

# PLE for Storm Drainage & TLE for Sloping and Grading

Engineering Project No. 10310 Real Estate Project No. 10899

**OAKBRIDGE COURT LLC**  
**7930 Tree Lane**  
**251-0708-233-0903-8**

## Permanent Limited Easement Acquisition (Storm Drainage):

**Easement Area: 629 square feet (0.014 acres)**

Part of Lot 2, CSM 6469, recorded in Volume 31 of Certified Survey Maps, Pages 272-275, as document no. 2276023, being located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section 23, Town 7 North, Range 8 East, City of Madison, Dane County, Wisconsin, more particularly described as follows:

**Commencing** at the Southeast Corner of said Lot 2; thence South 59°21'43" West (S 58°59'30" W), along the Southeasterly Line of said Lot 2, 233.42 feet (233.43), to a bend point in said Southeasterly Line; thence South 42°22'13" West (S 42°00'00" W), along the Southeasterly Line of said Lot 2, 345.50 feet, to the **Point of Beginning**; thence continuing, South 42°22'13" West (S 42°00'00" W), along the Southeasterly Line of said Lot 2, 63.58 feet, to the Southwest Corner of said Lot 2, also being the Easterly Right-of-Way Line of U.S. Hwy 12 & 14; thence North 34°45'24" West (N 35°07'37" W), along the Westerly Line of said Lot 2, and said Easterly Right-of-Way, 8.71 feet, to a bend point in said Westerly Line and Easterly Right-of-Way; thence North 23°36'26" West (N 23°58'39" W), along the said Westerly Line and Easterly Right-of-Way, 12.00 feet; thence North 61°17'14" East, 60.00 feet, to the **Point of Beginning**.

## Temporary Limited Easement Acquisition (Sloping & Grading):

**Easement Area: 4,630 square feet (0.106 acres)**

Part of Lot 2, CSM 6469, recorded in Volume 31 of Certified Survey Maps, Pages 272-275, as document no. 2276023, being located in the Southwest Quarter (1/4) of the Southwest Quarter (1/4) of Section 23, Town 7 North, Range 8 East, City of Madison, Dane County, Wisconsin, more particularly described as follows:

**Beginning** at the Southeast Corner of said Lot 2; thence South 59°21'43" West (S 58°59'30" W), along the Southeasterly Line of said Lot 2, 233.42 feet (233.43), to a bend point in said Southeasterly Line; thence South 42°22'13" West (S 42°00'00" W), along the Southeasterly Line of said Lot 2, 345.50 feet; thence South 61°17'14" West, 60.00

feet, to the Westerly Line of said Lot 2, also being the Easterly Right-of-Way Line of U.S. Hwy 12 & 14; thence North  $23^{\circ}36'26''$  West (N  $23^{\circ}58'39''$  W), along the said Westerly Line and Easterly Right-of-Way, 10.04 feet; thence North  $61^{\circ}17'14''$  East, 57.44 feet; thence North  $42^{\circ}22'13''$  East, along a line parallel with and 10 feet Northwesterly of the Southeasterly Line of said Lot 2, 106.48 feet; thence North  $56^{\circ}17'16''$  East, 15.36 feet; thence North  $42^{\circ}27'40''$  East, 214.66 feet; thence North  $46^{\circ}52'21''$  East, 10.70 feet; thence North  $59^{\circ}34'20''$  East, 161.70 feet; thence North  $53^{\circ}54'34''$  East, 51.03 feet; thence North  $59^{\circ}21'43''$  East, along a line parallel with and 10 feet Northwesterly of the Southeasterly Line of said Lot 2, 22.38 feet, to the Easterly Line of said Lot 2, also being the Westerly Right-of-Way Line of Tree Lane; thence South  $15^{\circ}28'12''$  East (S  $15^{\circ}50'25''$  E), along the said Easterly Line and Westerly Right-of-Way, 10.36 feet, to the **Point of Beginning**.

Bearing Basis: WCCS Dane Zone 83 (2007) feet