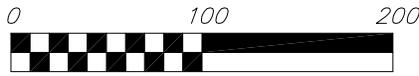


CERTIFIED SURVEY MAP No. _____

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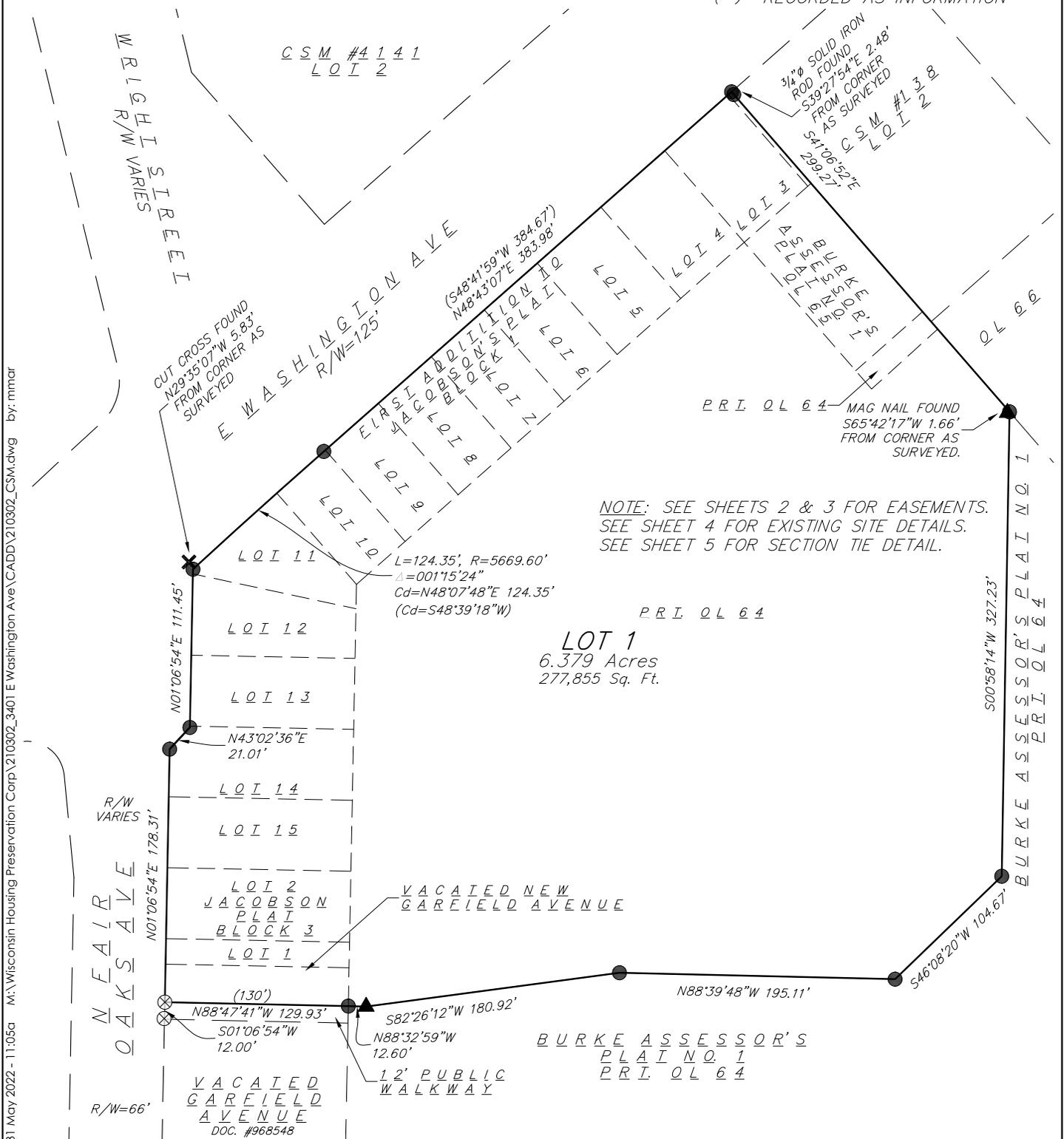
BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE EAST LINE OF THE SE 1/4 OF SECTION 32-08-10 MEASURED AS BEARING N00°58'55"E



SCALE: 1" = 100'

SURVEY LEGEND

- ⊙ FOUND 1" ∅ IRON PIPE
- ⊗ FOUND 3" ∅ IRON PIPE
- ▲ FOUND MAG NAIL
- FOUND 3/4" ∅ IRON ROD
- ✕ FOUND CUT CROSS
- () RECORDED AS INFORMATION

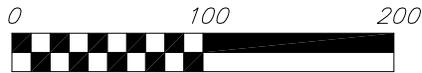


31 May 2022 - 11:05a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmar



CERTIFIED SURVEY MAP No. _____

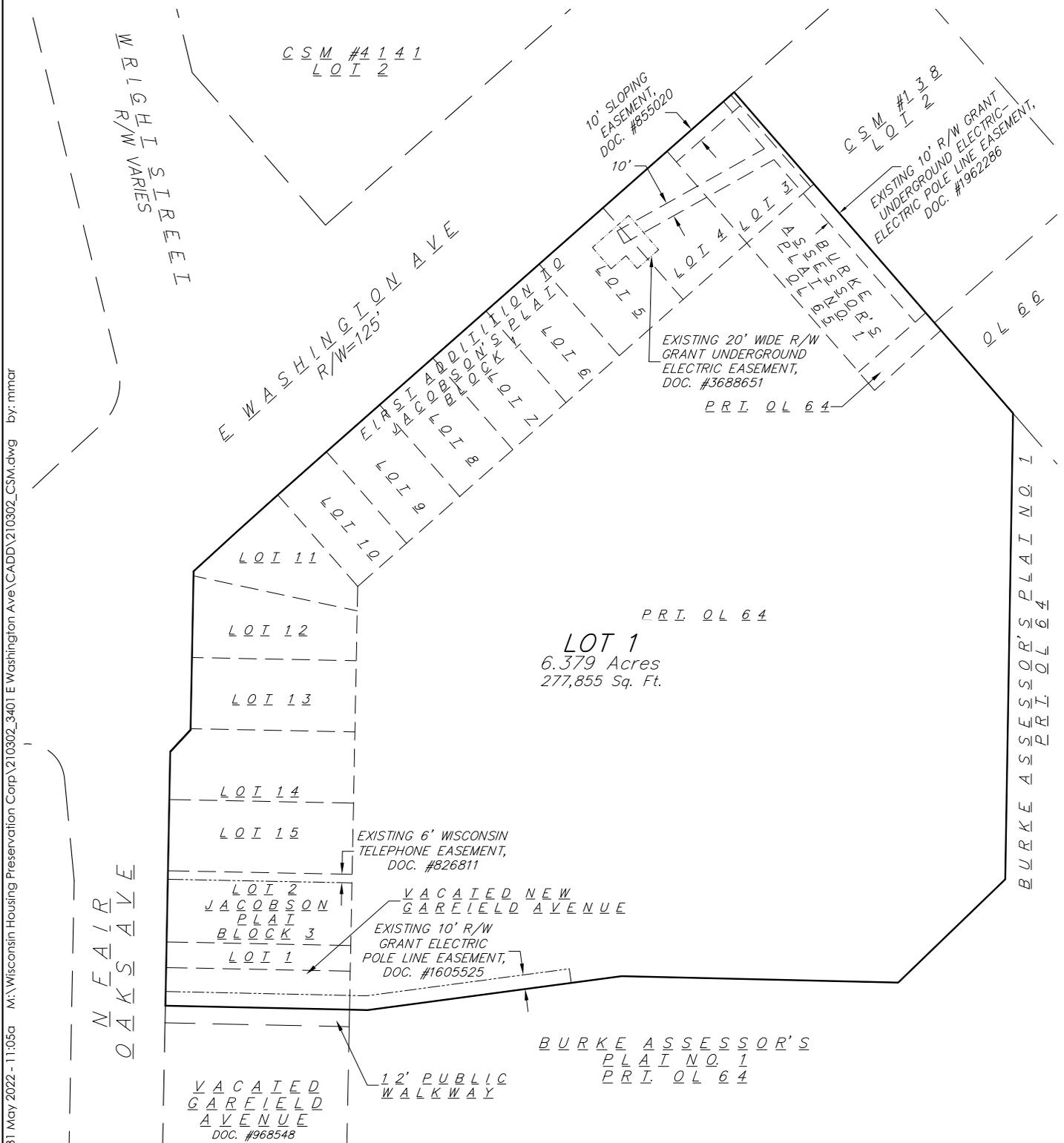
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SCALE: 1" = 100'

BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE EAST LINE OF THE SE 1/4 OF SECTION 32-08-10 MEASURED AS BEARING N00°58'55"E

EASEMENT DETAILS



31 May 2022 - 11:05a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmar

vierbicher
planners | engineers | advisors



Phone: (800) 261-3898

FN: 210302
DATE: 05/31/2022
REV:
Drafted By: MMAR
Checked By: MZIE

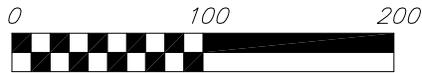
SURVEYED FOR:
WISCONSIN HOUSING
PRESERVATION CORP.
150 E. GILMAN STREET
SUITE 1500
MADISON, WI 53703

C.S.M. No. _____
Doc. No. _____
Vol. _____ Page _____

**SHEET
2 OF 7**

CERTIFIED SURVEY MAP No. _____

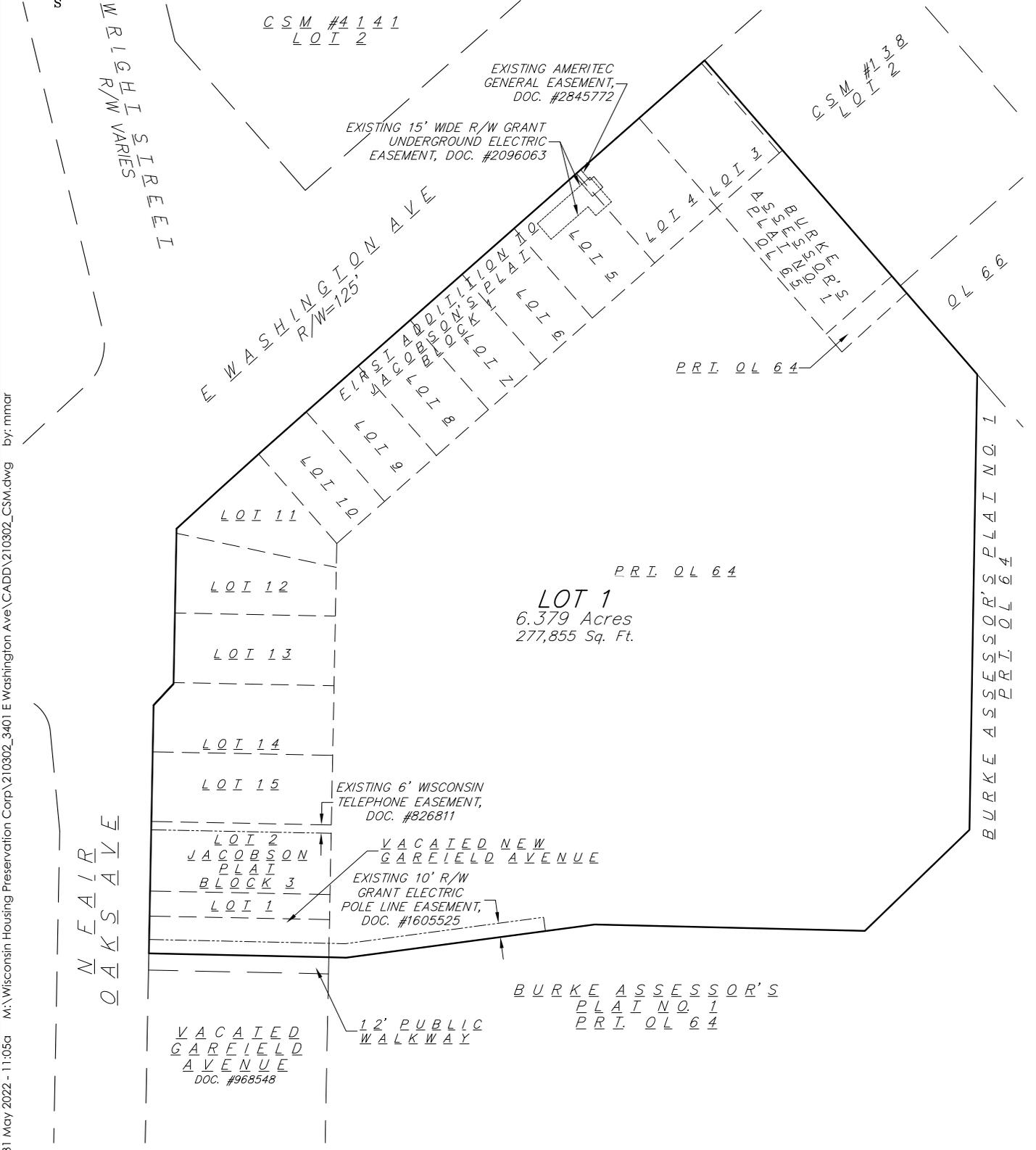
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SCALE: 1" = 100'

BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE EAST LINE OF THE SE 1/4 OF SECTION 32-08-10 MEASURED AS BEARING N00°58'55"E

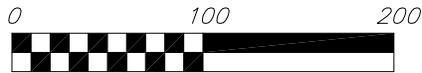
EASEMENT DETAILS



31 May 2022 - 11:05a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmar

CERTIFIED SURVEY MAP No. _____

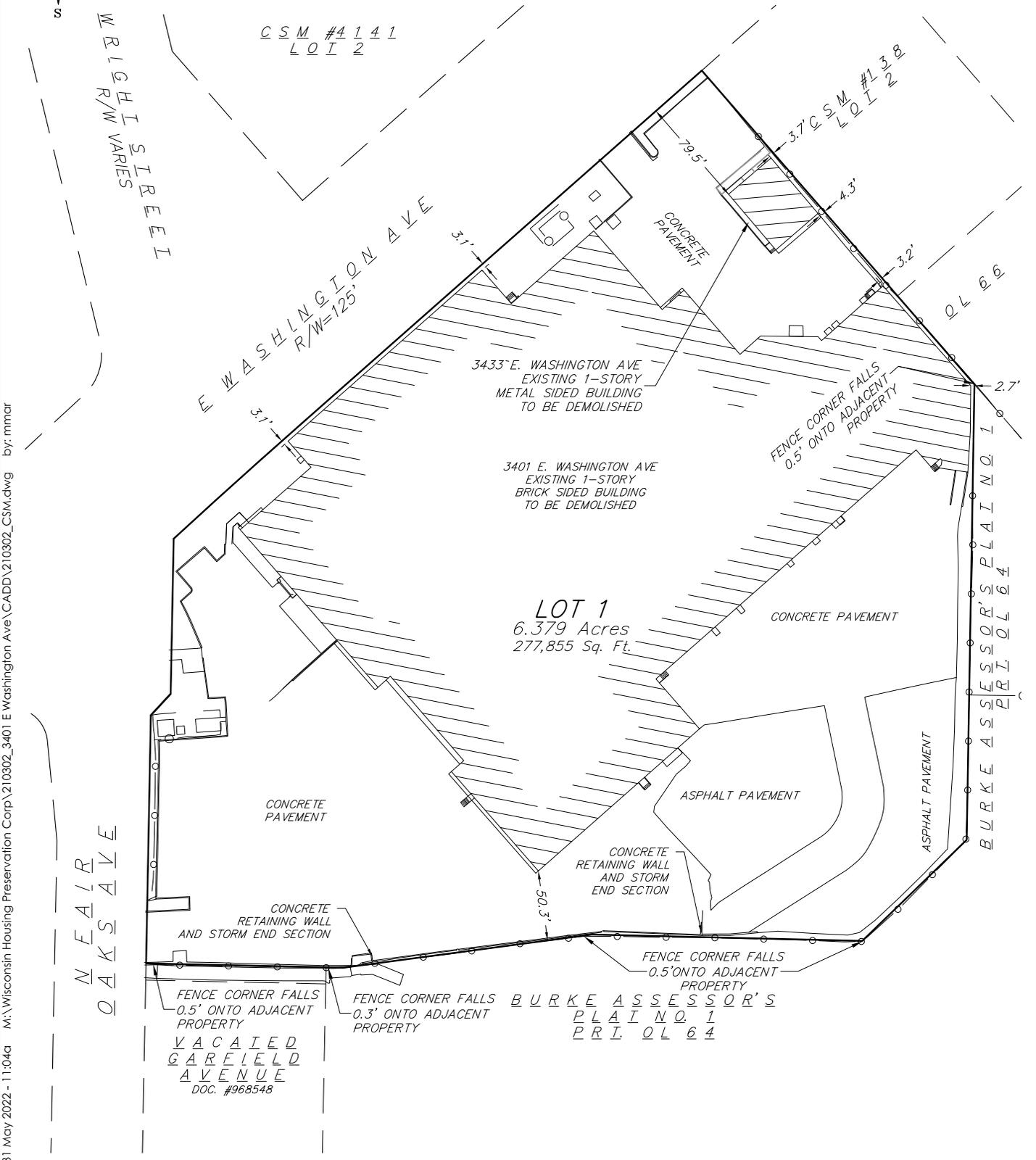
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SCALE: 1" = 100'

BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE EAST LINE OF THE SE 1/4 OF SECTION 32-08-10 MEASURED AS BEARING N00°58'55"E

EXISTING SITE DETAILS



31 May 2022 - 11:04a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmar

vierbicher planners engineers advisors Phone: (800) 261-3898		FN: 210302 DATE: 05/31/2022	SURVEYED FOR: WISCONSIN HOUSING PRESERVATION CORP. 150 E. GILMAN STREET SUITE 1500 MADISON, WI 53703	C.S.M. No. _____ Doc. No. _____ Vol. _____ Page _____	SHEET 4 OF 7
		REV: Drafted By: MMAR Checked By: MZIE			

CERTIFIED SURVEY MAP No. _____

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NOTES:

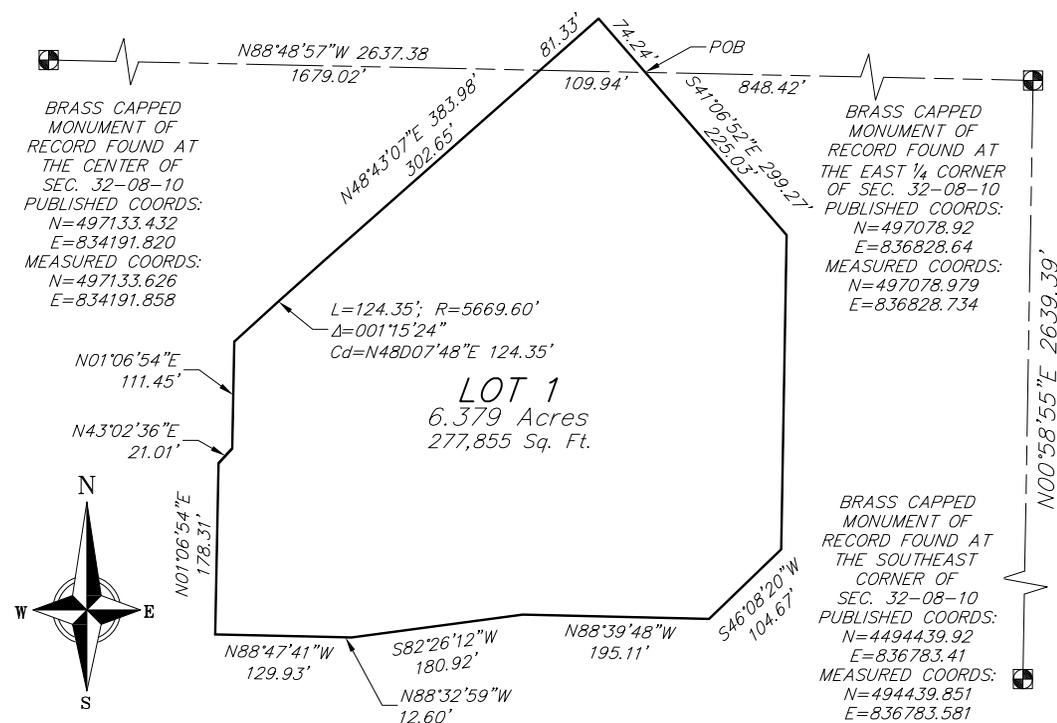
1. I found a brass capped monument and ties representing the Center of Section 32, T08N, R10E as established on tie sheet by Carl M. Sandness, dated January 12, 2007, and that the points as referenced on said tie sheet are still intact. The date of field survey and monument recovery was April 22, 2022.
2. I found a brass capped monument and ties representing the East 1/4 Corner of Section 32, T08N, R10E, as established on tie sheet by Carl M. Sandness, dated March 21, 2007. and that the points as referenced on said tie sheet are still intact. The date of field survey and monument recovery was April 22, 2022.
3. I found a brass capped monument and ties representing the Southeast Corner of Section 32, T08N, R10E, as established on tie sheet by Carl M. Sandness, dated March 11, 2004, and that the points as referenced on said tie sheet are still intact. The date of field survey and monument recovery was April 22, 2022.
4. Lots within this subdivision are subject to impact fees that are due and payable at the time building permit(s) are issued.
5. All lots created by this Certified Survey Map are individually responsible for compliance with Chapter 37 of the Madison General Ordinances in regard to storm water management at the time they develop.
6. No changes to the existing drainage shall be allowed without the approval of the City Engineer.
7. NOTE: Part of the Wisconsin Telephone Co. Easement, Doc. #826811 is general in nature and not plottable. That portion located within Lot 2, Block 3, Jacobson Plat, which is plottable has been shown.
8. Subject to Consent and Waiver recorded September 25, 1998, as Document No. 3023372. Re-recorded November 6, 1998, as Document No. 3040902. NOTE: Easement is general in nature and not plottable.



SCALE: 1" = 200'

BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE EAST LINE OF THE SE 1/4 OF SECTION 32-08-10 MEASURED AS BEARING N00°58'55"E

SECTION TIE DETAIL



31 May 2022 - 11:04a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmar

vierbicher
planners | engineers | advisors



Phone: (800) 261-3898

FN: 210302
DATE: 05/31/2022
REV:
Drafted By: MMAR
Checked By: MZIE

SURVEYED FOR:
WISCONSIN HOUSING
PRESERVATION CORP.
150 E. GILMAN STREET
SUITE 1500
MADISON, WI 53703

C.S.M. No. _____
Doc. No. _____
Vol. _____ Page _____

SHEET
5 OF 7

CERTIFIED SURVEY MAP No. _____

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MADISON PLAN COMMISSION CERTIFICATE:

Approved for recording per the Secretary of the City of Madison Plan Commission.

By: _____ Date: _____
Matthew Wachter, Secretary
City of Madison Plan Commission

CITY OF MADISON COMMON COUNCIL RESOLUTION:

Resolved that the Certified Survey Map located in the City of Madison was hereby approved by Enactment Number _____, File ID Number _____, adopted on the _____ day of _____, 202__, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said certified survey map to the City of Madison for public use.

Dated this _____ day of _____, 202__.

Maribeth Witzel-Behl, City Clerk, City of Madison

OWNER'S CERTIFICATE OF DEDICATION

Wisconsin Housing Preservation Corp, as owner, does hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided, mapped, and dedicated as represented hereon. Wisconsin Housing Preservation Corp. does further certify that this Certified Survey Map is required by S.236.34 of the State Statutes to be submitted to the Common Council, City of Madison for approval. Witness the hand and seal of said owner this ___ day of _____, 2022.

By: _____
Mike Slavish, Chief Operating Officer
Wisconsin Housing Preservation Corp.

STATE OF WISCONSIN)
)ss
DANE COUNTY)

Personally came before me this _____ day of _____, 2022, Mike Slavish, Chief Operating Officer, to me known to be the person who executed the foregoing instrument, and acknowledged the same.

Notary Public, State of Wisconsin

My Commission Expires/Is Permanent: _____

31 May 2022 - 11:04a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmr

CERTIFIED SURVEY MAP No. _____

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LEGAL DESCRIPTION:

Part of Lot One and Lot Two, Block Three, Jacobson Plat, as recorded in Volume 6 of Plats, on Page 30, as Document Number 481713, Dane County Registry, also part of Lot Two and Lots Three through Fifteen, inclusive, Block One First Addition to Jacobson Plat, as recorded in Volume 6 of Plats, on Page 40, as Document Number 491984, Dane County Registry, also part of Outlot Sixty-Four and Outlot Sixty-Five, Burke Assessor's Plat No. 1, as recorded in Volume 9 of Plats, on Pages 15-21, as Document Number 593673, Dane County Registry, also part of vacated Garfield Avenue, located in the NE 1/4-SE 1/4 and the SE 1/4-NE 1/4 of Section 32, Township 08 North, Range 10 East, City of Madison, Dane County, Wisconsin, being more fully described as follows: Commencing at the East 1/4 Corner of said Section 32; thence N88°48'57"W along the North line of the Southeast Quarter of said Section 32, 848.42 feet to the point of beginning; thence S41°06'52"E, 299.27 feet; thence S00°58'14"W, 327.23 feet; thence S46°08'20"W, 104.67 feet; thence N88°39'48"W, 195.11 feet; thence S82°26'12"W, 180.92 feet; thence N88°32'59"W, 12.60 feet; thence N88°47'41"W, 129.93 feet to the East right-of-way line of N. Fair Oaks Avenue; thence N01°06'54"E along the East right-of-way line of N. Fair Oaks Avenue, 178.31 feet; thence N43°02'36"E along the East right-of-way line of N. Fair Oaks Avenue, 21.01 feet; thence N01°06'54"E along the East right-of-way line of N. Fair Oaks Avenue, 111.45 feet to the South right-of-way line of East Washington Avenue and a point of non-tangential curvature; thence 124.35 feet along said South right-of-way line of East Washington Avenue and the arc of a curve to the right, having a radius of 5669.60 feet, a central angle of 01°15'24", and a chord bearing N48°07'48"E, 124.35 feet; thence N48°43'07"E along the South right-of-way line of East Washington Avenue, 383.98 feet; thence S41°06'52"E, 74.24 feet to the point of beginning

Containing 277,855 square feet or 6.379 acres more or less.

SURVEYOR'S CERTIFICATE:

I, Michael S. Marty, Professional Land Surveyor, No. S-2452, do hereby certify to the best of my knowledge and belief, that I have surveyed, divided and mapped the lands described herein under the direction of Wisconsin Housing Preservation Corp., Owner, and 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 in accordance with the information provided. I further certify that this Certified Survey Map is in full compliance with Section 236.34 of the Wisconsin State Statutes, Chapter A-E7 of the Wisconsin Administrative Code and the Subdivision Ordinance of the City of Madison in surveying, dividing and mapping the same.

Vierbicher Associates, Inc.
By: Michael S. Marty

Date: May 31, 2022

Signed: _____
Michael S. Marty, P.L.S. No. S-2452

REGISTER OF DEEDS CERTIFICATE:

Received for recording this _____ day of _____, 20____,
at _____ o'clock ____m. and recorded in Volume _____ of Certified
Survey Maps on pages _____, as Doc. No. _____

Kristi Chlebowski,
Dane County Register of Deeds

31 May 2022 - 11:04a M:\Wisconsin Housing Preservation Corp\210302_3401 E Washington Ave\CADD\210302_CSM.dwg by: mmr

 planners engineers advisors Phone: (800) 261-3898	FN: 210302 DATE: 05/31/2022 REV: Drafted By: MMAR Checked By: MZIE	SURVEYED FOR: WISCONSIN HOUSING PRESERVATION CORP. 150 E. GILMAN STREET SUITE 1500 MADISON, WI 53703	C.S.M. No. _____ Doc. No. _____ Vol. _____ Page _____	SHEET 7 OF 7