

CERTIFIED SURVEY MAP No. _____

LOTS 6-9, BLOCK 155, ORIGINAL PLAT OF MADISON, LOCATED IN GOVERNMENT LOT 5, SECTION 13, T7N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN

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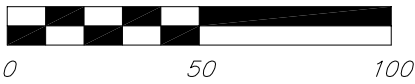
SURVEY LEGEND

- FOUND 3/4" Ø IRON ROD
- () RECORDED AS INFORMATION

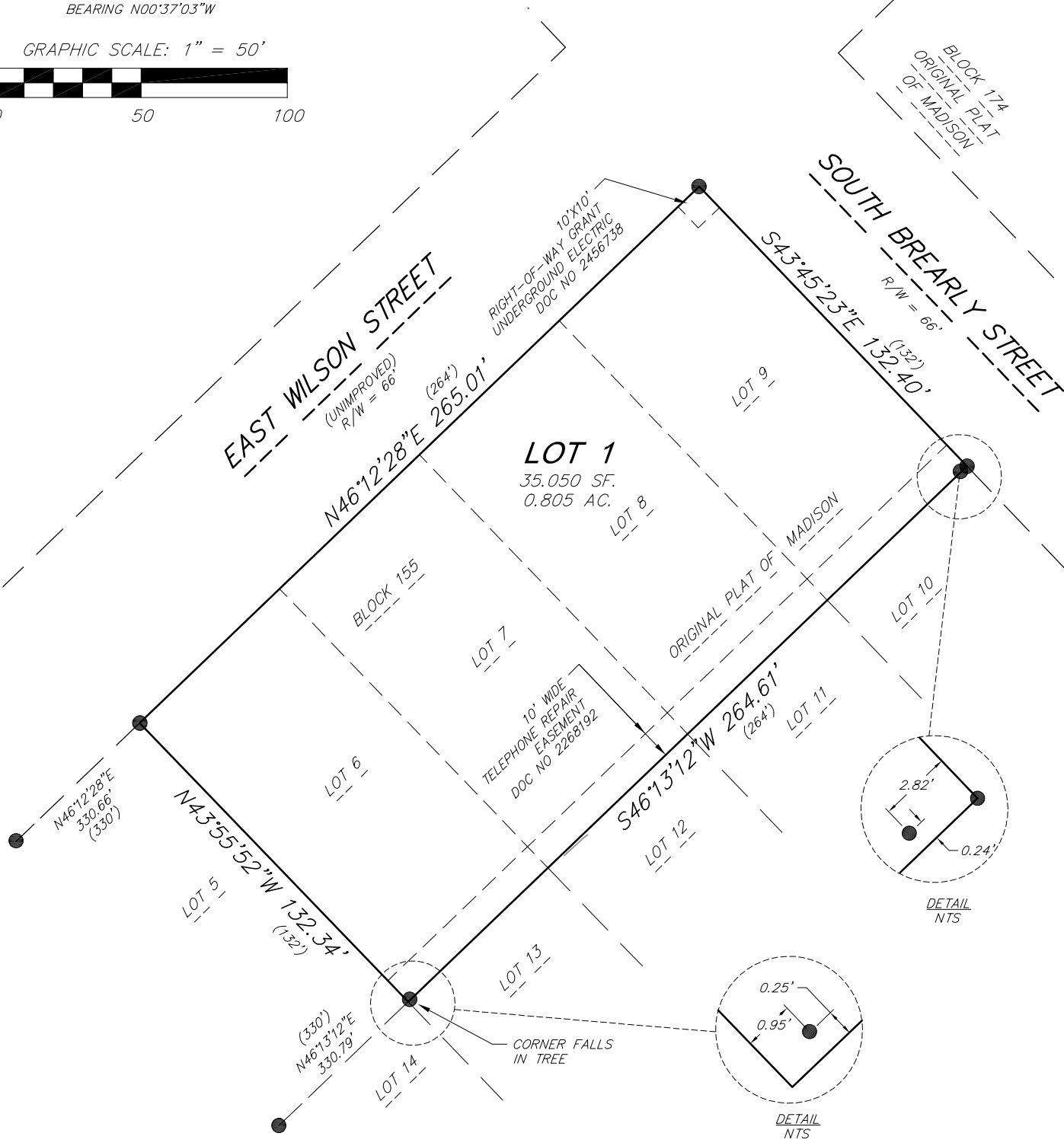


BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, NAD83(2011), THE WEST LINE OF THE SE1/4 OF SECTION 13-07-09 MEASURED AS BEARING N00°37'03"W

GRAPHIC SCALE: 1" = 50'



07 Oct 2024 - 8:57a M:\SARA Investment Real Estate\240467_306 S Brearly St\CADD\240467 - CSM.dwg by: kpap



NOTE: SEE SHEET 2 FOR SECTION TIE DETAIL



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SECTION TIE DETAIL

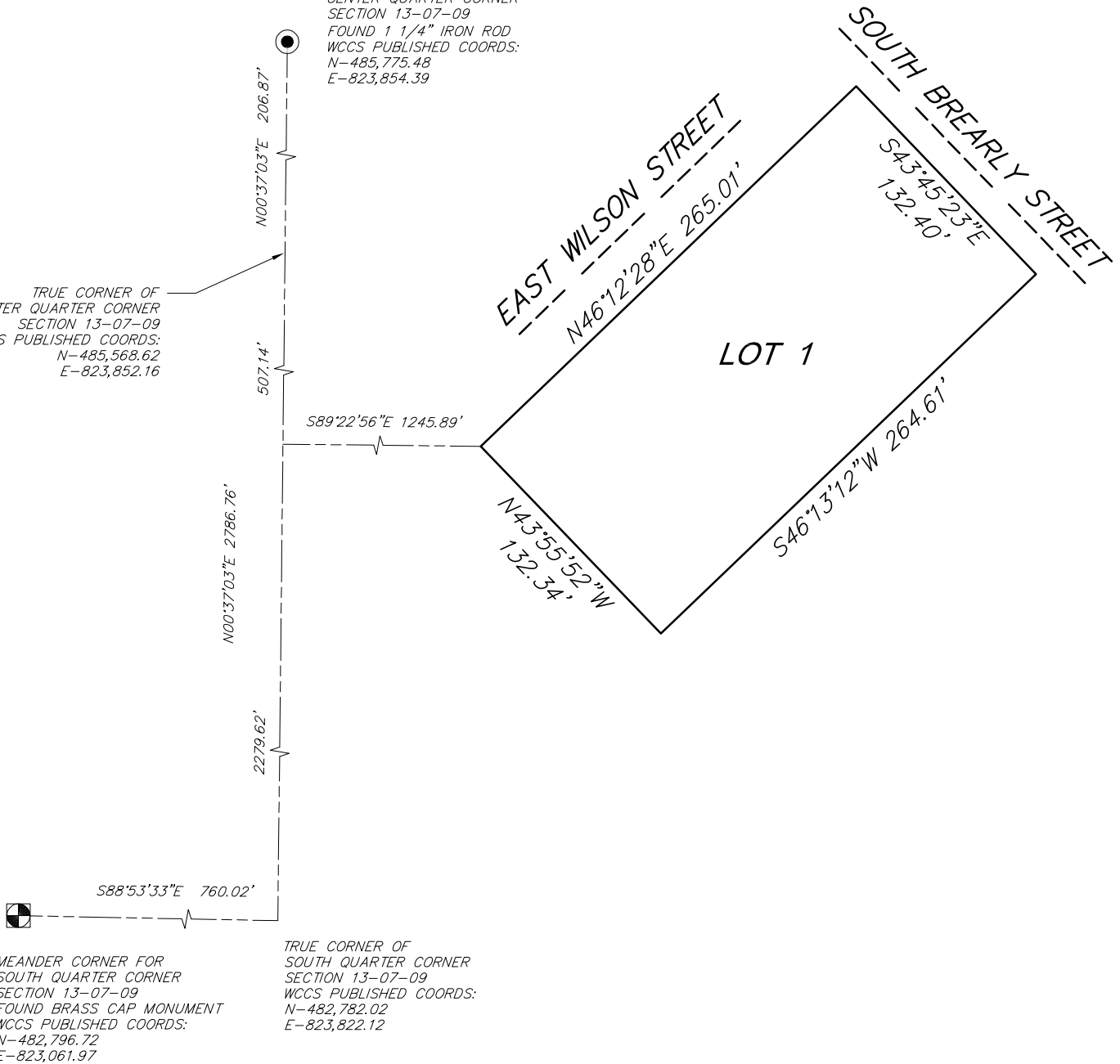
(NOT TO SCALE)

BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, NAD83(2011), THE WEST LINE OF THE SE1/4 OF SECTION 13-07-09 MEASURED AS BEARING N00°37'03"W

MEANDER CORNER FOR CENTER QUARTER CORNER SECTION 13-07-09
FOUND 1 1/4" IRON ROD
WCCS PUBLISHED COORDS:
N-485,775.48
E-823,854.39

TRUE CORNER OF CENTER QUARTER CORNER SECTION 13-07-09
WCCS PUBLISHED COORDS:
N-485,568.62
E-823,852.16

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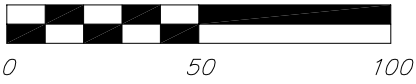
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EXISTING CONDITIONS

GRAPHIC SCALE: 1" = 50'



EAST WILSON STREET
(UNIMPROVED)
R/W = 66'

SOUTH BREARLY STREET
R/W = 66'

BLOCK 174
ORIGINAL PLAT
OF MADISON

LOT 1

LOT 5

LOT 14

LOT 13

LOT 12

LOT 11

LOT 10

FENCE CORNER
1.4' NE OF
PROPERTY LINE

FENCE CORNER
1.2' NE OF
PROPERTY LINE
ASPHALT CORNER
0.8' NE OF
PROPERTY LINE

ASPHALT CORNER
1.1' NE OF
PROPERTY LINE

CONCRETE CORNER
0.7' NW OF
PROPERTY LINE

CONCRETE

EXISTING
BUILDING

CONCRETE

BITUMINOUS

PAVEMENT

ASPHALT 0.2'
NW OF PROPERTY
LINE

FENCE 0.9'
NW OF PROPERTY
LINE

FENCE CORNER
1.0' SE OF
PROPERTY LINE

FENCE 0.2'
SE OF PROPERTY
LINE

22.6'

23.0'

13.4'

13.5'

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SURVEYOR'S CERTIFICATE:

I, Kevin J. Pape, Professional Land Surveyor S-2568, do hereby certify that this survey is in full compliance with Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of the City of Madison, Dane County, Wisconsin, and under the direction of the Owners listed hereon, I have surveyed, divided and mapped the land described below and that said map is a correctly dimensioned representation of the exterior boundaries and division of the land surveyed.

Date: October 7, 2024

DRAFT

Signed: _____
Kevin J. Pape, Professional Land Surveyor S-2568

DESCRIPTION:

Lots 6, 7, 8, and 9, Block 155, Original Plat of Madison, Located in Government Lot 5, Section 13, T7N, R9E, City of Madison, Dane County, Wisconsin. Contains 35,050 square feet (0.805 acres).

MADISON PLAN COMMISSION CERTIFICATE:

Approved for recording per the Secretary of the City of Madison Plan Commission.

By: _____ Date: _____
Matthew Wachter, Secretary
City of Madison Plan Commission

CITY OF MADISON COMMON COUNCIL RESOLUTION:

Resolved that the Certified Survey Map located in the City of Madison was hereby approved by Enactment Number RES-_____, File ID Number _____, adopted on the ___ day of _____, 2024, 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 _____, 2024.

Maribeth Witzel-Behl, City Clerk, City of Madison

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OWNER'S CERTIFICATE

Brearily Street Property Group LLC, a Wisconsin 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 company caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the map hereon.

BREARLY STREET PROPERTY GROUP LLC

PRINT NAME AND TITLE

State of Wisconsin)
)ss.
 County of Dane)

Personally came before me this _____ day of _____, 20____, the above named _____, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

 Notary Public, State of Wisconsin My Commission expires: _____

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 20____,
 at _____ o'clock _____.m. and recorded in Volume _____ of Certified
 Survey Maps on pages _____, as Doc. No. _____.

Kristi Chlebowski,
 Dane County Register of Deeds

NOTE:

- 1. Lands within this CSM are subject to Easement Deed by Court Order recorded as Document No. 4965434.

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