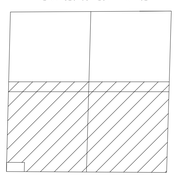
LEGEND

- FOUND 1" IRON PIPE (UNLESS NOTED)
- FOUND 1-1/4" IRON REBAR
- FOUND 3/4" IRON REBAR
- OVERHEAD ELECTRIC
- SANITARY SEWER
- WATER MAIN
- GAS MAIN
- UNDERGROUND ELECTRIC LINE
- UNDERGROUND TELECOMMUNICATION LINE
- STORM SEWER
- ELECTRIC TRANSFORMER
- TELEPHONE PEDESTAL
- MANHOLE
- CATCH BASIN/INLET
- POWER POLE
- HYDRANT
- SOIL BORING
- TREE LINE
- "RECORDED AS" INFORMATION
- CONCRETE
- FENCE
- CONCRETE CURB AND GUTTER
- EXISTING CONTOUR

NE1/4 SECTION 20, T7N, R8E



LOCATION MAP
NOT TO SCALE

LEGAL DESCRIPTION

The South 1/2 of the Northeast 1/4 and the South 10 acres of the North 1/2 of the Northeast 1/4 of Section 20, Town 7 North, Range 8 East, in the City of Madison, Dane County, Wisconsin.

Including Lot 1, Certified Survey Map No. 7671, recorded in Vol. 40 of Certified Survey Maps, page 96, as #06498094, in the City of Madison, Dane County, Wisconsin.

INCLUDING right-of-way dedicated by Certified Survey Map No. 7671.
EXCEPT Certified Survey Map No. 2519

Subdivider
VH Acquisitions, LLC
6801 South Towne Drive
Madison, WI 53713

Planner
Vandewalle & Assoc
120 E. Lakeside St.
Madison, WI 53715

OWNER
Scheme Limited Partnership
10918 Cove of the Mounds Road
Blue Mounds, WI 53517

SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregan, Professional Land Surveyor S-2742, hereby certify that this preliminary plat is a true representation of all the adjacent existing land divisions and of the boundary of the preliminary plant and features and that I have fully complied with the City of Madison Subdivision Ordinance.

Dated this 14th day of February, 2018.

Brett T. Stoffregan, Professional Land Surveyor S-2742

WISCONSIN BRETT T. STOFFREGAN S-2742 MADISON, WISCONSIN LAND SURVEYOR

NOTES

1. All streets are dedicated to the public.

2. All intersection radii are 15' unless noted.

3. Proposed Zoning:TR-C3 Existing Zoning: A

4. Outlot designation:
   1 - Reserved for future development
   2 - Dedicated to the Public for Stormwater Management and Drainage purposes. Public Sidewalk Bike Path Easement.
   3 - Dedicated to the Public for Sidewalk purposes.
   4 - Dedicated to the Public for Park purposes. Public Bike Path Easement.
   5 - Dedicated to the Public for Stormwater Management and Drainage purposes.
   6 - Dedicated to the Public for Stormwater Management and Drainage purposes.
   7 - Dedicated to the Public for Stormwater Management and Drainage purposes.

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.
7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 * Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

PRELIMINARY PLAT

EAGLE TRACE

LOCATED IN ALL 1/4'S OF THE NE1/4 OF SECTION 20, T7N, R8E, CITY OF MADISON, DANE COUNTY, WISCONSIN

SCALE: 1"= 100'

0 100

GRID NORTH
WISCONSIN COUNTY COORDINATE SYSTEM (DANE ZONE)

DATE: 02-14-18
REVISED:

FN: 17-07-114

Sheet Number:
1 of 1

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