

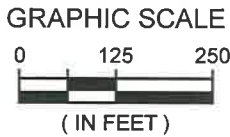
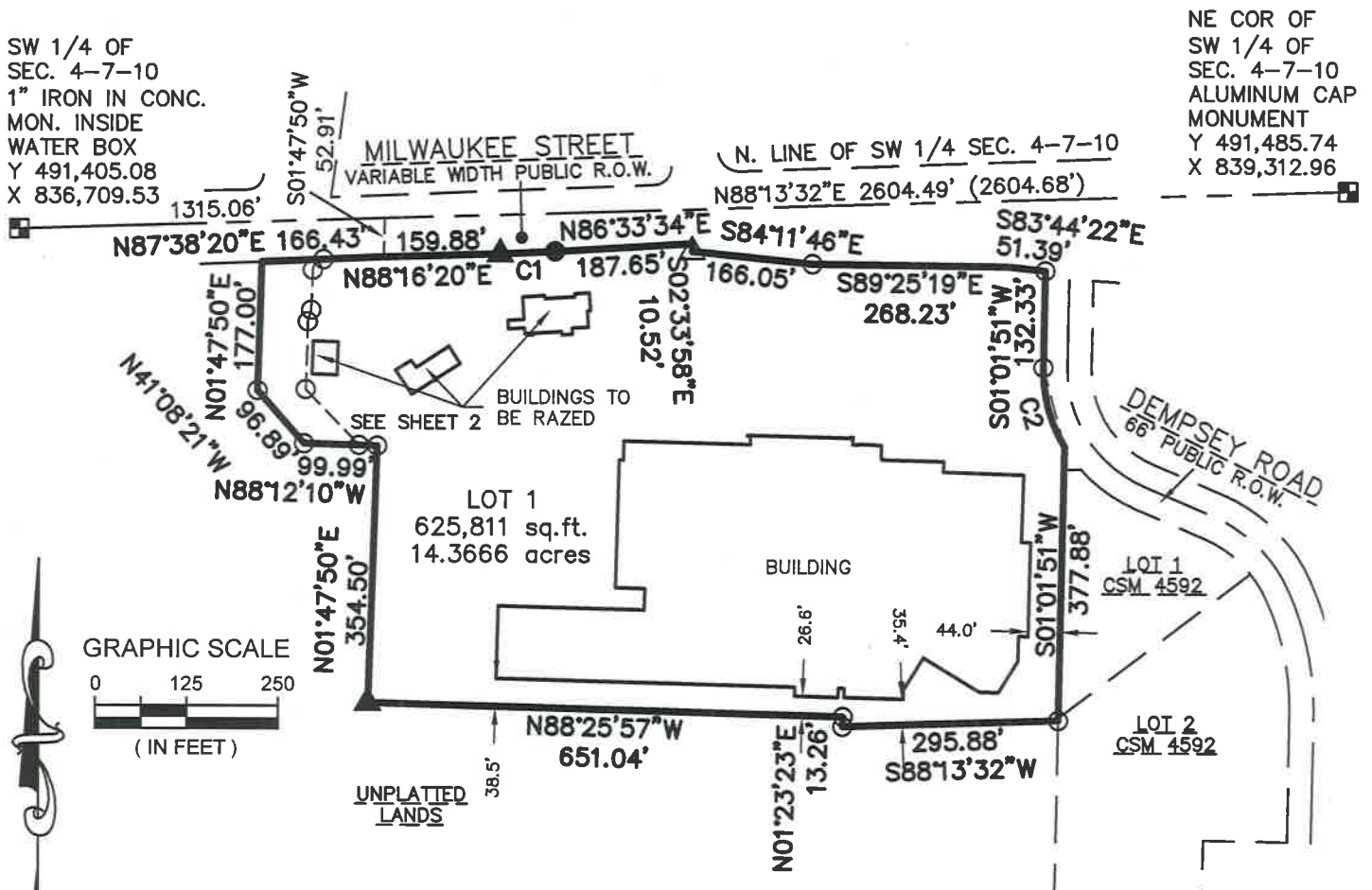
CERTIFIED SURVEY MAP NO. _____

A division of a Lots 1 and 2 in Certified Survey Map No. 3550, recorded in Dane County register of Deeds Office Volume 2220 of Certified Survey Maps Pages 25 as Document No. 1679717, Lots 1 and 2 in Certified Survey Map No. 4398, recorded in Dane County register of Deeds Office Volume 5869 of Certified Survey Maps Pages 81 as Document No. 1841803 and Lands, being a part of the Northwest 1/4 and Northeast 1/4 of the Southwest 1/4 of Section 4, Township 7 North, Range 10 East, in the City of Madison, Dane County, Wisconsin.

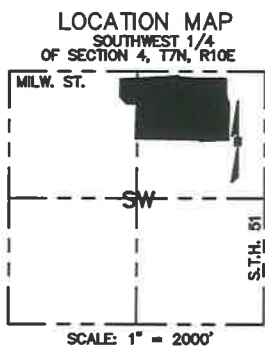
- INDICATES 1" FOUND IRON PIPE
- ▲ INDICATES 3/4" FOUND IRON ROD
- + INDICATES FOUND CHISELED CROSS
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.
- △ INDICATES SET MAG NAIL

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE NORTH LINE OF THE SW 1/4 OF SECTION 4, T 7 N, R 10 E, WHICH BEARS N88°13'32"E. CITY OF MADISON WCCS DANE ZONE, 1997 COORDINATES.

OWNER:
WOODMAN'S FOOD MARKET, INC
2631 LIBERTY LANE
JANESVILLE, WI., 53545



Curve #	Length	Radius	Chord Bearing	Chord	Tangent In	Tangent Out	Delta
C1	75.06	2511.00	N87°24'57"E	75.06	N88°16'20"E	N86°33'34"E	01°42'46"
C2	115.06	208.00	S14°49'02"E	113.60	S01°01'51"W	S30°39'54"E	31°41'45"

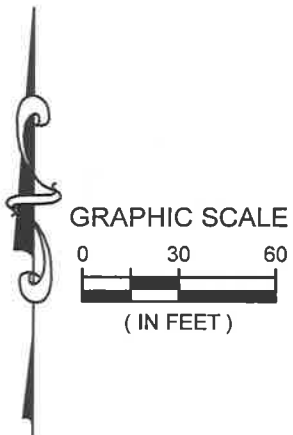
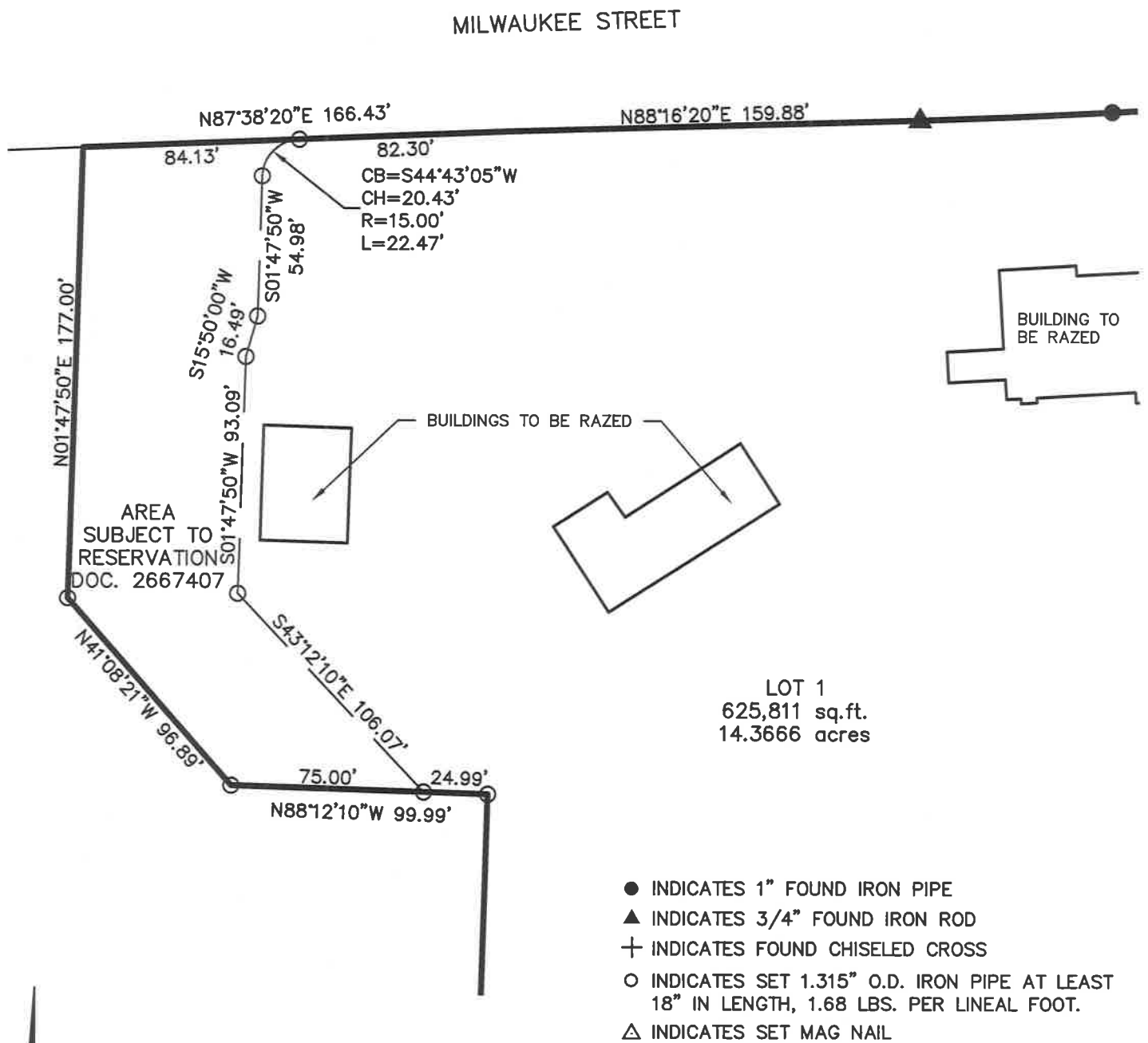


MAP NO. _____
DOCUMENT NO. _____
VOLUME _____ PAGE _____

raSmith
CREATIVITY BEYOND ENGINEERING
16745 W. Bluemound Road
Brookfield, WI 53005-5938
(262) 781-1000
rasmith.com

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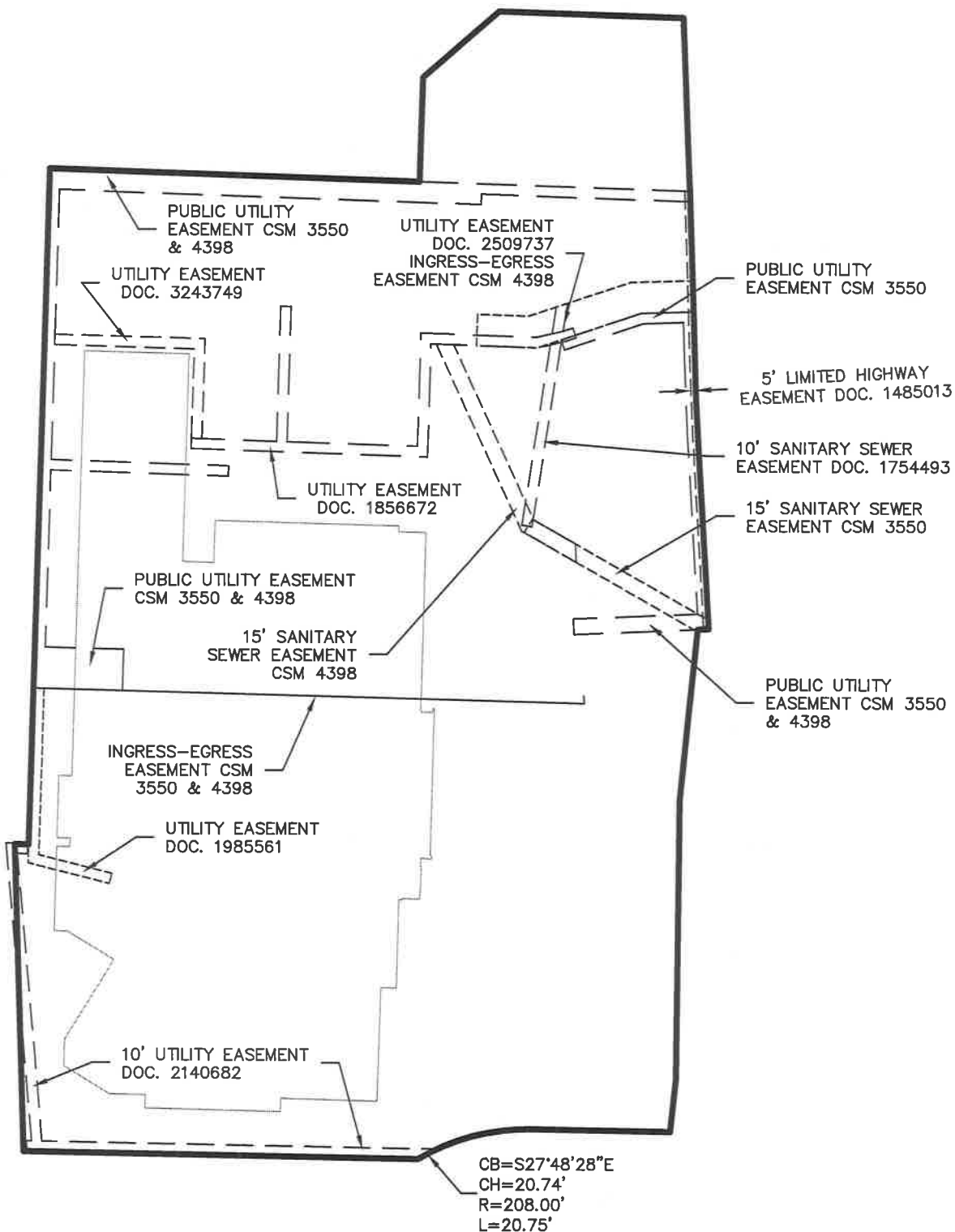


raSmith
CREATIVITY BEYOND ENGINEERING

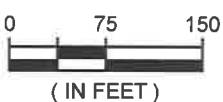
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GRAPHIC SCALE



(IN FEET)

S:\5167034\dwg\CS103L.dwg, SHEET 3, 1/22/2020 11:15:35 AM, Rmk

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SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN }
 :SS
WAUKESHA COUNTY }

I, JOHN P. CASUCCI, Professional Land Surveyor, do hereby certify:

THAT I have surveyed, divided mapped and dedicated a division of Lots 1 and 2 in Certified Survey Map No. 3550, recorded in Dane County register of Deeds Office Volume 2220 of Certified Survey Maps Pages 25 as Document No. 1679717, Lots 1 and 2 in Certified Survey Map No. 4398, recorded in Dane County register of Deeds Office Volume 5869 of Certified Survey Maps Pages 81 as Document No. 1841803 and Lands, being a part of the Northwest 1/4 and Northeast 1/4 of the Southwest 1/4 of Section 4, Township 7 North, Range 10 East, in the City of Madison, Dane County, Wisconsin, which is bounded and described as follows:

COMMENCING at the Northwest corner of the Southwest 1/4 of Said Section; thence North 88° 13' 32" East along the North line of said 1/4 Section a distance of 1315.06 feet to a point; thence South 01° 47' 50" West 52.91 feet to a point in the South line of Milwaukee Street, said point also the point of beginning of lands to be described; thence North 88° 16' 20" East along said South line 159.88 feet to a point; thence Northeasterly 75.06 feet along said South line and an arc of a curve, whose center lies the Northwest, whose radius is 2511.00 feet and whose chord bears North 87° 24' 57" East 75.06 feet to a point; thence North 86° 33' 34" East along said South line 187.65 feet to a point; thence South 02° 33' 58" East along said South line 10.52 feet to a point; thence South 84° 11' 46" East along said South line 166.05 feet to a point; thence South 89° 25' 19" East along said South line 268.23 feet to a point; thence South 83° 44' 22" East along said South line 51.39 feet to a point in the West line of Dempsey Road; thence South 01° 01' 51" West along said West line 132.33 feet to a point; thence Southeast 115.06 feet along said West line and an arc of a curve whose radius is 208.00 feet, and whose long chord bears South 14° 49' 02" East 113.60 feet to a point; thence South 01° 01' 51" West along the West line of Certified Survey Map No. 4592 and it's extension 377.88 feet to a point; thence South 88° 13' 32" West 295.88 feet to a point; thence North 01° 23' 23" East 13.26 feet to a point; thence North 88° 25' 57" West 651.04 feet to a point; thence North 01° 47' 50" East 354.50 feet to a point; thence North 88° 12' 10" West 99.99 feet to a point; thence North 41° 08' 21" West 96.89 feet to a point; thence North 01° 47' 50" East 177.00 feet to a point in the South line of Milwaukee Street; thence North 87° 38' 20" East along said South line 166.43 feet to the point of beginning.

(continued on next sheet)

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

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Containing 625,811 Square Feet or 14.3666 Acres.

THAT I have made the survey, land division and map by the direction of WOODMAN'S FOOD MARKET, INC., owner.

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 of the Wisconsin Statutes and the Ordinances of the City of Madison in surveying, dividing, mapping and dedicating the same.

DATE

JOHN P. CASUCCI,
PROFESSIONAL LAND SURVEYOR S-2055

(SEAL)

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Date of field work November 07, 2019.

All surface and subsurface improvements on and adjacent to the site are not necessarily shown hereon.

All lots created by this Certified Survey Map are individually responsible for compliance with Chapter 37 of the Madison General ordinances in regard to Storm Water management.

Surveyor was provided with a Title Commitment, Commitment No. CO-9428, dated October 14, 2019, which references the following: (Surveyors notes in parenthesis).

1. Limited Highway Easement dated June 29, 1976 and recorded August 31, 1976 as Document No. 1485013. (shown)
2. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated November 3, 1978 and recorded November 6, 1978 as Document No. 1605008. Document No. 2140682 supersedes this easement. (shown)
3. Drainage, setback lines, easements, utility easements, and other notations, if any, as shown on the recorded Certified Survey Map No. 3550, recorded as Document No. 1679717. (shown)
4. Easement for sanitary line dated October 5, 1992 and recorded October 7, 1992 as Document No. 1754493. Affects site by location - shown.
5. Drainage, setback lines, ingress and egress easements, easements, utility easements, and other notations, if any, as shown on the recorded Certified Survey Map No. 4398, recorded as Document No. 1841803. (shown)
6. Common Ownership Plumbing System Inspection and Enforcement Easement dated August 16, 1984 and recorded August 17, 1984 as Document No. 1847544. (general in nature, cannot be plotted)
7. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated September 13, 1984 and recorded October 31, 1984 as Document No. 1856672. (shown)
8. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated October 31, 1986 and recorded December 22, 186 as Document No. 1985561. (shown)
9. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated November 10, 1988 and recorded May 15, 1989 as Document No. 2140682. (shown)
10. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated October 5, 1992 and recorded August 27, 1993 as Document No. 2509737. (shown)
11. Right of Way Grant Underground Electric Easement granted to Madison Gas & Electric Company dated December 15, 1999 and recorded August 18, 2000 as Document No. 3243749. (shown)
12. Covenants, conditions, restrictions, dedication, right to repurchase, and easements found in Quit Claim Deed conveyed t Berwell, Inc. in instrument dated March 28, 1995 and recorded March 31, 1995 as Document No. 2667407. (general in nature, cannot be plotted)

Note:

Easements to be re-routed / released will be shown on the final submittal with a current subdivision report.

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OWNER'S CERTIFICATE

WOODMAN'S FOOD MARKET, INC., a corporation, duly organized and existing under and by virtue of the laws of the State of _____, as owner, certifies that said corporation caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with requirements of the Ordinances of the City of Madison.

WOODMAN'S FOOD MARKET, INC., as owner, does further certify that this map is required by S.236.10 or 236.12 to be submitted to the following for approval or objection: City of Madison

IN Witness Whereof, WOODMAN'S FOOD MARKET, INC., has caused these presents to be signed by _____, it's _____, of WOODMAN'S FOOD MARKET, INC.,

this _____ day of _____, 2020.

WOODMAN'S FOOD MARKET, INC.,

By: _____

Name: _____

Its: _____

STATE OF WISCONSIN }
 }SS
_____ COUNTY }

PERSONALLY came before me this _____ day of _____, 2020,

_____ to me known as the person who executed the foregoing instrument and to me known to be the _____ of WOODMAN'S FOOD MARKET, INC., a corporation, acknowledged that he executed the foregoing instrument as such officer as the deed of the corporation, by its authority.

_____(SEAL)
Notary Public, State of Wisconsin

My commission expires _____

MAP NO. _____

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VOLUME _____ PAGE _____

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CONSENT OF CORPORATE MORTGAGEE

_____, mortgagee of that portion of the above-described land identified in this Certified Survey Map, does hereby consent to the surveying, dividing mapping and dedicating of the land described in the foregoing affidavit of Michael J. Ratzburg, Surveyor, and does hereby consent to the certificate of said owner. Mortgage recorded as Doc. 5380048.

In witness whereof, the said _____, has caused these presents to be signed by _____, its _____, and by _____, its _____, at _____, and its corporate seal to be hereunto affixed.

this ___ day of _____, 2020.

STATE OF _____ }
 :SS
 COUNTY OF _____ }

PERSONALLY came before me this _____ day of _____, 2019, _____ and _____ of the _____

above named organization, to me known as the person(s) who executed the foregoing instrument, and to me known to be the _____ and the _____ of the organization, and acknowledged that they executed the foregoing instrument as such officer(s) as the deed of the organization, by its authority.

_____(SEAL)
 Notary Public, State of _____
 My commission expires _____

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PLAN COMMISSION APPROVALS

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

NAN FEY, Interim Secretary of the Plan Commission

Date: _____

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 _____, 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 _____, 2020

MERIBETH WITZEL-BEHL, CITY CLERK

OFFICE OF THE REGISTER OF DEEDS
Dane County, Wisconsin

Received for Recording on _____, 2020

at _____ o'clock _____ M and recorded in

Volume _____ of CSM's on

page(s) _____, Document No. _____

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____