



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

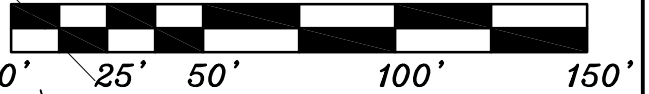
NDA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS

104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

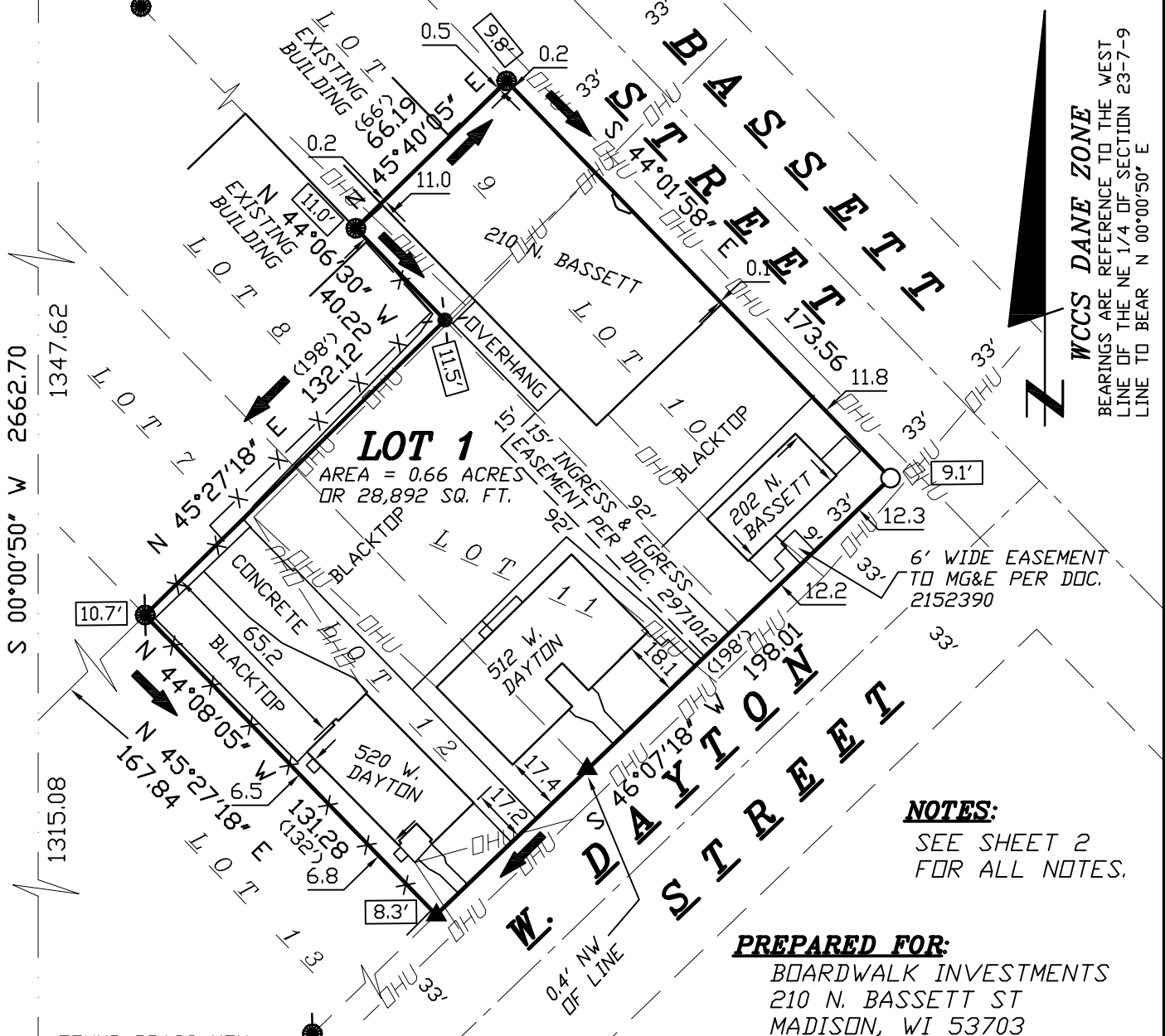
Located in the NW 1/4 of the NE 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin. Including all of Lots 10, 11 & 12, and part of Lot 9, Block 35, Original Plat of Madison.

FOUND BRASS MON.
N 1/4 CDR.
SEC. 23-7-9
N. 482890.36
E. 818501.68

SCALE 1" = 50'



WCCS DANE ZONE
BEARINGS ARE REFERENCE TO THE WEST
LINE OF THE NE 1/4 OF SECTION 23-7-9
LINE TO BEAR N 00°00'50" E



NOTES:
SEE SHEET 2
FOR ALL NOTES.

PREPARED FOR:
BOARDWALK INVESTMENTS
210 N. BASSETT ST
MADISON, WI 53703

FOUND BRASS MON.
CENTER CDR.
SEC. 23-7-9
N. 480227.66
E. 818501.03

- LEGEND:**
- = SET 3/4"x24" REBAR
WT 1.5 LB PER LIN FT
 - ⊙ = SET MAGNETIC SURVEY SPIKE
 - = FOUND 3/4" REBAR
 - = FOUND 1" PIPE
 - ▲ = FOUND 1/2" PIPE
 - <##> = RECORDED AS
 - ➔ = DRAINAGE DIRECTION

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the NW 1/4 of the NE 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin. Including all of Lots 10, 11 & 12, and part of Lot 9, Block 35, Original Plat of Madison.

NOTES:

- 1.) ALL LOTS WITHIN THIS SURVEY ARE SUBJECT TO A PUBLIC EASEMENT FOR DRAINAGE PURPOSES AND SHALL BE A MINIMUM OF 6 FEET IN WIDTH MEASURED FROM THE PROPERTY LINE TO THE INTERIOR OF EACH LOT EXCEPT THAT THE EASEMENT SHALL BE 12 FEET IN WIDTH ON THE PERIMETER OF THE SURVEY. EASEMENTS SHALL NOT BE REQUIRED ON PROPERTY LINES SHARED WITH GREENWAYS OR PUBLIC STREETS. NO STRUCTURES MAY BE CONSTRUCTED OR RETAINING WALLS SHALL BE PLACED IN ANY EASEMENT FOR DRAINAGE PURPOSES. WITHIN SAID EASEMENT AND NO OTHER OBSTRUCTIONS TO DRAINAGE, INCLUDING LANDSCAPING ARE PERMITTED WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY ENGINEER.
- 2.) ARROWS INDICATE THE DIRECTION OF 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, ELEVATIONS GIVEN ARE FOR PROPERTY CORNERS AT GROUND LEVEL AND SHALL BE MAINTAINED BY THE LOT OWNER.
- 3.) THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS AND AGREEMENTS RECORDED AND UNRECORDED.
- 4.) UTILITY EASEMENTS AS HEREIN SET FORTH ARE FOR THE USE OF PUBLIC BODIES AND PRIVATE PUBLIC UTILITIES HAVING THE RIGHT TO SERVE THE AREA.
- 5.) IN THE EVENT OF THE CITY OF MADISON PLAN COMMISSION AND/OR COMMON COUNCIL APPROVE RE-DIVISION OF A PREVIOUSLY SUBDIVIDED PROPERTY, THE UNDERLYING PUBLIC EASEMENT FOR DRAINAGE PURPOSES ARE RELEASED BY THOSE REQUIRED AND CREATED BY THE CURRENT APPROVED SUBDIVISION.
- 6.) PART OF THIS SITE IS SUBJECT TO A GROUNDWATER USE RESTRICTION PER DOCUMENT NO. 3162009.

SURVEYOR'S CERTIFICATE

I, Chris W. Adams, Registered Land Surveyor hereby certify that in full compliance with the provisions of Chapter 236.34 Wisconsin Statutes, the subdivision regulations of City of Madison, and by the direction of the owners listed below, I have surveyed, divided, and mapped a correct representation of all of the exterior boundaries of the land surveyed, being part of the NW 1/4 of hte NE 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin including all of Lots 10, 11 & 12, and part of Lot 9, of the Original Plat of Madison, more particularly described as follows:

Commencing at the North 1/4 corner of said Section 23; thence S 00°00'50" W, 1347.62 feet; thence N 45°27'18" E, 167.84 feet to a found iron pipe at the westerly corner of said Lot 12 also being the point of beginning.

thence continue N 45°27'17" E, 132.12 feet; thence N 44°06'30" W, 40.22 feet; thence N 45°40'05" E, 66.19 feet; thence S 44°01'58" E, 173.56 feet; thence S 46°07'18" W, 198.01 feet; thence N 44°08'05" W, 131.28 feet to the point of beginning. This parcel contains 0.66 acres or 28,892 sq. ft.

Williamson Surveying and Associates, LLC
by Noa T. Prieve & Chris W. Adams

Date _____

Chris W. Adams S-2748
Registered Land Surveyor - Owner

SURVEYORS SEAL



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NDA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the NW 1/4 of the NE 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin. Including all of Lots 10, 11 & 12, and part of Lot 9, Block 35, Original Plat of Madison.

OWNERS' CERTIFICATE:

520 W. Dayton, 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 LLC caused the lands described on this Certified Survey Map to be surveyed, divided, dedicated and mapped as represented on this Certified Survey Map.

520 W. Dayton, LLC, does further certify that this plat is required to be submitted to the City of Madison for approval or objection.

IN WITNESS WHEREOF, the said 520 W. Dayton, LLC has caused these present to be signed by Scott M. Faust and its corporate seal to be hereunto affixed on this _____ day of _____, 20__.

520 W. Dayton, LLC

STATE OF WISCONSIN)
DANE COUNTY)

Scott M. Faust

Personally came before me this _____ day of _____, 20__ the above named Scott M. Faust, Managing Member of 520 W. Dayton, LLC, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledge the same.

_____ County, Wisconsin.

My commission expires _____

Print Name

Notary Public

OWNERS' CERTIFICATE:

202 N. Bassett St. 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 LLC caused the lands described on this Certified Survey Map to be surveyed, divided, dedicated and mapped as represented on this Certified Survey Map.

202 N. Bassett St. LLC, does further certify that this plat is required to be submitted to the City of Madison for approval or objection.

IN WITNESS WHEREOF, the said 202 N. Bassett St. LLC has caused these present to be signed by Scott M. Faust and its corporate seal to be hereunto affixed on this _____ day of _____, 20__.

202 N. Bassett St. LLC

STATE OF WISCONSIN)
DANE COUNTY)

Scott M. Faust

Personally came before me this _____ day of _____, 20__ the above named Scott M. Faust, Managing Member of 202 N. Bassett St. LLC, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledge the same.

_____ County, Wisconsin.

My commission expires _____

Print Name

Notary Public

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NDA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
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Located in the NW 1/4 of the NE 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin. Including all of Lots 10, 11 & 12, and part of Lot 9, Block 35, Original Plat of Madison.

OWNERS' CERTIFICATE:

As owner, I hereby certify that I caused the land described on this certified survey map to be surveyed, divided and mapped as represented on the certified survey map. I also certify that this certified survey map is required to be submitted to the City of Madison for approval.

WITNESS the hand seal of said owner this _____ day of _____, 20____.

Scott M. Faust

STATE OF WISCONSIN)
DANE COUNTY)

Personally came before me this _____ day of _____, 20____ the above named Scott M. Faust to me known to be the person who executed the foregoing instrument and acknowledge the same.

_____ County, Wisconsin.

My commission expires _____

Print Name

Notary Public

CONSENT OF MORTGAGEE:

US Bank N.A., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the described land, does hereby consent to the surveying, dividing, dedication and mapping of the land described on this certified survey map and does hereby consent to the above owners certificate.

IN WITNESS WHEREOF, the said US Bank N.A., has caused these presents to be signed by its corporate officer listed below at _____, Wisconsin and its corporate seal hereunto affixed on this _____ day of _____, 20____.

US Bank N.A.

STATE OF WISCONSIN)
DANE COUNTY)

Personally came before me this _____ day of _____, 20____, _____, its _____ of the above named corporation, to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation, and acknowledge that they executed the foregoing instrument as such officer as the deed of said corporation, by its authority.

_____ County, Wisconsin.

My commission expires _____

Print Name

Notary Public

SURVEYORS SEAL



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NDA T. PRIEVE & CHRIS W. ADAMS, REGISTERED LAND SURVEYORS
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Located in the NE 1/4 of the NW 1/4 of Section 23, T7N, R9E, City of Madison, Dane County, Wisconsin. Including all of Lots 5 & 6, Block 1, Ready's Subdivision of Lots One & Two, Block 11, University Addition to Madison.

CONSENT OF MORTGAGEE:

Starion Financial, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the described land, does hereby consent to the surveying, dividing, dedication and mapping of the land described on this certified survey map and does hereby consent to the above owners certificate.

IN WITNESS WHEREOF, the said Starion Financial, has caused these presents to be signed by its corporate officer listed below at _____, Wisconsin and its corporate seal hereunto affixed on this _____ day of _____, 20__.

Starion Financial

STATE OF WISCONSIN)
DANE COUNTY)

Personally came before me this _____ day of _____, 20__,

its _____ of the above named corporation, to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation, and acknowledge that they executed the foregoing instrument as such officer as the deed of said corporation, by its authority.

_____ County, Wisconsin.

My commission expires _____

Print Name

Notary Public

CITY OF MADISON COMMON COUNCIL:

Resolved that this Certified Survey Map located in the City of Madison was hereby approved by Enactment number _____, File ID 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 of Madison, Dane County

CITY OF MADISON PLAN COMMISSION:

Approved for recording per Secretary, Madison Planning Commission action of _____ day of _____, 20__

Steven R. Cover
Secretary Plan Commission

REGISTER OF DEEDS:

Received for recording this _____ day of _____, 20__ at _____ o'clock ____M. and recorded in Volume _____ of Dane County Certified Surveys on pages _____ through _____.

Kristi Chlebowski
Register of Deeds

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL