

# CERTIFIED SURVEY MAP

LOCATED IN:  
 LOTS TWENTY-SEVEN (27) AND TWENTY-EIGHT (28), THE CENTER FOR INDUSTRY AND COMMERCE, AS  
 RECORDED IN VOLUME 58-024B, OF PLATS, PAGES 129-134, AS DOCUMENT No. 3708481, IN THE SE ¼ OF THE  
 NW ¼ OF SECTION 16, T8N, R10E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

CURVE DATA

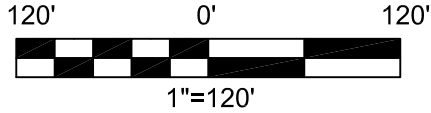
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	TANGENT 'IN'	TANGENT 'OUT'
C1	39.27'	25.00'	90°00'00"	S 70°17'15" W (S 69°53'25" W)	35.36'	S 25°17'15" W	N 64°42'45" W
C2	146.54'	333.00'	25°12'51"	N 77°19'10" W (N 77°43'00.5" W)	145.36'	N 64°42'45" W	N 89°55'36" W
C3	23.56'	15.00'	90°00'00"	N 44°55'36" W (N 45°19'26" W)	21.21'	N 89°55'36" W	N 00°40'24" W

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 00°04'24" E (N 00°19'26" W)	90.76'

LEGEND

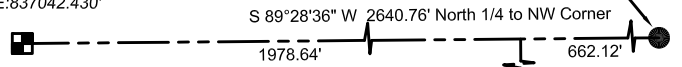
- SOLID IRON ROD FOUND-0.75" DIAMETER
  - SOLID IRON ROD FOUND-1.25" DIAMETER
  - ⊙ IRON PIPE FOUND (1" OUTSIDE DIAMETER)
  - + FOUND CUT '+' IN CONCRETE
  - ( ) INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.



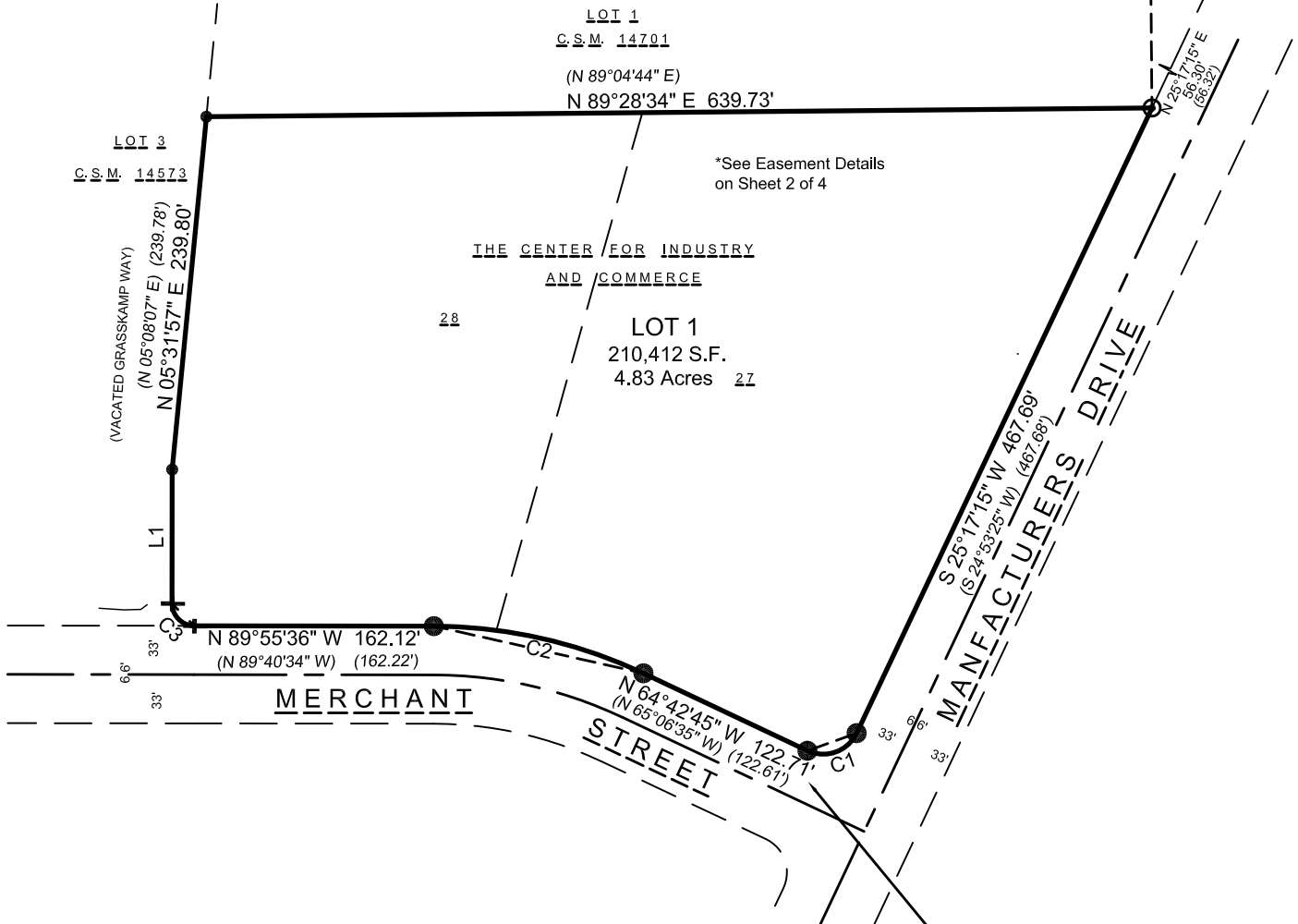
BEARINGS ARE REFERENCED TO THE  
 WISCONSIN COUNTY COORDINATE SYSTEM  
 DANE COUNTY ZONE

NW CORNER SECTION 16  
 T8N, R10E, ALUMINUM CAP  
 IN CONCRETE  
 N:515596.590'  
 E:837042.430'

NORTH ¼ OF SECTION 16  
 T8N, R10E, FOUND 1.25" Diam.  
 SOLID IRON ROD  
 N:515620.710'  
 E:839683.080'



NOTE: all PLSS witness monuments  
 were found and verified. A-E 7.08(1)(c)



\*See Easement Details  
 on Sheet 2 of 4

Site Benchmark:  
 Bury Bolt of  
 Hydrant=896.36'  
 (NAVD 88(12))

PREPARED FOR:  
 CHRIS ETMANCZYK  
 800 WEST BROADWAY, Suite 500  
 MADISON, WISCONSIN 53713

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

MAP NO. \_\_\_\_\_

DOCUMENT NO. \_\_\_\_\_

VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

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Surveyor's Certificate:

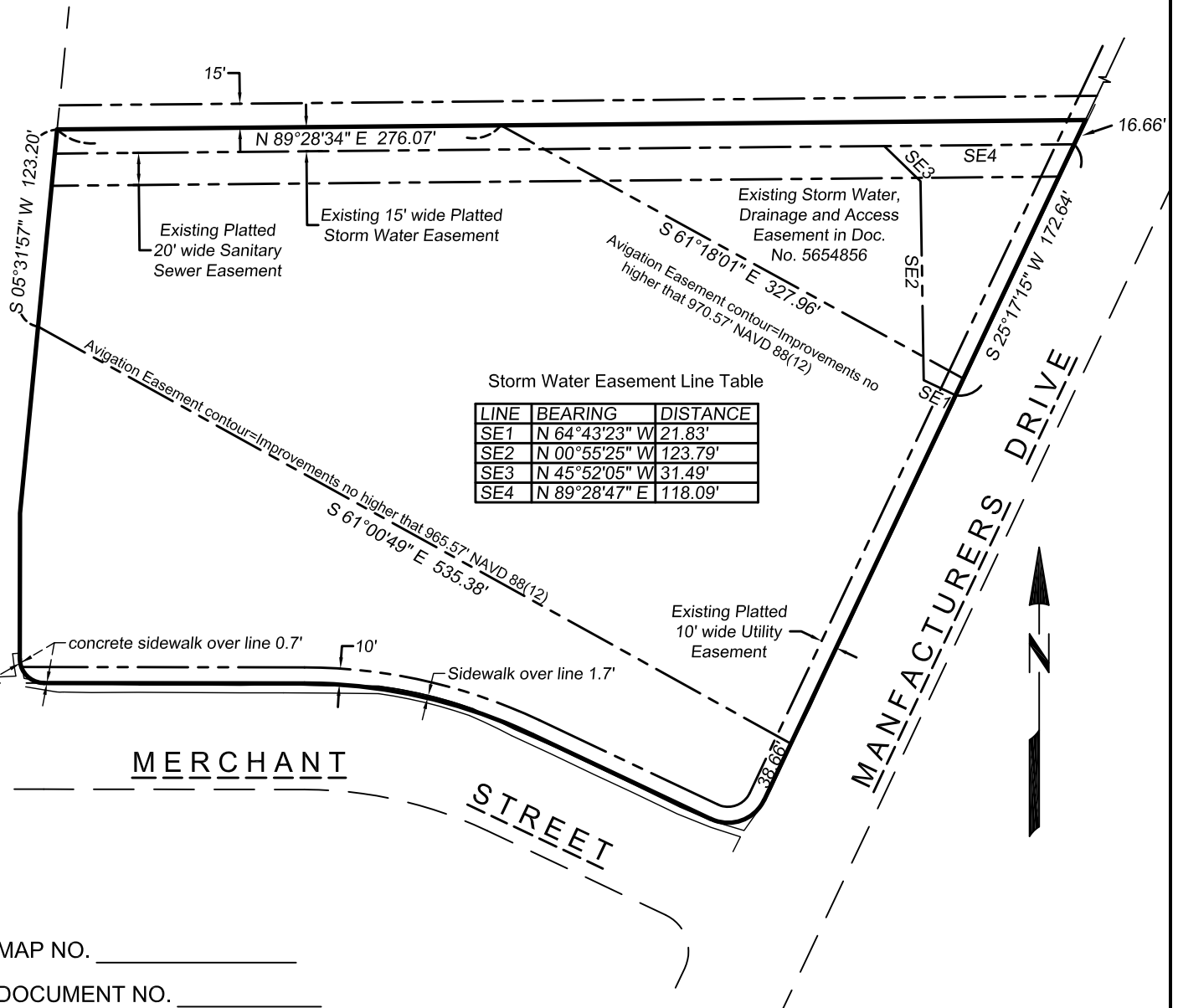
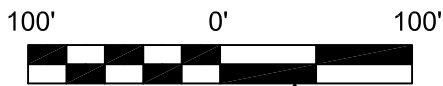
I, Paul A. Spetz, Registered Land Surveyor for Isthmus Surveying LLC, hereby certify: that under the direction of The City of Madison, Wisconsin, owners of said land, I have surveyed, divided, and mapped the following parcel(s) of land:

Lot Twenty-seven (27) and Lot Twenty-Eight (28), The Center for Industry and Commerce, as Recorded in Volume 58-024B, of Plats, Pages 129-134, as Document No. 3708481, in the SE  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 16, T8N, R10E, in the City of Madison, Dane County, Wisconsin:

This Certified Survey map contains an area of 210,412 Square Feet or 4.83 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 \_\_\_\_\_, 2022 \_\_\_\_\_  
Paul A. Spetz, S 2525



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NW  $\frac{1}{4}$  OF SECTION 16, T8N, R10E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

## Owner's Certificate

The City of Madison, a municipal corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said municipal corporation caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated as represented on this certified survey map. Said municipal corporation further certifies that this certified survey map is required by Wis. Stats. s. 236.34 to be submitted to the City of Madison for approval.

IN WITNESS WHEREOF, the said City of Madison has caused these presents to be signed below by its Mayor and City Clerk and its corporate seal to be hereunto affixed on this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

City of Madison By: \_\_\_\_\_ By: \_\_\_\_\_  
Satya Rhodes-Conway, Mayor Maribeth Witzel-Behl, City Clerk

State of Wisconsin )  
)ss.

County of Dane )

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2022, the above-named Satya Rhodes-Conway, Mayor of the City of Madison, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Notary Public, State of Wisconsin  
My Commission Expires: \_\_\_\_\_,

State of Wisconsin )  
)ss.

County of Dane )

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2022, the above-named Maribeth Witzel-Behl, City Clerk of the City of Madison, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Notary Public, State of Wisconsin  
My Commission Expires: \_\_\_\_\_,

## CITY OF MADISON COMMON COUNCIL CERTIFICATE

Resolved that this certified survey map located in the City of Madison was hereby approved by Resolution Number \_\_\_\_\_ File I.D. Number \_\_\_\_\_, adopted on the \_\_\_\_\_ day of \_\_\_\_\_, 2022, 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 \_\_\_\_\_, 2022.

\_\_\_\_\_  
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: \_\_\_\_\_  
Matthew Wachter, Secretary, Plan Commission

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## REGISTER OF DEEDS CERTIFICATE

Received for recording on this \_\_\_\_\_ day of \_\_\_\_\_, 2022, at  
o'clock \_\_\_\_\_. m. and recorded in recorded in Volume \_\_\_\_\_ of Certified Survey  
Maps on pages \_\_\_\_\_ as Document No. \_\_\_\_\_.

\_\_\_\_\_  
Kristi Chlebowski, Dane County Register of Deeds

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