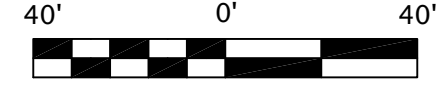


# CERTIFIED SURVEY MAP

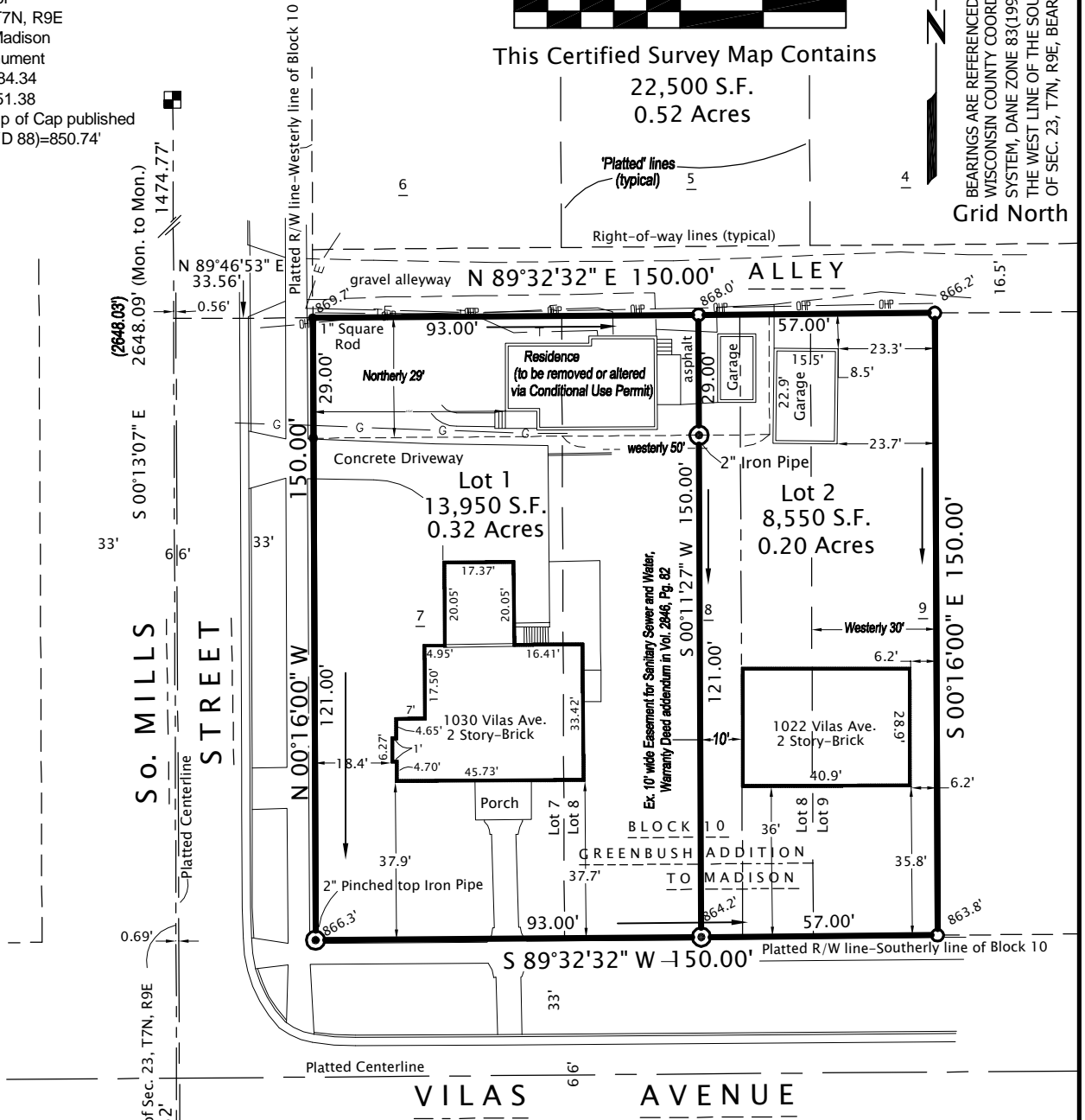
A REDIVISION OF LOTS SEVEN (7), EIGHT (8), AND THE WESTERLY THIRTY (30) FEET OF LOT NINE (9), BLOCK TEN (10), GREENBUSH ADDITION TO MADISON, AS RECORDED IN Volume A, Page 15, OF PLATS, LOCATED IN THE SW 1/4 OF THE SW 1/4 OF FRACTIONAL SECTION 23, T7N, R9E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN

West 1/4 Corner of  
of Section 23, T7N, R9E  
Found City of Madison  
Brass Cap Monument  
N: 480,284.34  
E: 815,851.38  
Benchmark: Top of Cap published  
Elevation (NAVD 88)=850.74'



This Certified Survey Map Contains  
22,500 S.F.  
0.52 Acres

BEARINGS ARE REFERENCED TO THE  
WISCONSIN COUNTY COORDINATE  
SYSTEM, DANE ZONE 83(1997)  
THE WEST LINE OF THE SOUTHWEST 1/4  
OF SEC. 23, T7N, R9E, BEARS S 00°13'07" E  
Grid North



Southwest 1/4 of  
Section 23, T7N, R9E  
Found City of Madison  
Brass Cap Monument  
N: 477,636.21 (477,636.33)  
E: 815,861.48

### LEGEND

- SOLID IRON ROD FOUND (3/4" Diam. Round unless noted)
- ⊙ IRON PIPE FOUND (1" Inside Diam. unless noted)
- 3/4"x18" SOLID IRON ROD SET  
1.50 Lbs./LINEAL FOOT.
- ( ) INDICATES RECORDED AS

950.0' LOT CORNER ELEVATION (NAVD '88)  
DISTANCES ARE MEASURED TO THE  
NEAREST HUNDREDTH OF A FOOT.

DRAINAGE PER APPROVED PLANS (SEE Pg. 2)

UTILITY EASEMENTS AS HEREIN SET FORTH  
ARE FOR THE USE OF PUBLIC BODIES AND  
PRIVATE PUBLIC UTILITIES HAVING THE  
RIGHT TO SERVE THE AREA.

ELEVATIONS ARE BASED ON NAVD 88 DATUM

PREPARED FOR:  
RODNEY STEVENSON  
1030 VILAS AVENUE  
MADISON WI 53715

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

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

# CERTIFIED SURVEY MAP

A REDIVISION OF LOTS SEVEN (7), EIGHT (8), AND THE WESTERLY THIRTY (30) FEET OF LOT NINE (9), BLOCK TEN (10), GREENBUSH ADDITION TO MADISON, AS RECORDED IN Volume A, Page 15, OF PLATS, LOCATED IN THE SW  $\frac{1}{4}$  OF THE SW  $\frac{1}{4}$  OF FRACTIONAL SECTION 23, T7N, R9E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN

I, Paul A. Spetz, Registered Land Surveyor for Isthmus Surveying LLC, hereby certify: that under the direction of Rodney E. Stevenson and Karen M. Stevenson, and James K. Matson and Beth A. Robinson, owners of said land, I have surveyed, divided, and mapped the following parcel(s) of land:

Legal Description: Document No. 5052419; 315 S. Mills Street, Parcel No. 251/0709-233-0808-9

The North 29 feet of Lot Seven (7) and the North 29 feet of the West 50 feet of Lot Eight (8), Block Ten (10), Greenbush Addition to Madison, in the City of Madison, Dane County, Wisconsin.

Legal Description: Document No. 2709474; 1030 Vilas Avenue, Parcel No. 251/0709-233-0809-7

Lots Seven (7), Eight (8), and the West 30 feet of Lot Nine (9), Block Ten (10), Greenbush Addition to Madison. EXCEPT the North 29 feet of Lot Seven (7) and the North 29 feet of the West 50 feet of Lot Eight (8), Block Ten (10), Greenbush Addition to Madison and also EXCEPT lands conveyed by Warranty Deed recorded June 10, 1981 in Volume 2846 of Records, page 81, as Document Number 1708723 and described as follows: The East 17 feet of the West 50 feet of the South 121 feet of Lot Eight (8), the East 10 feet of Lot Eight (8), and the West 30 feet of Lot Nine (9), all in Block Ten (10), Greenbush Addition to Madison. All of the above located in the City of Madison, Dane County, Wisconsin.

Legal Description of Record: Parcel Number 2624857; 1022 Vilas Avenue, Parcel No. 251/0709-233-0811-2

The East Seventeen (17) feet of the West Fifty (50) feet of the South One Hundred Twenty-one (121) feet of Lot Eight (8), the East Ten (10) feet of Lot Eight (8), and the West Thirty (30) feet of Lot Nine (9), all in Block Ten (10), Greenbush Addition to Madison, in the City of Madison, Dane County, Wisconsin.

LOCATED IN THE SW  $\frac{1}{4}$  OF THE SW  $\frac{1}{4}$  OF FRACTIONAL SECTION 23, T7N, R9E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN

Measured Description as Surveyed (Wisconsin County Coordinate System-Dane Zone 83 1997 feet) :

A parcel of land being Lots Seven (7) and Eight (8), and the westerly 30 feet of Lot Nine (9), Block Ten (10), Greenbush Addition to Madison, as recorded in Vol. A, Page 15, of Plats, Located in the SW  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of the Section 23, T7N, R9E, in the City of Madison, Dane County, Wisconsin, more particularly described as follows:

Commencing at the West  $\frac{1}{4}$  Corner of Fractional Section 23, T7N, R9E, said point being marked by a City of Madison Brass Cap monument thence S 00°13'07" E, along the West line of the SW  $\frac{1}{4}$  of said Fractional Section 23, 1474.71 feet; thence N 89°46'53" E, along a random line, 33.56 feet to a point being the Northwesterly platted boundary corner of Lot 7, Block 10, Greenbush Addition to Madison, said point also being the point of beginning of this description;

thence N 89°32'32" E, along the northerly platted boundary line of Lots 7, 8 and the westerly 30 feet of Lot 9, Block 10, Greenbush Addition to Madison, 150.00 feet;  
thence S 00°16'00" E, 150.00 feet;  
thence S 89°32'32" W, along the southerly platted boundary line of the westerly 20 feet of Lot 9, Lot 8 and Lot 7, Greenbush Addition to Madison, 150.00 feet;  
thence N 00°16'00" W, along the westerly platted boundary line of said Lot 7, Block 10, Greenbush Addition to Madison, 150.00 feet to the point of beginning.

This Certified Survey Map description contains an area of 22,500 square feet, or 0.52 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 \_\_\_\_\_, 2014.

\_\_\_\_\_  
Paul A. Spetz, S 2525

- Arrows indicate the direction of surface drainage swale at individual property lines. Said drainage swale shall be graded with the construction of each principal structure and said drainage swale maintained by the lot owner unless modified with the approval of the City Engineer. Elevations given are for property corners at ground level and shall be maintained by lot owner.
- 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.
- No changes in the drainage patterns associated with development on any or all lots within this Certified Survey Map shall be allowed without prior approval of the City Engineer.
- At the time of development of Lot 2, the applicant shall provide a detailed drainage plan for approval to City Engineering showing how downstream properties are protected from additional runoff.
- LOTS/BUILDINGS WITHIN THIS SUBDIVISION/DEVELOPMENT ARE SUBJECT TO PARKS IMPACT FEES THAT ARE DUE AND PAYABLE AT THE TIME BUILDING PERMIT(S) ARE ISSUED.

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

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

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

PREPARED FOR:  
RODNEY STEVENSON  
1030 VILAS AVENUE  
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# CERTIFIED SURVEY MAP

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## OWNERS CERTIFICATE :

We, James K. Matson and Beth A. Robinson, owners, hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the Map hereon. I further certify that this Certified Survey Map is required by Chapter 236.34 of the State Statutes and to be submitted to the City of Madison for approval. Witness the hand and seal of said owner this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

By: \_\_\_\_\_, and \_\_\_\_\_, owners  
James K. Matson Beth A. Robinson

State of Wisconsin )  
County of Dane)ss

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2014, the above named James K. Matson and Beth A. Robinson, to me known to be the person who executed the foregoing instrument and acknowledged the same.

My Commission expires: \_\_\_\_\_  
Notary Public, State of Wisconsin

## OWNERS CERTIFICATE :

We, Rodney E. and Karen M. Stevenson, owners, hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the Map hereon. I further certify that this Certified Survey Map is required by Chapter 236.34 of the State Statutes and to be submitted to the City of Madison for approval. Witness the hand and seal of said owner this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

By: \_\_\_\_\_, and \_\_\_\_\_, owners  
Rodney E. Stevenson Karen M. Stevenson

State of Wisconsin )  
County of Dane)ss

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2014, the above named Rodney E. Stevenson and Karen M. Stevenson, to me known to be the person who executed the foregoing instrument and acknowledged the same.

My Commission expires: \_\_\_\_\_  
Notary Public, State of Wisconsin

## CITY OF MADISON COMMON COUNCIL CERTIFICATE

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 \_\_\_\_\_, 2014, 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 \_\_\_\_\_, 2014.

\_\_\_\_\_  
Maribeth Witzel-Behl, City Clerk  
Clerk of 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: \_\_\_\_\_  
Steven R. Cover, Secretary Plan Commission

## REGISTER OF DEEDS CERTIFICATE

Received for recording on this \_\_\_\_\_ day of \_\_\_\_\_, 2014, at \_\_\_\_\_ o'clock \_\_\_\_\_ m. and recorded in recorded in Volume of Certified Survey Maps on pages \_\_\_\_\_.

\_\_\_\_\_  
Kristi Chlebowski, Dane County Register of Deeds

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

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

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

PREPARED FOR:  
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