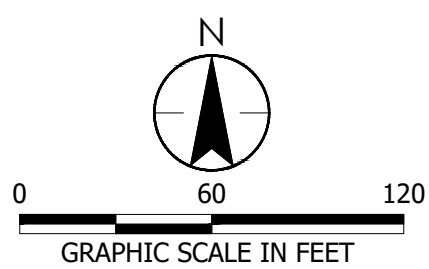


RAEMISCH FARM DEVELOPMENT
FIRST ADDITION

BEING:
OUTLOT 2 OF RAEMISCH FARM DEVELOPMENT
LOCATED IN:
THE SOUTH 1/2 OF THE FRACTIONAL SW 1/4 OF SECTION 19,
TOWNSHIP 8 NORTH, RANGE 10 EAST,
CITY OF MADISON,
DANE COUNTY,
WISCONSIN



BEARINGS ARE BASED ON THE SOUTH LINE OF
THE SW 1/4 OF SECTION 19-8-10 WHICH BEARS
N. 87°59'37" W. ON THE WISCONSIN COUNTY
COORDINATE SYSTEM - DANE (NAD 83 - 1997)

- - FOUND MAG NAIL
- ⊙ - FOUND 1.315" OUTSIDE DIA. IRON PIPE
- - FOUND 1.270" O.D. X 18" REINFORCING BAR
WEIGHING 4.303 LBS./LIN. FT.
- - SET 1.270" O.D. X 18" REINFORCING BAR
WEIGHING 4.303 LBS./LIN. FT. ALL OTHER
LOT AND OUTLOT CORNERS 1.37" O.D. X 18"
STEEL PIPE, 1.68LB / LIN FT., SET
- ⊙ - DANE COUNTY MONUMENT FOUND
(AS DESCRIBED)

NOTES:

- TOTAL ACREAGE OF PARCEL = 37.77 ACRES.
- SQUARE FOOTAGE OF PUBLIC RIGHT OF WAY
DEDICATED = 246,081 S.F.
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OF A FOOT; ALL ANGLES MEASURED TO THE NEAREST
FIVE SECONDS AND COMPUTED TO THE NEAREST
SECOND.
- PUBLIC UTILITY EASEMENTS AS HEREIN SET FORTH ARE
FOR THE USE BY PUBLIC BODIES AND PRIVATE PUBLIC
UTILITIES HAVING TO RIGHT TO SERVE THE AREA.
- NO DRIVEWAY SHALL BE CONSTRUCTED THAT INTERFERES
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WALKWAY.
- LOTS WITHIN THIS SUBDIVISION ARE SUBJECT TO IMPACT
FEES THAT ARE DUE AND PAYABLE AT THE TIME BUILDING
PERMITS ARE ISSUED.

CURVE DATA									
NUMBER	LENGTH	RADIUS	INCL. <	CHD. BRG.	CHD. LENGTH	TANGENT IN	TANGENT OUT		
C1	67.3	173.98	22°09'45"	N10°44'41"E	66.88	N00°50'12"W	N21°19'33"E		
C2	8.94	120.00	04°16'06.5"	N03°47'35"E	8.94	N05°50'39"E	N01°38'31"E		
C3	23.56	15.00	90°00'00"	S02°40'22"W	21.21	N01°16'35"E	N68°40'22"W		
C4	39.91	120.00	19°03'28"	N78°21'11"W	39.73	N68°40'22"W	N87°43'55"W		
C5	23.56	15.00	90°00'00"	S4°16'06.5"W	21.21	N01°16'35"E	S02°40'22"W		
C6	64.52	120.00	19°03'28"	N18°12'42"W	63.74	N02°16'05"E	N28°35'14"W		
C7	64.88	180.00	20°39'04"	N18°12'42"W	64.53	N28°32'14"W	N07°53'10"W		
C8	21.99	15.00	94°00'00"	N49°53'10"W	20.07	N07°53'10"W	N88°06'50"W		
C9	55.34	356.00	08°54'21"	N87°25'59"W	55.28	N88°06'50"W	N82°35'29"W		
C10	28.27	270.00	06°00'00"	N85°58'49"W	28.26	N82°38'29"W	N82°38'29"W		
C11	39.13	25.00	89°40'22"	S4°11'00"W	35.25	N82°38'29"W	S01°20'49"W		
C12	39.41	25.00	90°19'38"	N43°09'00"E	35.46	S01°20'49"W	S88°58'49"E		
C13	34.56	330.00	06°00'00"	S85°58'49"E	34.54	S88°58'49"E	S82°38'29"E		
C14	21.99	15.00	94°00'00"	N50°01'11"E	20.07	S82°38'29"E	N10°01'11"E		
C15	23.89	120.00	11°24'21"	N07°19'01"E	23.85	N10°01'11"E	N01°36'50"E		
C16	35.83	180.00	11°24'21"	S07°19'01"W	35.77	S01°36'50"W	S10°01'11"W		
C17	25.13	15.00	96°00'00"	S34°58'49"E	22.29	S10°01'11"W	S82°38'49"E		
C18	46.01	296.00	08°54'21"	S87°25'59"E	45.96	S82°38'49"E	N88°06'50"E		
C19	25.13	15.00	96°00'00"	N48°06'50"E	22.29	N88°06'50"E	N07°53'10"W		
C20	29.85	180.00	02°30'04"	N03°08'10"W	29.81	S21°19'33"W	S05°50'12"E		
C21	23.48	15.00	89°41'35"	S43°15'57"E	21.16	S01°36'50"W	S88°04'45"E		
C22	23.63	15.00	90°15'44"	N46°47'23"E	21.26	S88°04'45"E	N01°39'51"E		
C23	23.48	15.00	89°44'16"	N45°12'57"W	21.16	N01°39'51"E	N88°04'45"W		
C24	26.13	15.00	99°48'25"	S42°01'02"W	22.95	N88°04'45"W	S07°53'10"E		
C25	26.13	15.00	99°48'25"	S42°01'02"W	22.95	S07°53'10"E	N88°06'50"E		
C26	376.77	330.00	23°12'43"	S80°16'48"E	374.19	N88°06'50"E	S88°40'22"E		
C27	352.46	870.00	23°12'43"	N80°16'48"W	350.05	N68°40'22"W	S88°06'50"W		
C28	25.13	15.00	96°00'00"	S40°08'50"W	22.29	S88°06'50"W	S07°53'10"E		
C29	43.25	120.00	20°39'04"	S18°12'42"E	43.02	S07°53'10"E	S88°32'14"E		
C30	96.78	180.00	19°03'28"	S13°08'05"E	95.62	S28°32'14"E	S02°16'50"W		
C31	23.56	15.00	90°00'00"	S42°43'55"E	21.21	S02°16'50"W	S87°43'55"E		
C32	59.87	180.00	19°03'28"	S78°12'11"E	59.60	S87°43'55"E	S68°40'22"E		
C33	23.56	15.00	90°00'00"	N66°19'33"E	21.21	S68°40'22"E	N21°19'33"E		
C34	45.00	180.00	14°19'24"	N75°50'09"W	44.08				
C35	14.67	180.00	04°44'04"	N82°01'53"W	14.87				
C36	20.49	180.00	09°55'53.5"	N02°41'52"W	21.16				
C37	45.08	180.00	14°21'01"	N14°50'19"W	44.98				
C38	20.49	180.00	06°51'04"	N02°16'32"W	20.48				
C39	40.02	870.00	02°38'08.5"	N89°25'54"E	40.02				
C40	65.02	870.00	04°16'34"	S87°06'35"E	65.00				
C41	60.08	870.00	03°57'24"	S82°59'28"E	60.07				
C42	55.01	870.00	03°37'22"	S79°12'03"E	55.00				
C43	55.01	870.00	03°37'22"	S75°34'41"E	55.00				
C44	55.01	870.00	03°37'22"	S71°57'19"E	55.00				
C45	22.32	870.00	01°28'10.5"	S68°24'32"E	22.32				
C46	14.16	180.00	04°30'26.5"	N10°45'58"E	14.16				
C47	21.67	180.00	06°53'54.5"	N05°03'47"E	21.66				
C48	14.45	120.00	06°53'54.5"	S05°03'47"W	14.44				
C49	9.44	120.00	04°30'26.5"	S10°45'58"W	9.44				

WISCONSIN
MICHAEL G. MCCARTY
S-2298
Sturgeon Bay, WI
10-15-25

N 505.318.30
E 828.643.25
South 1/4 Corner -
19-8-10
(Found Rebar
in Concrete)

There are no objections to this plat with respect to
Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2),
Wis. Stats. as provided by s. 236.12, Wis. Stats.

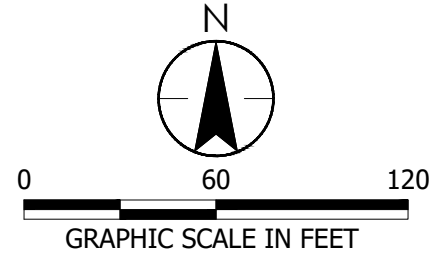
Certified _____, 20__

Department of Administration



RAEMISCH FARM DEVELOPMENT
FIRST ADDITION

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(AS DESCRIBED)

- NOTES:
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Michael G. McCarty

10-15-25

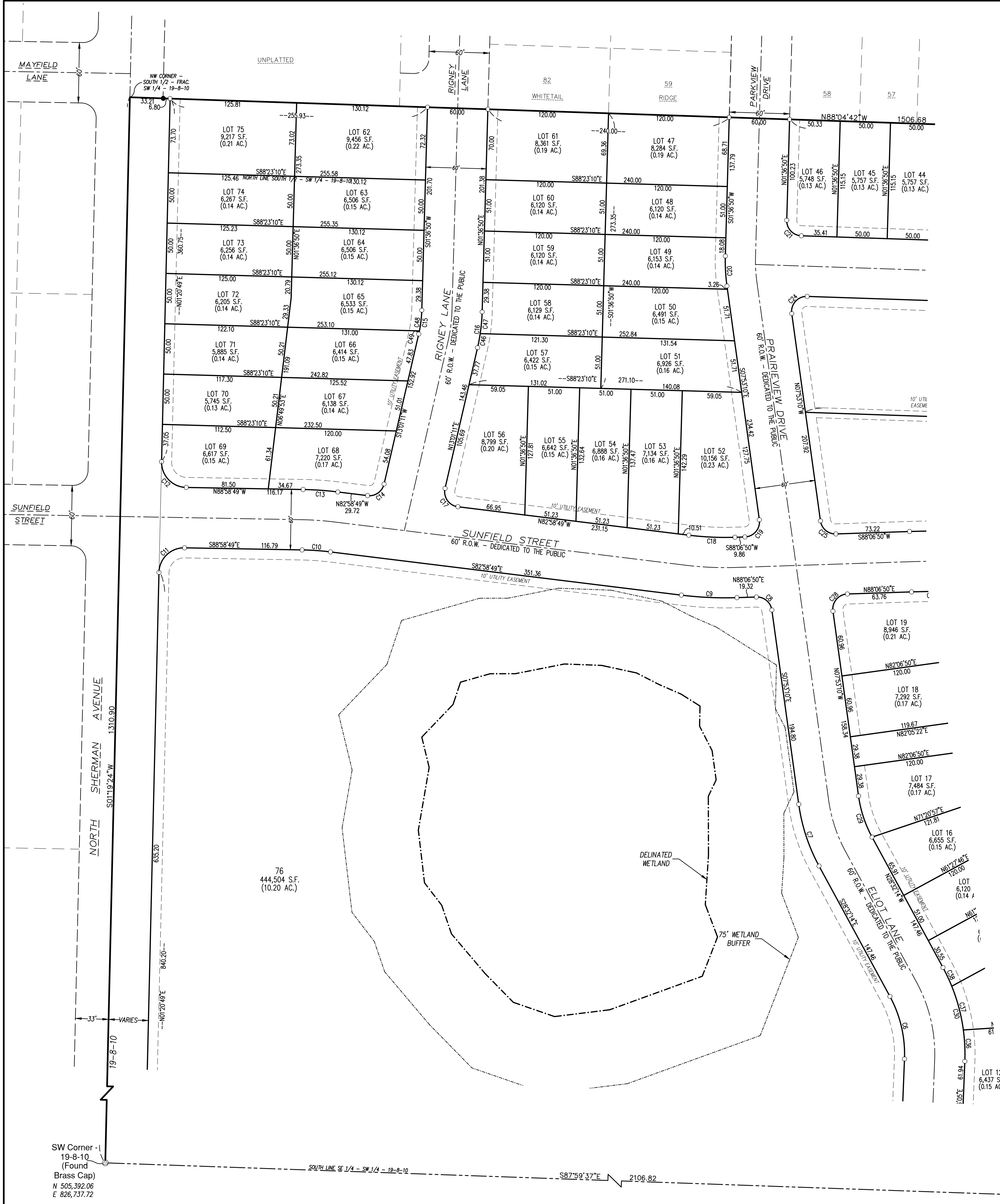
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Certified _____, 20____



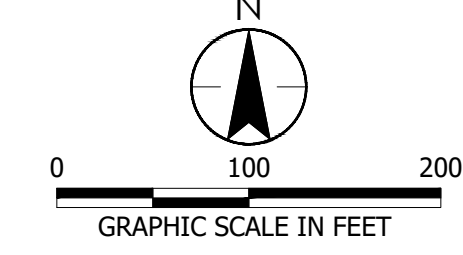
Department of Administration





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WISCONSIN
MICHAEL G.
McCARTY
S-2298
Sturgeon Bay,
WI
Michael G. McCarty
10-15-25

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Certified _____, 20____

Department of Administration



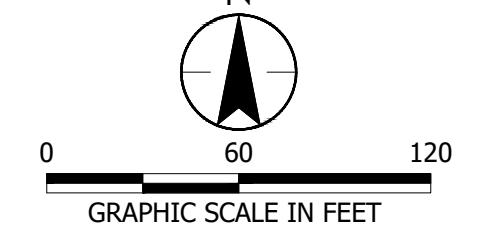
Stantec

DATE: 10-15-25
SHEET 3 OF 5
JOB: 190300440-10-15-25



**RAEMISCH FARM DEVELOPMENT
FIRST ADDITION**

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WISCONSIN
MICHAEL G. McCARTY
S-2298
Sturgeon Bay, WI
Michael G. McCarty
10-15-25

There are no objections to this plat with respect to
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Certified _____, 20____

Department of Administration

RAEMISCH FARM DEVELOPMENT
FIRST ADDITION

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THE SOUTH 1/2 OF THE FRACTIONAL SW 1/4 OF SECTION 19,
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CITY OF MADISON,
DANE COUNTY,
WISCONSIN

Surveyors Certificate:

I, Michael G. Mc Carty, Registered land surveyor for Stantec Consulting Services, Inc., do hereby certify.

That in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Madison, and under the direction of Lorke Development, LLC, owner of said land division, I have surveyed, divided, and mapped Raemisch Farm Development; that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is a parcel being Outlot 2 of Raemisch Farm Development, located in the South 1/2 of the Fractional SW 1/4 of Section 19, Township 8 North, Range 10 East, City of Madison, Dane County, Wisconsin, containing 37.77 acres of land.

This parcel contains 37.77 acres and is subject to the rights of the public over those portions previously dedicated for the right of way of North Sherman Avenue.

Dated this _____ day of _____, 2025,
15th October



Owner's Certificate

B & G Real Estate, LLC, a 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 limited liability company caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

B & G Real Estate, LLC does further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said B & G Real Estate, LLC has caused these presents to be signed this _____, day of _____, 202__.

Bruce Raemisch Revocable Trust sole member

Fredric J. Brouner, Trustee

STATE OF WISCONSIN
_____ COUNTY) SS

Personally came before me this _____ day of _____, 202__, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

_____, Notary Public,
_____, Wisconsin
My commission expires _____.

Owner's Certificate

4000 Packers Avenue, LLC, a 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 limited liability company caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

4000 Packers Avenue, LLC, does further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said 4000 Packers Avenue, LLC has caused these presents to be signed this _____, day of _____, 202__.

Bruce Raemisch Revocable Trust sole member

Fredric J. Brouner, Trustee

STATE OF WISCONSIN
_____ COUNTY) SS

Personally came before me this _____ day of _____, 202__, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

_____, Notary Public,
_____, Wisconsin
My commission expires _____.

Owner's Certificate

As Trustee of The Gregory E. Raemisch Living Trust, owner, I, Shayna Borakove do hereby certify that I caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on this plat.

I further certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Common Council, City of Madison
Department of Administration

IN WITNESS WHEREOF, the said Trustee of the Gregory E. Raemisch Living Trust has caused these presents to be signed this _____, day of _____, 202__.

Shayna Borakove, Trustee

STATE OF WISCONSIN
_____ COUNTY) SS

Personally came before me this _____ day of _____, 202__, the above person to me known to be the person who executed the foregoing instrument and acknowledged the same.

_____, Notary Public,
_____, Wisconsin
My commission expires _____.

City of Madison Plan Commission Certificate

Approved for recording by the secretary of the City of Madison Plan Commission.

BY _____ Date: _____
Matthew Wachter,
Secretary of the Plan Commission

City of Madison Common Council Approval

Resolved, that the plat of RAEMISCH FARM DEVELOPMENT, located in the SE 1/4 of the Fractional SW 1/4 of Section 19, Township 8 North, Range 10 East, City of Madison, Dane County, Wisconsin, was hereby approved by Enactment Number _____, File I.D. Number _____

adopted this _____ day of _____, 20__, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said plat of RAEMISCH FARM DEVELOPMENT to the City of Madison for public use.

Dated this _____ day of _____, 20__.

Michael Haas, City Clerk
City of Madison, Dane County, Wisconsin

County Treasurer Certificate

STATE OF WISCONSIN)
DANE COUNTY) SS

I, Adam Gallagher, being the duly elected, qualified and acting treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments as of this _____ day of _____, 20__ affecting the lands included in the plat of RAEMISCH FARM DEVELOPMENT.

(Date) Adam Gallagher, County Treasurer

City of Madison Treasurer Certificate

STATE OF WISCONSIN)
DANE COUNTY) SS

I, Craig Franklin, being the duly appointed, qualified and acting Treasurer and Revenue Manager of the City of Madison, do hereby certify that, in accordance with the records in my office, there are no unpaid taxes or special assessments as of this _____ day of _____, 20__ affecting the lands included in the plat of RAEMISCH FARM DEVELOPMENT.

(Date) Craig Franklin, City Treasury and Revenue Manager
City of Madison, Dane County, Wisconsin

Dane County Register of Deeds Certificate

Received for recording this _____ day of _____, 20__ at _____ o'clock ____ and recorded in Volume _____ of Plat on Pages _____.

Document No. _____

Kristi Chlebowski
Register of Deeds, Dane County, Wisconsin

There are no objections to this plat with respect to
Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2),
Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20__

Department of Administration

