

## **EXHIBIT A**

### **EASEMENT AREA**

A 20 FOOT WIDE PUBLIC WATER UTILITY EASEMENT OVER, UNDER AND ACROSS PART OF LOT 4, CERTIFIED SURVEY MAP NO. 12506, VOLUME 78, PAGE 138 OF CERTIFIED SURVEYS, DANE COUNTY REGISTRY, LOCATED IN THE SE  $\frac{1}{4}$  OF THE NW  $\frac{1}{4}$  OF SECTION 05, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, THE CENTERLINE OF SAID EASEMENT MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 4; THENCE NORTHERLY ALONG THE EASTERLY LINE OF SAID LOT 4, 19.16 FEET, MORE OR LESS, TO THE INTERSECTION OF THE EAST LINE OF SAID LOT 4 WITH A LINE 19.16 FEET NORTHERLY OF AND PERPENDICULAR MEASURE TO THE SOUTH LINE OF SAID LOT 4 AND TO THE POINT OF BEGINNING; THENCE WESTERLY, ALONG A LINE 19.16 FEET NORTHERLY OF AND PERPENDICULAR MEASURE TO THE SOUTH LINE OF SAID LOT 4, 72.75 FEET; THENCE DEFLECTING TO THE RIGHT 68 DEGREES 02 MINUTES 28 SECONDS, 97.15 FEET TO A POINT OF NON TANGENTIAL CURVATURE; THENCE 150.85 FEET NORTHEASTERLY ALONG A CURVE TO THE LEFT, WHOSE RADIUS POINT BEARS A DEFLECTING ANGLE TO THE LEFT 3 DEGREES 30 MINUTES 42 SECONDS, 160 FEET AND THROUGH A CENTRAL ANGLE OF 54 DEGREES 01 MINUTE 20 SECONDS; THENCE NORTHERLY ALONG A LINE 21.12 FEET WESTERLY OF AND PERPENDICULAR MEASURE TO THE WEST LINE OF SAID LOT 4, 111.05 FEET TO A POINT OF TANGENTIAL CURVATURE; THENCE NORTHWESTERLY 238.03 FEET ALONG A CURVE TO THE LEFT, WHOSE RADIUS POINT BEARS A DEFLECTING ANGLE TO THE LEFT 90 DEGREES 00 MINUTES 00 SECONDS, 160 FEET AND THROUGH A CENTRAL ANGLE OF 85 DEGREES 14 MINUTES 24 SECONDS; THENCE WESTERLY TO THE EASTERLY RIGHT OF WAY OF ALLIED DRIVE, SAID POINT BEING NORTHERLY 572.68 FEET OF THE SOUTHWEST CORNER OF SAID LOT 4 AND SAID CENTERLINE THERE TERMINATING. THE SIDELINES OF SAID EASEMENT ARE TO BE PROLONGED OR SHORTENED TO TERMINATE ON THE WESTERLY AND EASTERLY LINES OF SAID LOT 4.