

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

A division of Lots 21 and 22, in East Towne Burke Plat, a part of vacated Wayne Terrace and a part of vacated High Crossing Boulevard, all located in the Northwest 1/4, Southwest 1/4 and Southeast 1/4 of the Southeast 1/4 of Section 22, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

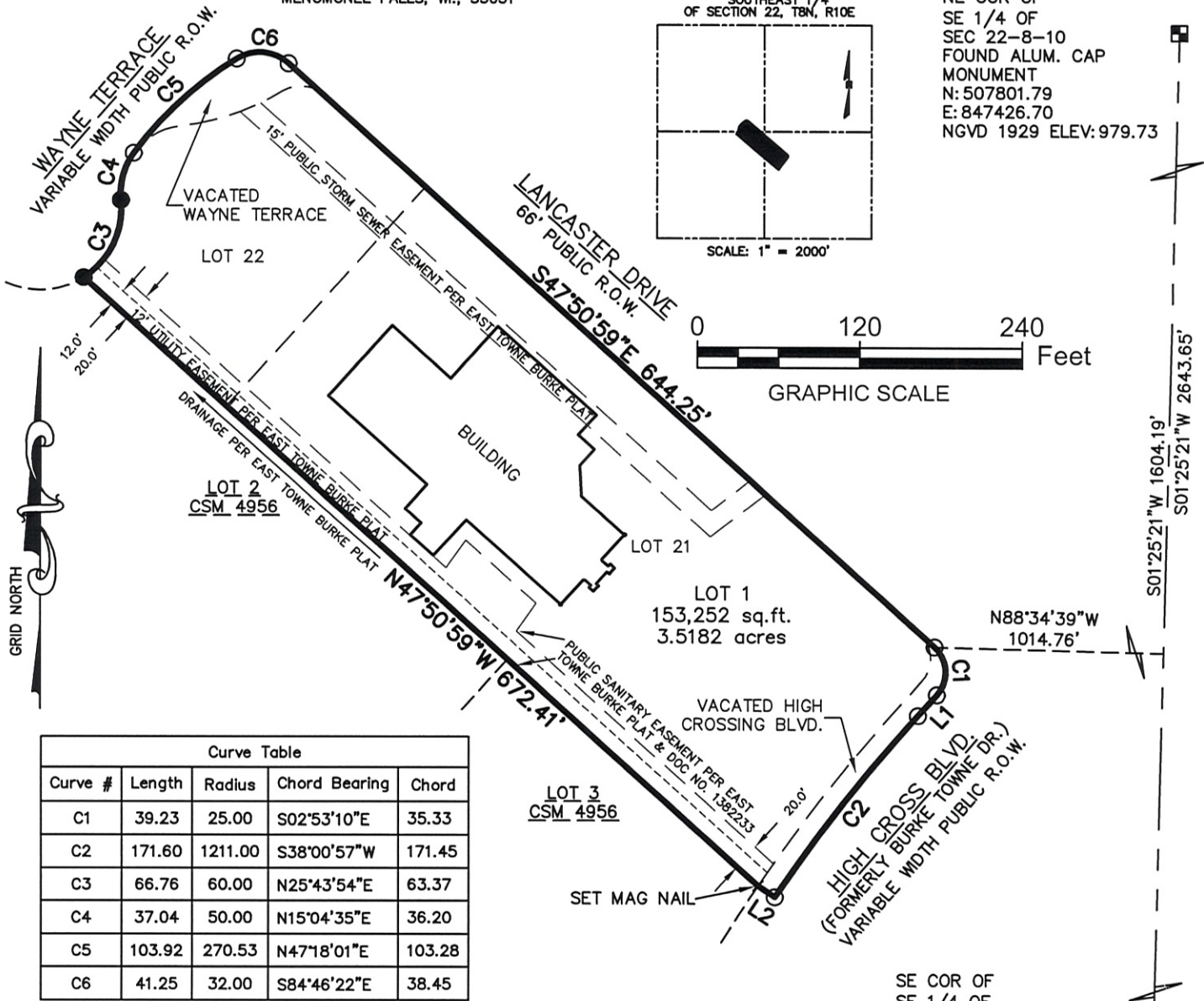
ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.  
ALL BEARINGS ARE REFERENCED TO THE EAST LINE OF THE SE 1/4 OF SECTION 22, T 8 N, R 10 E, WHICH BEARS S01°25'21"W (WCCS DANE ZONE).

SURVEYED FOR:  
RUSS DARROW MADISON REAL ESTATE LLC  
W8569 N133 EXECUTIVE PRWK  
MENOMONEE FALLS, WI., 53051

### LOCATION MAP



NE COR OF  
SE 1/4 OF  
SEC 22-8-10  
FOUND ALUM. CAP  
MONUMENT  
N: 507801.79  
E: 847426.70  
NGVD 1929 ELEV: 979.73



Curve Table				
Curve #	Length	Radius	Chord Bearing	Chord
C1	39.23	25.00	S02°53'10"E	35.33
C2	171.60	1211.00	S38°00'57"W	171.45
C3	66.76	60.00	N25°43'54"E	63.37
C4	37.04	50.00	N15°04'35"E	36.20
C5	103.92	270.53	N47°18'01"E	103.28
C6	41.25	32.00	S84°46'22"E	38.45

Line Table		
Line #	Direction	Length
L1	S42°04'39"W	20.87
L2	N56°02'27"W	15.00



SE COR OF  
SE 1/4 OF  
SEC 22-8-10  
FOUND 1-1/4" REBAR  
N: 505159.18  
E: 847361.08  
NGVD 1929 ELEV: 1017.91

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.

**R.A. Smith National, Inc.**

*Beyond Surveying  
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005  
262-781-1000 Fax 262-797-7373 www.rasmithnational.com  
Appleton, WI Orange County, CA Pittsburgh, PA

S:\5164608\dwg\  
CS101L120.dwg SHEET 1

SHEET 1 OF 6 SHEETS

MAP NO. \_\_\_\_\_  
DOCUMENT NO. \_\_\_\_\_  
VOLUME \_\_\_\_\_ PAGES \_\_\_\_\_

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SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN        }  
  :SS  
WAUKESHA COUNTY         }

I, STEPHAN G. SOUTHWELL, Professional Land Surveyor, do hereby certify:

THAT I have surveyed, divided mapped and dedicated division of Lots 21 and 22, in East Towne Burke Plat, a part of vacated Wayne Terrace and a part of vacated High Crossing Boulevard, all located in the Northwest 1/4, Southwest 1/4 and Southeast 1/4 of the Southeast 1/4 of Section 22, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin, which is bounded and described as follows:

Commencing at the Northeast corner of said 1/4 Section; thence South 01°25'21" West along the East line of said 1/4 Section 1604.19 feet to a point; thence North 88°34'39" West 1014.76 feet to a point in the Westerly line of High Cross Boulevard and the point of beginning of lands to be described; thence Southeasterly 39.23 feet along said Westerly line and an arc of a curve whose center lies to the Southwest, whose radius is 25.00 feet and whose chord bears South 02°53'10" East 35.33 feet to a point; Thence South 42°04'39" West along said Westerly line 20.87 feet to a point; thence Southwesterly 171.60 feet along said Westerly line and an arc of a curve whose center lies to the Southeast, whose radius is 1211.00 feet and whose chord bears South 38°00'57" West 171.45 feet to a point in the Easterly line of Certified Survey Map No. 4956; thence North 56°02'27" West along said Easterly line 15.00 feet to a point; thence North 47°50'59" West along said Easterly line 672.41 feet to a point in the Easterly line of Wayne Terrace; thence Northeasterly 66.76 feet along said Easterly line and an arc of a curve whose center lies to the Northwest, whose radius is 60.00 feet and whose chord bears North 25°43'54" East 63.37 feet to a point; thence Northeasterly 37.04 feet along said Easterly line and an arc of a curve whose center lies to the Southeast, whose radius is 50.00 feet and whose chord bears North 15°04'35" East 36.20 feet to a point; thence Northeasterly 103.92 feet along said Easterly line and an arc of a curve whose center lies to the Southeast, whose radius is 270.53 feet and whose chord bears North 47°18'01" East 103.28 feet to a point; thence Northeasterly 41.25 feet along said Easterly line and an arc of a curve whose center lies to the South, whose radius is 32.00 feet and whose chord bears South 84°46'22" East 38.45 feet to a point in the Southerly line of Lancaster Drive; thence South 47°50'59" East along said Southerly line 644.25 feet to the point of beginning.

Containing 153,252 Square Feet or 3.5182 Acres.

THAT I have made the survey, land division and map by the direction of RUSS DARROW MADISON REAL ESTATE LLC, owner.

THAT the map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

THAT I have fully complied with Chapter 236 of the Wisconsin Statutes and the Ordinances of the City of Madison in surveying, dividing, mapping and dedicating the same.

11-25-14  
DATE \_\_\_\_\_

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

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

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

  
STEPHAN G. SOUTHWELL,  
PROFESSIONAL LAND SURVEYOR  


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NOTES

Date of field work November 19, 2014.

All surface and subsurface improvements on and adjacent to the site are not necessarily shown hereon.

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.

Surveyor was provided with Ticor Title Insurance Company Title Commitment No. P09086421 AMD 1, dated November 12, 2009, which references the following: (Surveyors notes in parenthesis).

- 1. Easement and right of way to Town of Burke Utility District No. 4 recorded in Vol. 480 of Records, page 491, #1382233. (shown)
- 2. Restrictions relative to the direction of drainage swale construction - as shown on East Towne Burke Plat. (shown)
- 3. On-Premise Sign Restrictions - as shown on East Towne Burke Plat. (general in nature, cannot be plotted)
- 4. Utility and Public Storm Sewer and Public Sanitary Sewer Easements - as shown on East Towne Burke Plat; modified by Affidavit recorded in Vol. 8779 of Records, page 64, #1963840.. (shown)
- 5. Utility easements as set forth are for the use of public bodies and private utilities having rights to serve the platted area - as shown on East Towne Burke Plat.. (shown)
- 7. Rights for entrance to, maintenance, construction, or repair of any utility structures, improvements or services which may be under the surface of the portion of the insured premises lying within vacated High Cross Blvd., vacated Wayne Terrace or vacated Lancaster Drive. (vacated right of ways shown)

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

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

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



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OWNER'S CERTIFICATE

RUSS DARROW MADISON REAL ESTATE LLC, a limited liability company, duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said limited liability company caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with requirements of the Ordinances of the City of Madison.

RUSS DARROW MADISON REAL ESTATE LLC, as owner, does further certify that this map is required by S.236.10 or 236.12 to be submitted to the following for approval or objection: City of Madison

IN Witness Whereof, RUSS DARROW MADISON REAL ESTATE LLC, has caused these presents to be signed by RUSS DARROW MADISON REAL ESTATE LLC, a limited liability company, its sole member,

this 2nd day of December, 2014.



By: RUSS DARROW MADISON REAL ESTATE LLC, a limited liability company

By: [Signature]  
Name: Michael W. Darrow  
Its: President & COO

STATE OF WISCONSIN }  
Waukesha COUNTY }SS  
}

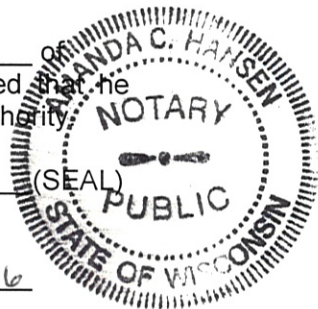
PERSONALLY came before me this 2nd day of December, 2014,

Michael W. Darrow, President & COO to me known as the person  
(name) (title)

who executed the foregoing instrument and to me known to be the \_\_\_\_\_ of \_\_\_\_\_, Wisconsin, and acknowledged that he executed the foregoing instrument as such officer as the deed of the corporation, by its authority.

[Signature]  
Notary Public, State of Wisconsin

My commission expires February 21, 2016



MAP NO. \_\_\_\_\_  
DOCUMENT NO. \_\_\_\_\_  
VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

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CONSENT OF CORPORATE MORTGAGEE

BMO HARRIS BANK, a national banking association, mortgagee of that portion of the above-described land identified in this Certified Survey Map, does hereby consent to the surveying, dividing mapping and dedicating of the land described in the foregoing affidavit of Stephan G. Southwell, Surveyor, and does hereby consent to the certificate of said owner.

In witness whereof, the said mortgagee, has caused these presents to be signed by Claudine Simi, its Vice President, and by \_\_\_\_\_, its \_\_\_\_\_, at \_\_\_\_\_, and its corporate seal to be hereunto affixed.

this 4<sup>th</sup> day of December, 2014.

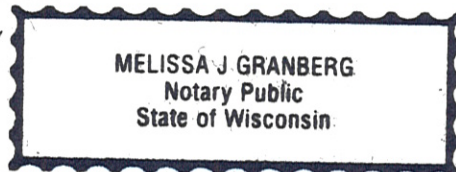
Simi

STATE OF Wisconsin }  
 :SS  
 COUNTY OF Milwaukee }

PERSONALLY came before me this 4<sup>th</sup> day of December, 2014, Claudine Simi, Vice President and \_\_\_\_\_ of the \_\_\_\_\_

above named organization, to me known as the person(s) who executed the foregoing instrument, and to me known to be the Vice President and the \_\_\_\_\_ of the organization, and acknowledged that they executed the foregoing instrument as such officer(s) as the deed of the organization, by its authority.

Melissa J Granberg (SEAL)  
 Notary Public, State of WI  
 My commission expires 8-20-17



MAP NO. \_\_\_\_\_  
 DOCUMENT NO. \_\_\_\_\_  
 VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

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PLAN COMMISSION APPROVALS

Approved for recording by the secretary of the City of Madison Planning Commission.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 201\_\_

\_\_\_\_\_  
STEVEN R. COVER, SECRETARY

CITY OF MADISON COMMON COUNCIL APPROVAL

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 \_\_\_\_\_, and that said Enactment 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 \_\_\_\_\_, 201\_\_

\_\_\_\_\_  
MERIBETH WITZEL-BEHL, CITY CLERK



Office of the Register of Deeds  
Dane County, Wisconsin  
Received for Record \_\_\_\_\_, 20\_\_\_\_  
at \_\_\_\_\_ o'clock \_M as  
document # \_\_\_\_\_ in  
\_\_\_\_\_

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

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

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