

Exhibit B
Lands to be Attached

ALTA / ACSM LAND TITLE SURVEY

BRASS DISC IN CONCRETE
SOUTHWEST CORNER, SECTION 34,
TOWNSHIP 7 NORTH, RANGE 8 EAST.

HAWKS GOLF LAND, LLC
PART OF LOT 41
HAWKS LANDING GOLF CLUB
DOC. #3219695
RECORDED JUNE 07, 2000

City of Madison

HAWKS GOLF LAND, LLC
PART OF LOT 41
HAWKS LANDING GOLF CLUB

City of Madison

Town of Middleton

BRASS DISC IN CONCRETE
WEST 1/4 CORNER, SECTION 34,
TOWNSHIP 7 NORTH, RANGE 8 EAST.
PER CITY TIE SHEET, A DISPUTED CORNER.

MONUMENT FOUND
0.71 SOUTH AND 0.18' WEST
OF DOCUMENTED CORNER

LEGAL DESCRIPTION
COMMITMENT NO. NCS-468099-MAD

THE EAST 1/2 OF THE NORTHWEST 1/4; THE NORTH TEN (10) RODS OF THE NORTHEAST 1/4 OF THE
SOUTHWEST 1/4 ALL IN SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST, IN THE TOWN OF
MIDDLETON, COUNTY OF DANE, STATE OF WISCONSIN, EXCEPT THOSE LANDS CONVEYED TO DANE
COUNTY FOR HIGHWAY PURPOSES RECORDED IN VOLUME 314 OF MISC., PAGE 435 AS DOCUMENT
NO. 951350, AND FURTHER EXCEPT THOSE LANDS CONVEYED IN QUIT CLAIM DEED RECORDED IN
VOLUME 21497 OF RECORDS, PAGE 13, AS DOCUMENT NO. 2431082, ALSO EXCEPT THOSE LANDS
CONVEYED TO THE CITY OF MADISON RECORDED AS DOCUMENT NO. 4628436, DESCRIBED AS
FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST;
THENCE NORTH 89°11'46" EAST, 1319.90 FEET, TO THE WEST LINE OF THE EAST 1/2 OF THE
NORTHWEST 1/4 OF SAID SECTION 34;
THENCE SOUTH 01°17'08" WEST, 47.01 FEET, ALONG SAID WEST LINE TO THE POINT OF BEGINNING;
THENCE CONTINUE SOUTH 01°17'08" WEST, 2593.78 FEET, ALONG SAID WEST LINE TO THE SOUTH
LINE OF THE NORTHWEST 1/4 OF SAID SECTION 34;
THENCE SOUTH 01°23'12" WEST, 165.12 FEET, TO THE SOUTH LINE OF THE NORTH 10 RODS OF THE
NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 34;
THENCE NORTH 89°12'18" EAST, 1253.12 FEET, ALONG SAID SOUTH LINE TO THE WEST LINE OF
COUNTY TRUNK HIGHWAY M;
THENCE NORTH 01°26'53" EAST, 165.13 FEET, ALONG SAID WEST LINE TO THE SOUTH LINE OF THE
NORTHWEST 1/4 OF SAID SECTION 34;
THENCE NORTH 01°04'34" EAST, 628.20 FEET, ALONG SAID WEST LINE;
THENCE NORTH 88°55'31" WEST, 15.00 FEET, ALONG SAID WEST LINE;
THENCE NORTH 01°04'29" EAST, 333.78 FEET, ALONG SAID WEST LINE;
THENCE SOUTH 88°55'31" EAST, 21.40 FEET, ALONG SAID WEST LINE;
THENCE NORTH 01°04'29" EAST, 686.04 FEET, ALONG SAID WEST LINE;
THENCE NORTH 08°26'06" WEST, 91.27 FEET, ALONG SAID WEST LINE;
THENCE ALONG SAID WEST LINE BEING THE ARC OF A CURVE BEARING TO THE RIGHT, 215.40 FEET,
HAVING A CHORD BEARING AND DISTANCE OF NORTH 00°53'52" WEST, 215.35 FEET, AND A RADIUS
OF 3043.00 FEET;
THENCE NORTH 01°07'48" EAST, 480.15 FEET, ALONG SAID WEST LINE;
THENCE ALONG SAID WEST LINE BEING THE ARC OF A CURVE BEARING TO THE LEFT, 128.49 FEET,
HAVING A CHORD BEARING AND DISTANCE OF NORTH 11°10'52" WEST, 127.50 FEET, AND A RADIUS
OF 299.00 FEET;
THENCE NORTH 35°14'57" WEST, 49.96 FEET, ALONG SAID WEST LINE TO THE SOUTH LINE OF
VALLEY VIEW ROAD;
THENCE SOUTH 89°11'46" WEST, 204.90 FEET, ALONG SAID SOUTH LINE;
THENCE ALONG SAID SOUTH LINE BEING THE ARC OF A CURVE BEARING TO THE RIGHT, 134.85
FEET, HAVING A CHORD BEARING AND DISTANCE OF SOUTH 85°53'38" WEST, 134.48 FEET, AND A
RADIUS OF 523.00 FEET;
THENCE NORTH 87°01'10" WEST, 90.13 FEET, ALONG SAID SOUTH LINE;
THENCE SOUTH 88°41'26" WEST, 109.32 FEET, ALONG SAID SOUTH LINE;
THENCE NORTH 85°55'33" WEST, 123.06 FEET, ALONG SAID SOUTH LINE;
THENCE SOUTH 89°11'46" WEST, 306.70 FEET, ALONG SAID SOUTH LINE;
THENCE SOUTH 86°40'36" WEST, 75.89 FEET, ALONG SAID SOUTH LINE;
THENCE SOUTH 69°19'30" WEST, 16.77 FEET, ALONG SAID SOUTH LINE;
THENCE SOUTH 86°40'36" WEST, 112.50 FEET, ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING;
CONTAINS 78.872 ACRES (0.1232 SQUARE MILE), MORE OR LESS.

OWNER: RUTH VETTER
FIRST AMERICAN TITLE INSURANCE COMPANY
URP DEVELOPEMENT, LLC

ADDRESS: ACREAGE, MIDDLETON, WISCONSIN

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED
WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS
FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA
AND NSPS, AND INCLUDES ITEMS 1, 2, 4, 7(b)(1), 8, 11(b), and 13 OF TABLE A THEREOF.
THE FIELDWORK WAS COMPLETED ON SEPTEMBER 20, 2011.

J. SCOTT HENKEL RLS, 2495-008
NOVEMBER 30, 2011

LEGEND
SECTION CORNER MONUMENT
IRON REBAR FOUND
1" x 24" IRON PIPE SET
WEIGHING 1.13 LBS/FOOT.

SCALE 1" = 160'

City of Madison

OWNERS OF ADJOINERS
CITY OF MADISON ENGINEER
STORMWATER UTILITY
OUTLOT 2, LINDEN PARK
CORY C. & KATHERINE E. BRASEL
LOT 5, LINDEN PARK

OWNERS OF ADJOINERS
MB INVESTMENTS OF WI, LLC
OUTLOT 1, LINDEN PARK
JEFFREY T. & JILL A. SAWYER
LOT 1, LINDEN PARK
LANCE T. HALL
LOT 3, LINDEN PARK

LINDEN PARK
DOC. #4139208
RECORDED 2005

SUNDANCE DRIVE

VALLEY VIEW ROAD

VALLEY VIEW ROAD

VALLEY VIEW ROAD

VALLEY VIEW ROAD

VALLEY VIEW ROAD

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LEGAL DESCRIPTION
COMMITMENT NO.: NCS-501867-MAD

THE NORTH FIFTY (50) RODS OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4
OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST, IN THE TOWN OF MIDDLETON, COUNTY OF
DANE, STATE OF WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST;
THENCE NORTH 89°11'46" EAST, 1319.90 FEET, TO THE WEST LINE OF THE EAST 1/2 OF THE
NORTHWEST 1/4 OF SAID SECTION 34;
THENCE SOUTH 01°17'08" WEST, 2640.79 FEET, ALONG SAID WEST LINE TO THE SOUTH LINE OF THE
NORTHWEST 1/4 OF SAID SECTION 34, AND THE POINT OF BEGINNING;
THENCE SOUTH 89°12'18" WEST, 1313.34 FEET, ALONG SAID SOUTH LINE TO THE WEST 1/4 CORNER
OF SAID SECTION 34;
THENCE SOUTH 01°19'31" WEST, 823.56 FEET, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF
SAID SECTION 34;
THENCE NORTH 89°12'18" EAST, 1312.46 FEET, TO THE WEST LINE OF THE EAST 1/2 OF THE
SOUTHWEST 1/4 OF SAID SECTION 34;
THENCE NORTH 01°23'12" EAST, 823.60 FEET, ALONG SAID WEST LINE TO THE POINT OF BEGINNING.
CONTAINS 24.805 ACRES (0.0388 SQUARE MILE), MORE OR LESS.

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HAWKS GOLF LAND, LLC
LOT 17
HAWKS LANDING GOLF CLUB

City of Madison

ALUM. DISC IN CONCRETE
SOUTH 1/4 CORNER, SECTION 34,
TOWNSHIP 7 NORTH, RANGE 8 EAST.

1.25" REBAR FOUND
0.74" NORTH AND 0.27" WEST
OF PROPERTY CORNER

ALUM. DISC IN CONCRETE
CENTER OF SECTION 34,
TOWNSHIP 7 NORTH, RANGE 8 EAST.

SOUTH 01°23'12" WEST
165.12'

SOUTH 01°17'08" WEST
2593.78'

COMMITMENT NO.: NCS-468099-MAD
COMMITMENT DATE: DECEMBER 14, 2010
TAX ID NO.: 038/0708-342-8000-1
and 038/0708-342-9500-4
and 038/0708-342-8000-0
ADDRESS: ACREAGE, MIDDLETON, WI

15 SANITARY AND STORM EASEMENT

COMMITMENT NO. NCS-468099-MAD
EXCEPTIONS
12 EXCEPTION 12
EASEMENT
MADISON GAS AND ELECTRIC CO.
RECORDED MAY 25, 1967
DOCUMENT NO. 1185334

13 EXCEPTION 13
RIGHT-OF-WAY EASEMENT
MID-PLAINS TELEPHONE, INC.
RECORDED JULY 24, 1996
DOCUMENT NO. 2781499
modified by
PARTIAL ASSIGNMENT OF
EASEMENT RIGHTS
WISCONSIN POWER AND LIGHT
COMPANY
RECORDED OCTOBER 15, 2004
DOCUMENT NO. 3978962

13 WP&L and MID-PLAINS
TELEPHONE d/b/a TDS
TELECOM EASEMENT (typ.)

12 EXCEPTION 14
PERMANENT EASEMENT FOR
PUBLIC SANITARY SEWER
AND STORM SEWER PURPOSES
CITY OF MADISON
RECORDED APRIL 18, 2001
DOCUMENT NO. 3308632

15 EXCEPTION 15
PERMANENT EASEMENT FOR
PUBLIC SANITARY SEWER AND
STORM SEWER PURPOSES
CITY OF MADISON
RECORDED SEPTEMBER 22, 2005
DOCUMENT NO. 4111033

17 ATC, LLC.
EASEMENT
WIDTH VARIES

16 TEMPORARY LIMITED EASEMENT FOR
PUBLIC ROAD CONSTRUCTION PURPOSES
CITY OF MADISON
RECORDED JANUARY 20, 2010
DOCUMENT NO. 4628437

17 ELECTRIC TRANSMISSION LINE EASEMENT
AMERICAN TRANSMISSION COMPANY LLC
RECORDED JUNE 07, 2010
DOCUMENT NO. 4661442

18 UNDERGROUND ELECTRIC FACILITIES EASEMENT
WISCONSIN POWER & LIGHT CO.
RECORDED JULY 14, 2010
DOCUMENT NO. 4672138

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17 WP&L EASEMENT
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RIGHT-OF-WAY
ACQUISITION
PER DOC. #4628436, (1/3)

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