S59°08'E along north line of said PHASE XXVIII, 260.00 feet to southeast corner of said PHASE XXVIII; thence N10°18'20"E, 45.00 feet; thence N58°08'W, 173.69 feet; thence WEST, 82.14 feet to point of beginning.

Said parcel contains 9,140 square feet or 0.210 acres.

TOGETHER with non-exclusive easements and rights of way for the benefit of the properties described above, for purposes of vehicular and pedestrian access, and ingress and egress to, from and between the above described properties and State Highway 33, as described and shown in prior Supplements to the Condominium Plat.

4. Effect of Annexation and Amendment.

Phase XXIX is annexed to SADDLE RIDGE, adding one (1) unit to the Condominium. As of the effective date hereof, SADDLE RIDGE comprises a total of Seventy (70) main buildings containing a total of one hundred thirty (130) residential units.

All of the provisions, restrictions, covenants, terms and conditions of the Declaration and the Articles and By-Laws of Saddle Ridge Association, Ltd., and such restrictions, rules and regulations as may be promulgated thereunder shall be applicable to the properties and units hereby annexed to SADDLE RIDGE.

5. Supplement to Condominium Plat.

The Condominium Plat for SADDLE RIDGE is hereby supplemented by adding the Phase XXIX Condominium Plat thereto, including floor plans for Unit 1156.

6. Ownership Percentage Interests.

By reason of this Supplement and Amendment, and the annexation of one (1) additional residential unit to SADDLE RIDGE, and pursuant to the Wisconsin Condominium Ownership Act and provisions of the Declaration, the percentage of the undivided ownership interest in the common elements and facilities and limited common elements appurtenant to each unit and its owner is hereby adjusted in recognition of the disproportionate relative sizes of the various condominium units comprising SADDLE RIDGE, and shall be as follows:

Percentage of Ownership Interest Appurtenant to Units in Saddle Ridge Condominium

The Columns below represent Unit No. (i.e.780,etc.) and Percentage (i.e.0.65,etc.)

780	0.65	795	0.67	820	0.88
781	0.65	800	0.79	821	0.88
782	0.66	801	0.79	822	0.88
783	0.66	802	0.79	823	0.88
784	0.76	803	0.79	824	0.88
785	0.76	810	0.88	825	0.88
786	0.66	811	0.88	826	0.88
787	0.66	812	0.88	827	0.88
788	0.66	813	0.88	828	0.88
789	0.66	814	0.88	829	0.88
790	0.67	815	0.88	830	0.88
791	0.67	816	0.88	831	0.88
792	0.67	817	0.88	832	0.88
793	0.67	818	0.88	833	0.88
794	0.67	819	0.88	834	0.88

835	0.88	1057	1.02
836	0.88	1058	1.02
837	0.88	1059	1.08
838	0.88	1060	1.08
839	0.88	1061	1.08
840	0.88	1062	1.08
841	0.88	1063	0.54
842	0.88	1064	0.52
843	0.88	1065	0.52
844	0.88	1066	0.54
845	0.88	1114	0.68
886	0.65	1116	0.86
887	0.69	1118	0.56
888	0.68	1120	0.68
889	0.51	1122	0.68
890	0.85	1124	0.65
891	0.67	1126	0.55
892	0.64	1128	0.58
893	0.89	1130	0.65
894	0.83	1132	0.65
895	0.62	1134	0.68
896	0.65	1136	0.65
897	0.65	1138	0.65
898	0.77	1140	0.77
899	0.61	1142	0.65
900	0.53	1144	0.59
901	0.53	1146	0.65
902	0.53	1148	0.83
903	0.37	1150	0.68
904	0.37	1152	0.57
905	0.45	1154	0.57
906	0.45	1156	0.57
907	0.65		
908	0.68		
920	0.62		
943	0.79		
944	0.79		
945	0.79		
946	0.79		
947	0.79		
948	0.79		
949	0.79		
950	0.79		
1047	1.02		
1048	1.02		
1049	1.02		
1050	1.02		
1051	1.02		
1052	1.02		
1053	1.02		
1054	1.02		
1055	1.02		
1056	1.02		

6. Voting Rights.

The voting rights of members in the Association as specified in Section 11.2 of the Declaration, providing for Class A and Class B membership and one vote for each unit sold by Declarant, are unchanged and unaffected by this Amendment and remain in full force and effect.

7. Effective Date.

The effective date of this Supplement and Amendment shall be the date it is recorded in the Office of the Register of Deeds for Columbia County, Wisconsin.

IN WITNESS WHEREOF, this document has been executed by duly authorized officers of Wajbac and Tadwil, Limited, as of the date first set forth above.

WAJBAC AND TADWIL, LIMITED

By: Elmer L. Gosda
Elmer L. Gosda, President

By: Elizabeth H. Kirk
Elizabeth H. Kirk, Secretary

NOTARIZATION

STATE OF WISCONSIN)
) ss
COLUMBIA COUNTY)

Personally appeared before me this 16th day of December, 1993, the above named Elmer L. Gosda and Elizabeth H. Kirk, to me known to be the President and Secretary of Wajbac and Tadwil, Limited, and who executed the foregoing instrument and acknowledged that they executed same as the act and deed of said corporation.

Dorinda Haset Emen
Notary Public, Columbia County, WI
My Commission: expres 5-8-94

This instrument was drafted by:
Quale, Hartmann, Bohl, Stevens & Reynolds, S.C.
619 Oak Street, Post Office Box 443
Baraboo, WI 53913-0443
By: Thomas C. Groeneweg
1tcg121593mjk
a:wajbacsupplementAdisk\sr2329.sup

AMENDMENT TO CONDOMINIUM PLAT OF
SADDLE RIDGE
 COLUMBIA COUNTY

THIS SURVEY DESCRIBES THE LAND
 AND BUILDINGS SUBJECT TO THE
 CONDOMINIUM DECLARATION FOR
 SADDLE RIDGE

PHASE XXIX

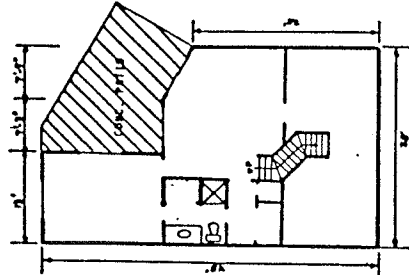
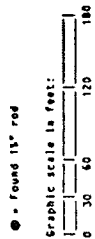
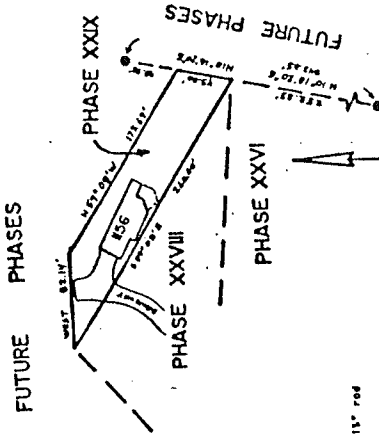
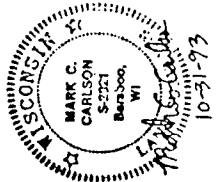
PHASE XXIX Description:
 A parcel of land located in Government Lot 4, Section 1, T12M,
 R9E, Town of Pacific, Columbia County, Wisconsin bounded by the
 following described line:
 Beginning at the most northerly corner of PHASE XXVIII, Saddle
 Ridge Condominium; thence S59°08'E along north line of said
 PHASE XXVIII, 260.00 feet to southeast corner of said PHASE
 XXVIII; thence N10°10'20"E, 45.00 feet; thence M58°08'W, 173.69
 feet; thence WEST, 82.14 feet to point of beginning.
 Said parcel contains 9,140 square feet or 0.210 acres.

I, Mark C. Carlson, registered land surveyor, hereby certify that I
 have surveyed the above described parcel, that this plat is a correct
 representation of the exterior boundaries of the parcel described and
 the location of the buildings and driveways constructed or to be
 constructed as proposed at the date hereof and the identification and
 location of each unit and the common elements can be determined.

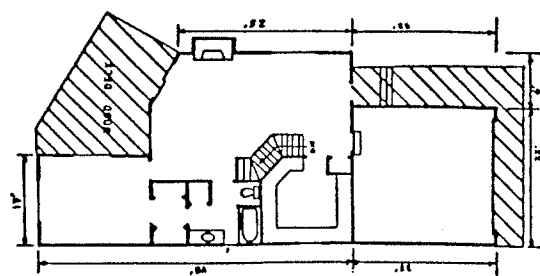
An agreement has been signed by Mark Carlson and Carl Berst to
 exclude all requirements of A-17 of the Wisconsin Administrative Code
 except the preparation of a U.S. public land survey monument record
 and a map of work performed.

I, Mark C. Carlson, registered land surveyor, hereby certify that
 the drawings appearing hereon are an accurate copy of portions of the
 plans of each building and substantially depict the layout, location,
 unit numbers and dimensions of the building or buildings and units
 located and erected or to be erected.

CONDOMINIUM PLAT
 Saddle Ridge
 PHASE XXIX
 Page 1 of 1 page



UNIT 1156
 First Floor Plan



UNIT 1155
 First Floor Plan

▨ - Limited Common Area

