

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105, ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

WITNESS CORNER TO THE NW CORNER OF SECTION 24, T07N, R09E
FOUND BRASS CAP IN CONCRETE
N=482,823.92
E=821,673.42

WITNESS CORNER TO THE NORTH QUARTER CORNER OF SECTION 24, T07N, R09E
FOUND BRASS CAP IN CONCRETE
N=482,796.70
E=823,062.02

LEGEND

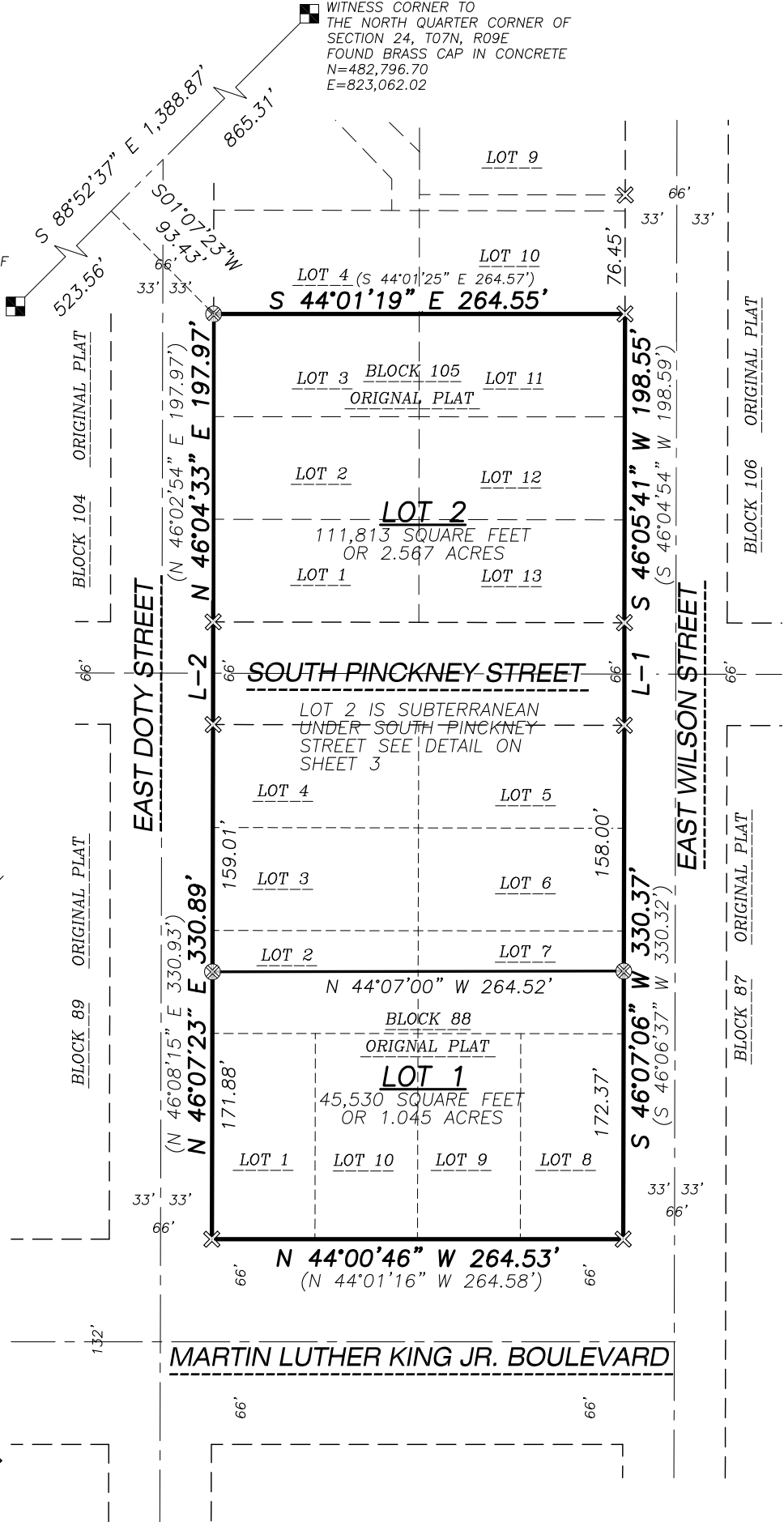
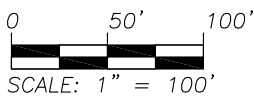
- GOVERNMENT CORNER
- CHISELED 'X' FOUND
- CHISELED 'X' SET
- PLAT BOUNDARY
- SECTION LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- PLATTED LOT LINE
- CONCRETE CURB & GUTTER
- BUILDING
- () DENOTES RECORD DATA DEPICTING THE SAME LINE ON THE GROUND AS RETRACED BY THIS SURVEY

NOTES

1. FIELD WORK COMPLETED BY JSD PROFESSIONAL SERVICES, INC. ON JULY 09, 2015.
2. BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, (WCCS), DANE COUNTY. THE NORTH LINE OF SECTION 24, T07N, R09E BEARS S 88°52'37" E.
3. THE OWNER CERTIFIES THAT THIS CERTIFIED SURVEY MAP WILL NOT HAVE AN ADVERSE AFFECT ON ANY OF THE LEASEHOLD OR POSSESSORY INTERESTS LOCATED WITHIN THE LIMITS OF THIS CERTIFIED SURVEY MAP.
4. THE PORTION OF LOT 2 OF THIS CERTIFIED SURVEY MAP THAT CROSSES UNDER SOUTH PINCKNEY STREET REMAINS SUBJECT TO THE RIGHTS OF EXISTING UTILITY PROVIDERS.

LINE TABLE

LINE	BEARING	DISTANCE
L-1	S46°01'11"W	65.95'
L-2	N46°02'08"E	65.96'



File: I:\2015\156867-MAD\DWG\156867-MAD_P-CSM.dwg Layout: Sheet 1 User: jk Plotted: Jul 15, 2015 - 2:31pm

PREPARED BY: JSD Professional Services, Inc. • Engineers • Surveyors • Planners 161 HORIZON DRIVE, SUITE 101 VERONA, WISCONSIN 53593 PHONE: (608)848-5060	PREPARED FOR: CITY OF MADISON 215 MARTIN LUTHER KING, JR. BOULEVARD MADISON, WI 53701-2983	PROJECT NO: 15-6867 FILE NO: B-286 FIELDBOOK/PG: - SHEET NO: 1 OF 5	SURVEYED BY: AWW DRAWN BY: JK CHECKED BY: TJB APPROVED BY: TJB	VOL. _____ PAGE _____ DOC. NO. _____ C.S.M. NO. _____
---	--	--	---	---






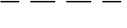


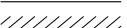


PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105, ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

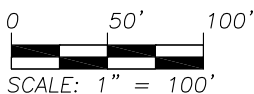
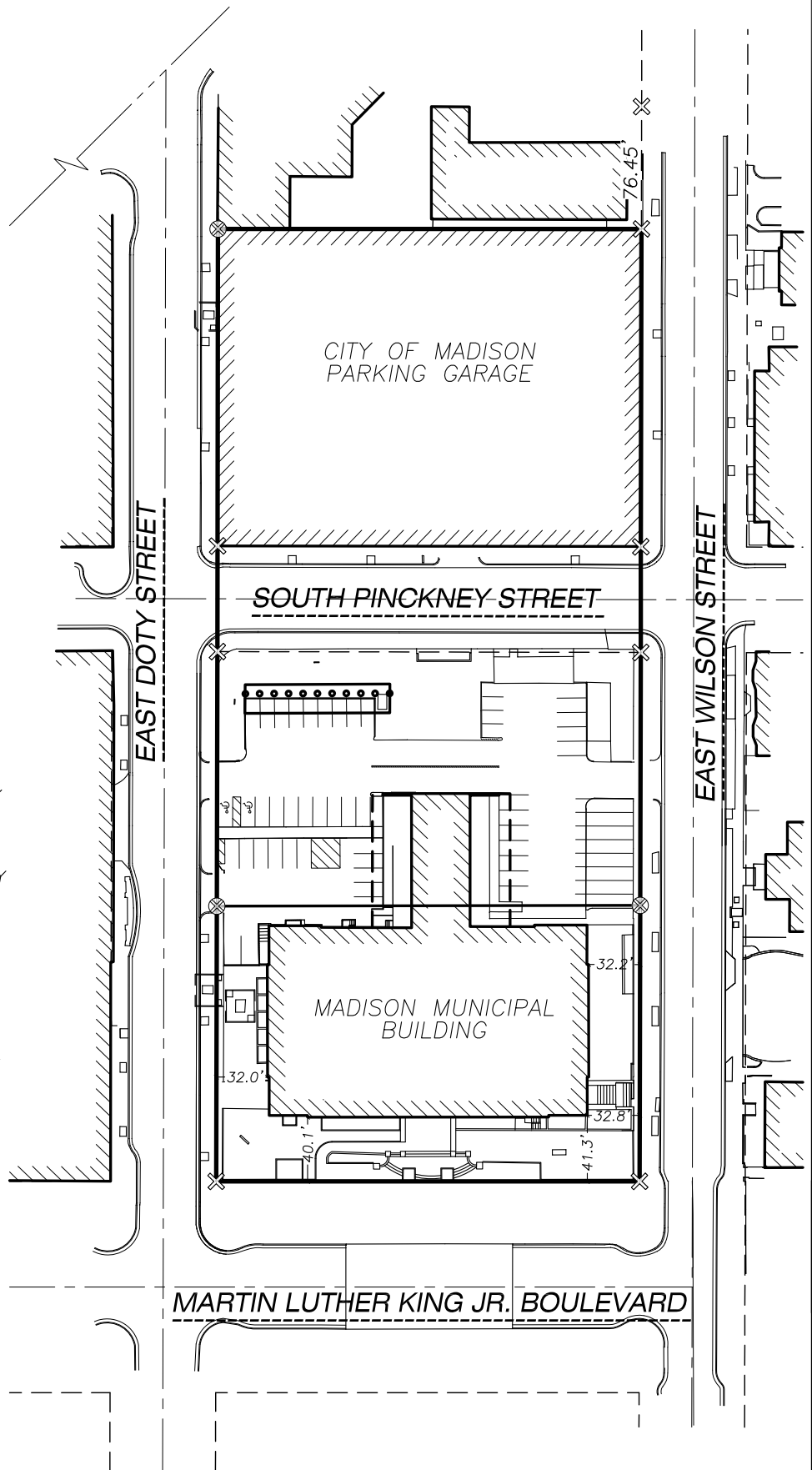
EXISTING BUILDINGS

LEGEND

-  GOVERNMENT CORNER
-  CHISELED 'X' FOUND
-  CHISELED 'X' SET
-  PLAT BOUNDARY
-  SECTION LINE
-  RIGHT-OF-WAY LINE
-  CENTERLINE
-  PLATTED LOT LINE
-  CONCRETE CURB & GUTTER
-  BUILDING
-  () DENOTES RECORD DATA DEPICTING THE SAME LINE ON THE GROUND AS RETRACED BY THIS SURVEY

NOTES

1. FIELD WORK COMPLETED BY JSD PROFESSIONAL SERVICES, INC. ON JULY 09, 2015.
2. BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, (WCCS), DANE COUNTY. THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 24, T07N, R09E BEARS S 88°52'37" E.
3. THE OWNER CERTIFIES THAT THIS CERTIFIED SURVEY MAP WILL NOT HAVE AN ADVERSE AFFECT ON ANY OF THE LEASEHOLD OR POSSESSORY INTERESTS LOCATED WITHIN THE LIMITS OF THIS CERTIFIED SURVEY MAP.



PREPARED BY:

JSD Professional Services, Inc.
 • Engineers • Surveyors • Planners

161 HORIZON DRIVE, SUITE 101
 VERONA, WISCONSIN 53593
 PHONE: (608)848-5060

PREPARED FOR:

CITY OF MADISON
 215 MARTIN LUTHER KING,
 JR. BOULEVARD
 MADISON, WI 53701-2983

PROJECT NO: 15-6867

FILE NO: B-286

FIELDBOOK/PG: -

SHEET NO: 2 OF 5

SURVEYED BY: AWW

DRAWN BY: JK

CHECKED BY: TJB

APPROVED BY: TJB

VOL. _____ PAGE _____

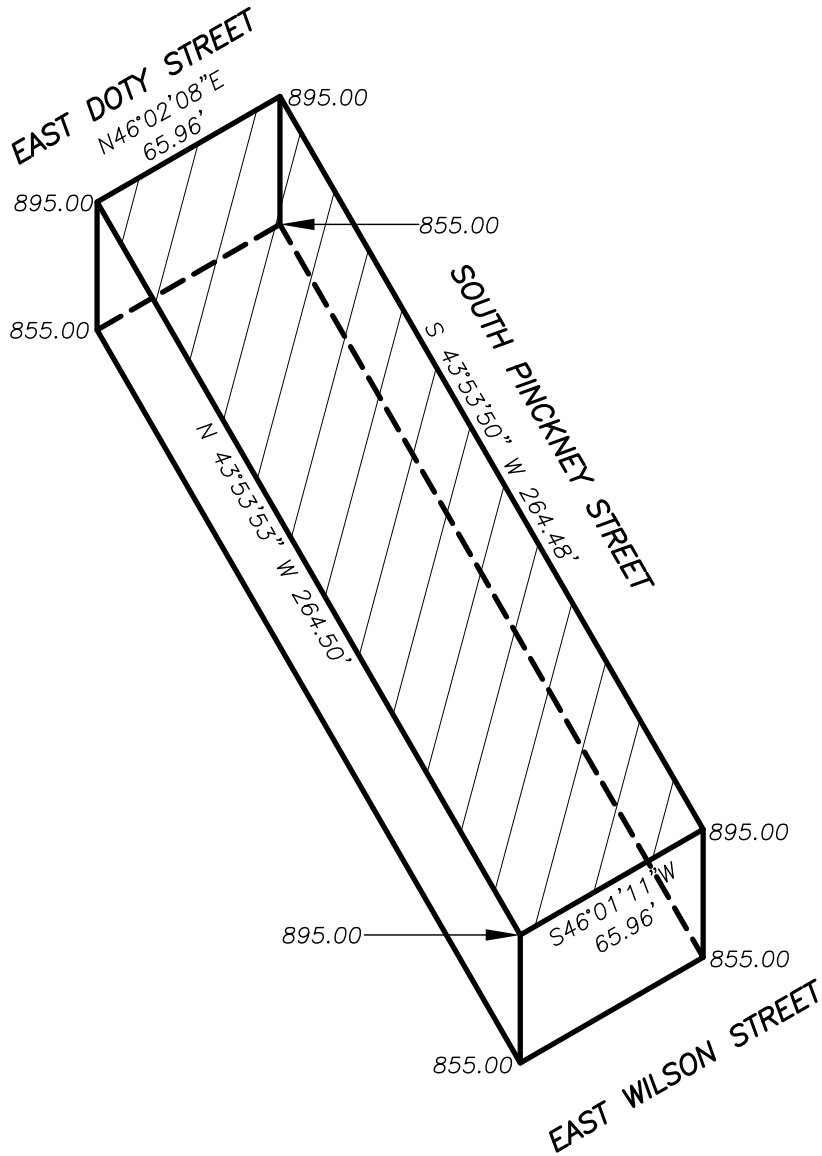
DOC. NO. _____

C.S.M. NO. _____

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105,
ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN
PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH,
RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN



LOT 2 – SUBTERRANEAN PORTION DETAIL

NOTES

1. FIELD WORK COMPLETED BY JSD PROFESSIONAL SERVICES, INC. ON JULY 09, 2015.
2. BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, (WCCS), DANE COUNTY. THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 24, T07N, R09E BEARS S 88°52'37" E.
3. THE OWNER CERTIFIES THAT THIS CERTIFIED SURVEY MAP WILL NOT HAVE AN ADVERSE AFFECT ON ANY OF THE LEASEHOLD OR POSSESSORY INTERESTS LOCATED WITHIN THE LIMITS OF THIS CERTIFIED SURVEY MAP.
4. THE ELEVATIONS FOR THIS MAP ARE BASED ON THE NATIONAL VERTICAL DATUM OF 1988, (NAVD88). BENCHMARK IS A BRASS CAP AT THE WITNESS CORNER TO THE NORTHWEST CORNER OF SECTION 24, T07N, R09E = 918.38.

PREPARED BY: 161 HORIZON DRIVE, SUITE 101 VERONA, WISCONSIN 53593 PHONE: (608)848-5060	PREPARED FOR: CITY OF MADISON 215 MARTIN LUTHER KING, JR. BOULEVARD MADISON, WI 53701-2983	PROJECT NO: 15-6867 FILE NO: B-286 FIELDBOOK/PG: - SHEET NO: 3 OF 5	SURVEYED BY: AWW DRAWN BY: JK CHECKED BY: TJB APPROVED BY: TJB	VOL. _____ PAGE _____ DOC. NO. _____ C.S.M. NO. _____
---	--	--	---	---

File: i:\2015\156867-MAD\DWG\156867-MAD P-CSM.dwg Layout: Sheet 3 User: jk Plotted: Jul 15, 2015 - 2:35pm

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105, ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

LEGAL DESCRIPTION

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105, ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, DESCRIBED MORE PARTICULARLY AS FOLLOWS:

COMMENCING AT THE WITNESS CORNER TO THE NORTHWEST CORNER OF SECTION 24, AFORESAID; THENCE SOUTH 88 DEGREES 52 MINUTES 37 SECONDS EAST, ALONG THE NORTH LINE OF SAID SECTION A DISTANCE OF 523.56 FEET; THENCE SOUTH 01 DEGREES 07 MINUTES 23 SECONDS WEST, 93.43 FEET TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF EAST DOTY STREET, ALSO BEING THE NORTHERLY CORNER OF LOT 3, BLOCK 105, ORIGINAL PLAT OF MADISON, BEING THE POINT OF BEGINNING; THENCE SOUTH 44 DEGREES 01 MINUTES 19 SECONDS EAST ALONG THE NORTHEASTERLY LINES OF LOT 3 AND LOT 11, BLOCK 105, ORIGINAL PLAT OF MADISON, 264.55 FEET TO THE EASTERLY CORNER OF LOT 11, AFORESAID; THENCE SOUTH 46 DEGREES 05 MINUTES 41 SECONDS WEST ALONG THE SOUTHEASTERLY LINE OF BLOCK 105, ORIGINAL PLAT OF MADISON, 198.55 FEET TO THE SOUTHERLY CORNER OF SAID BLOCK; THENCE SOUTH 46 DEGREES 01 MINUTES 11 SECONDS WEST, 65.95 FEET TO THE EASTERLY CORNER OF BLOCK 88, ORIGINAL PLAT OF MADISON; THENCE SOUTH 46 DEGREES 07 MINUTES 06 SECONDS WEST ALONG THE SOUTHEASTERLY LINE OF BLOCK 88, ORIGINAL PLAT OF MADISON, 330.37 FEET TO THE SOUTHERLY CORNER OF SAID BLOCK; THENCE NORTH 44 DEGREES 00 MINUTES 46 SECONDS WEST ALONG THE SOUTHWESTERLY LINE OF BLOCK 88, ORIGINAL PLAT OF MADISON, 264.53 FEET TO THE WESTERLY CORNER OF SAID BLOCK; THENCE NORTH 46 DEGREES 07 MINUTES 23 SECONDS EAST ALONG THE NORTHWESTERLY LINE OF BLOCK 88, ORIGINAL PLAT OF MADISON, 330.89 FEET TO THE NORTHERLY CORNER OF SAID BLOCK; THENCE NORTH 46 DEGREES 02 MINUTES 08 SECONDS EAST, 65.96 FEET TO THE WESTERLY CORNER OF BLOCK 105, ORIGINAL PLAT OF MADISON; THENCE NORTH 46 DEGREES 04 MINUTES 32 SECONDS EAST ALONG THE NORTHWESTERLY LINE OF BLOCK 105, ORIGINAL PLAT OF MADISON, 197.97 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 157,343 SQUARE FEET OR 3.612 ACRES.

SURVEYOR'S CERTIFICATE

I, JOHN KREBS, PROFESSIONAL LAND SURVEYOR S-1878, DO HEREBY CERTIFY THAT BY DIRECTION OF THE CITY OF MADISON, I HAVE SURVEYED, DIVIDED, AND MAPPED THE LANDS DESCRIBED HEREON AND THAT THE MAP IS A CORRECT REPRESENTATION IN ACCORDANCE WITH THE INFORMATION PROVIDED. I FURTHER CERTIFY THAT THIS CERTIFIED SURVEY MAP IS IN FULL COMPLIANCE WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE SUBDIVISION REGULATIONS OF THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

JOHN KREBS, S-1878
PROFESSIONAL LAND SURVEYOR

DATE

CORPORATE OWNER'S CERTIFICATE

THE CITY OF MADISON, A WISCONSIN MUNICIPAL CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, DOES HEREBY CERTIFY THAT SAID MUNICIPAL CORPORATION CAUSED THE LAND DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP. SAID MUNICIPAL CORPORATION FURTHER CERTIFIES THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY WIS. STATS. S.236.34 TO BE SUBMITTED TO THE CITY OF MADISON FOR APPROVAL.

IN WITNESS WHEREOF, THE SAID CITY OF MADISON HAS CAUSED THESE PRESENTS TO BE SIGNED BELOW BY ITS MAYOR AND CITY CLERK AND ITS CORPORATE SEAL TO BE HEREUNTO AFFIXED ON THIS _____ DAY OF _____, 2015.

CITY OF MADISON

BY: _____
PAUL R. SOGLIN, MAYOR

BY: _____
MARIBETH WITZEL-BEHL, CITY CLERK

STATE OF WISCONSIN) SS
DANE COUNTY) SS

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2015, THE ABOVE NAMED PAUL R. SOGLIN, MAYOR OF THE CITY OF MADISON, ACTING IN SAID CAPACITY AND KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, DANE COUNTY, WISCONSIN

MY COMMISSION EXPIRES

PREPARED BY:



161 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
PHONE: (608)848-5060

PREPARED FOR:

CITY OF MADISON
215 MARTIN LUTHER KING,
JR. BOULEVARD
MADISON, WI 53701-2983

PROJECT NO: 15-6867

FILE NO: B-286

FIELDBOOK/PG: -

SHEET NO: 4 OF 5

SURVEYED BY: AWW

DRAWN BY: JK

CHECKED BY: TJB

APPROVED BY: TJB

VOL. _____ PAGE _____

DOC. NO. _____

C.S.M. NO. _____

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10, BLOCK 88, LOTS 1, 2, 3, 11, 12 AND 13, BLOCK 105,
ORIGINAL PLAT OF MADISON AND A SUBTERRANEAN PORTION OF SOUTH PINCKNEY STREET, LOCATED IN
PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 07 NORTH,
RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

CITY OF MADISON COMMON COUNCIL CERTIFICATE

RESOLVED THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE CITY OF MADISON WAS HEREBY APPROVED BY
ENACTMENT NUMBER RES-***-*****, FILE ID NUMBER *****, ADOPTED ON THE _____ TH DAY OF AUGUST, 2015,
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 _____, 2015.

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

CITY OF MADISON PLAN COMMISSION CERTIFICATE

APPROVED FOR RECORDING PER THE SECRETARY OF THE CITY OF MADISON PLAN COMMISSION.

BY: *****
SECRETARY PLAN COMMISSION

DATE

OFFICE OF THE REGISTER OF DEEDS

_____ COUNTY, WISCONSIN
RECEIVED FOR RECORD _____,
20__ AT _____ O'CLOCK ____ M AS
DOCUMENT # _____
IN VOL. _____ OF CERTIFIED SURVEY
MAPS ON PAGE(S) _____

REGISTER OF DEEDS

PREPARED BY:
JSD Professional Services, Inc.
• Engineers • Surveyors • Planners
161 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
PHONE: (608)848-5060

PREPARED FOR:
CITY OF MADISON
215 MARTIN LUTHER
KING, JR. BOULEVARD
MADISON, WI
53701-2983

PROJECT NO: 15-6867
FILE NO: B-286
FB/PG: -
SHEET NO: 5 OF 5

SURVEYED BY: AWW
DRAWN BY: JK
CHECKED BY: TJB
APPROVED BY: TJB