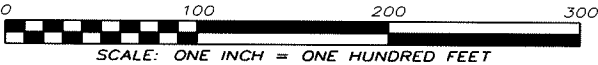
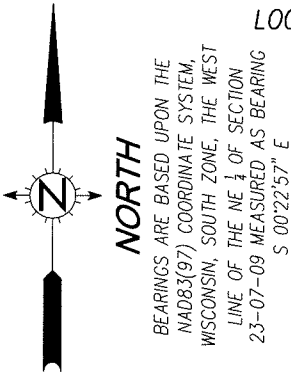


CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



TOTAL AREA AT GRADE LEVEL = 42,493 SQ. FT.
(0.9755 ACRES)

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Doc. No. _____
Vol. _____ Page _____

N 1/4 Cor. Sec. 23-07-09, Brass Capped
Monument Found in Monument Box
City of Madison Published Coords:
N=392338.514; E=2130372.356; Z=870.32
Measured Coords:
N=392338.906; E=2130372.140; Z=871.51

S 00°22'57" E 2662.35'
(S 00°22'59" E 2662.45' per tie sheets)
707.09'
1955.26'
(S 00°22'29" E 2662.64')

Center of Sec. 23-07-09
Brass Capped Monument Found,
City of Madison Published Coords:
N=389676.119; E=2130390.153; Z=859.481
Measured Coords:
N=389676.616; E=2130389.911; Z=859.56

LINE TABLE

L1	N 45°34'35" E (N 45°03'56" E)	297.26' (297.09')
L2	S 44°25'25" E (N 44°56'04" W)	54.08'
L3	S 45°34'35" W (N 45°03'56" E)	72.46'
L4	S 44°25'25" E (N 44°56'04" W)	5.42'
L5	S 45°34'35" W (N 45°03'56" E)	24.00'
L6	S 44°25'25" E (N 44°56'04" W)	6.33'
L7	S 45°34'35" W (N 45°03'56" E)	25.84' (25.67')
L8	N 44°25'25" W (S 44°56'04" E)	8.33'
L9	S 45°34'35" W (N 45°03'56" E)	77.90'
L10	S 44°29'18" E (N 45°00'00" W)	149.48' (149.75')
L11	N 45°39'44" E (S 45°03'56" W)	102.47'
L12	S 44°25'25" E (N 44°56'04" W)	23.69' (23.75')
L13	S 45°42'46" W (N 45°03'56" E)	23.17'
L14	S 44°43'14" E (N 44°56'04" W)	34.79' (34.55')
L15	S 45°30'37" W (S 44°59'58" W)	176.41' (176.24')
L16	N 44°29'18" W (N 45°00'00" W)	265.75'

NOTES:

- See sheet 2 for existing easements at First Floor (Grade) Level.
- See sheet 3 for existing conditions and additional existing easements at First Floor (Grade) Level.
- See sheet 4 for existing easements and subterranean ownership at Foundation Level.
- See sheet 5 for existing easements and air rights ownership at Second Floor Level.
- See sheet 6 for existing easements and air rights ownership at Third Floor Level.
- See sheet 7 for existing easements and air rights ownership at Fourth Floor through Seventh Floor Levels.
- See sheet 8 for legend and detail drawings of offset irons set along building corners/lines.

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Plot View: Plot
Drawing Name: \12050-csm.dwg



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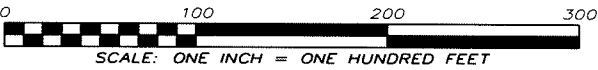
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DATE: 06/26/2009

REVISIONS:

SHEET
1 OF 11

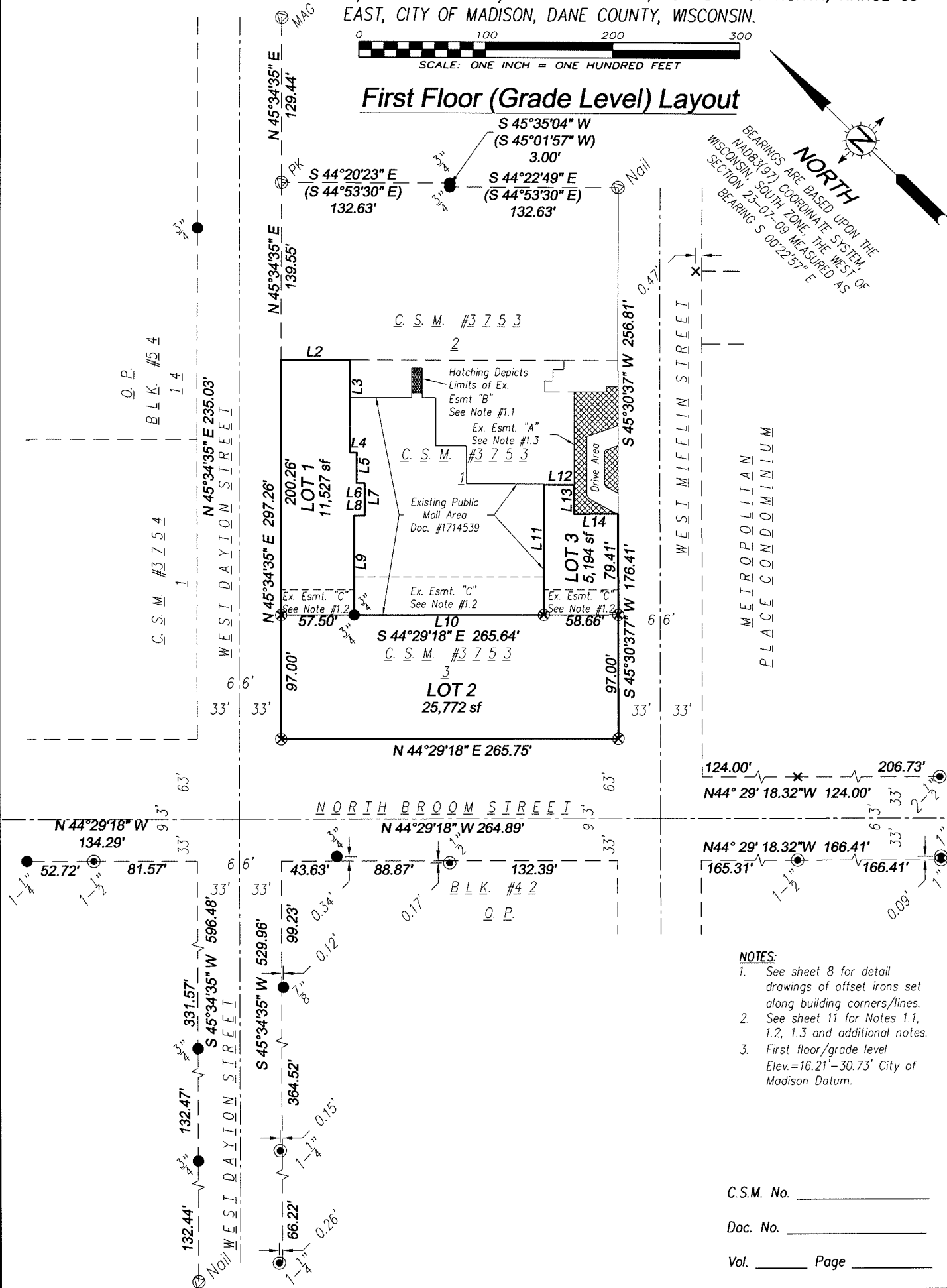
CERTIFIED SURVEY MAP No.

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First Floor (Grade Level) Layout

BEARINGS ARE BASED UPON THE NAD83(97) COORDINATE SYSTEM, WISCONSIN SOUTH ZONE. THE WEST OF SECTION 23-07-09 MEASURED AS BEARING S 00°22'57" E



- NOTES:
- See sheet 8 for detail drawings of offset irons set along building corners/lines.
 - See sheet 11 for Notes 1.1, 1.2, 1.3 and additional notes.
 - First floor/grade level Elev.=16.21'-30.73' City of Madison Datum.

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Vol. _____ Page _____

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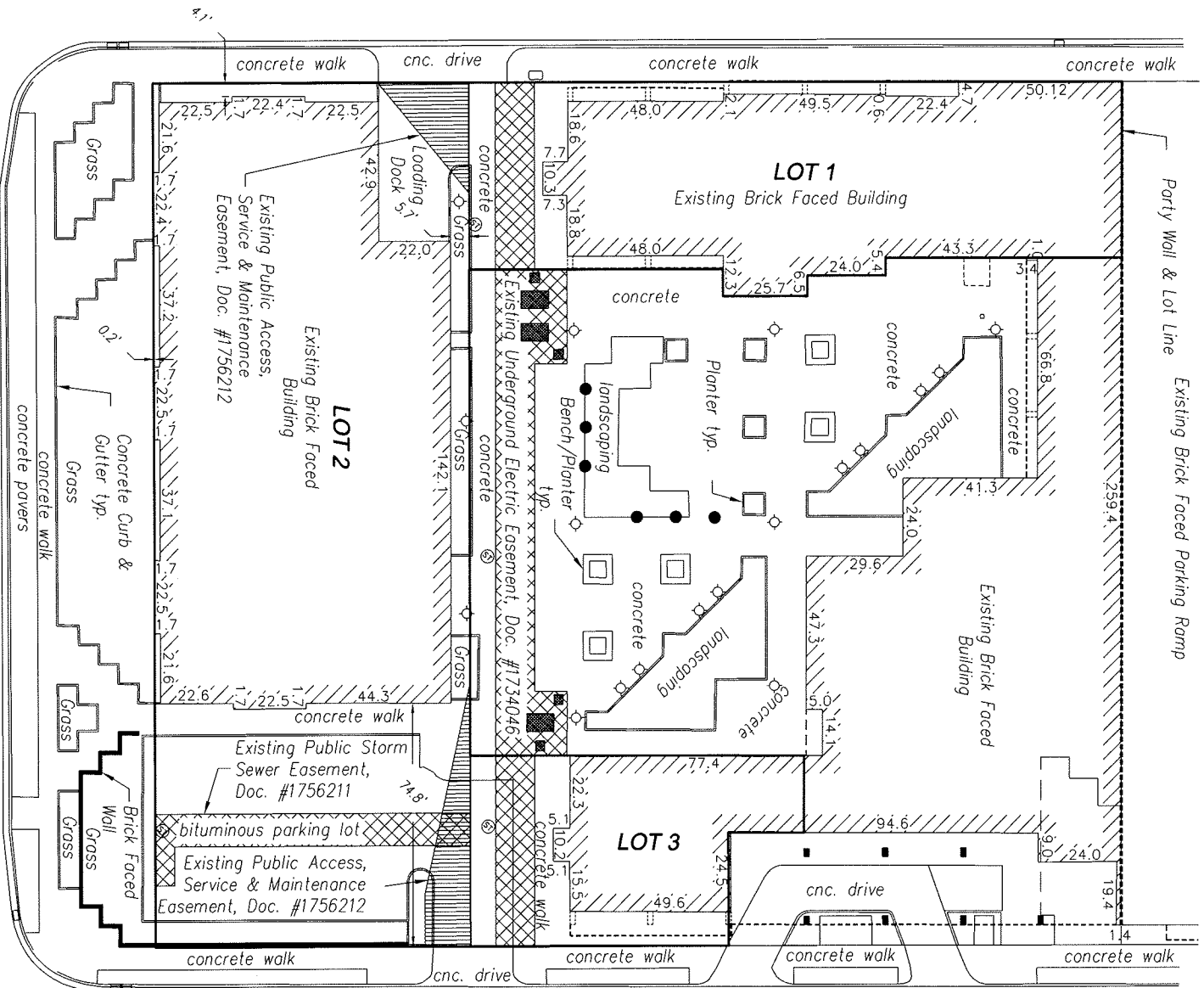
SHEET
2 OF 11

0 50 100

SCALE: ONE INCH = FIFTY FEET

NORTH

BEARINGS ARE BASED UPON THE
NAD83(97) COORDINATE SYSTEM,
SECTION 23-07-09, THE WEST-
OF-WISCONSIN, BEARING S 00°22'57" E



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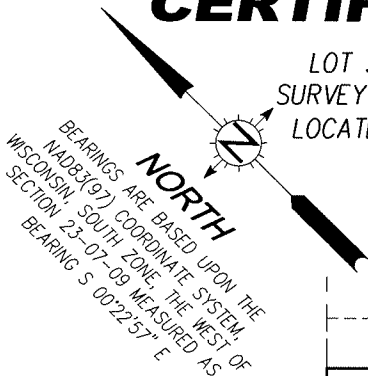
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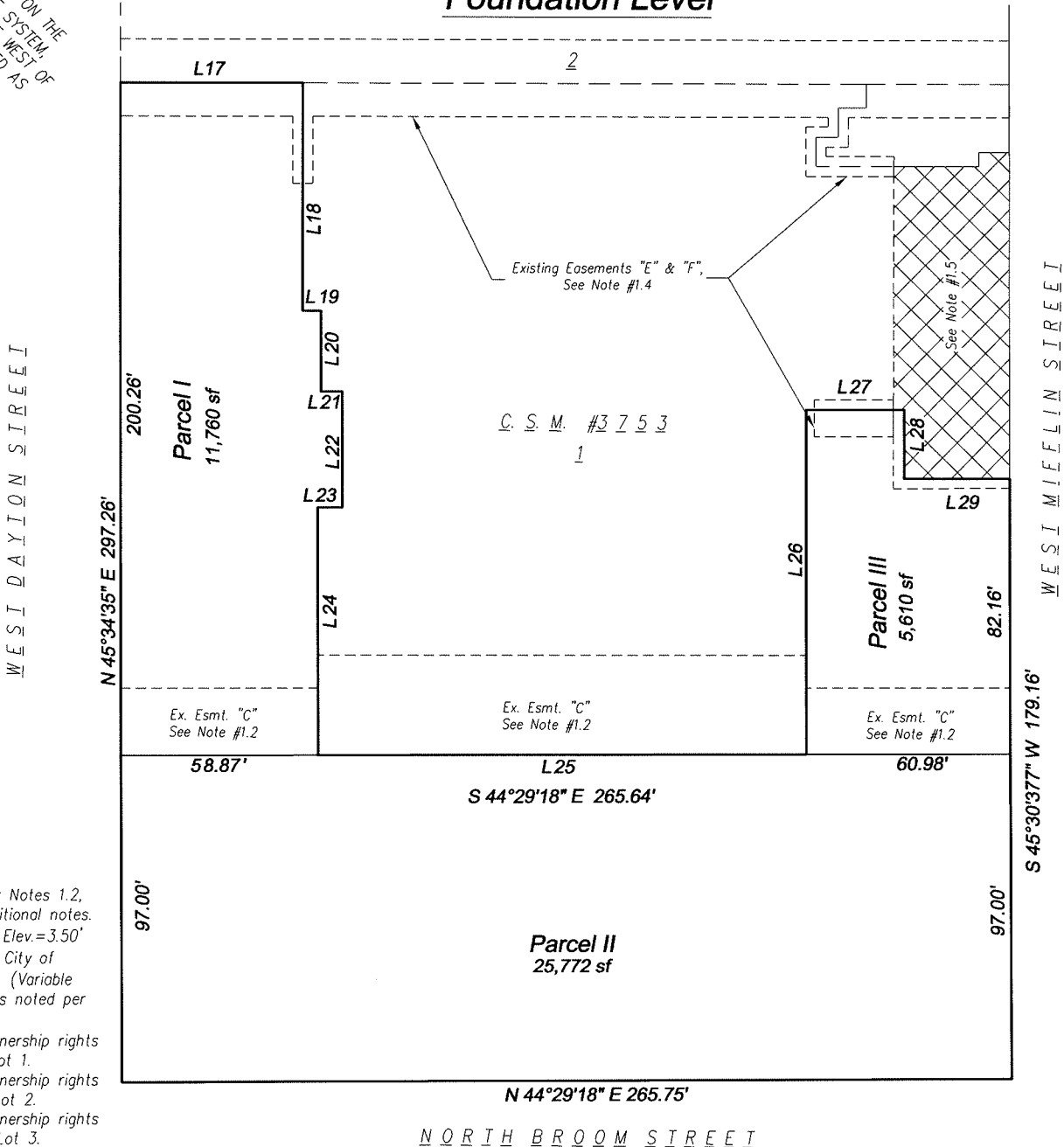
**SHEET
3 OF 11**

CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



Foundation Level



- NOTES:
- 1. See sheet 11 for Notes 1.2, 1.4, 1.5 and additional notes.
 - 2. Foundation level Elev.=3.50' to 16.21~18.25', City of Madison Datum. (Variable elevation limits is noted per C.S.M. #3753)
 - 3. Subterranean ownership rights for Parcel I is Lot 1.
 - 4. Subterranean ownership rights for Parcel II is Lot 2.
 - 5. Subterranean ownership rights for Parcel III is Lot 3.

LINE TABLE

L17	S 44°25'25" E (N 44°56'04" W)	54.41'
L18	S 45°34'35" W (N 45°03'56" E)	67.97'
L19	S 44°25'25" E (N 44°56'04" W)	5.42'
L20	S 45°34'35" W (N 45°03'56" E)	24.00'
L21	S 44°25'25" E (N 44°56'04" W)	6.33'
L22	S 45°34'35" W (N 45°03'56" E)	34.50'
L23	N 44°25'25" W (S 44°56'04" E)	7.29'
L24	S 45°34'35" W (N 45°03'56" E)	73.73'

LINE TABLE

L25	S 44°29'18"E (S 45°00'00" E)	145.79'
L26	N 45°34'35" W (N 45°03'56" E)	102.75'
L27	S 44°25'25" E (N 44°56'04" W)	29.33'
L28	S 45°34'35" W (N 45°03'56" E)	20.52'
L29	S 44°25'25"E (N 44°56'04"W)	31.55'

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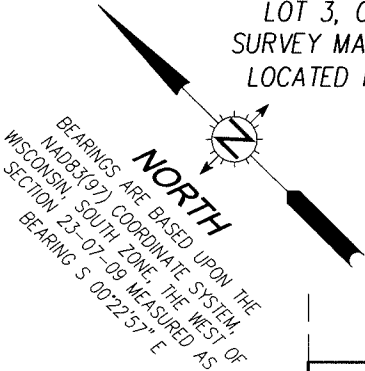
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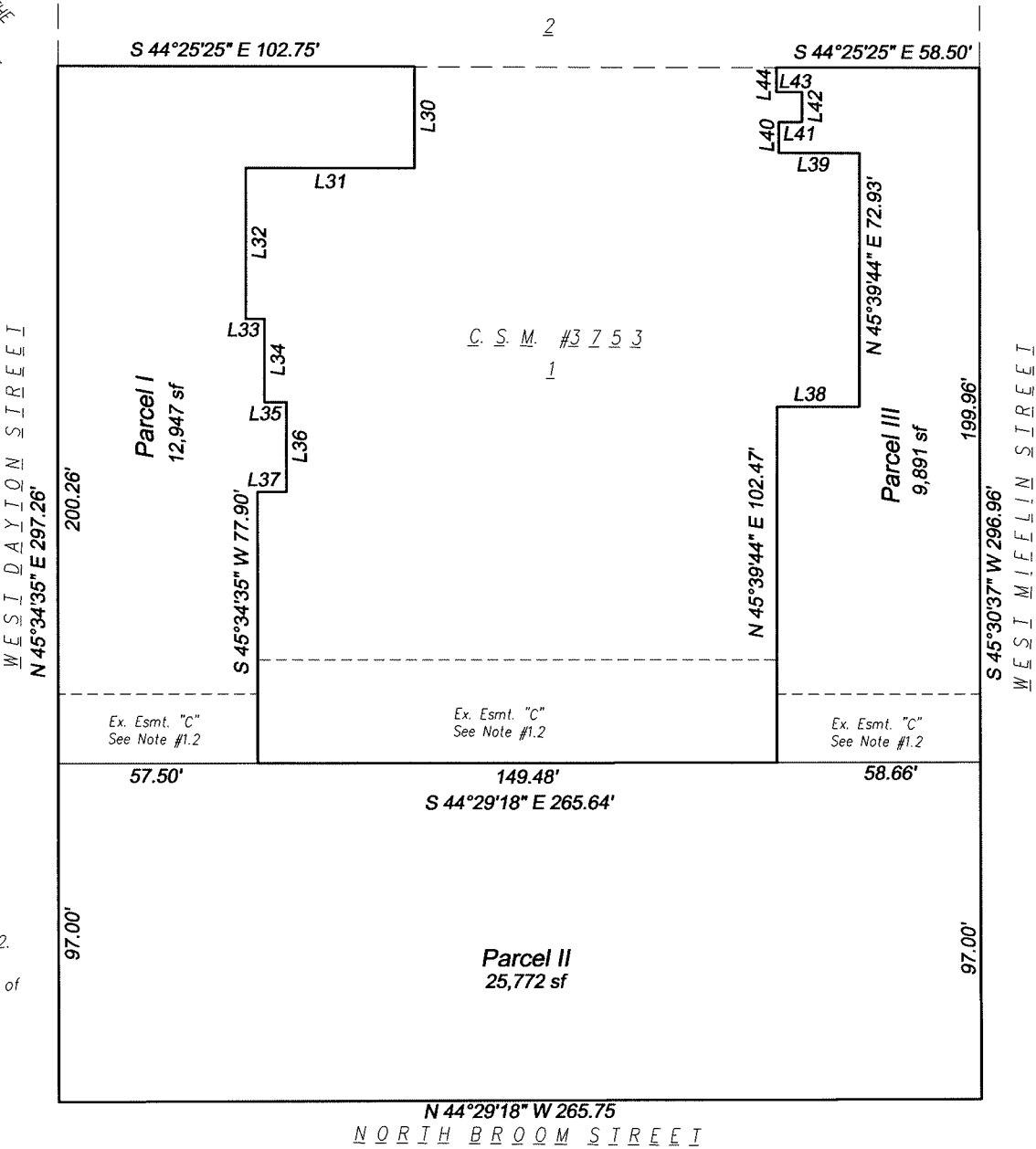
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CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



Air Rights Ownership - Second Floor Level



NOTES:

- 1. See sheet 11 for note 1.2.
- 2. Second Floor
Elev.=30.73'-38.81', City of Madison Datum.
- 3. Air rights ownership for Parcel I is Lot 1.
- 4. Air rights ownership for Parcel II is Lot 2.
- 5. Air rights ownership for Parcel III is Lot 3.

LINE TABLE

L30	S 45°34'35" W (N 45°03'56" E)	29.17'
L31	N 44°25'25" W (S 44°56'04" E)	48.67'
L32	S 45°34'35" W (N 45°03'56" E)	43.29'
L33	S 44°25'25" E (S 44°56'04" E)	5.42'
L34	S 45°34'35" W (N 45°03'56" E)	24.00'
L35	S 44°25'25" E (S 44°56'04" E)	6.33'
L36	S 45°34'35" W (N 45°03'56" E)	25.84' (25.67')
L37	N 44°25'25" W (S 44°56'04" E)	8.33'

LINE TABLE

L38	S 44°25'25" E (N 44°56'04" W)	23.69' (23.41')
L39	N 44°25'25" W (S 44°56'04" E)	23.27' (23.00')
L40	N 45°34'35" E (S 45°03'56" W)	8.82' (8.79')
L41	S 44°25'25" E (N 44°56'04" W)	6.58'
L42	N 45°34'35" W (S 45°03'56" E)	8.67'
L43	N 44°25'25" W (S 44°56'04" E)	7.33'
L44	N 45°34'35" E (S 45°03'56" W)	7.15' (7.00')

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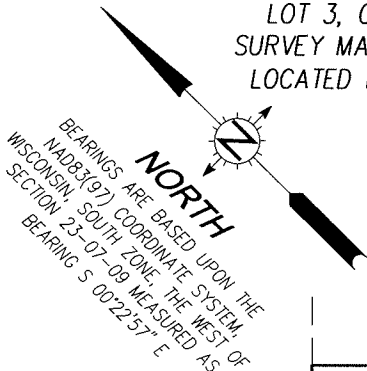
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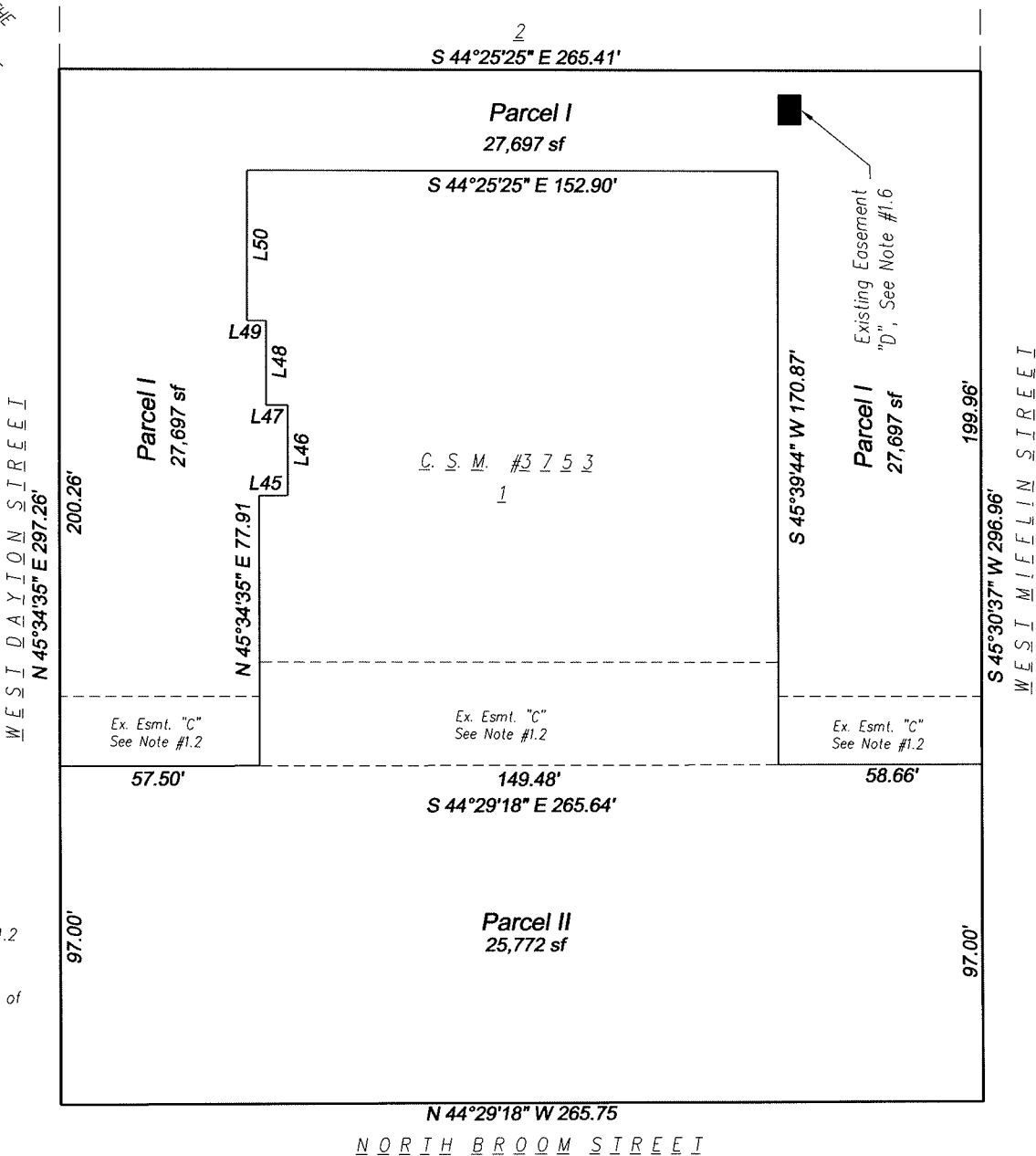
SHEET
5 OF 11

CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



Air Rights Ownership - Third Floor Level



NOTE:

- 1. See sheet 11 for Notes 1.2 and 1.6.
- 2. Third Floor
Elev.=38.81'-46.90', City of Madison Datum.
- 3. Air rights ownership for Parcel I is Lot 1.
- 4. Air rights ownership for Parcel II is Lot 2.

LINE TABLE

L45	S 44°25'25" E (S 44°56'04" E)	8.33'
L45	N 45°34'35" E (N 45°03'56" E)	25.85'
L47	N 44°25'25" W (N 44°56'04" W)	6.33'
L48	N 45°34'35" E (N 45°03'56" E)	24.00'
L49	N 44°25'25" W (N 44°56'04" W)	5.42'
L50	N 45°34'35" E (N 45°03'56" E)	43.29'

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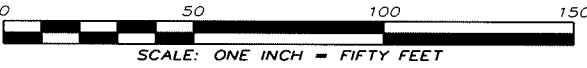
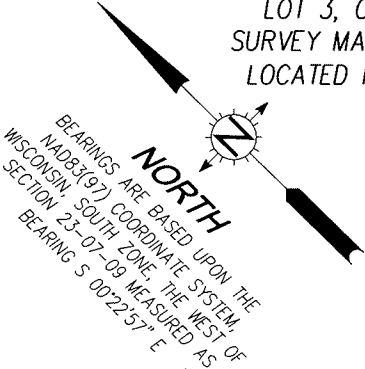
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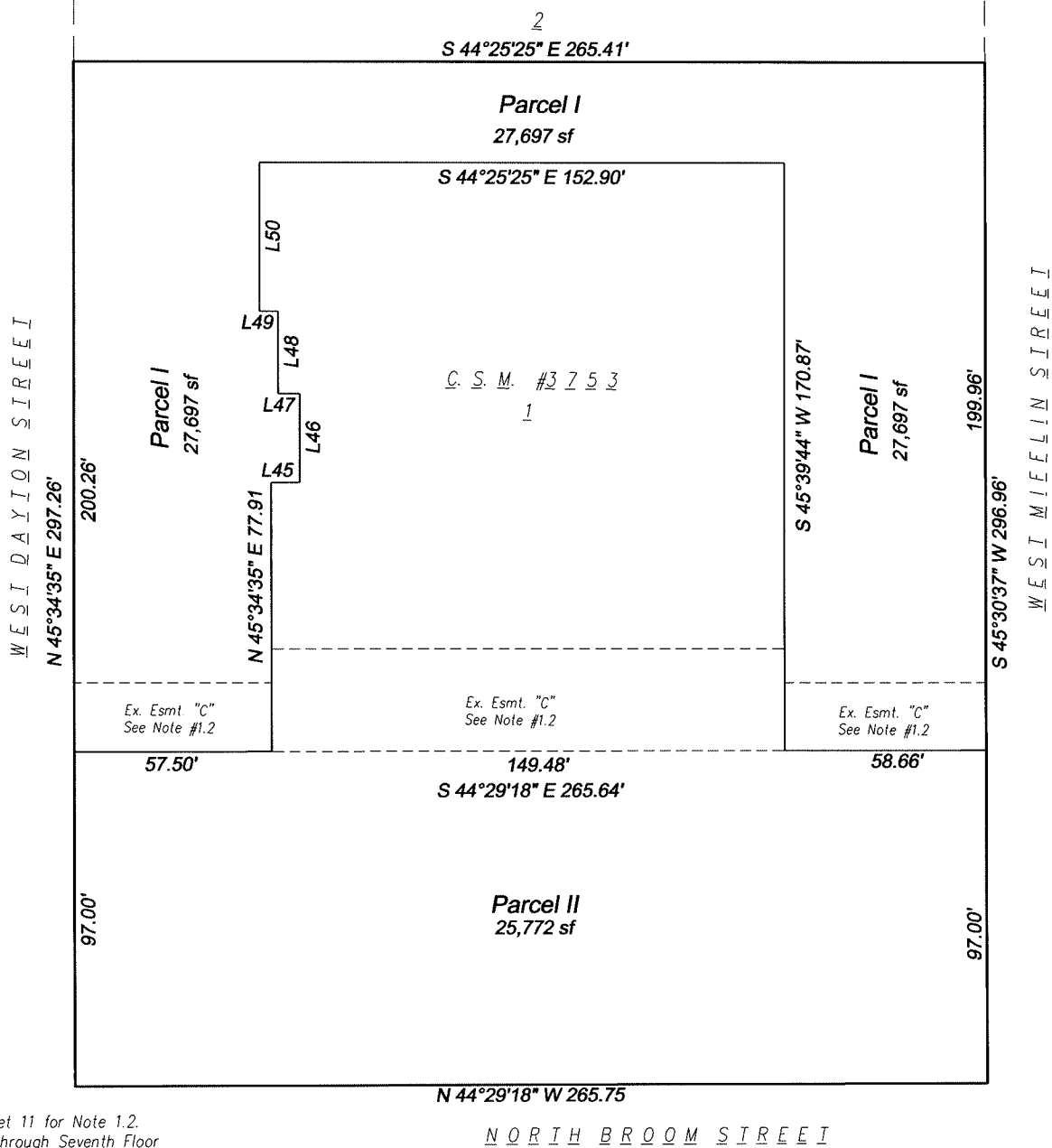
SHEET
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CERTIFIED SURVEY MAP No.

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Air Rights Ownership
Fourth Through Seventh Floor Levels



- NOTE:
- 1. See sheet 11 for Note 1.2.
 - 2. Fourth through Seventh Floor Elev.=46.90'-72.75', City of Madison Datum.
 - 3. See sheet 6 for line table.
 - 3. Air rights ownership for Parcel I is Lot 1.
 - 4. Air rights ownership for Parcel II is Lot 2.

C.S.M. No. _____
Doc. No. _____
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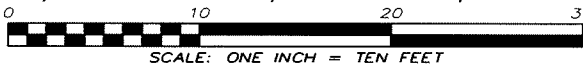
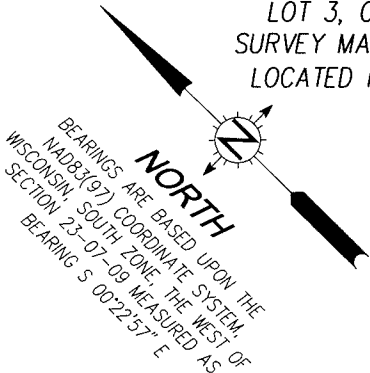
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CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

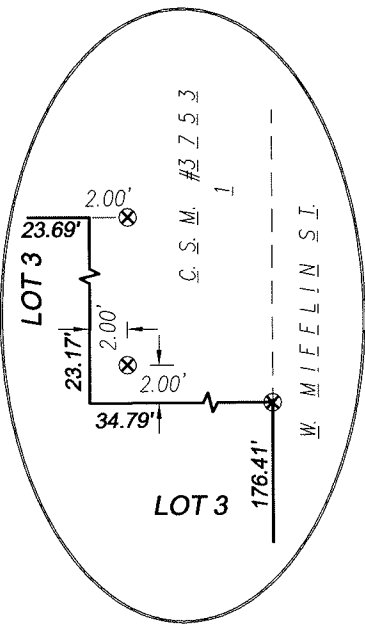
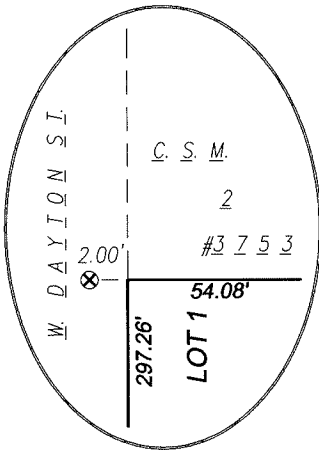
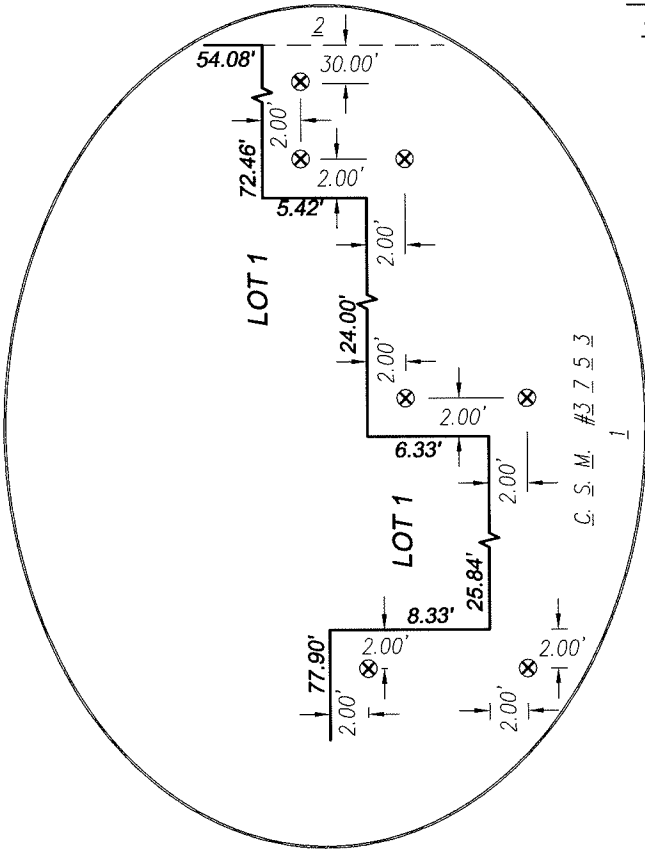


LEGEND

- SOLID IRON ROD FOUND (DIAMETER NOTED)
- ⊗ MAG NAIL, PK NAIL OR NAIL FOUND (TYPE NOTED)
- × CHISELED "X" FOUND
- ⊙ IRON PIPE FOUND (OUTSIDE DIAMETER NOTED)
- ⊗ MAG NAIL SET
- () INDICATES RECORDED AS

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

Detail Drawings of
Offset Irons Set



C.S.M. No. _____

Doc. No. _____

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CERTIFIED SURVEY MAP No.

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SURVEYOR'S CERTIFICATE:

I, Michael S. Marty, P.L.S. No. 2452, hereby certify: that under the direction of Meridian Group, Inc., owner of said land, I have surveyed, divided, and mapped Lot 3 of Certified Survey Map Number 3753, as recorded in Volume 15 of Certified Survey Maps, on Pages 222-228, as Document Number 1714539, Dane County Registry, located in the NW 1/4 of the NE 1/4 of Section 23, Township 07 North, Range 09 East, City of Madison, Dane County, Wisconsin, more fully described as follows: Commencing at the North 1/4 corner of said Section 23; thence South 00 degrees 22 minutes 57 seconds East along the West line of the NW 1/4 of said Section 23, 707.09 feet; thence North 89 degrees 37 minutes 03 seconds East, 944.93 feet to the westerly most corner of aforementioned Lot 3 and the point of beginning; thence along the boundary line of said Lot 3 for the next sixteen (16) courses; 1-thence North 45 degrees 34 minutes 35 seconds East, 297.26 feet; 2-thence South 44 degrees 25 minutes 25 seconds East, 54.08 feet; 3-thence South 45 degrees 34 minutes 35 seconds West, 72.46 feet; 4-thence South 44 degrees 25 minutes 25 seconds East, 5.42 feet; 5-thence South 45 degrees 34 minutes 35 seconds West, 24.00 feet; 6-thence South 44 degrees 25 minutes 25 seconds East, 6.33 feet; 7-thence South 45 degrees 34 minutes 35 seconds West, 25.84 feet; 8-thence North 44 degrees 25 minutes 25 seconds West, 8.33 feet; 9-thence South 45 degrees 34 minutes 35 seconds West, 77.90 feet; 10-thence South 44 degrees 29 minutes 18 seconds East, 149.48 feet; 11-thence North 45 degrees 39 minutes 44 seconds East, 102.47 feet; 12-thence South 44 degrees 25 minutes 25 seconds East, 23.69 feet; 13-thence South 45 degrees 42 minutes 46 seconds West, 23.17 feet; 14-thence South 44 degrees 43 minutes 14 seconds East, 34.79 feet; 15-thence South 45 degrees 30 minutes 37 seconds West, 176.41 feet; 16-thence North 44 degrees 29 minutes 18 seconds West, 265.75 feet to the point of beginning. Said description contains 42,493 square feet or 0.9755 acres.

I further certify that the map on sheet one 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 Subdivision Regulations of the City of Madison in surveying, dividing, and mapping the same.

Dated this ____ day of _____, 200__.

Signed: Michael S. Marty, P.L.S. No. 2452

OWNER'S CERTIFICATE:

Capitol Centre Housing Partners Limited Partnership. as owner, does hereby certify that we caused the lands described on the Certified Survey Map to be surveyed, divided, mapped, and dedicated as represented hereon.

IN WITNESS WHEREOF, said Capitol Centre Partners Limited Partnership. has caused these presents to be signed by Capitol Centre Advisors LLC, Douglas D. Strub, its Authorized Member, at Madison, Wisconsin, this _____ day of _____, 200__.

Signed: Capitol Centre Housing Partners Limited Partnership, Capitol Centre Advisors LLC, Douglas D. Strub, Authorized Member

State of Wisconsin)
County of Dane)

Personally come before me this ____ day of _____, 200__ the above named Douglas D. Strub, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public: My Commission Expires/is permanent:

C.S.M. No.
Doc. No.
Vol. Page

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FN: 12050 DATE: 06/26/2009

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CERTIFIED SURVEY MAP No. _____

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CONSENT OF MORTGAGEE:

_____, a banking association duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping, and dedicating of the land described on this Certified Survey Map and does hereby consent to the Owner's Certificate.

IN WITNESS WHEREOF, said _____, has caused these presents to be signed by _____, its _____, at _____, Wisconsin, this ____ day of _____, 200__.

Signed: _____

State of Wisconsin)
)
County of Dane)

Personally came before me this ____ day of _____, 200__, the above named _____, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public: _____ My Commission Expires/is permanent: _____

MADISON PLAN COMMISSION CERTIFICATE:

Approved for recording per the City of Madison Plan Commission.

Dated this ____ day of _____, 200__.

Signed: _____
 Mark A. Olinger, Secretary, Madison Plan Commission

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

CERTIFIED SURVEY MAP No.

LOT 3, CERTIFIED SURVEY MAP NUMBER 3753, AS RECORDED IN VOLUME 15 OF CERTIFIED SURVEY MAPS, ON PAGES 222-228, AS DOCUMENT NUMBER 1714539, DANE COUNTY REGISTRY, LOCATED IN THE NW 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

NOTES:

- 1. Notes per the recorded C.S.M. (Doc. #1714539)
 - 1.1. Existing Easement "B" is an access easement in favor of Lot 3 and consists of an entry and stairs.
 - 1.2. Existing Easement "C" is a public access, service, and maintenance easement for all public purposes. Also public and private underground utility easements which are reserved exclusively unto the city.
 - 1.3. Existing Easement "A": Owners of Lot 3 have the right to construct and maintain columns in this area except for drive area. Drive area is based upon location of existing drive.
 - 1.4. Existing Easements "E" & "F" are non exclusive sub-terranean footing easements between Lots 1, 2, 3 & 4.
 - 1.5. Owners of Lot 4 have the right to construct and maintain footings in this hatched area.
 - 1.6. Existing Easement "D" is an access ownership in favor of Lot 1. Easement "E" being for an elevator shaft area.
 - 1.7. All lots are subject to the terms and conditions of the Redevelopment Agreement recorded in the Office of the Dane County Register of Deeds in V.2982, P.24, as Doc. #1714545.
- 2. Subject to Agreement for Common Wall and Encroachments and Shared Elements as recorded in Doc. #1714594. (General in nature and cannot be depicted. Refer to document for conditions & terms.)
- 3. Subject to Memorandum of Agreement as recorded in Doc. #3824972. (General in nature and cannot be depicted. Refer to document for conditions.)

REGISTER OF DEEDS CERTIFICATE:

Received for recording on this ____ day of _____,
200__, at ____ o'clock __.m. and recorded in Volume ____
of Certified Survey Maps on pages _____.

Kristi Chlebowski, Dane County Register of Deeds

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

SURVEYED FOR:
Meridian Group, Inc.
P.O. Box 620800
Middleton, WI 53562-0800



Madison Office
2690 Research Park Drive, Suite H
Madison, WI 53711
Ph: 608-442-9500
Fx: 608-442-9501

Faribault, Minnesota: 507-331-1500
Mankato, Minnesota: 507-387-6651
Web: www.is-grp.com

FN: 12050
DATE: 06/26/2009

REVISIONS:

SHEET
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