

CERTIFIED SURVEY MAP No. _____

ALL OF LOT 1, CERTIFIED SURVEY MAP NUMBER 10313, AS RECORDED IN VOLUME 60 OF CERTIFIED SURVEY MAPS, ON PAGES 273-277, AS DOCUMENT NUMBER 3441855, DANE COUNTY REGISTRY, LOCATED IN THE SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 07 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

0 80 160 240



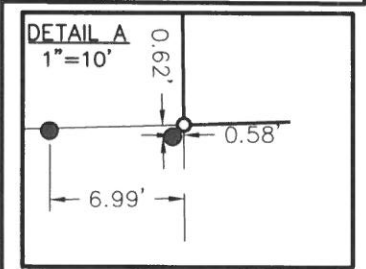
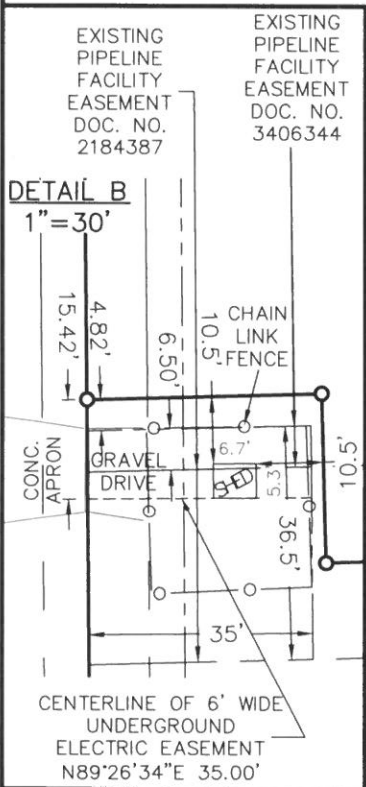
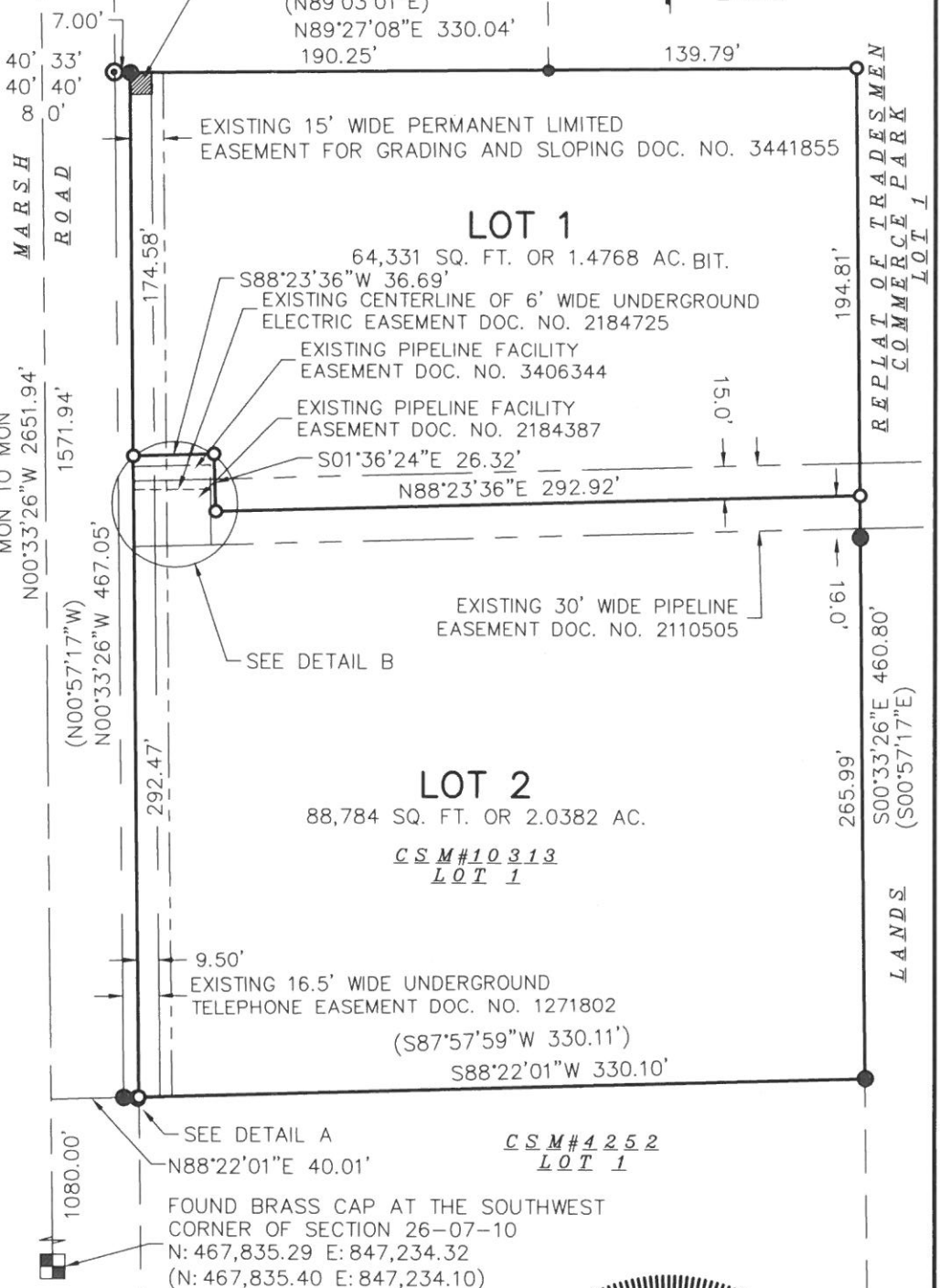
SCALE : ONE INCH = EIGHTY FEET

CSM#4003
LOT 3

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

FOUND ALUMINUM CAP MONUMENT AT THE WEST QUARTER CORNER OF SECTION 26-07-10
N: 470,487.10 E: 847,208.53
(N: 470,487.21 E: 847,208.57)

CSM#10462
LOT 4



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

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DOCUMENT NO. _____

VOLUME _____ PAGES _____

Date: August 15, 2022

Plot View: CSM

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SURVEYED FOR :

Realtime Properties, LLC

NOTE

- 1) SEE SHEET 3 FOR LEGEND AND ADDITIONAL NOTES.
- 2) SEE SHEET 2 FOR BUILDING DETAILS



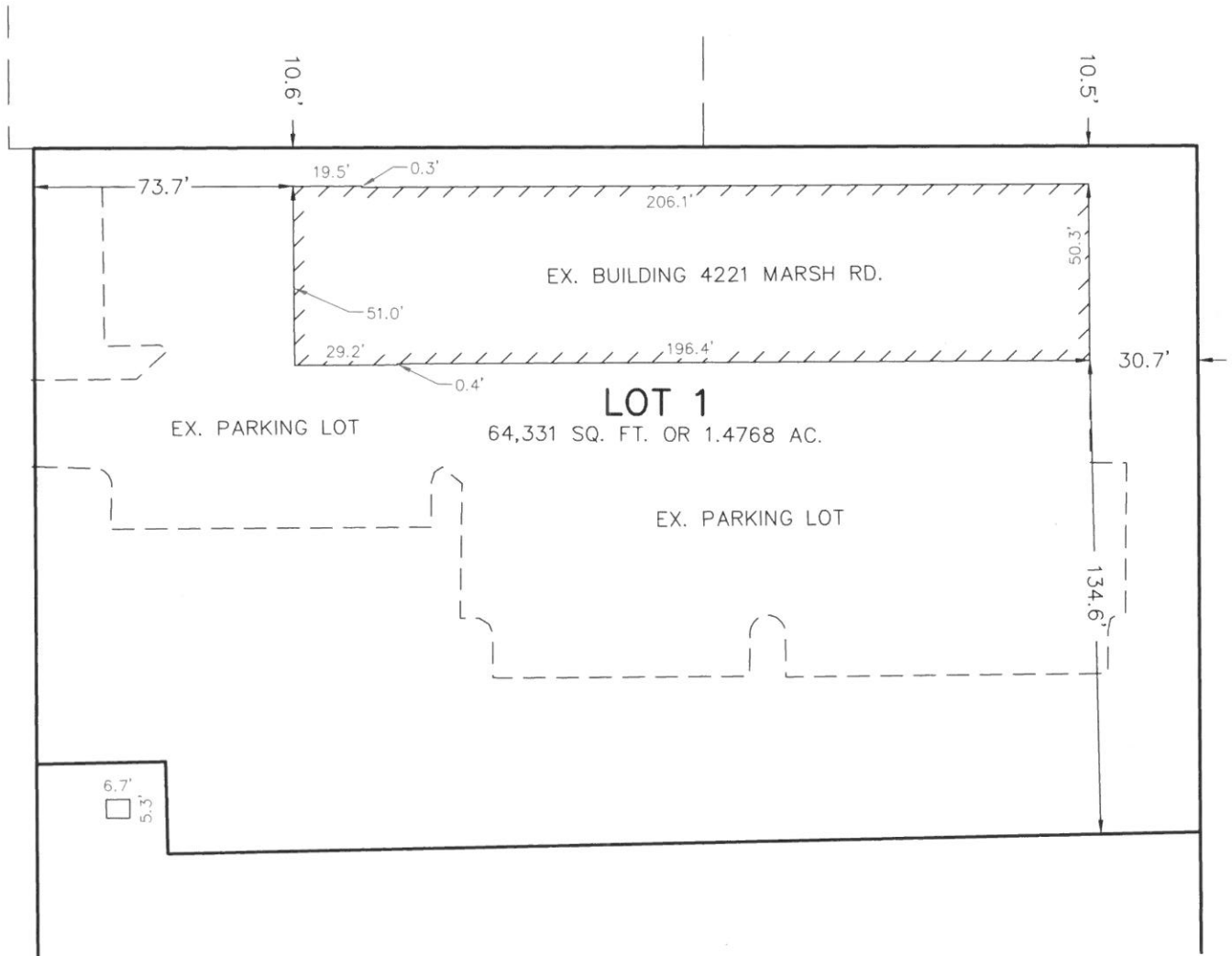
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SCALE : ONE INCH = FIFTY FEET

GRID NORTH
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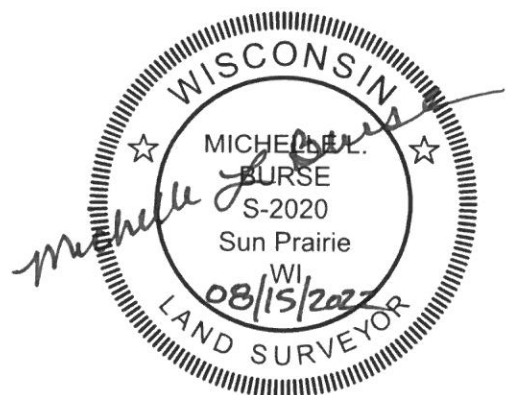
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NOTES - CONTINUED

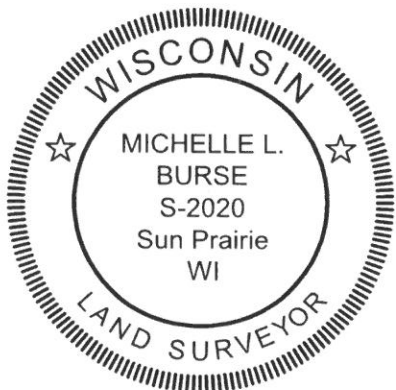
- 3) No changes in drainage patterns associated with development on any or all lots within this CSM shall be allowed without prior approval of the City Engineer.
- 4) Lots within this subdivision are subject to impact fees that are due and payable at the time the building permit(s) are issued.
- 5) Each lot shall be individually responsible for compliance with Madison Ordinance Chapter 37 Requirements.
- 6) No change in grades shall be allowed without the approval of the City Engineer.
- 7) All lots within this certified survey are subject to public easements for drainage purposes which shall be a minimum of 6-feet in width measured from the property line to the interior of each lot except that the easements shall be 6-feet in width on the perimeter of the certified survey. For purposes of two (2) or more lots combined for a single development site, or where two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width and shall be measured only from the exterior property lines of the combined lots that create a single development site, or have a shared driveway agreement, except that the easement shall be six (6) feet in width along the perimeter of the certified survey. Easements shall not be required on property lines shared with greenways or public streets. No buildings, driveways, or retaining walls shall be placed in any easements for drainage purposes. Fences may be placed in the easement only if they do not impede the anticipated flow of water. In the event of a City of Madison Plan Commission and/or Common Council approved redivision of of a previously subdivided property, the underlying public easements for drainage purposes are released and replaced by those required and created by the current approved subdivision.
- 8) Document Numbers 2110505, 2184387 & 3406344 are subject to an Assignment and Assumption Agreement per Doc. No. 4759810.

SURVEYOR'S CERTIFICATE:

I, Michelle L. Burse, Professional Land Surveyor No. 2020, hereby certify that I have surveyed, divided, and mapped ALL OF LOT 1, CERTIFIED SURVEY MAP NUMBER 10313, AS RECORDED IN VOLUME 60 OF CERTIFIED SURVEY MAPS, ON PAGES 273-277, AS DOCUMENT NUMBER 3441855, DANE COUNTY REGISTRY, LOCATED IN THE SOUTHWEST AND NORTHWEST QUARTERS OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 07 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, more fully described as follows; commencing at the Southwest corner of said Section 26; thence North 00 degrees 33 minutes 26 seconds West along the west line of said southwest quarter, 1080 feet; thence North 88 degrees 22 minutes 01 second East, 40.01 feet to the east right of way line of Marsh Road, also to the southwest corner of said Lot 1; thence North 00 degrees 33 minutes 26 seconds West along said east line and along the west line of said Lot 1, 467.05 feet to the northwest corner of said Lot 1; thence North 89 degrees 27 minutes 08 seconds East along the north line of said Lot 1, 330.04 feet to the northeast corner of said Lot 1; thence South 00 degrees 33 minutes 26 seconds East along the east line of said Lot 1, 460.80 feet to the southeast corner of said Lot 1; thence South 88 degrees 22 minutes 01 second West along the south line of said Lot 1, 330.10 feet to the point of beginning, under the direction of Realtime Properties, 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 15 day of August, 2022.

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



LEGEND

- 3/4" SOLID IRON ROD FOUND
- ⊙ 1/2" SOLID IRON ROD FOUND
- 1-1/4" SOLID IRON ROD FOUND
- 3/4" X 18" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.
- () INDICATES RECORDED AS

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT. BUILDINGS ARE MEASURED TO THE NEAREST TENTH OF A FOOT.

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OWNER'S CERTIFICATE

Realtme Properties, LLC, a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, 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.

Realtme Properties, LLC does further certify that this Certified Survey Map is required by S.236.34, Wisconsin Statutes and S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the following for approval or objection:

Dane County Zoning and Land Regulation Committee
City of Madison

IN WITNESS WHEREOF, the said Realtme Properties, LLC has caused these presents to be signed by _____, its managing member on this _____ day of _____, 202__.

Realtme Properties, LLC

By: _____
managing member

STATE OF WISCONSIN)
)ss
County of Dane)

Personally came before me this _____ day of _____, 202__, _____, 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 _____

CITY OF MADISON PLAN COMMISSION CERTIFICATE

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

Dated this _____ day of _____, 202__.

Matt Wachter, Secretary of the Plan Commission.

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 _____, 202__, 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 _____, 202__.

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

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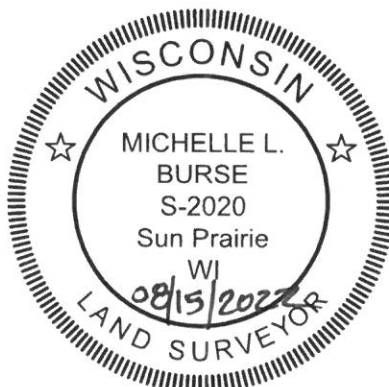
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CONSENT OF MORTGAGEE

Port Washington State Bank, a banking association duly organized and existing under and by virtue of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing and mapping of the land described on this Certified Survey Map, and does hereby consent to the above owner's certificate.

IN WITNESS WHEREOF, the said Port Washington State Bank, has caused these presents to be signed

by _____, its _____, at _____, Wisconsin, this _____ day of 202__.

Authorized Representative

State of Wisconsin)
)ss.
County of _____)

Personally came before me this ____ day of _____, 202__, _____, its _____ of the above named banking association, and acknowledged that they executed the foregoing instrument as such officers as the deed of said banking association, by its authority.

Notary Public: _____

My commission expires/is permanent: _____

SURVEYED BY :

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Office of the Register of Deeds

_____ County, Wisconsin

Received for Record

_____, 20__ at

_____ o'clock __M as

Document No. _____

in _____

Register of Deeds