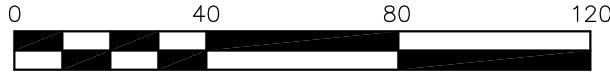


CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 21-23, MOSAIC RIDGE, AS RECORDED IN VOLUME 60-011B OF PLATS, ON PAGES 57-58, AS DOCUMENT NUMBER 4952397, DANE COUNTY REGISTRY, LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 05, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



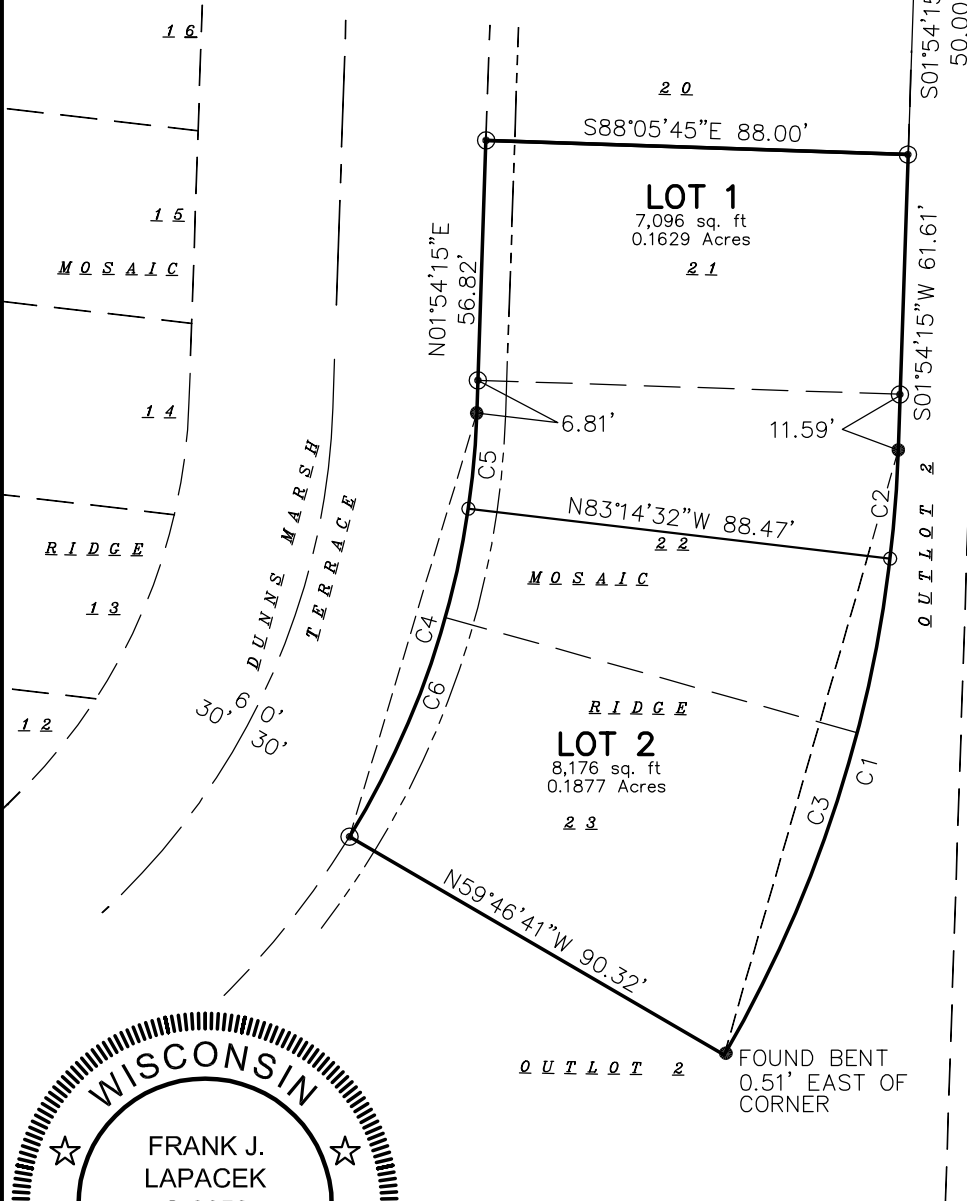
SCALE : ONE INCH = FORTY FEET

GRID NORTH
BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM DANE ZONE. THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 05 BEARS N89°28'32"W

MON TO MON S89°28'32"E 2646.14'
1657.40' 988.74'

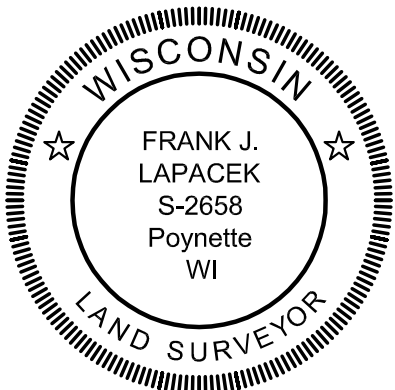
FOUND BRASS CAP MONUMENT AT THE NORTHWEST CORNER OF SECTION 05-06-09
N: 467206.87(467206.87)
E: 799718.44(799718.38)

FOUND BRASS CAP MONUMENT AT THE NORTH QUARTER CORNER OF SECTION 05-06-09
N: 467206.87(467206.87)
E: 799718.44(799718.38)



CURVE TABLE

NUMBER	ARC LENGTH	CENTRAL ANGLE	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	132.45	28°19'03"	268.00	S16°03'47"W	131.11
C2	22.70	04°51'12"	268.00	N04°19'52"E	22.69
C3	109.75	23°27'50"	268.00	N18°29'23"E	108.99
C4	93.18	29°39'41"	180.00	S16°44'06"W	92.15
C5	20.03	06°22'27"	180.00	N05°05'29"E	20.01
C6	73.16	23°17'14"	180.00	N19°55'19"E	72.66



SURVEYED FOR:
CITY OF MADISON - CDA
215 MARTIN LUTHER KING JR. BLVD
MADISON, WI 53701

SURVEYED BY :

Burse
surveying & engineering inc

2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

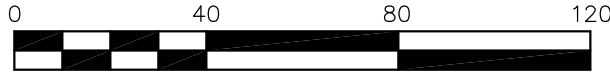
MAP NO. _____
DOCUMENT NO. _____
VOLUME _____ PAGES _____

Date: 08-07-2015
Plot View: CSM
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CERTIFIED SURVEY MAP No. _____

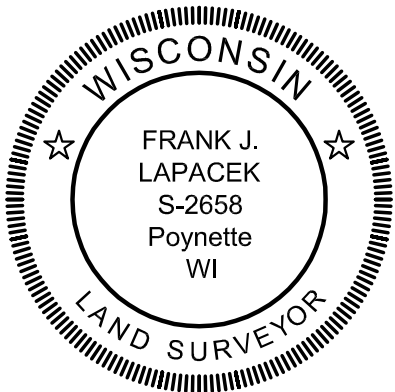
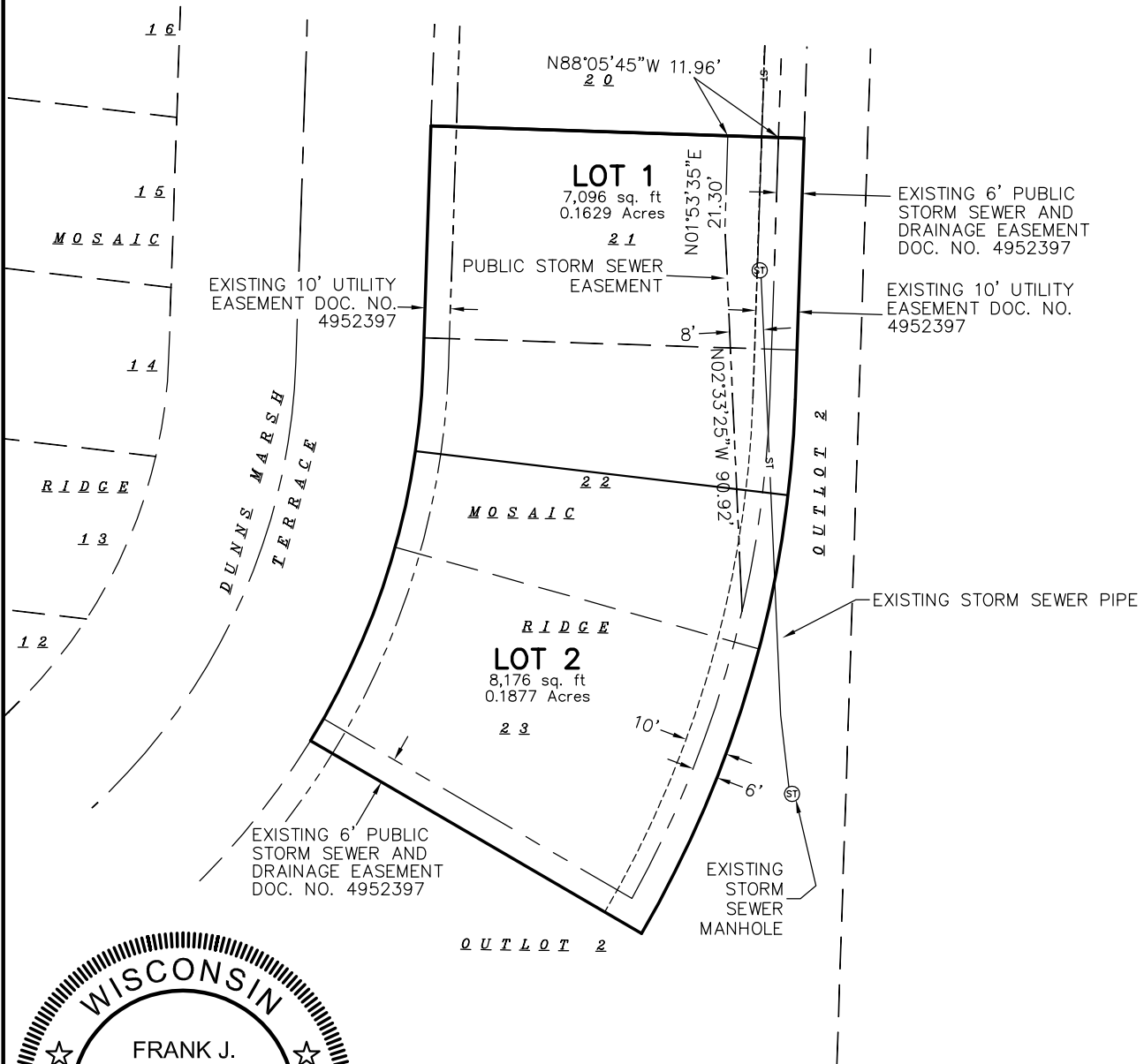
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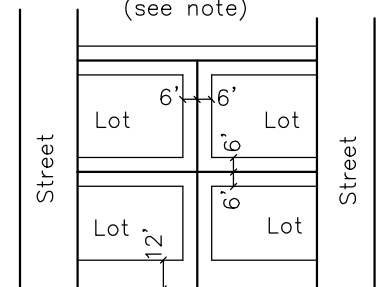
SCALE : ONE INCH = FORTY FEET

EASEMENT DETAILS



TYPICAL DRAINAGE EASEMENTS:

(see note)



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email: mburse@bse-inc.net
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LEGEND

- 1-1/4" SOLID IRON ROD FOUND
- ⊙ 7/8" SOLID IRON ROD FOUND
- 3/4" X 18" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.
- () INDICATES RECORDED AS

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
BUILDINGS ARE MEASURED TO THE NEAREST TENTH OF A FOOT.

NOTES:

1) All lots within this plat are subject to public easements for drainage purposes which shall be a minimum of 6-feet in width measured from the property line to the interior of each lot except that the easements shall be 12-feet in width on the perimeter of the plat. For purposes of two (2) or more lots combined for a single development site, or where two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width and shall be measured only from the exterior property lines of the combined lots that create a single development site, or have a shared driveway agreement, except that the easement shall be twelve (12) feet in width along the perimeter of the plat. Easements shall not be required on property lines shared with greenways or public streets. No buildings, driveways, or retaining walls shall be placed in any easement for drainage purposes, without the approval of the City Engineer at the time of site plan review. Fences may be placed in the easement only if they do not impede the anticipated flow of water.

NOTE: IN THE EVENT OF A CITY OF MADISON PLAN COMMISSION AND/OR COMMON COUNCIL APPROVED REDIVISION OF A PREVIOUSLY SUBDIVIDED PROPERTY, THE UNDERLYING PUBLIC EASEMENTS FOR DRAINAGE PURPOSES ARE RELEASED AND REPLACED BY THOSE REQUIRED AND CREATED BY THE CURRENT APPROVED SUBDIVISION.

2) The intra-block drainage easements shall be graded with the construction of each principle structure in accordance with the approved storm water drainage plan on file with the City Engineer and the Zoning Administrator, as amended in accordance with the Madison General Ordinances.

3) Surveyor was provided with Title Report Number NCS-734701-MAD from First American Title Insurance Company, dated June 4, 2015.

SURVEYOR'S CERTIFICATE:

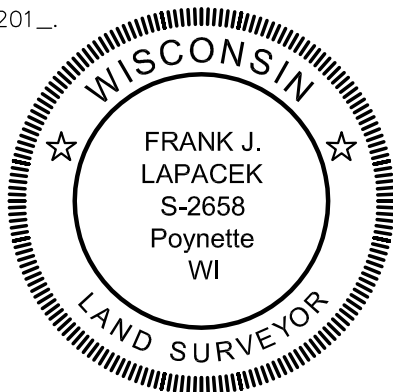
I, Frank J. Lapacek, Professional Land Surveyor No. 2658, hereby certify that I have surveyed, divided, and mapped

ALL OF LOTS 21-23, MOSAIC RIDGE, AS RECORDED IN VOLUME 60-011B OF PLATS, ON PAGES 57-58, AS DOCUMENT NUMBER 4952397, DANE COUNTY REGISTRY, LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 05, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN. under the direction of the Community Development Authority of the City of Madison, owner of said land. I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the land surveyed and the division of that land, and that I have fully complied with the provisions of Chapter 236.34 of the State Statutes, and the Land Division Ordinance of the City of Madison in surveying, dividing, and mapping the same.

Dated this ____ day of _____, 201__.

Signed: _____

Frank J. Lapacek, P.L.S. No. 2658



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surveying & engineering INC.

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SHEET 3 OF 4

