

## LEGAL DESCRIPTION

A parcel of land located in the Southeast  $\frac{1}{4}$  and Southwest  $\frac{1}{4}$  of Section 23, the Southwest  $\frac{1}{4}$  of Section 24, and the Northeast  $\frac{1}{4}$  of Section 26 all in Township 7 North, Range 10 East in the City of Madison, Dane County, Wisconsin, more particularly described as follows:

Beginning at the southwest corner of Lot 3 McAllen 120 Business Park plat recorded as Document #4539103 In V59-068B OF PLATS P316-318;

Thence easterly along the south line of said Lot 3 approximately 623.6 feet to the southeast corner of said Lot 3 also being on the westerly right-of-way of McAllens Way;

Thence southeasterly along the westerly right-of-way of McAllens Way and southerly right-of-way of Kerry Lane as shown on the said McAllen 120 Business Park plat being a 183-foot radius curve to the left approximately 142.5 feet to the northwest corner of Lot 4 of said McAllen Business Park plat;

Thence southwesterly along the west line of said Lot 4 approximately 211.8 feet to an angle point in the said west line of Lot 4;

Thence southeasterly along the said west line of Lot 4 approximately 142.49 feet to the southwest corner of said Lot 4;

Thence easterly along the south line of said Lot 4 approximately 417.81 feet to the southeast corner of said Lot 4;

Thence northerly along the east line of said Lot 4 approximately 23.08 feet to an angle point in the said east line of Lot 4;

Thence northeasterly along the said east line of Lot 4 approximately 110.11 feet to an angle point in the said east line of Lot 4;

Thence northerly along the said east line of Lot 4 approximately 84.92 feet to an angle point in the said east line of Lot 4;

Thence northerly along the said east line of Lot 4 being a 1566-foot radius curve to the right approximately 18.22 feet to a point of compound curvature along the said east line of Lot 4;

Thence northerly along the said east line of Lot 4 being a 1434-foot radius curve to the left approximately 40.43 feet to a point of compound curvature along the said east line of Lot 4;

Thence northwesterly along the said east line of Lot 4 being a 117-foot radius curve to the left approximately 112.04' to the northeast corner of said Lot 4;

Thence westerly along the north line of said Lot 4 being a 25-foot radius curve to the left approximately 40.25 feet to a point of tangency on the said north line of said Lot 4 with the southeasterly right-of-way of Kerry Lane;

Thence northeasterly along the southeasterly right-of-way of Kerry Lane and the easterly right-of-way of Meier Road as shown on the said plat of McAllen 120 Business Park being a 293-foot radius curve to the left approximately 56 feet to a point of tangency along the easterly right-of-way of said Meier Road;

Thence northeasterly along the easterly right-of-way of said Meier Road approximately 103.23 feet to a point of curvature along the easterly right-of-way of said Meier Road;

Thence northerly along the easterly right-of-way of said Meier Road being a 556-foot radius curve to the left approximately 279.6 feet to a point of tangency along the easterly right-of-way of said Meier Road;

Thence northerly along the east right-of-way of said Meier Road approximately 211.96 feet to a point an angle point along the said east right-of-way of Meier Road;

Thence northerly along the said east right-of-way of Meier Road approximately 100.0 feet to a point an angle point on the said east right-of-way of Meier Road;

Thence northerly along the said east right-of-way of Meier Road approximately 178.05 feet to a point of curvature on the east right-of-way of said Meier Road;

Thence northeasterly along the east right-of-way of said Meier Road being a 25-foot radius curve to the right approximately 38.13 feet to a point on the southerly right-of-way of Femrite Drive;

Thence northerly approximately 39.35 feet to a point within Femrite Drive;

Thence westerly approximately 29 feet to a point on a line being 33 feet easterly of the East line of the said Southeast  $\frac{1}{4}$  of Section 23;

Thence northerly along said line being 33 feet easterly of the East line of the said Southeast  $\frac{1}{4}$  of Section 23 being along the east right-of-way of said Meier Road and said east right-of-way extended southerly approximately 1303 feet;

Thence westerly approximately 66 feet to the Northeast corner of Lot 1 of the said plat of McAllen 120 Business Park;

Thence westerly along the north line of said Lot 1 approximately 360.87 feet to an angle point in the said north line of Lot 1;

Thence westerly along the said north line of Lot 1 approximately 50.89 feet to an angle point in the said north line of Lot 1;

Thence southwesterly along the said north line of Lot 1 approximately 53.89 feet to an angle point in the said north line of Lot 1;

Thence southwesterly along the said north line of Lot 1 approximately 124.28 feet to an angle point in the said north line of Lot 1;

Thence westerly along the said north line of Lot 1 approximately 710.36 feet to the northwest corner of said Lot 1;

Thence northerly along the west line of Outlot 1 of the said plat of McAllen 120 Business Park approximately 175.18 feet to the northwest corner of said Outlot 1;

Thence westerly along the north line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 23 approximately 1331.76 feet to the Center  $\frac{1}{4}$  corner of said Section 23;

Thence westerly along the north line of the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of said Section 23 approximately 13.34 feet to a point on the easterly right-of-way of I-39/90 as shown on Transportation Project Plat No. 1007-11-26 - 4.06 Amendment No. 2;

Thence southerly along the easterly right-of-way of said I-39/90 approximately 197.47 feet to a point of non-tangential curvature on the easterly right-of-way of said I-39/90;

Thence southerly along the easterly right-of-way of said I-39/90 being a 3682.69-foot radius curve to the left approximately 956.54 feet to a point of tangency along the easterly right-of-way of said I-39/90;

Thence southerly along the easterly right-of-way of said I-39/90 approximately 94.84 feet to a point on the on the northerly right-of-way of Femrite Drive as shown on said Transportation Project Plat;

Thence southerly along the easterly right-of-way of said I-39/90 approximately 176.06 feet to a point on the on the southerly right-of-way of Femrite Drive as shown on Transportation Project Plat No. 1007-11-26 – 4.05 Amendment No. 1;

Thence southerly along the easterly right-of-way of said I-39/90 approximately 78.84 feet to a point of curvature along the easterly right-of-way of said I-39/90;

Thence southeasterly along the easterly right-of-way of said I-39/90 being a 655-foot radius curve to the left approximately 446.17 feet to a point of tangency on the easterly right-of-way of said I-39/90;

Thence southeasterly along the easterly right-of-way of said I-39/90 approximately 441.95 feet to a point of curvature along the easterly right-of-way of said I-39/90;

Thence southeasterly along the easterly right-of-way of said I-39/90 being an 874-foot radius curve to the right approximately 204.13 feet to a point of tangency along the easterly right-of-way of said I-39/90;

Thence southeasterly along the easterly right-of-way of said I-39/90 approximately 662.13 feet to a point on the east line of the Northeast  $\frac{1}{4}$  of said Section 26 being on the easterly right-of-way of said I-39/90;

Thence northerly along the east line of the said Northeast  $\frac{1}{4}$  of Section 26 and the east line of the Southeast  $\frac{1}{4}$  of said Section 23 also being along the west line of Outlot 2 of the said plat of McAllen 120 Business Park approximately 619 feet to the Point of Beginning.