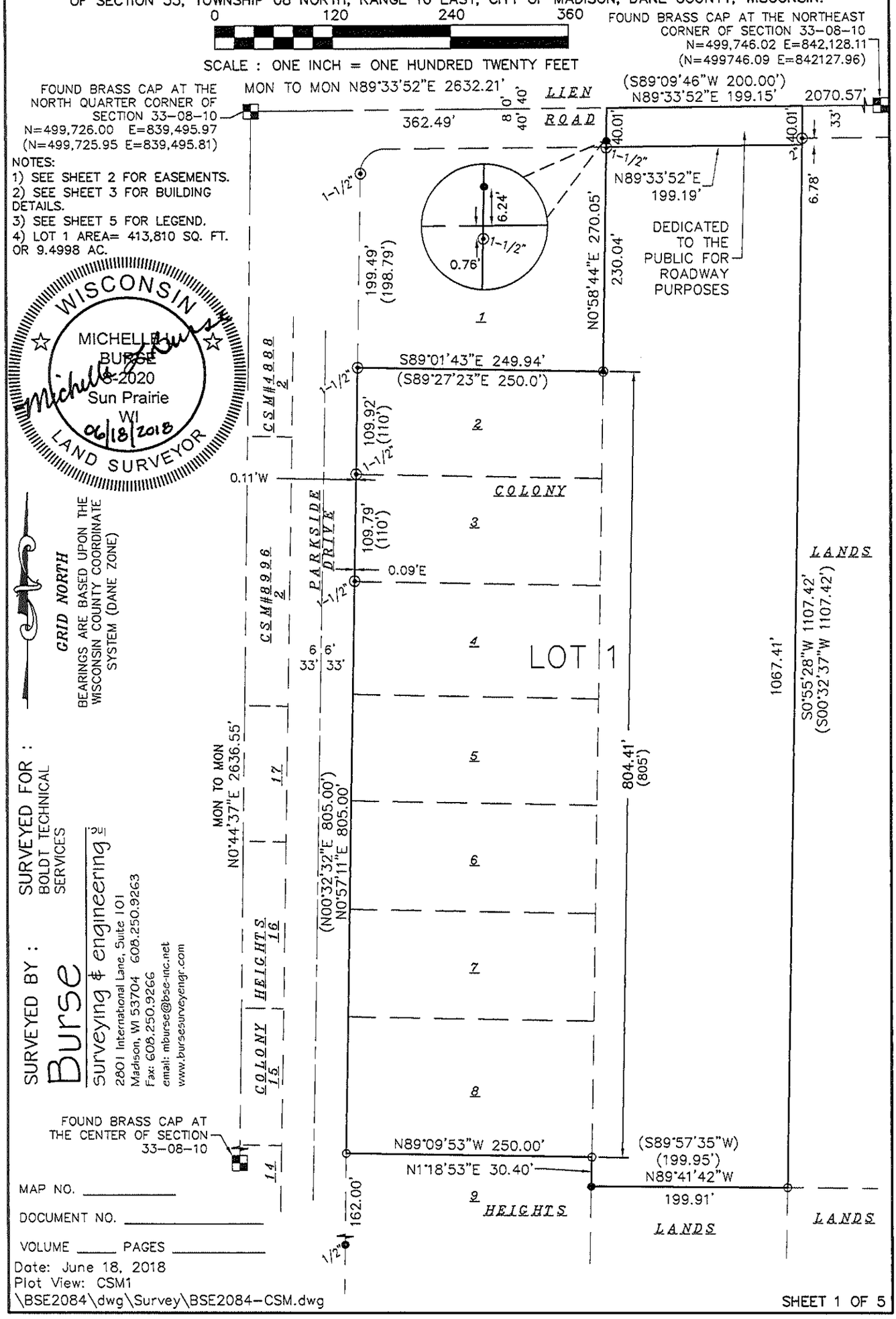
CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 2–8, COLONY HEIGHTS, AS RECORDED IN VOLUME 40 OF PLATS, ON PAGE 19, AS DOCUMENT NUMBER 1368992, DANE COUNTY REGISTRY AND PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



NOTES:
1) SEE SHEET 2 FOR EASEMENTS.
2) SEE SHEET 3 FOR BUILDING DETAILS.
3) SEE SHEET 5 FOR LEGEND.
4) LOT 1 AREA= 413,810 SQ. FT. OR 9.4998 AC.

SURVEYED FOR : BOLDT TECHNICAL SERVICES

SURVEYED BY : Burse surveying & engineering inc.
2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: June 18, 2018
Plot View: CSM1
\BSE2084\dwg\Survey\BSE2084–CSM.dwg

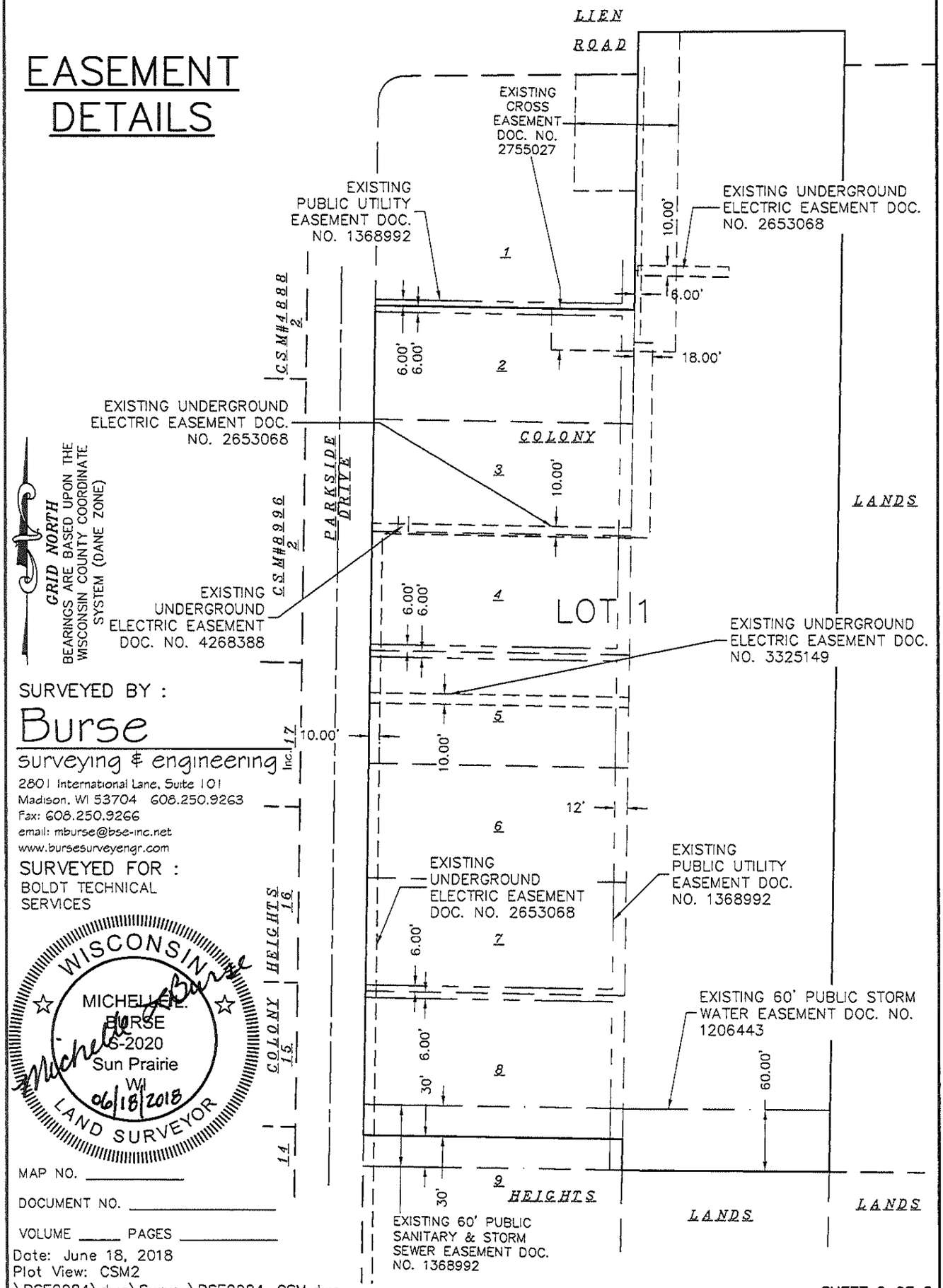
CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 2–8, COLONY HEIGHTS, AS RECORDED IN VOLUME 40 OF PLATS, ON PAGE 19, AS DOCUMENT NUMBER 1368992, DANE COUNTY REGISTRY AND PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

0 120 240 360

SCALE : ONE INCH = ONE HUNDRED TWENTY FEET

EASEMENT DETAILS



SURVEYED BY :

Burse surveying & engineering Inc.

2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

SURVEYED FOR :
BOLDT TECHNICAL SERVICES

WISCONSIN MICHELLE L. BURSE S-2020 Sun Prairie WI LAND SURVEYOR
Michelle L. Burse
06/18/2018

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: June 18, 2018
Plot View: CSM2
\BSE2084\dwg\Survey\BSE2084-CSM.dwg

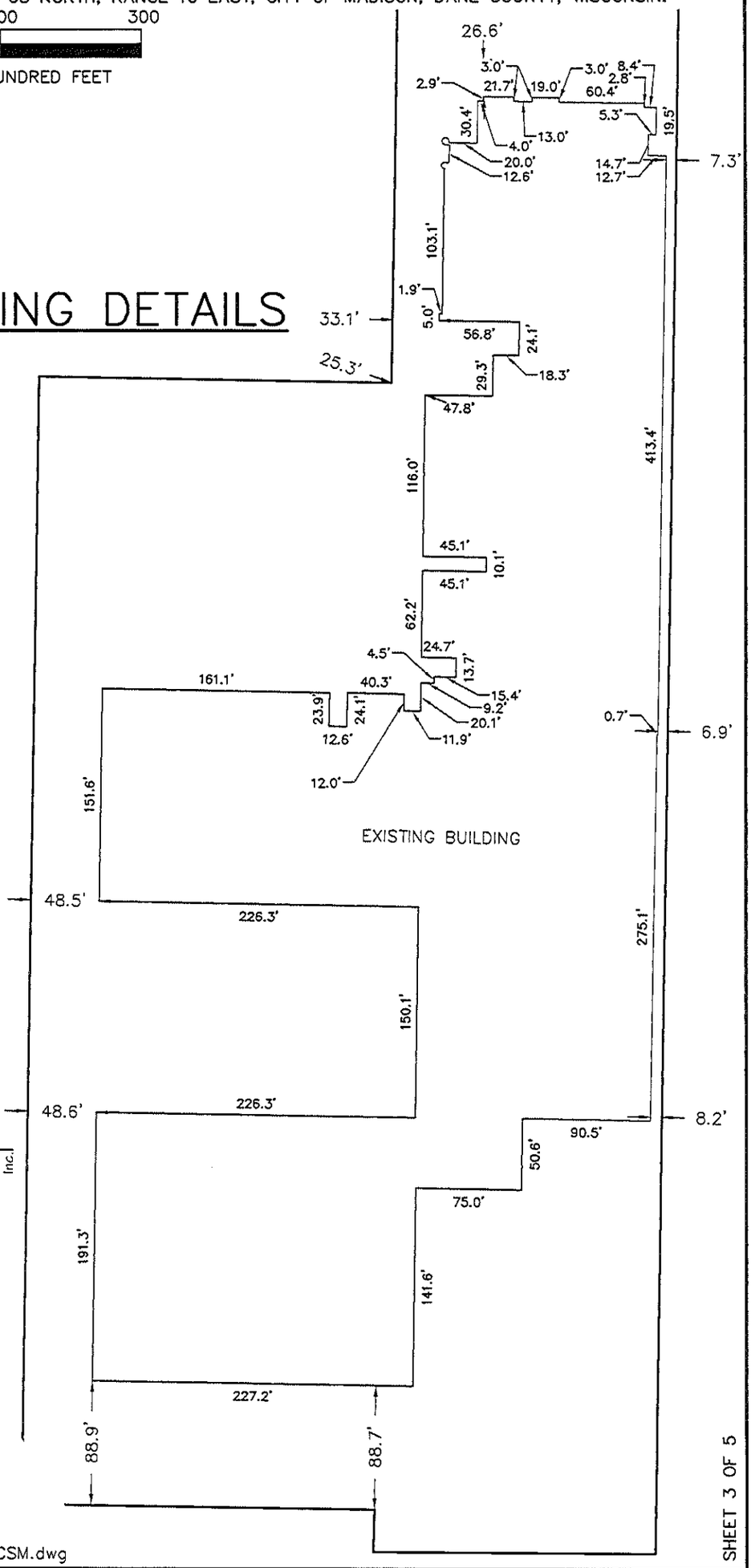
CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 2–8, COLONY HEIGHTS, AS RECORDED IN VOLUME 40 OF PLATS, ON PAGE 19, AS DOCUMENT NUMBER 1368992, DANE COUNTY REGISTRY AND PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

0 100 200 300

SCALE : ONE INCH = ONE HUNDRED FEET

BUILDING DETAILS



GRID NORTH
BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM (DANE ZONE)

WISCONSIN
MICHELE M. BURSE
S-2020
Sun Prairie
WI
06/18/2018
LAND SURVEYOR

SURVEYED FOR :
BOLDT TECHNICAL SERVICES

SURVEYED BY :

Burse
surveying & engineering Inc.
2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: June 18, 2018
Plot View: CSM3
\BSE2084\dwg\Survey\BSE2084–CSM.dwg

CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 2–8, COLONY HEIGHTS, AS RECORDED IN VOLUME 40 OF PLATS, ON PAGE 19, AS DOCUMENT NUMBER 1368992, DANE COUNTY REGISTRY AND PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

Realty Income Properties 19, LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Delaware, as owner, does hereby certify that said limited liability company caused the land described on this Certified Survey Map to be surveyed, divided and mapped as represented on this Certified Survey Map.

Realty Income Properties 19, LLC does further certify that this Certified Survey Map is required by S.236.34, Wisconsin Statutes and City of Madison Code of Ordinances to be submitted to the following for approval or objection:

City of Madison

IN WITNESS WHEREOF, the said Realty Income Properties 19, LLC has caused these presents to be signed by _____, its managing member on this _____ day of _____, 20__.

By: _____
managing member

STATE OF WISCONSIN)
)ss
County of Dane)

Personally came before me this _____ day of _____, 20__, _____, managing member of the above named Limited Liability Company to me known to be the person who executed the foregoing instrument, and to me known to be such managing member of said Limited Liability Company, and acknowledged that they executed the foregoing instrument as such officers and the deed of said corporation, by its authority.

_____
Notary Public, Wisconsin

My commission expires _____

LEGAL DESCRIPTION:

All of Lots 2–8, Colony Heights, as recorded in Volume 40 of Plats, on page 19, as Document Number 1368992, Dane County Registry and part of the Northwest Quarter of the Northeast Quarter of Section 33, Township 08 North, Range 10 East, City of Madison, Dane County, Wisconsin, more fully described as follows;

Commencing at the North Quarter corner of said Section 33;
Thence North 89 degrees 33 minutes 52 seconds East along the north line of said Northeast Quarter, 362.49 feet to the point of beginning;
Thence continuing North 89 degrees 33 minutes 52 seconds East along said north line, 199.15 feet;
thence South 00 degrees 55 minutes 28 seconds West, 1107.42 feet;
thence North 89 degrees 41 minutes 42 seconds West, 199.91 feet;
thence North 01 degree 18 minutes 53 seconds East, 30.40 feet;
thence North 89 degrees 09 minutes 53 seconds West, 250.00 feet to the east right of way of Parkside Drive;
thence North 00 degrees 57 minutes 11 seconds East along said east right of way, 805.00 feet to the southwest corner of Lot 1 of said Colony Heights;
thence South 89 degrees 01 minute 43 seconds East along the south line of said Lot 1, 249.94 feet to the southeast corner of said Lot 1;
thence North 00 degrees 58 minutes 44 seconds East along the east line of said Lot 1, 270.05 feet to the point of beginning.

SURVEYOR'S CERTIFICATE:

I, Michelle L. Burse, Professional Land Surveyor No. 2020, hereby certify that I have surveyed, divided, and mapped the above described lands under the direction of Realty Income Properties 19, LLC, owner of said land. I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the lands 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 18 day of JUNE, 2018

Signed: Michelle L Burse
Michelle L. Burse, P.L.S. No. 2020

WISCONSIN
MICHELLE L. BURSE
S-2020
Sun Prairie WI
LAND SURVEYOR

SURVEYED FOR :
BOLDT TECHNICAL SERVICES
SURVEYED BY :

Burse
surveying & engineering Inc.
2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: June 18, 2018
Plot View: CSM4
\BSE2084\dwg\Survey\BSE2084–CSM.dwg

CERTIFIED SURVEY MAP No. _____

ALL OF LOTS 2–8, COLONY HEIGHTS, AS RECORDED IN VOLUME 40 OF PLATS, ON PAGE 19, AS DOCUMENT NUMBER 1368992, DANE COUNTY REGISTRY AND PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 08 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

NOTES:

1) Surveyor was provided Title Policy No. C0–7600–DB from Chicago Title Company dated May 15, 2018. Title report references the following: [surveyor notes are in brackets]

–Plat of Colony Heights recorded June 21, 1973 as Document No. 1368992.

–Easement to the City of Madison dated January 8, 1968, and recorded on February 12, 1968, as Document No. 1206443. [shown on map]

–Right of Way recorded on May 24, 1994, as Document No. 2603695. [This document appears to be no longer valid]

–Right of Way recorded on December 30, 1994, as Document No. 2653068. [shown on map]

–Easement recorded April 19, 1996 as Document No. 2755027. [shown on map]

–Right of Way recorded on May 25, 2001, as Document No. 3325149. [shown on map]

–Easement(s) for the purpose(s) and rights incidental thereto, as granted in a document, granted to Madison Gas and Electric Company, a Wisconsin corporation, for utility purposes, recorded on January 4, 2007, as Document No. 4268388. [shown on map]

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 _____, 201__, 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_.

_____

Maribeth Witzel–Behl, City Clerk
City of Madison, Dane County, Wisconsin

CITY OF MADISON PLAN COMMISSION CERTIFICATE

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

Dated this ____ day of _____, 201_.

_____

Natalie Erdman, Secretary of Planning Commission.

Office of the Register of Deeds
_____ County, Wisconsin
Received for Record
_____, 20____ at
_____ o'clock __M as
Document No. _____
in _____
_____
_____

_____
Register of Deeds

LEGEND

●	3/4" SOLID IRON ROD FOUND UNLESS NOTED
⊙	1" IRON PIPE FOUND UNLESS NOTED
◉	FOUND SURVEY NAIL
○	3/4" X 18" SOLID IRON RE–ROD SET, WT. 1.50 lbs./ft.
( )	INDICATES RECORDED AS

SURVEYED FOR :
BOLDT TECHNICAL SERVICES

SURVEYED BY :

Burse
surveying & engineering Inc.
2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

WISCONSIN
MICHELLE R. BURSE
S-2020
Sun Prairie
WI
06/18/2018
LAND SURVEYOR

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: June 18, 2018
Plot View: CSM5
\BSE2084\dwg\Survey\BSE2084–CSM.dwg