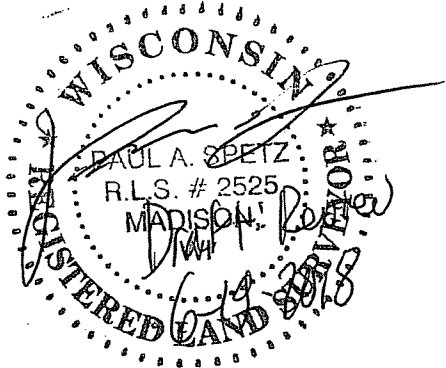
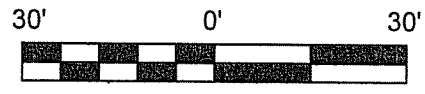


CERTIFIED SURVEY MAP

Located in Part of Lots Seven (7) and Eight (8), Block 201, Pritchette Original Plat of Madison all in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 7, T7N, R10E, in the City of Madison, Dane County, Wisconsin



BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM DANE COUNTY ZONE, THE WEST LINE OF THE NW $\frac{1}{4}$ OF SECTION 7, T7N, R10E BEARS N 00°02'46" E



This C.S.M. contains
6,546 S.F.
0.15 Acres

LEGEND

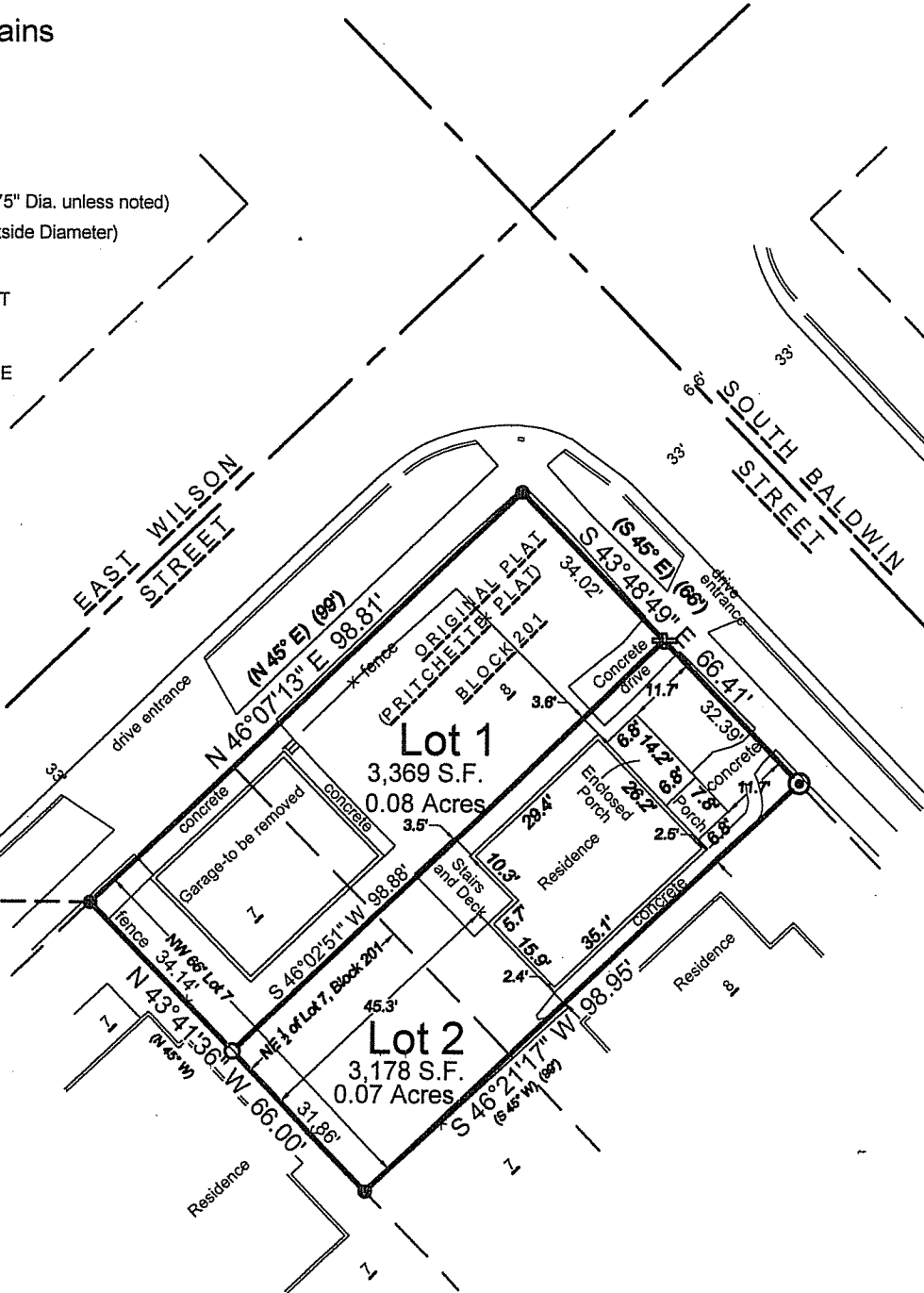
- SOLID IRON ROD FOUND (0.75" Dia. unless noted)
 - ⊙ IRON PIPE FOUND (1 3/8" Outside Diameter)
 - ⊕ SET CUT '⊕' IN CONCRETE
 - 3/4"x18" SOLID IRON ROD SET 1.50Lbs./LINEAL FOOT.
 - () INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

Northwest Corner
Section 7, T7N, R10E
City of Madison Brass Cap Monument
N:488817.17
E:826489.97
(828490.13)

Southeast Corner
Section 12, T7N, R9E
Chiseled '⊕' on Water Box
N:488361.60
E:826483.82

Meander Corner for the West $\frac{1}{4}$ of
Section 7, T7N, R10E
City of Madison Brass Cap Monument
(488394.46)
N:486394.52
E:826482.24

West $\frac{1}{4}$ of (computed True Corner)
Section 7, T7N, R10E
City of Madison Brass Cap Monument
(488158.81)
N:486158.81
E:826482.05



MAP NO. _____
DOCUMENT NO. _____
VOLUME _____ PAGE _____

PREPARED BY:
ISTHMUS SURVEYING, LLC
450 N. BALDWIN STREET
MADISON, WI 53703
(608) 244.1090
www.isthmussurveying.com

PREPARED FOR:
NICHOLAS RHODE
306 S. BALDWIN STREET
MADISON, WI 53703

CERTIFIED SURVEY MAP

Located in Part of Lots Seven (7) and Eight (8), Block 201, Pritchette Original Plat of Madison all in the SW 1/4 of the NW 1/4 of Section 7, T7N, R10E, in the City of Madison, Dane County, Wisconsin

Surveyor's Certificate:

I, Paul A. Spetz, Registered Land Surveyor for Isthmus Surveying LLC, hereby certify: that under the direction of Debbie Dines, owner of said land, I have surveyed, divided, and mapped the following parcel(s) of land:

Located in Part of Lots Seven (7) and Eight (8), Block 201, Pritchette Original Plat of Madison all in the SW 1/4 of the NW 1/4 of Section 7, T7N, R10E, in the City of Madison, Dane County, Wisconsin, more particularly described as follows:

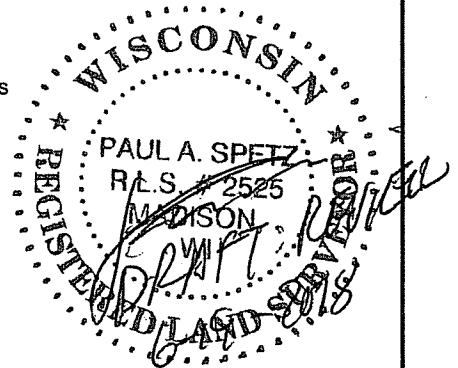
Beginning at the Meander Corner North of the SW 1/4 corner of said Section 7, thence N00°02'46"E, along the west line of the NW 1/4 of Section 7, 142.78 feet;
thence S89°57'14"E, along a random line, 159.70 feet to a point on the northwesterly platted boundary line of Lot 7, Block 201 and southeasterly right-of-way line of East Wilson street, said point being the point of Beginning of this description:

thence N46°07'13"E, along the northwesterly platted boundary line of said Lots 7 and 8, Block 201, and southeasterly right-of-way line of East Wilson Street, 98.81 feet;
thence S43°48'49"E, along the Northeasterly platted boundary line of said Lot 8, Block 201, and Southwesterly right-of-way line of South Baldwin Street, 66.41 feet;
thence S46°21'17"W, 98.95 feet;
thence N43°41'36"W, 66.00 feet to the point of beginning.

This description contains an area of 6,546 Square Feet or 0.15 Acres.

I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the land surveyed and that I have fully complied with the provisions of Chapter 236.34 of the State Statutes and the Land Division Ordinance of the City of Madison in surveying, dividing, and mapping the same.

Dated this REVIEW day of DRAFT, 2018, Paul A. Spetz, S 2525



OWNERS CERTIFICATE:

I, Nicholas Rhode, authorized representative of Baldwin Wilson, LLC, owner, hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the Map hereon. I further certify that this Certified Survey Map is required by Chapter 236.34 of the State Statutes and to be submitted to the City of Madison for approval. Witness the hand and seal of said owner this _____ day of _____, 2018.

By: _____
Nicholas Rhode,
authorized representative of Baldwin Wilson LLC.

State of Wisconsin)
)ss
County of Dane)

Personally came before me this _____ day of _____, 2018, the above named Nicholas Rhode, authorized representative of Baldwin Wilson LLC, owner, to me known to be the person who executed the foregoing instrument and acknowledged the same.

My Commission expires: _____ signed: _____
Notary Public, State of Wisconsin

Notes:

1. No changes in drainage patterns associated with development on any or all lots in this CSM shall be allowed without prior approval of the City Engineer.
2. 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.
3. UNDEVELOPED LOT 2 OF THIS CERTIFIED SURVEY MAP WILL BE SUBJECT TO A PARK IMPACT FEE THAT IS DUE AND PAYABLE AT THE TIME A BUILDING PERMIT(S) IS ISSUED.

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

PREPARED FOR:
POPULANCE
5540 SALTER COURT
WAUNAKEE, WI 53597

PREPARED BY:
ISTHMUS SURVEYING, LLC
450 N. BALDWIN STREET
MADISON, WI 53703
(608) 244.1090
www.isthmussurveying.com

CERTIFIED SURVEY MAP

Located in Part of Lots Seven (7) and Eight (8), Block 201, Pritchette Original Plat of Madison all in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 7, T7N, R10E, in the City of Madison, Dane County, Wisconsin

CONSENT OF MORTGAGEE CERTIFICATE:

DMB Community Bank, a banking association duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgage holder of the above described land, does hereby consent to the surveying, dividing and mapping of the lands described on this Certified Survey Map, and does hereby consent to the owner's Certificate.

IN WITNESS WHEREOF, authorized officers of the DMB Community Bank has caused these presents to be signed below:

signed: _____ Printed Name & Title: _____ date: _____

signed: _____ Printed Name & Title: _____ date: _____

State of _____)ss
County of _____)

Personally came before me this _____ day of _____, 2018, the above named officers of DMB Community Bank to me known to be the persons who executed the foregoing instrument and acknowledged the same.

My Commission expires: _____ Signed: _____
Notary Public, State of Wisconsin

CITY OF MADISON COMMON COUNCIL CERTIFICATE

Resolved that this certified survey map located in the City of Madison was hereby approved by Enactment Number, _____, File I.D. Number _____, adopted on the _____ day of _____, 2018, and that said resolution 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 _____, 2018.

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

CITY OF MADISON PLAN COMMISSION CERTIFICATE

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

Signed: Natalie Erdman, Secretary, Plan Commission

REGISTER OF DEEDS CERTIFICATE

Received for recording on this _____ day of _____, 2018, at _____ o'clock _____ m. and recorded in Volume _____ of Certified Survey Maps on pages _____, as Document Number _____.

Kristi Chlebowski, Dane County Register of Deeds

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

PREPARED FOR:
POPULANCE
5540 SALTER COURT
WAUNAKEE, WI 53597

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