

## QUIT CLAIM DEED

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**East Town Plaza LLC**, a Delaware limited liability company (“Grantor”), having an address c/o Ramco-Gershenson, Inc., 31500 Northwestern Highway, Suite 300, Farmington Hills, MI 48334 conveys to the **City of Madison**, a Wisconsin municipal corporation (“City”), having an address at P.O. Box 2983, Madison, Wisconsin 53701-2983, does hereby transfer, assign, convey and quit claim any and all right, title, and interest it may have in following described real estate in Dane County, Wisconsin; including two (2) private storm water drainage pipes located in the public right-of-way of East Springs Drive, as located in the City of Madison, Dane County, Wisconsin, and more particularly described in the attached Exhibit A and depicted on attached Exhibit B; subject to the conditions, exclusions and reservations set forth herein:

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RETURN TO: City of Madison  
Office of Real Estate Services  
P.O. Box 2983  
Madison, WI 53701-2983

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Tax Parcel No.: No Parcel Number  
Public Right-of-Way  
251/0810-273

This Quit Claim Deed is subject to the following conditions, exclusions and reservations:

1. The City accepts the foregoing conveyance of said private storm water drainage pipes as of the date hereof and assumes all responsibility of ownership, operation, maintenance, repair and replacement of said private storm water drainage pipes, as described on Attached Exhibit A.
2. The Grantor makes no representations as to the condition or repair of said private storm water drainage pipes prior to the execution of this Quit Claim Deed.

This is not homestead property.

This deed is exempt from Real Estate Transfer Fee and Transfer Return pursuant to Wisconsin Stats. Sections 77.25(2) and 77.255.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

**EAST TOWN PLAZA LLC**

By: \_\_\_\_\_  
(signature)

\_\_\_\_\_  
(print or type name and title)

State of \_\_\_\_\_ )  
  )ss.  
County of \_\_\_\_\_ )

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2015, the above named \_\_\_\_\_, \_\_\_\_\_ of East Town Plaza LLC, known to me to be the person who executed the above and foregoing instrument and acknowledged that he/she executed the foregoing instrument as such officer as the deed of such company, by its authority.

\_\_\_\_\_  
Notary Public, State of \_\_\_\_\_

\_\_\_\_\_  
Print or Type Name  
My Commission: \_\_\_\_\_

**CITY OF MADISON**

By: \_\_\_\_\_  
Paul R. Soglin, Mayor

By: \_\_\_\_\_  
Maribeth Witzel-Behl, City Clerk

State of Wisconsin    )  
                                  )ss.  
County of Dane        )

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2015, the above named Paul R. Soglin, Mayor of the City of Madison, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Notary Public, State of Wisconsin  
\_\_\_\_\_  
Print or Type Name  
My Commission: \_\_\_\_\_

State of Wisconsin    )  
                                  )ss.  
County of Dane        )

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2015, the above named Maribeth L. Witzel-Behl, City Clerk of the City of Madison, acting in said capacity and known to me to be the person who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Notary Public, State of Wisconsin  
\_\_\_\_\_  
Print or Type Name  
My Commission: \_\_\_\_\_

Execution of this Dedication Agreement is authorized by Resolution No. RES-\_\_\_\_\_, ID No. \_\_\_\_\_, adopted by the Common Council of the City of Madison on \_\_\_\_\_.

Drafted by the City of Madison Office of Real Estate Services    Project No. 10189

## EXHIBIT A

### Legal Description:

Part of Lot Forty-Two (42), Regional East III, recorded in Volume 56-89A of Plats, Pages 260, 261, and 262, as Document No. 2209218, Dane County Registry, located in the Southwest ¼ of Section 27, Township 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin, to-wit;

Commencing at the Southwest corner of said Section 27; thence North 88 degrees, 36 minutes, 12 seconds East, 1566.31 feet; thence North 1 degree 23 minutes 48 seconds West, 40.0 feet to a point on a curve; thence Northwesterly on a curve to the right which has a radius of 25.0 feet and a chord which bears North 45 degrees, 55 minutes, 46 seconds West, 35.64 feet; thence North 0 degrees, 27 minutes, 44 seconds West, 1031.45 feet; thence North 2 degrees, 12 minutes, 52 seconds East, 195.61 feet to the point of beginning;

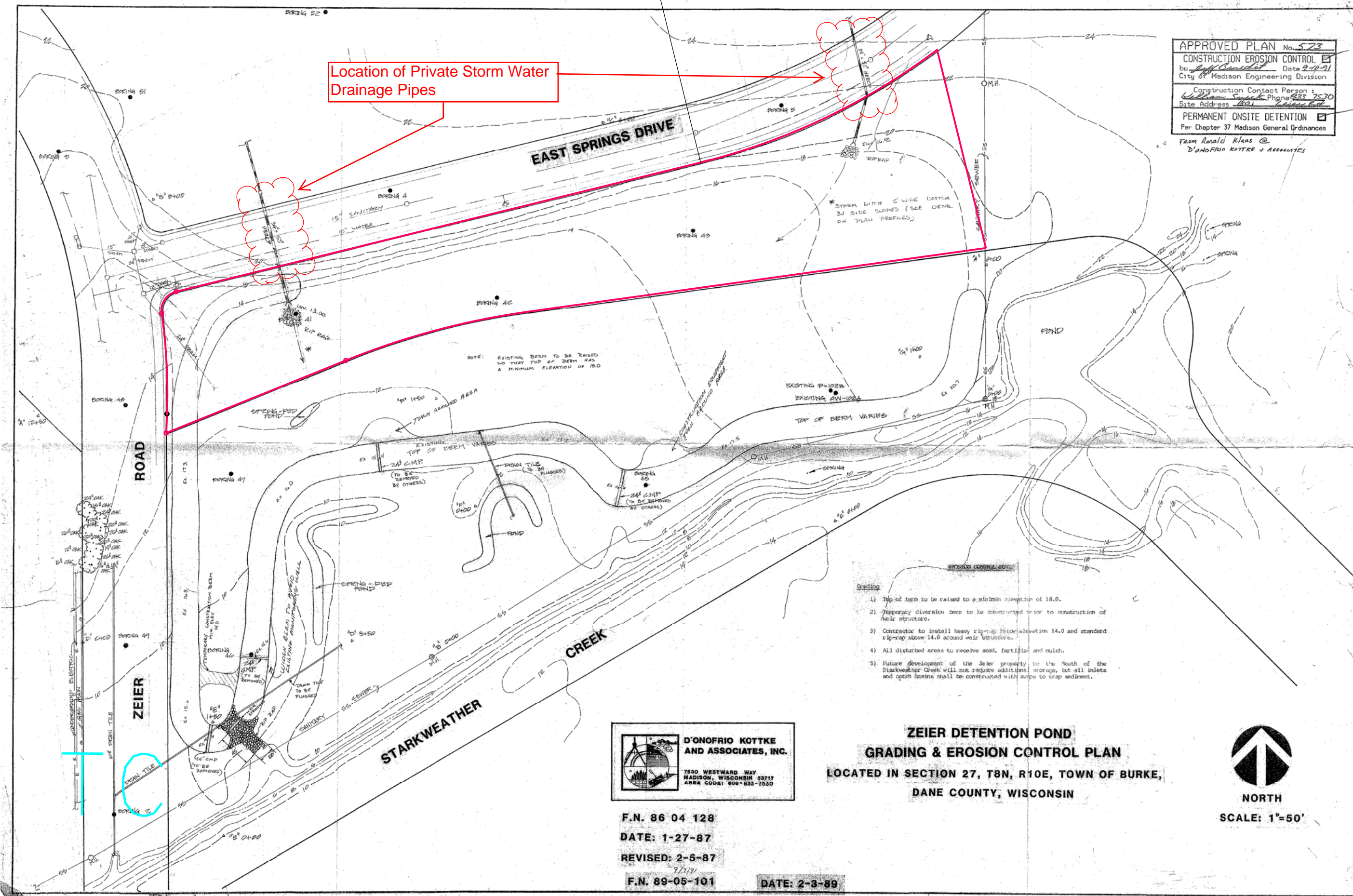
Thence continuing North 2 degrees, 12 minutes, 52 seconds East 24.87 feet to a point of curve; thence Northwesterly on a curve to the left which has a radius of 713.0 feet and a chord which bears North 3 degrees, 02 minutes, 34 seconds West, 130.66 feet to a point of reverse curve; thence Northeasterly on a curve to the right which has a radius of 25.0 feet and a chord which bears North 33 degrees, 56 minutes, 00 seconds East, 33.61 feet; thence North 76 degrees, 10 minutes, 00 seconds East, 700.51 feet to a point of curve; thence Northeasterly on a curve to the left which has a radius of 840.0 feet and a chord which bears North 67 degrees, 56 minutes, 47 seconds East, 240.23 feet; thence North 59 degrees, 43 minutes, 30 seconds East, 98.91 feet; thence South 13 degrees, 50 minutes, 00 seconds East, 258.42 feet; thence South 82 degrees, 05 minutes, 00 seconds West, 598.81 feet to a point of curve; thence Southwesterly on a curve to the left which has a radius of 1000.0 feet and a chord which bears South 75 degrees, 02 minutes, 30 seconds West, 245.18 feet; thence South 68 degrees, 00 minutes, 00 seconds West, 251.15 feet to the point of beginning.

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Location of Private Storm Water Drainage Pipes

APPROVED PLAN No. 523  
 CONSTRUCTION EROSION CONTROL  
 by *Jeff D'Onofrio* Date 2-11-91  
 City of Madison Engineering Division  
 Construction Contact Person:  
*William Sank* Phone 833-7530  
 Site Address 1801 *Wisconsin*  
 PERMANENT ONSITE DETENTION   
 Per Chapter 37 Madison General Ordinances

From Ronald Klaas @  
 D'ONOFRIO KOTTKE & ASSOCIATES



- Grading
- 1) Top of berm to be raised to a minimum elevation of 18.0.
  - 2) Temporary diversion berm to be constructed prior to construction of weir structure.
  - 3) Contractor to install heavy rip-rap below elevation 14.0 and standard rip-rap above 14.0 around weir structure.
  - 4) All disturbed areas to receive seed, fertilizer and mulch.
  - 5) Future development of the Zeier property to the South of the Starkweather Creek will not require additional storage, but all inlets and catch basins shall be constructed with ramps to trap sediment.

**D'ONOFRIO KOTTKE AND ASSOCIATES, INC.**  
 7530 WESTWARD WAY  
 MADISON, WISCONSIN 53717  
 AREA CODE 608 833-7530

F.N. 86 04 128  
 DATE: 1-27-87  
 REVISED: 2-5-87  
 7/1/77  
 F.N. 89-05-101      DATE: 2-3-89

**ZEIER DETENTION POND  
 GRADING & EROSION CONTROL PLAN**  
 LOCATED IN SECTION 27, T8N, R10E, TOWN OF BURKE,  
 DANE COUNTY, WISCONSIN

