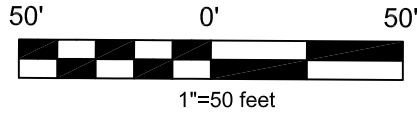


# CERTIFIED SURVEY MAP

LOCATED IN LOT FIVE (5), AND PART OF LOT SIX (6), BLOCK THREE (3), FIRST ADDITION TO  
MADISON INDUSTRIAL SUBDIVISION No. 1, IN THE NE 1/4 OF THE NE 1/4 OF SECTION 9, T7N, R10E, IN  
THE CITY OF MADISON, DANE COUNTY, WISCONSIN



**TASMAN STREET**

**NEPTUNE COURT**

(S 01°38'57" E)

S 01°19'23" E 155.00'

Arc Length=23.56'  
Radius=15.00'  
Delta Angle=90°00'00"  
Chord=S 46°19'23" E 21.21'  
Tangent 'In'=N 88°40'37" E  
Tangent 'Out'=S 01°19'23" E

Existing 6' wide Platted  
Utility Easement

Existing 6' wide Platted  
Utility Easement

**Lot 1**  
44,677 S.F.  
1.03 Acres

Northerly 45'  
Lot 6, Block 3

FIRST ADDITION TO  
**MADISON INDUSTRIAL  
SUBDIVISION No. 1**

**BLOCK 3**

Lot 5  
Lot 6

BEARINGS ARE REFERENCED TO THE  
DANE COUNTY COORDINATE SYSTEM  
THE WEST LINE OF THE NE 1/4 OF Sec. 9  
T7N, R10E, BEARS S 00°58'53" E

PREPARED FOR:  
PROFESSIONAL ENGINEERING,LLC  
818 N MEADOWBROOK LANE  
WAUNAKEE, WI 53597

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

North of Section 9, T7N, R10E  
Found 4" Diam. Brass Cap Monument  
N:488840.96' (488840.98')  
E:839265.21' (839265.15')

Site Benchmark: Top of cap, solid  
iron rod at NW Boundary corner.  
Elevation=869.30'

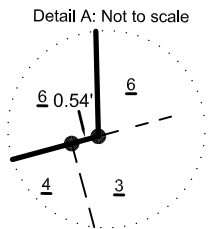
Note: Underground  
communications not in recorded  
easement.

0.54'  
See  
Detail A

N 15°06'28" W 175.04'  
(N 15°26'02" W)

N 89°01'07" E 1525.84'  
S 00°58'53" E 2638.74'  
(2638.80')

Center of Section 9, T7N, R10E  
Found 4" Diam. Brass Cap Monument  
N:486202.62' (486202.57')  
E:839310.42' (839310.34')



- LEGEND**
- SOLID IRON ROD FOUND-0.75" Diameter
  - SOLID IRON ROD FOUND-1.25" Diameter
  - ( ) INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE  
NEAREST HUNDREDTH OF A FOOT.
- att — Buried AT&T Communications

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

# CERTIFIED SURVEY MAP

LOCATED IN LOT FIVE (5), AND PART OF LOT SIX (6), BLOCK THREE (3), FIRST ADDITION TO  
MADISON INDUSTRIAL SUBDIVISION No. 1, IN THE NE  $\frac{1}{4}$  OF THE NE  $\frac{1}{4}$  OF SECTION 9, T7N, R10E, IN  
THE CITY OF MADISON, DANE COUNTY, WISCONSIN

## Surveyor's Certificate:

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

Lot Five (5) and the northerly 45 feet of Lot Six (6), Block Three (3), First Addition to Madison Industrial Subdivision Number 1, in the NE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 9, T7N, R10E, in the City of Madison, Dane County, Wisconsin more particularly described as follows:

Commencing at the North of said Section 9, thence S 00°58'53" E, along the west line of the NE  $\frac{1}{4}$  of said Section 9, 341.27 feet;  
thence N 89°01'07" E, along a random line, 1525.84 feet to a point on the southerly right-of-way line of Neptune Court, said point being the  
Northwesterly platted boundary corner of said Lot 5, Block 3, and said point being the point of beginning of this description.  
thence N 88°40'37" E, along said southerly right-of-way line and northerly line of Lot 5, Block 3, 268.95 feet to a point of curvature;  
thence 23.56 feet along the arc of said right-of-way line of a 15.00 feet radius curve to the right, with a chord bearing of S 46°19'23" E,  
21.21', and a delta angle of 90°00'00" to a point on the westerly right-of-way line of Tasman Street and easterly platted boundary line of  
said Lot 5, Block 3;  
thence S 01°19'23" E, along said westerly right-of-way line and said easterly boundary line of Lots 5 and 6, Block 3, 155.00 feet;  
thence S 88°40'37" W, along a line being the south line of the north 45 feet of said Lot 6, Block 3, 242.24 feet;  
thence N 15°06'28" W, along the westerly platted boundary lines of Lots 6 and 5, Block 3, 175.04 feet to the point of beginning.

This description contains an area of 44,677 Square Feet or 1.03 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 \_\_\_\_\_, 2021 \_\_\_\_\_  
Paul A. Spetz, S 2525

## Notes:

1. 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.
2. This CSM is subject to a declaraton of use Restriction in Document No. 5341141.

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

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

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



# CERTIFIED SURVEY MAP

LOCATED IN LOT FIVE (5), AND PART OF LOT SIX (6), BLOCK THREE (3), FIRST ADDTION TO  
MADISON INDUSTRIAL SUBDIVISION No. 1, IN THE NE  $\frac{1}{4}$  OF THE NE  $\frac{1}{4}$  OF SECTION 9, T7N, R10E, IN  
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

## 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 \_\_\_\_\_, 2021, 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 \_\_\_\_\_, 2021.

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

## REGISTER OF DEEDS CERTIFICATE

Received for recording on this \_\_\_\_\_ day of \_\_\_\_\_, 2021, at \_\_\_\_\_ o'clock \_\_\_\_\_ . m.  
and recorded in recorded in Volume \_\_\_\_\_ of Certified Survey Maps on pages \_\_\_\_\_, as Document  
Number \_\_\_\_\_.

Kristi Chlebowski, Dane County Register of Deeds

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

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

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