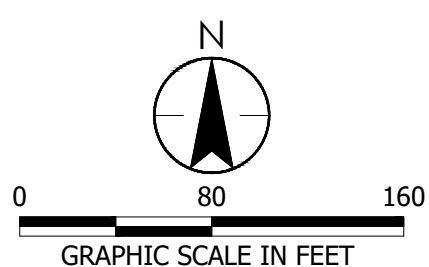


RAEMISCH FARM DEVELOPMENT

LOCATED IN:
THE SE 1/4 OF THE FRACTIONAL SW 1/4 OF SECTION 19,
TOWNSHIP 8 NORTH, RANGE 10 EAST,
CITY OF MADISON,
DANE COUNTY,
WISCONSIN



BEARINGS ARE BASED ON THE SOUTH LINE OF
THE SW 1/4 OF SECTION 19-8-10 WHICH BEARS
N. 87°59'37" W. ON THE WISCONSIN COUNTY
COORDINATE SYSTEM - DANE.

- - FOUND MAG NAIL
- ⊙ - FOUND 1.315" OUTSIDE DIA. IRON PIPE
- - FOUND 1.270"O.D.X18" REINFORCING BAR WEIGHING 4.303 LBS./LIN. FT.
- - SET 1.270"O.D.X18" REINFORCING BAR WEIGHING 4.303 LBS./LIN. FT. ALL OTHER LOT AND OUTLOT CORNERS 1.37"OD X 18" STEEL PIPE, 1.68LB / LIN FT., SET
- ⊙ - DANE COUNTY MONUMENT FOUND (AS DESCRIBED)

NOTES:
- TOTAL ACREAGE OF PARCEL = 25.82 ACRES.
- SQUARE FOOTAGE OF PUBLIC RIGHT OF WAY DEDICATED = 217,514 S.F.
- ALL DIMENSIONS MEASURED TO THE NEAREST HUNDRETH OF A FOOT; ALL ANGLES MEASURED TO THE NEAREST FIVE SECONDS AND COMPUTED TO THE NEAREST SECOND.

CURVE DATA

| NUMBER | LENGTH | RADIUS | INCL. < | CHD. BRG. | CHD. LENGTH | TANGENT IN | TANGENT OUT |
|--------|--------|--------|-------------|-------------|-------------|-------------|-------------|
| C1 | 67.3 | 173.98 | 22°09'45" | N10°14'41"E | 66.88 | N00°50'12"W | N21°19'33"E |
| C2 | 8.94 | 120.00 | 04°16'08.5" | N03°47'35"E | 8.94 | N05°55'39"E | N01°39'31"E |
| C3 | 23.56 | 15.00 | 90°00'00" | N23°40'27"W | 21.21 | N21°19'33"E | N68°40'27"W |
| C4 | 23.56 | 15.00 | 90°00'00" | N66°19'33"E | 21.21 | S68°40'27"E | N21°19'33"E |
| C5 | 41.19 | 120.00 | 19°40'02" | N11°29'32"E | 40.99 | N21°19'33"E | N01°39'31"E |
| C6 | 61.79 | 180.00 | 19°40'02" | S11°29'32"W | 61.85 | S01°39'31"W | S21°19'33"W |
| C7 | 24.09 | 15.00 | 92°00'02" | S24°40'28"E | 21.58 | S21°19'33"W | S70°40'29"E |
| C8 | 89.07 | 263.00 | 19°24'18" | S78°22'36"E | 88.65 | S68°40'27"E | S88°04'45"E |
| C9 | 39.38 | 25.00 | 90°14'54" | N46°47'48"E | 35.43 | S88°04'45"E | N01°40'21"E |
| C10 | 39.16 | 25.00 | 89°45'06" | N43°12'12"W | 35.28 | N01°40'21"E | N88°04'45"W |
| C11 | 114.14 | 337.00 | 19°24'28" | N43°12'12"W | 35.28 | N88°04'45"W | N68°40'27"W |
| C12 | 24.09 | 15.00 | 92°00'02" | S67°19'14"W | 21.58 | N66°40'25"W | S21°19'33"W |
| C13 | 44.10 | 114.00 | 22°09'45" | S10°14'41"W | 43.82 | S21°19'33"W | S00°50'12"E |
| C14 | 17.01 | 180.00 | 05°24'48" | S04°21'55"W | 17.00 | | |
| C15 | 44.78 | 180.00 | 14°15'14" | S14°11'56"W | 44.66 | | |
| C16 | 32.25 | 120.00 | 15°23'53.5" | S13°37'36"W | 32.15 | | |



8-20-25

There are no objections to this plat with respect to
Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2),
Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration



PATR: PROJ: 19300440
SHEET 1 OF 2
DRAWING: 19300440/SS1_FR
JOB: NO. 19300440 8-20-25

RAEMISCH FARM DEVELOPMENT

LOCATED IN:
THE SE 1/4 OF THE FRACTIONAL SW 1/4 OF SECTION 19,
TOWNSHIP 8 NORTH, RANGE 10 EAST,
CITY OF MADISON,
DANE COUNTY,
WISCONSIN

Surveyors Certificate:

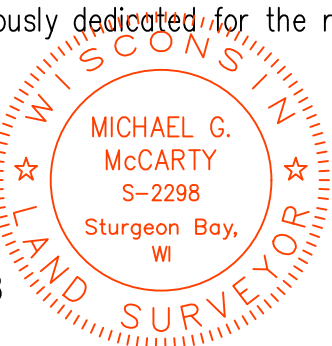
I, Michael G. Mc Carty, Registered land surveyor for Stantec Consulting Services, Inc., do hereby certify:

That in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Madison, Dane County, and under the direction of Lorke Development, LLC, owner of said land division, I have surveyed, divided, and mapped Raemisch Farm Development; that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is a parcel located in the SE 1/4 of the Fractional SW 1/4 of Section 19, Township 8 North, Range 10 East, City of Madison, Dane County, Wisconsin, containing 25.82 acres of land and described as follows:

Commencing at the South 1/4 Corner of said Section 19-8-10, said corner being on the centerline of Packers Avenue and the point of beginning of lands to be described; thence N. 87°59'37" W., 952.33 feet along the south line of the SW 1/4 of said Section 19-8-10; thence N. 00°50'12" W., 6.00 feet; thence Northerly, 67.30 feet along the arc of a 173.98 foot radius curve to the right whose chord bears N. 10°14'41" E., 66.88 feet (incl. < = 22°09'45"); thence N. 21°19'33" E., 269.65 feet; thence N. 68°40'27" W., 195.00 feet; thence N. 21°19'33" E., 404.26 feet; thence N. 04°49'59" W., 66.85 feet; thence S. 88°04'45" E., 238.29 feet; thence Northerly, 8.94 feet along the arc of a 120.00 foot radius curve to the left whose chord bears N. 03°47'35" E., 8.94 feet (incl. < = 04°16'08.5"); thence N. 01°39'31" E., 281.31 feet to the north line of the SE 1/4 of the SW 1/4 of said Section 19-8-10; thence S. 88°04'42" E., 608.12 feet along said north line to the NE corner of the SE 1/4 of the SW 1/4 of said Section 19-8-10, said corner being on the aforementioned centerline of Packers Avenue; thence S. 01°40'21" W., 1313.96 feet along said east line (centerline) to the point of beginning.

This parcel contains 25.82 acres and is subject to the rights of the public over those portions previously dedicated for the right of way of Packers Avenue.

Dated this 20th day of August, 2025, Michael G. Mc Carty
Professional Land Surveyor-2298



Owner's Certificate

B & G Real Estate, LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

B & G Real Estate, LLC does further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said B & G Real Estate, LLC has caused these presents to be signed this day of 2025.

Bruce Raemisch Revocable Trust sole member

Fredric J. Brouner, Trustee

STATE OF WISCONSIN
COUNTY) SS

Personally came before me this day of 2025, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public,
Wisconsin
My commission expires

Owner's Certificate

4000 Packers Avenue, LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

4000 Packers Avenue, LLC, does further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said 4000 Packers Avenue, LLC has caused these presents to be signed this day of 2025.

Bruce Raemisch Revocable Trust sole member

Fredric J. Brouner, Trustee

STATE OF WISCONSIN
COUNTY) SS

Personally came before me this day of 2025, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public,
Wisconsin
My commission expires

Owner's Certificate

As Trustee of The Gregory E. Raemisch Living Trust, owner, I, Shayna Borakove do hereby certify that I caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

I further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said Trustee of the Gregory E. Raemisch Living Trust has caused these presents to be signed this day of 2025.

Shayna Borakove, Trustee

STATE OF WISCONSIN
COUNTY) SS

Personally came before me this day of 2025, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public,
Wisconsin
My commission expires

City of Madison Approval

Approved for recording by the secretary of the City of Madison Plan Commission.

(Date) Secretary, Plan Commission

City of Madison Common Council Approval

Resolved, that the plat of RAEMISCH FARM DEVELOPMENT, located in the SE 1/4 of the Fractional SW 1/4 of Section 19, Township 8 North, Range 10 East, City of Madison, Dane County, Wisconsin, was hereby approved by Enactment Number

File I.D. Number adopted this day of 2025, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said plat of RAEMISCH FARM DEVELOPMENT to the City of Madison for public use.

Dated this day of 2025.

Maribeth Witzel-Behl, City Clerk
City of Madison, Dane County, Wisconsin

County Treasurer Certificate

STATE OF WISCONSIN)
DANE COUNTY) SS

I, Adam Gallagher, being the duly elected, qualified and acting treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments as of this day of 2025 affecting the lands included in the plat of RAEMISCH FARM DEVELOPMENT.

(Date) Adam Gallagher, County Treasurer

City Finance Director Certificate

STATE OF WISCONSIN)
DANE COUNTY) SS

I, David Schmiedicke, being the duly appointed, qualified and acting finance director of the City of Madison, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments as of this day of 2025 affecting the lands included in the plat of RAEMISCH FARM DEVELOPMENT.

(Date) David Schmiedicke, City Finance Director

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified , 20

Department of Administration

