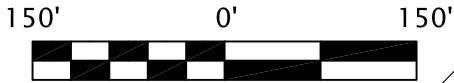


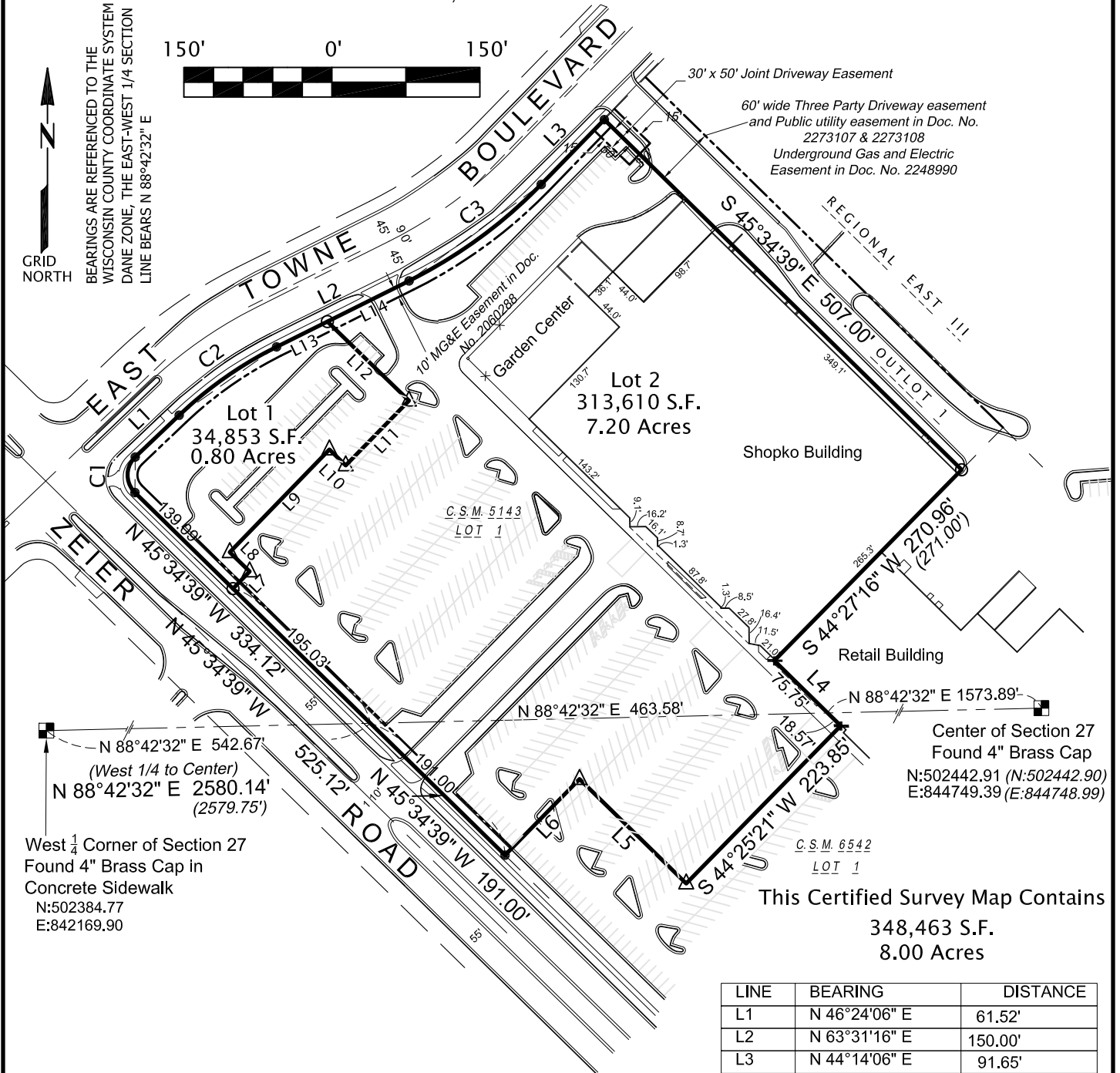
CERTIFIED SURVEY MAP

A DIVISION OF LOT 1, CERTIFIED SURVEY MAP NUMBER 5143, RECORDED IN VOLUME 23 OF CERTIFIED SURVEY MAPS, PAGES 172-174, AS DOCUMENT NUMBER 1986827, LOCATED IN THE SW 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE SW 1/4 OF SECTION 27, T8N, R10E, IN THE CITY OF MADISON, DANE COUNTY WISCONSIN

BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM DANE ZONE, THE EAST-WEST 1/4 SECTION LINE BEARS N 88°42'32" E



GRID NORTH



West 1/4 Corner of Section 27 Found 4" Brass Cap in Concrete Sidewalk
N:502384.77
E:842169.90

Center of Section 27 Found 4" Brass Cap
N:502442.91 (N:502442.90)
E:844749.39 (E:844748.99)

This Certified Survey Map Contains
348,463 S.F.
8.00 Acres

LEGEND

- 3/4" SOLID IRON ROD FOUND
- + CHISELED OR CUT '+' FOUND
- △ MAG NAIL SET IN ASPHALT
- SET 3/4" x 18" SOLID IRON RE-ROD, WT. 1.50 lbs./ft.
- () INDICATES RECORDED AS

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

LINE	BEARING	DISTANCE
L1	N 46°24'06" E	61.52'
L2	N 63°31'16" E	150.00'
L3	N 44°14'06" E	91.65'
L4	S 45°33'22" E	94.32' (94.17')
L5	N 45°34'39" W	151.26'
L6	S 44°25'21" W	108.00'
L7	N 44°08'12" E	24.14'
L8	N 45°51'48" W	28.00'
L9	N 44°08'12" E	145.04'
L10	S 45°37'18" E	23.03'
L11	N 44°22'42" E	91.81'
L12	N 45°52'26" W	115.19'
L13	N 63°31'16" E	57.56'
L14	N 63°31'16" E	92.44'

CURVE	RADIUS	ARC	CHORD BEARING	CHORD LENGTH	DELTA ANGLE	TANGENT 'IN'	TANGENT 'OUT'
C1	25.00'	40.14'	N 00°24'33.5" E	35.96'	91°58'45"	N 45°34'50" W	N 46°23'55" E
C2	405.00'	121.01'	N 54°57'41" E	120.56'	17°07'10"	N 46°24'06" E	N 63°31'16" E
C3	495.00'	166.62'	N 53°52'41" E	165.83'	19°17'10"	N 63°31'16" E	N 44°14'06" E

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

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

PREPARED FOR:
PROFESSIONAL ENGINEERING, LLC
818 N. MEADOWBROOK LANE
WAUNAKEE, WI 53597

CERTIFIED SURVEY MAP

A DIVISION OF LOT 1, CERTIFIED SURVEY MAP NUMBER 5143, RECORDED IN VOLUME 23 OF CERTIFIED SURVEY MAPS, PAGES 172-174, AS DOCUMENT NUMBER 1986827, LOCATED IN THE SW $\frac{1}{4}$ OF THE NW $\frac{1}{4}$ AND THE NW $\frac{1}{4}$ OF THE SW $\frac{1}{4}$ OF SECTION 27, T8N, R10E, IN THE CITY OF MADISON, DANE COUNTY WISCONSIN

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

A parcel of land being Lot 1 of Certified Survey Map No. 5143 in Volume 23 of Certified Survey Maps of Dane County, pages 172-174, as Document No. 1986827, in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 27, T8N, R10E, in the City of Madison, Dane County, Wisconsin, more particularly described as follows;

Commencing at the West $\frac{1}{4}$ Corner of said Section 27, T8N, R10E, thence N 88°42'32" E, along the East-West $\frac{1}{4}$ Section line, 542.67 feet to a point on the Southwesterly platted boundary line of said Lot 1, Certified Survey Map No. 5143, said point is the point of beginning of this description;

thence N 45°34'39" W, along the southwesterly platted boundary line of said Lot 1 and northeasterly right-of-way line of Zeier Road, 334.12 feet to a non-tangent point of curvature;
thence 40.13 feet along the arc of a 25.00 foot radius curve to the right with a chord bearing, N 00°24'33.5" E, 35.96 feet, and a delta angle of 91°58'45";
thence N 46°24'06" E, along the northwesterly platted boundary line of said Lot 1 and southeasterly right-of-way line of East Towne Boulevard, 61.52 feet to a point of curvature;
thence continue along said northwesterly platted boundary line and right-of-way line, 121.01 feet along the arc of a 405.00 foot radius curve to the right with a chord bearing, N 54°57'41" E, 120.56 feet, and a delta angle of 17°07'10";
thence N 63°31'16" E, along the northwesterly platted boundary line of said Lot 1 and southeasterly right-of-way line of East Towne Boulevard, 150.00 feet to a point of curvature;
thence continue along said northwesterly platted boundary line and right-of-way line, 166.62 feet along the arc of a 495.00 foot radius curve to the left with a chord bearing, N 53°52'41" E, 165.83 feet, and a delta angle of 19°17'10";
thence N 44°14'06" E, along the northwesterly platted boundary line of said Lot 1 and southeasterly right-of-way line of East Towne Boulevard, 91.65 feet;
thence S 45°34'39" E, along the northeasterly platted boundary line of said Lot 1, 507.00 feet;
thence S 44°27'16" W, along the northeasterly platted boundary line of said Lot 1, 270.96 feet;
thence S 45°33'22" E, along the northeasterly platted boundary line of said Lot 1, 94.32 feet;
thence S 44°25'21" W, along the southeasterly platted boundary line of said Lot 1, 223.85 feet;
thence N 45°34'39" W, along the southwesterly platted boundary line of said Lot 1, 151.26 feet;
thence S 44°25'21" W, along the southeasterly platted boundary line of said Lot 1, 108.00 feet;
thence N 45°34'39" W, along the southwesterly platted boundary line of said Lot 1, and northeasterly right-of-way line of Zeier Road, 191.00 feet to the point of beginning.

This description contains an area of 348,463 square feet, or 8.00 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 _____ day of _____, 2016 _____
Paul A. Spetz, S 2525

Notes:

1. All lots within this survey are subject to a public easement for drainage purposes which shall be a minimum of 6-feet in width measured from the property line to the interior of each lot except that the easement shall be 12-feet in width on the perimeter of the certified survey map. Easements shall not be required on property lines shared with green ways or public streets. No structures may be constructed within said easement and no other obstructions to drainage, including landscaping are permitted without the prior written approval of the City Engineer.

NOTE: In the event of the City of Madison Plan Commission and/or Common Council approve re-division of a previously subdivided property, the underlying public easements for drainage purposes are released and replaced by those required and created by the current approved subdivisions. THIS PARCEL WILL BE SUBJECT TO APPROVED DEVELOPMENT AND APPROVED DRAINAGE STORM WATER MANAGEMENT PLAN.

2. 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.

3. 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.

4. The lands in this Certified Survey Map are subject to the following documents: Memorandum of Lease in Doc. No. 5196573; Assignment and Assumption of Operating Agreements in Doc. No. 4158597;

5. Lands in the This Certified Survey Map are subject to and benefit from a "Blanket in Nature" Cross-Easement and Operating Agreement for pedestrian and vehicular ingress/egress, parking, passage and traffic, and utilities as a 'Unified Shopping Center' in Document No. 1989171 and amended in Doc. No. 2273104 and amended in Doc. No. 2273105 and amended in Doc. No. 5219880;

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

CERTIFIED SURVEY MAP

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REGISTER OF DEEDS CERTIFICATE

Received for recording on this _____ day of _____, 2016, at _____ o'clock _____. m.
and recorded in recorded in Volume _____ of Certified Survey Maps on pages _____.

Kristi Chlebowski, Dane County Register of Deeds

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 _____, 2016, 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 _____, 2016.

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

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____