

State Bar of Wisconsin Form 1-2003
WARRANTY DEED

Document Number

Document Name

THIS DEED, made between COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF WEST ALLIS, a Wisconsin municipal corporation, and the CITY OF WEST ALLIS, a Wisconsin municipal corporation

("Grantor," whether one or more), and SIX POINTS SQUARE LLC, a Wisconsin limited liability company

("Grantee," whether one or more).

Grantor for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Milwaukee County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

- SEE EXHIBIT A ATTACHED -

DOC # 11478564

RECORDED

01/15/2025 10:30 AM

ISRAEL RAMON

REGISTER OF DEEDS

Milwaukee County, WI

AMOUNT: 30.00

TRANSFER FEE:

FEE EXEMPT #: 77.25 (2)

This document has been electronically recorded and returned to the submitter.

Recording Area

Name and Return Address

Six Points Square LLC

Attn: Jeffrey Hook

2921 North 70th Street

Milwaukee, WI 53210

See Exhibit A

Parcel Identification Number (PIN)

This is not homestead property.
(is) (is not)

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: **easements, covenants, and restrictions of record.**

Dated January 10, 2025.

See Signature Page Addendum

_____(SEAL)

* _____

_____(SEAL)

* _____

AUTHENTICATION

Signature(s) _____

authenticated on _____

* _____

TITLE: MEMBER STATE BAR OF WISCONSIN

(If not, _____
authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Attorney Nicholas G. Chmurski

O'Neil, Cannon, Hollman, DeJong, & Laing S.C.

ACKNOWLEDGMENT

STATE OF _____)
_____) ss.
_____ COUNTY)

Personally came before me on _____,
the above-named _____

to me known to be the person(s) who executed the foregoing
instrument and acknowledged the same.

* _____

Notary Public, State of _____

My commission (is permanent) (expires: _____)

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

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATION TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

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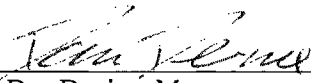
FORM NO. 1-2003


*Type name below signatures.

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**ADDENDUM
TO WARRANTY DEED
GRANTOR'S SIGNATURE**

**CITY OF WEST ALLIS,
a Wisconsin municipal corporation**

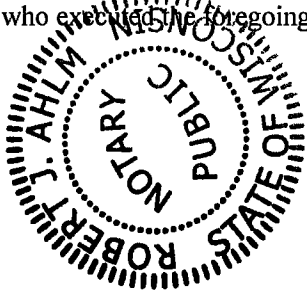
By:  (SEAL)
Dan Devine, Mayor


By:  (SEAL)
Rebecca Grill, City Clerk

ACKNOWLEDGMENT

STATE OF WISCONSIN)
)ss
MILWAUKEE COUNTY)

Personally, came before me this 17th day of December 2024, the above-named **Dan Devine**, Mayor of the City of West Allis, a Wisconsin municipal corporation, to me known to be the person who executed the foregoing instrument and acknowledged the same.

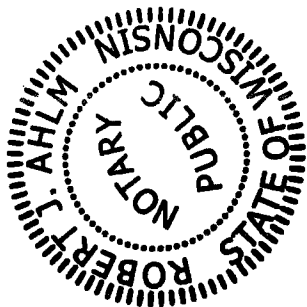


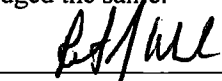
* 
Name: Robert J Ahlman
Notary Public, State of Wisconsin
My Commission expires: 2/10/2026

ACKNOWLEDGMENT

STATE OF WISCONSIN)
)ss
MILWAUKEE COUNTY)

Personally, came before me this 17th day of December 2024, the above-named **Rebecca Grill**, City Clerk of the City of West Allis, a Wisconsin municipal corporation, to me known to be the person who executed the foregoing instrument and acknowledged the same.



* 
Name: Robert J Ahlman
Notary Public, State of Wisconsin
My Commission expires: 2/10/2026


**COMMUNITY DEVELOPMENT
AUTHORITY OF THE CITY OF WEST
ALLIS,**
a Wisconsin municipal corporation

By:  (SEAL)
Patrick Schloss, Executive Director

ACKNOWLEDGMENT

STATE OF WISCONSIN)
)ss
MILWAUKEE COUNTY)

Personally, came before me this 16th day of December 2024, the above-named **Patrick Schloss**, Executive Director of the Community Development Authority of the City of West Allis, a Wisconsin municipal corporation, to me known to be the person who executed the foregoing instrument and acknowledged the same.

* 
Name: KAIL DECKER
Notary Public, State of Wisconsin
My Commission expires: is permanent

ATTEST:


By:  (SEAL)
Kail Decker, City Attorney
SBW 1063074

EXHIBIT A

Parcel A:

Lot numbered One (1), and the East Ten (10) feet of Lot numbered Two (2) in Block numbered One (1), in FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, in the Southeast 1/4 of Section 34, Township 7 North, Range 21 East, in the City of West Allis, County of Milwaukee, State of Wisconsin.

Also: The West Twenty (20) feet of Lot Two (2), all of Lot Three (3) and the East Ten (10) feet of Lot Four (4), in Block One (1), in the FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, of a part of the South East One-quarter (1/4) of Section Thirty-four (34), Township Seven (7) North, Range Twenty-one (21) East, in the City of West Allis, County of Milwaukee, State of Wisconsin.

[For Informational Purposes Only: Tax Parcel No. 439-0141-001. Property Address: 6400 West Greenfield Avenue]

Parcel B:

The West 20 feet of Lot 4 and the East 25 feet of Lot 5, in Block 1, in FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, of a part of the Southeast 1/4 of Section 34, Township 7 North, Range 21 East, in the City of West Allis, County of Milwaukee, State of Wisconsin.

Also: The West 5 feet of Lot 5, all of Lot 6 and the East 1.78 feet of Lot 7, in Block 1, in FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, of a part of the Southeast 1/4 of Section 34, Township 7 North, Range 21 East, in the City of West Allis, County of Milwaukee, State of Wisconsin.

[For Informational Purposes Only: Tax Parcel No. 439-0144-001. Property Address: 6414, 6416, 6418 and 6422 West Greenfield Avenue]

Parcel C:

The West 28.22 feet of Lot 7, Block 1 in the FIRST CONTINUATION OF SOLDIERS' HOMES HEIGHTS SUBDIVISION, of a part of the Southeast ¼ of Section 34, Township 7 North, Range 21 East, in the City of West Allis, County of Milwaukee, and State of Wisconsin.

[For Informational Purposes Only: Tax Parcel No. 439-0145-002. Property Address: 6424 and 6426 West Greenfield Avenue]

Parcel D:

Lot 8, in Block 1, in FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, of a part of the Southeast $\frac{1}{4}$ of Section 34, in Township 7 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

[For Informational Purposes Only: Tax Parcel No. 439-0146-000]

Parcel E:

THE FIRST CONTINUATION OF SOLDIERS' HOME HEIGHTS SUBDIVISION, Lot 9, Block 1, and the South 15 feet of Lot 12, Block 11, in the SECOND CONTINUATION OF SOLDIERS HOME HEIGHTS SUBDIVISION, in the City of West Allis, County of Milwaukee, State of Wisconsin.

[For Informational Purposes Only: Tax Parcel No. 439-0147-001. Property Address: 1351 South 64 Street]