

EXHIBIT A

Legal Description of the 151 Property

Lot 1, CSM 14460, City of Madison, Dane County, Wisconsin

Legal Description of the Ped/Bike Path Easement Area (Preliminary – final description to be agreed upon by the parties):

An approximately 18- foot wide easement running parallel and northeasterly of the Southwesterly lot line of Lot 1, CSM 14460, City of Madison, Dane County, Wisconsin.

Use and occupancy of the Easement Area shall be subject to the rights of use and occupancy set forth in the following documents:

1. Declaration of Restriction recorded in the Dane County Register of Deeds office on May 18, 2004, as Document No. 3915089
2. Grant of Easement for Fire Lane recorded in the Dane County Register of Deeds office on September 21, 2005, as Document No. 4110564.
3. First Amendment to Grant of Easement for Fire Lane recorded in the Dane County Register of Deeds office on December 5, 2006, as Document No. 41259756.
4. Emergency Right of Egress Easement Agreement recorded in the Dane County Register of Deeds office on _____, 2017, as Document No. _____.
5. Maintenance Access Easement Agreement recorded in the Dane County Register of Deeds office on _____, 2017, as Document No. _____.