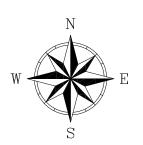
LOTS 11-14, INTERSTATE COMMERCE PARK, AS RECORDED IN VOLUME 58-095A OF PLATS, ON PAGES 485-487, AS DOCUMENT NUMBER 4137450, DANE COUNTY REGISTRY, LOCATED IN THE NORTHEAST AND SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 8 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

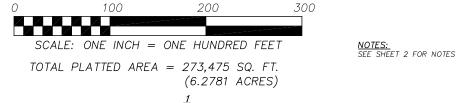


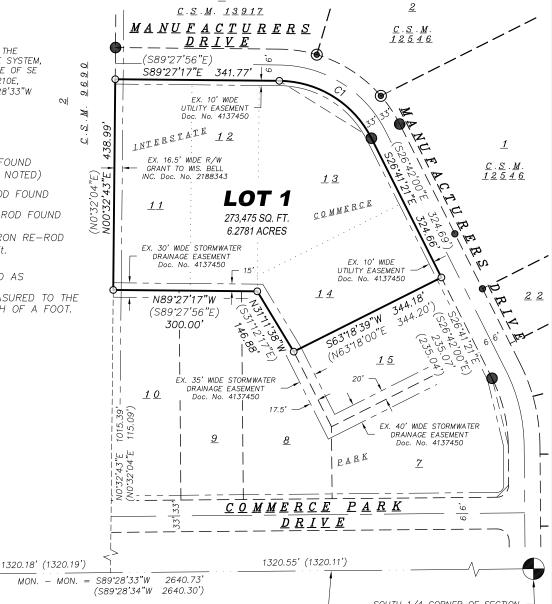
BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE SOUTH LINE OF SE 1/4 OF SECTION 9, T8N, R10E, MEASURED AS BEARING S89'28'33"W

LEGEND

- 1" IRON PIPE (I.P.) FOUND (UNLESS OTHERWISE NOTED)
- 3/4" SOLID IRON ROD FOUND
- 1-1/4" SOLID IRON ROD FOUND
- O 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.





SOUTHWEST CORNER OF SECTION
9-8-10 FOUND ALUMINUM CAP
MONUMENT WCCS (DANE)
MEASURED COORDS.
N-515,596.57 (515,620.67)
E-837,042.41 (839,682.88)

SOUTH LINE OF THE SW 1/4 OF SECTION 9

SOUTH 1/4 CORNER OF SECTION 9-8-10 FOUND BRASS CAP MONUMENT WCCS (DANE) MEASURED COORDS. N-515,620.72 (515,620.67) E-839,683.03 (839,682.88)

<u>CURVE_DATA</u>									
NUMBER	CENTRAL ANGLE	ARC LENGTH	RADIUS	CHORD	CHORD BEARING	TAN. BRG. BACK	TAN. BRG. AHEAD		
C1	62*46'21"	237.74'	217.00'	226.03'	S 58°03'50" E	S 26°40'39" E	S 89°27'00" E		

C.S.M. No. ______

Doc. No. _____

Vol. ____ Page _____

SURVEYED FOR: Thrive Architects LLC 259 South Street Waukesha, WI 53186 SURVEYED BY: Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 (608) 838-0444 www.snyder-associates.com



FN: 117.0197.30 DATE: 04–06–17 REVISIONS:

SHEET 1 OF 4

V:\Projects\2017\117.0197.30\CADD\CSM_2017-04-06.dwg

LOTS 11-14, INTERSTATE COMMERCE PARK, AS RECORDED IN VOLUME 58-095A OF PLATS, ON PAGES 485-487, AS DOCUMENT NUMBER 4137450, DANE COUNTY REGISTRY, LOCATED IN THE NORTHEAST AND SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 8 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

NOTES:

- 1) This property is subject to any and all easements and agreements recorded and unrecorded.
- 2) All lots created by this Certified Survey Map are individually responsible for compliance with Chapter 37 of the Madison General Ordinances in regards to Storm Water detention at the time they develop.
- 3) Lands contained with this Certified Survey Map are subject to Dane County Height Limitation Zoning requirements.
- 4) This Certified Survey Map is subject to the Agreements per Document No. 4108256.
- 5) Lots within this Certified Survey Map are subject to the Avigation Easements per Document No. 4111035 and 4121457. (Corrected in the affidavit of correction per Document No. 4128118)
- 6) This Certified Survey Map is subject to Well Abandonment Ordinance and the Well Head Protection Ordinance per Document No. 2559856.
- 7) This Certified Survey Map is subject to Restrictions recorded as Document No. 3634899.
- 8) This Certified Survey Map is subject to Public Ped—Bike Trail and Landscaping Easement recorded as Document No. 4136691.
- 9) This Certified Survey Map is subject to Declaration of Covenants, Conditions and Restrictions for the Interstate Commerce Park per Document No. 4137948.
- 10) All lots within this plat are subject to public easements for drainage purposes which shall be a minimum of six (6) feet in width measured from the property line to the interior of each lot except that the easements shall be twelve (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. Fences may be placed in the easement only if they do not impede the anticipated flow of water. 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.
- 11) All lots shall be required to record a stormwater maintenance agreement and provide a stormwater management plan to the City Engineering Division for review and approval at the time of development. These plans shall address sediment control and infiltration, and shall be recorded against the condo association parcel.

NOTES: (per Interstate Commerce Park)

ACCESS NOTE:

"All lots and blocks are hereby restricted so that no owner, possessor, user, licensee or other personmay have any right of direct vehicular ingress or egress to any highway within the right—of—way interstate highway "39, 90 & 94"; it is expressly intended that this restriction constitutes a restriction for the benefit of the public as provided in S.236.93, Stats., as shall be enforceable by the department.

SETBACK NOTE:

HIGHWAY SETBACK: This restriction is for the benefit of the public as provided in S.236.293, Wisconsin Statutes."

C.S.M. No		
Doc. No		_
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<u>SURVEYED FOR:</u> Thrive Architects LLC 259 South Street Waukesha, WI 53186 SURVEYED BY: Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 (608) 838-0444 www.snyder-associates.com



FN: 117.0197.30 DATE: 04–06–17

> SHEET 2 OF 4

LOTS 11-14, INTERSTATE COMMERCE PARK, AS RECORDED IN VOLUME 58-095A OF PLATS, ON PAGES 485-487, AS DOCUMENT NUMBER 4137450, DANE COUNTY REGISTRY, LOCATED IN THE NORTHEAST AND SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 8 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

divided, mapped and dedicated as represented on the mo	aused the land described on this Certified Survey Map to be surveyed, op hereon. We further certify that this Certified Survey map is required by ty of Madison for approval. Witness the hand and seal of said owner this
day of, 20	y of Madison for approval. Withess the hand and seal of said owner this 117.
City of Madison	
By:Authorized Member	
State of Wisconsin))ss.	
County of Dane)	
Personally came before me this day of me known to be the persons who executed the foregoing	, 2017, the above named, instrument and acknowledged the same.
My Commi:	ssion expires:
Notary Public, State of Wisconsin	
CONSENT OF MORTGAGEE	
, a banking associ	ation duly organized and existing under and by virtue of the laws of ibed land, does hereby consent to the surveying, dividing, mapping, o
dedicating of the land described on this Certified Surv	vey Map and does hereby consent to the Owner's Certificate.
IN WITNESS WHEREOF, the said	, has caused these presents to be signed by
its	, has caused these presents to be signed by, and countersigned by, at, Wisconsin, on this
day of, 20	<i>117.</i>
(Mortgage Holder Name)	
By:	Ву:
	, <u> </u>
State of Wisconsin))ss.	
County of Dane)	
Personally came before me this day of , of the above named	, 2017, and banking association, to me known to be the persons who executed
the foregoing instrument, and to me known to be sur said bankina association, and acknowledaed that they	ch and c executed the foregoing instrument as such officers as the deed of
said banking association, by its authority.	
	My Commission expires:
Notary Public, State of Wisconsin	
	0.044.44
	C.S.M. No
	Doc. No
	Vol Page
VEYED FOR: SURVEYED RV:	FN: 117.0197.30
VEYED FOR: ve Architects LLC South Street South Street South Street South Street	

LOTS 11-14, INTERSTATE COMMERCE PARK, AS RECORDED IN VOLUME 58-095A OF PLATS, ON PAGES 485—487, AS DOCUMENT NUMBER 4137450, DANE COUNTY REGISTRY, LOCATED IN THE NORTHEAST AND SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 8 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, Adam R. Gross, Professional Land Surveyor, hereby certify: that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Madison and under the direction of the City of Madison, owner of said land, I have surveyed, divided and mapped this Certified Survey Map; that such Certified Survey Map correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is more fully described as follows:

Lots 11—14, Interstate Commerce Park, as recorded in Volume 58—095A of Plat, on pages 485—487, as Document Number 4137450, Dane County Registry, Located in the Northeast Quarter and the Southeast Quarter of the Southwest Quarter of Section 9, Township 8 North, Range 10 East, City of Madison, Dane County, Wisconsin. Containing 273,475 square feet or 6.2781 acres.

Dated this _____ day of ___ Signed: Adam R. Gross, P.L.S. No. 3017 Adam R. Gross, P.L.S. No Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 608–838–0444 argross@snyder-associates.com

CITY OF MADISON COMMON COUNCIL DESCRIPTION

CITY OF MADISON COMMON COUNCIL RESC	<u>JLU HON</u>				
Resolved that the certified survey map located in	the City of Madisor	was hereby app	proved by Enact	ment Num	nber
, File ID Number 20, and that said enactment further provid said certified survey map to the City of Madison fo		opted on the ince of those lar	aay of ods dedicated a	nd rights	conveyed b
Dated this day of	20				
By: Maribeth L. Witzel-Behl, City Clerk					
CITY OF MADISON APPROVAL					
Approved for recording per the Secretary of the Ci	tv of Madison Plan	Commission.			
The state of the state of the state of the state of	ty or madicon rian	30,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,			
By:	Date:				
Nature Eraman, Secretary, Fran Commission					
DECICIED OF DEEDS OFFICIALE					
REGISTER OF DEEDS CERTIFICATE					
Received for recording this day of and recorded in Volume	of Certified Survey	_, 20, at __		_ o'clock	m.
Document No		apa an pagaa			,
Kristi Chlebowski, Dane County Register of Deeds			C.S.M. No		
			Dac No		

SURVEYED FOR: Thrive Architects LLC 259 South Street Waukesha, WI 53186

SURVEYED BY: Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 Madison, WI 5371 (608) 838-0444 www.snyder-associates.com



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SHEET 4 OF 4