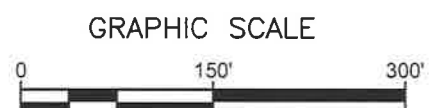
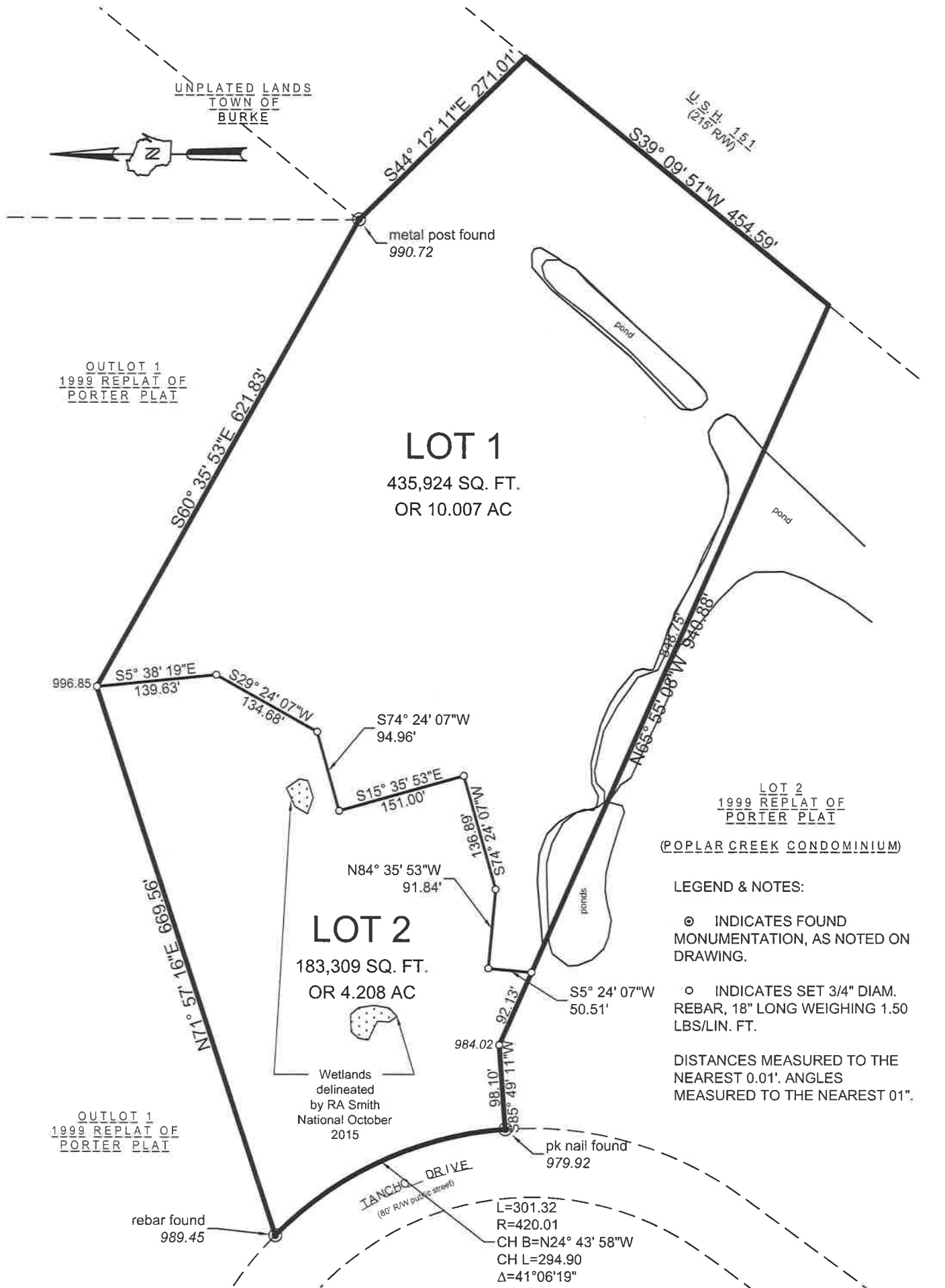


CERTIFIED SURVEY MAP NO. _____

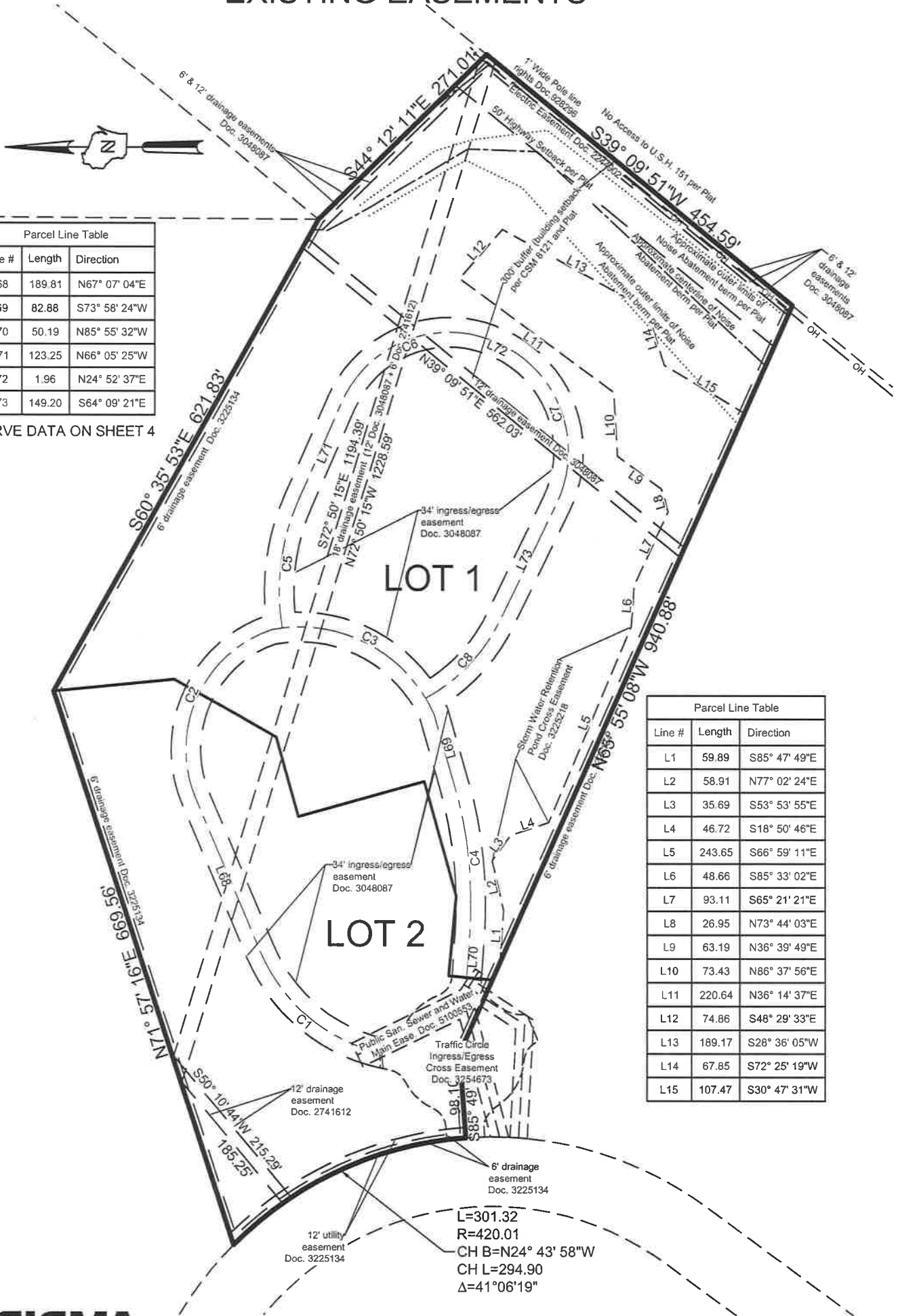
Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.



CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

EXISTING EASEMENTS



Parcel Line Table		
Line #	Length	Direction
L68	189.81	N67° 07' 04"E
L69	82.88	S73° 58' 24"W
L70	50.19	N85° 55' 32"W
L71	123.25	N66° 05' 25"W
L72	1.96	N24° 52' 37"E
L73	149.20	S64° 09' 21"E

CURVE DATA ON SHEET 4

Parcel Line Table		
Line #	Length	Direction
L1	59.89	S85° 47' 49"E
L2	58.91	N77° 02' 24"E
L3	35.69	S53° 53' 55"E
L4	46.72	S18° 50' 46"E
L5	243.65	S66° 59' 11"E
L6	48.66	S85° 33' 02"E
L7	93.11	S65° 21' 21"E
L8	26.95	N73° 44' 03"E
L9	63.19	N36° 39' 49"E
L10	73.43	N86° 37' 56"E
L11	220.64	N36° 14' 37"E
L12	74.86	S48° 29' 33"E
L13	189.17	S28° 36' 05"W
L14	67.85	S72° 25' 19"W
L15	107.47	S30° 47' 31"W

THE SIGMA GROUP
Single Source. Sound Solutions.

www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

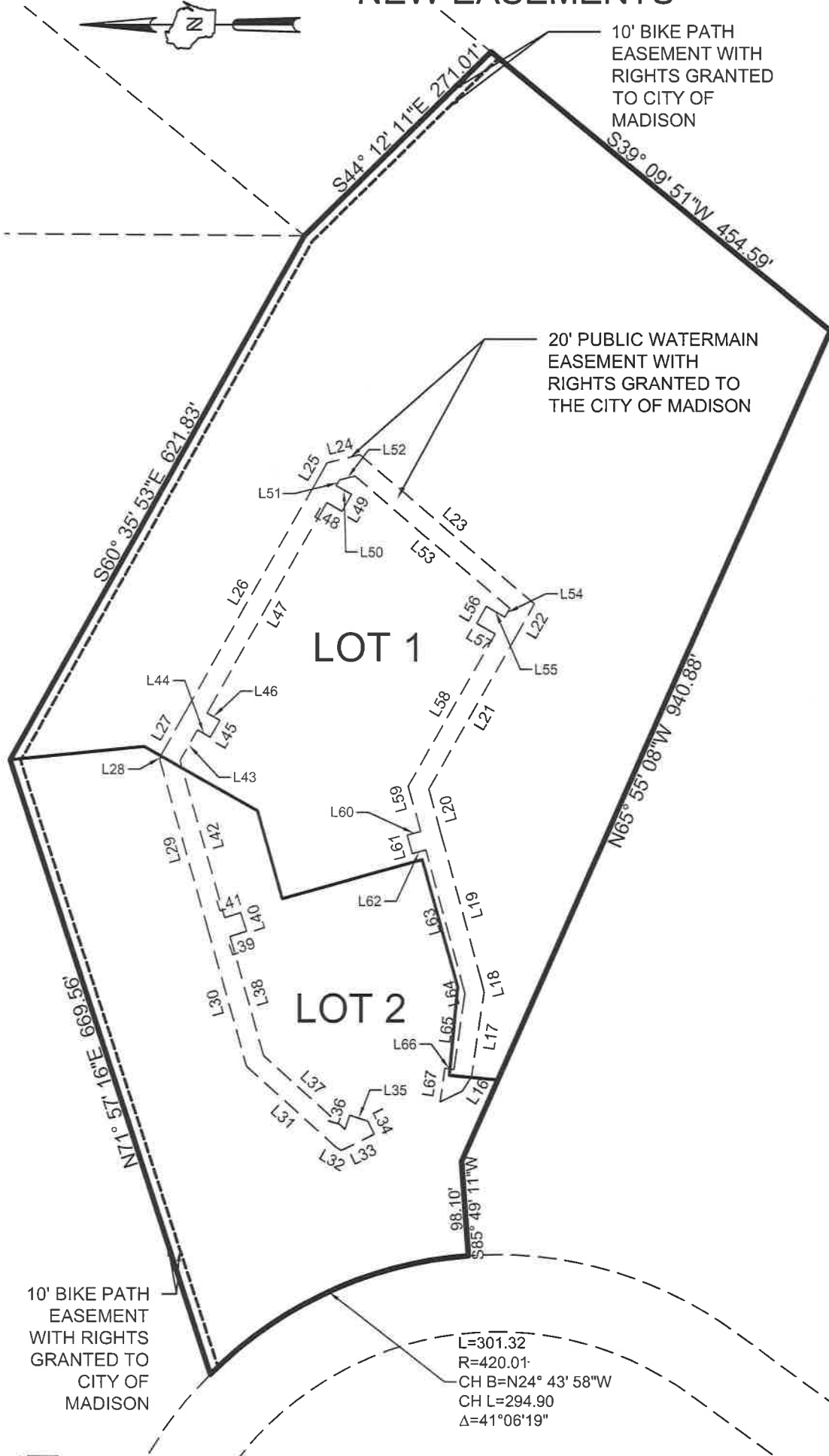
GRAPHIC SCALE



CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

NEW EASEMENTS



Parcel Line Table		
Line #	Length	Direction
L16	17.57	N56° 42' 00"W
L17	88.80	N81° 17' 46"W
L18	11.27	S75° 23' 54"W
L19	157.02	S74° 43' 26"W
L20	49.79	S74° 54' 43"W
L21	184.64	N60° 07' 34"W
L22	35.72	N60° 07' 34"W
L23	238.15	S40° 26' 42"W
L24	35.40	S13° 54' 03"E
L25	25.86	S60° 16' 34"E
L26	271.05	S60° 16' 34"E
L27	51.57	S60° 16' 34"E
L28	4.59	S78° 48' 26"E
L29	185.56	N74° 13' 03"E
L30	143.87	N74° 45' 12"E
L31	125.58	N42° 04' 50"E
L32	6.13	N30° 03' 05"E
L33	38.05	N26° 03' 34"W
L34	15.14	S63° 56' 26"W
L35	20.00	S17° 58' 44"W
L36	15.40	S72° 01' 16"E
L37	113.96	S42° 04' 50"W
L38	128.10	S74° 15' 12"W
L39	18.01	N17° 39' 37"W
L40	20.00	S72° 20' 23"W
L41	17.35	S17° 39' 37"E
L42	169.22	S74° 13' 03"W
L43	36.35	N60° 16' 34"W
L44	15.36	N29° 43' 26"E
L45	20.00	N60° 16' 34"W
L46	15.36	S29° 43' 26"W
L47	251.06	N60° 16' 34"W
L48	18.24	N29° 39' 52"E
L49	20.00	N60° 20' 08"W
L50	18.22	S29° 39' 52"W
L51	7.03	N60° 16' 34"W
L52	16.57	N13° 54' 03"W
L53	211.27	N40° 26' 42"E
L54	10.50	S60° 07' 34"E
L55	22.26	S29° 52' 26"W
L56	20.00	S60° 07' 34"E
L57	22.26	N29° 52' 26"E
L58	181.52	S60° 07' 34"E
L59	48.37	N74° 54' 43"E
L60	14.37	S15° 16' 34"E
L61	20.00	N74° 43' 26"E
L62	14.34	N15° 16' 34"W
L63	146.67	N74° 43' 26"E
L64	7.13	N75° 23' 54"E
L65	79.78	S81° 51' 19"E
L66	9.57	S8° 08' 41"W
L67	35.32	S81° 51' 19"E



www.thesigmagroup.com
 1300 West Canal Street
 Milwaukee, WI 53233
 Phone: 414-643-4200
 Fax: 414-643-4210

GRAPHIC SCALE



CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

SURVEYOR'S CERTIFICATE:

STATE OF WISCONSIN)
)SS
MILWAUKEE COUNTY)

I, BAIBA M. ROZITE, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED, MAPPED AND DEDICATED Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

SAID PARCEL CONTAINS 619,233 SQUARE FEET OR 12.2156 ACRES OF LAND, MORE OR LESS.

THAT I HAVE MADE THE SURVEY, LAND DIVISION, AND MAP BY THE DIRECTION OF THE OWNERS OF SAID LAND.

THAT THE MAP IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE LAND DIVISION THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE CITY OF MADISON CODE OF ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME.

BAIBA M. ROZITE S-2351

DATE

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	188.23	200.00	53°55'27"	N40° 09' 23"E	181.36
C2	238.58	144.91	94°19'41"	S65° 43' 57"E	212.53
C3	227.80	169.83	76°51'00"	S27° 15' 34"W	211.10
C4	175.42	500.01	20°06'04"	S84° 01' 26"W	174.52
C5	150.06	256.94	33°27'47"	N82° 49' 18"W	147.94
C6	215.92	136.00	90°58'02"	N20° 36' 24"W	193.95
C7	215.92	136.00	90°58'02"	N70° 21' 38"E	193.95
C8	127.02	202.00	36°01'44"	S46° 08' 31"E	124.94

CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

OWNER'S CERTIFICATE

WISCONSIN APARTMENTS III, LLC, A WISCONSIN LIMITED LIABILITY COMPANY DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, CERTIFIES THAT SAID LIMITED LIABILITY COMPANY CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS MAP IN ACCORDANCE WITH THE REQUIREMENTS OF S. 236.34, WIS. STATUTES.

IN WITNESS WHEREOF, WISCONSIN APARTMENTS III, LLC, A WISCONSIN LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE SIGNED BY AN AUTHORIZED REPRESENTATIVE,

THIS _____ DAY OF _____, 20__

WISCONSIN APARTMENTS III, LLC, A WISCONSIN LIMITED LIABILITY COMPANY,
BY: ITS MANAGER,

BY: _____
MANAGER

STATE OF _____)
)SS
COUNTY OF _____)

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 20__, _____ TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE A MANAGER OF WISCONSIN APARTMENTS III, LLC , AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS OFFICER OF SAID COMPANY.

NOTARY PUBLIC, STATE OF _____

MY COMMISSION EXPIRES ON _____.



www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

NOTES:

1. Drawing is based on field survey completed by B. Rozite & D. Cheverie on September 21 & 29, 2015.
2. Bearings based on the 1999 Replat of Porter Plat with the Northerly line of Lot 3 of said plat bearing S71°57'16" W.
3. Vertical datum for the project survey is NAVD 88. Benchmark for the project survey is 1 $\frac{1}{4}$ " rebar in monument box at the SW corner of Section 14-8-10, with an elevation of 950.41, per City of Madison Monument Record Index No. 810087.
4. 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 maintained by the lot owner unless modified with the approval of the city engineer.
5. All Lots within this map are subject to a non-exclusive easement for drainage purposes and shall be a minimum of six (6) feet in width measured from the property line to the interior of each lot, except that the easement shall be Twelve (12) feet in width on the perimeter of the plat. The easements shall not be required on property lines shared with greenways or public streets.
6. No improvements or structures are allowed between the right-of-way and the setback line. Improvements include but are not limited to signs, parking lots, parallel driveways, wells, septic systems, drainage facilities, etc., it being expressly intended that this restriction shall constitute a restriction for the benefit of the public according to Section 236.293, Wisconsin Statutes and shall be enforceable by the Department of Transportation. Contact the Wisconsin Department of Transportation District Office for more information.
7. Lots 1 and 2 shall comply with Madison General Ordinance Section 1 6.23(3)(d) - Highway Noise Land Use Provisions.
8. The Noise Abatement Berm shall not be modified in any way without the approval of City Planning.



www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

CERTIFIED SURVEY MAP NO. _____

Lot 3, 1999 Replat of Porter Plat, in the Northeast, Northwest, Southeast and Southwest Quarters of the Southwest Quarter of Section 14, Town 8 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

CITY OF MADISON COMMON COUNCIL APPROVAL

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 _____, 20____, 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 _____, 20____.

MARIBETH WITZEL-BEHL, CITY CLERK
CITY OF MADISON, DANE COUNTY, WISCONSIN

CITY OF MADISON PLANNING COMMISSION APPROVAL CERTIFICATE

APPROVED FOR RECORDING BY THE SECRETARY OF THE CITY OF MADISON PLANNING COMMISSION ON THIS _____ DAY OF _____, 20____

NATALIE ERDMAN, SECRETARY



www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210