

LEGEND

- FOUND 1-1/4" IRON REBAR
- FOUND 3/4" IRON REBAR
- WATER MAIN
- OVERHEAD ELECTRIC
- ELECTRIC TRANSFORMER
- TELEPHONE PEDESTAL
- TELEPHONE POLE
- VALVE
- HYDRANT
- GUY WIRE
- TREE LINE
- EXIST. CONTOUR
- FENCE

NOTES

1. This Plot is subject to the following recorded instruments:
 - A. Declaration of Conditions and Covenants recorded as Doc. Nos. 4229331, 4229332 and 4879641.
 - B. Declaration of Conditions, Covenants and Restrictions recorded as Doc. Nos. 4281331 and 4281332.
 - C. Restrictions recorded as Doc. No. 4165428.
2. Outlots 3, 5, 6 and 11 are dedicated to the public for stormwater management purposes.
3. Outlot 2 is dedicated to the public for stormwater management and sanitary sewer purposes.
4. Outlot 4 is dedicated to the public for alley purposes.
5. Outlot 7 and 8 are dedicated to the public for park purposes.
6. Outlots 9 and 10 are private open spaces.
7. All intersection radii are 15' unless noted.

CURVE TABLE

CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC BEARING	CENTRAL ANGLE
C1	545.00	86.07	86.16	N85°19'20"E	009°03'28"
	545.00	63.55	63.59	N86°30'31"E	006°41'06"
	545.00	22.57	22.57	N81°58'47"E	002°22'22"
	545.00	164.15	164.78	N2°01'50"E	017°18'24"
	545.00	156.81	157.36	N72°31'18"E	016°32'36"
	740.00	820.10	869.21	S82°52'48"E	067°18'00"
	740.00	6.71	6.71	N63°43'47"E	000°31'10"
	740.00	68.72	68.75	N84°39'03"E	005°19'22"
	740.00	68.72	68.75	N71°58'25"E	005°19'22"
	740.00	68.72	68.75	N77°17'47"E	005°19'22"
	740.00	68.72	68.75	N82°37'09"E	005°19'22"
	740.00	68.72	68.75	N87°56'31"E	005°19'22"
	740.00	68.72	68.75	S86°44'07"E	005°19'22"
	740.00	68.72	68.75	S81°24'45"E	005°19'22"
C2	740.00	68.72	68.75	S70°46'01"E	005°19'22"
	740.00	45.49	45.50	S84°20'32"E	003°18'22"
	740.00	130.91	131.08	S59°30'29"E	010°08'58"
	740.00	67.18	67.20	S51°49'54"E	005°12'12"
	340.00	232.42	237.00	S89°12'58"E	039°58'20"
	25.00	35.36	39.27	S44°12'08"E	090°00'00"
	255.00	139.70	141.51	S73°18'18"E	031°47'44"
	125.00	76.65	76.94	N80°33'29"W	017°17'18"
	255.00	64.39	64.51	N64°59'37"W	014°50'26"
	25.00	35.06	38.86	S45°19'29"W	089°03'14"

SURVEYOR'S CERTIFICATE

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

Dated this 13th day of March, 2014.

Brett T. Stoffregen
Brett T. Stoffregen, Registered Land Surveyor, S-2742

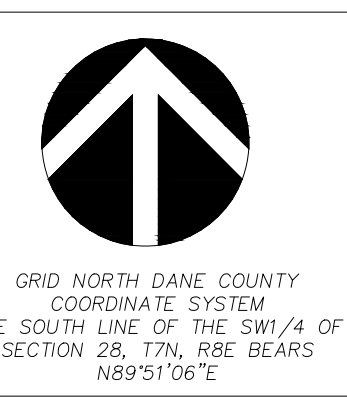


OWNER & SUBDIVIDER

W South Pointe Lands, LLC
6801 South Pointe Drive
Madison, WI 53713

DATE: 01-07-14
REVISED: 03-13-14
FN: 13-07-122
Sheet Number:
1 of 1

SCALE: 1" = 100'
0 100



PRELIMINARY PLAT
1ST ADDITION TO 1000 OAKS
PART OF LOT 1, CERTIFIED SURVEY MAP NO. 13155
LOCATED IN ALL 1/4'S OF THE SW 1/4 OF SECTION 28, T7N, R8E,
CITY OF MADISON, DANE COUNTY, WISCONSIN

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