

PRELIMINARY

CERTIFIED SURVEY MAP NO. _____

LOTS 1, 2, 3, 4 AND 10, AND PART OF LOTS 5 AND 6, BLOCK 6, UNIVERSITY ADDITION TO THE CITY OF MADISON, AND ALL OF LOTS 1 THROUGH 10, JOHNSON COURT, AND VACATED CONKLIN PLACE AND VACATED HUNTINGTON COURT DESCRIBED IN DOCUMENT NO. 1296316, AND VACATED NORTH MURRAY STREET DESCRIBED IN DOCUMENT NO. 1311361, ALL BEING A PART OF THE NORTHEAST QUARTER (NE 1/4) OF NORTHWEST QUARTER (NW 1/4) OF SECTION 23, TOWN SEVEN NORTH (T. 7 N.), RANGE NINE EAST (R. 9 E.), CITY OF MADISON, DANE COUNTY, WISCONSIN



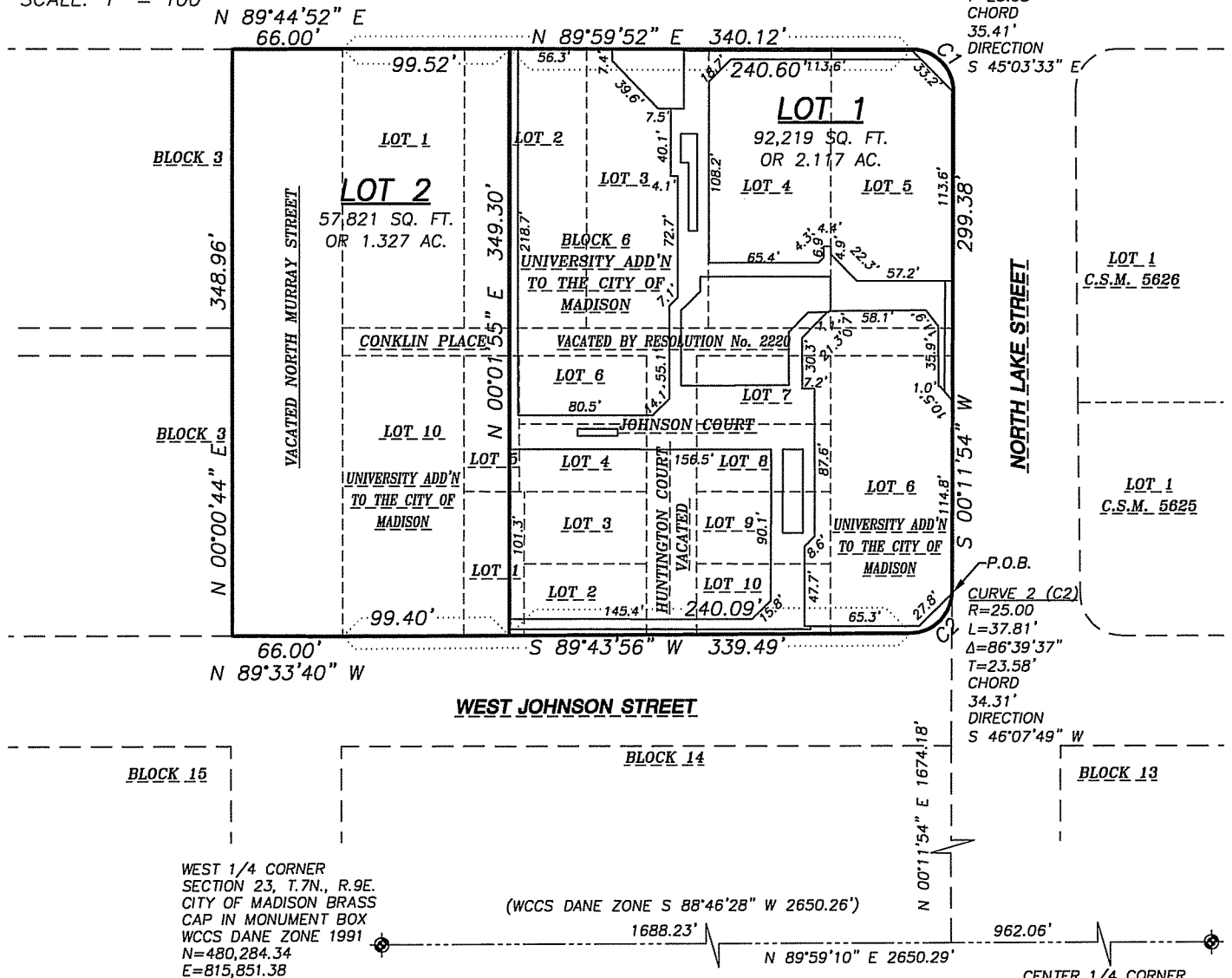
0 50' 100'

SCALE: 1" = 100'

UNIVERSITY AVENUE

CURVE 1 (C1)

R=25.00'
L=39.35'
Δ=90°10'38"
T=25.08'
CHORD
35.41'
DIRECTION
S 45°03'33" E



LEGEND

- 3/4" X 24" REBAR SET
- ⊙ P.K. NAIL FOUND
- ⊙ SECTION CORNER MONUMENT,
- 3/4" REBAR FOUND OR AS NOTED
- PROPERTY LINE
- - - PLATTED LOT LINE
- - - RIGHT-OF-WAY LINE
- - - SECTION LINE
- ▬ BUILDING
- () RECORDED INFORMATION

NOTES

- BEARINGS ARE BASED ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 23-7-9, ASSUMED TO BEAR SOUTH 89°59'10" WEST.
- FIELD WORK FOR THIS SURVEY WAS PERFORMED BY JENKINS SURVEY & DESIGN ON FEBRUARY 10, 2006.
- SEE SHEET 2 OF 4 FOR EASEMENTS.

CENTER 1/4 CORNER
SECTION 23, T.7N., R.9E.,
CITY OF MADISON BRASS
CAP IN MONUMENT BOX
WCCS DANE ZONE 1991
N=480,227.66
E=818,501.03

PREPARED BY:

JSD • Engineers • Surveyors

Jenkins Survey & Design, Inc.
161 HORIZON DRIVE, SUITE 101
VERONA, WISCONSIN 53593
PHONE: (608)848-5060

PREPARED FOR:

EXECUTIVE MANAGEMENT, INC.
2901 INTERNATIONAL LANE
SUITE 106
P.O. BOX 8685
MADISON, WI 53708-8685

PROJECT NO: 01-718

FILE NO: B-48

FIELDBOOK/PG: 180/66-73

SHEET NO: 1 OF 4

SURVEYED BY: JK

DRAWN BY: CAS

CHECKED BY: -

APPROVED BY: -

C.S.M. NO. _____

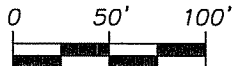
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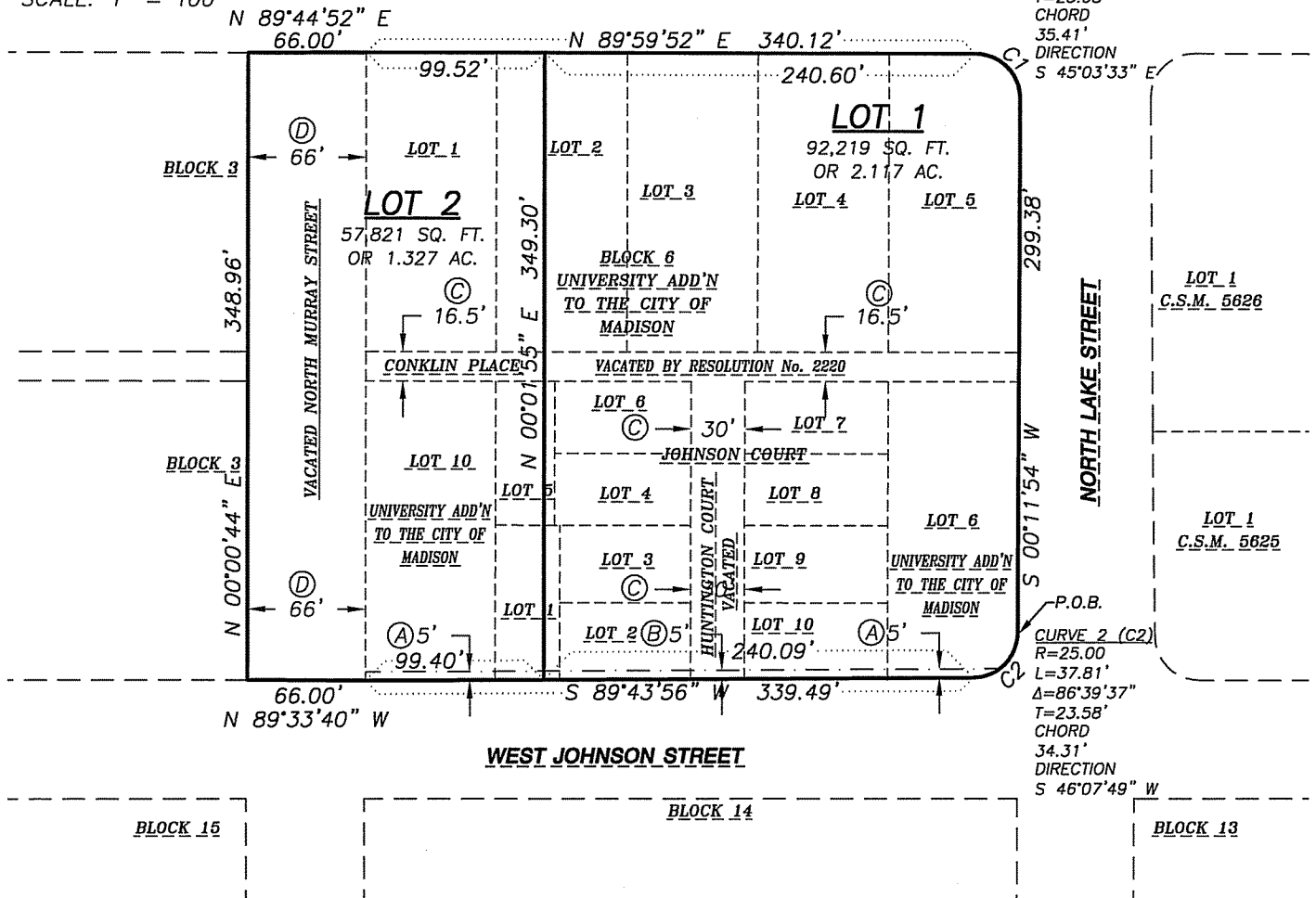
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SCALE: 1" = 100'

UNIVERSITY AVENUE

CURVE 1 (C1)
R=25.00'
L=39.35'
Δ=90°10'38"
T=25.08'
CHORD
35.41'
DIRECTION
S 45°03'33" E



EASEMENTS

EASEMENT NOTES

- (A) SANITARY SEWER EASEMENT RECORDED AUGUST 26, 1970 AS DOCUMENT NO. 1271581.
- (B) EASEMENT RESERVED IN RESOLUTION RECORDED JULY 12, 1971 AS DOCUMENT NO. 1271581.
- (C) EASEMENT AND RIGHTS INCIDENTAL THERETO IN CONNECTION WITH THE CONTINUED USE AND RIGHT OF ENTRANCE, MAINTENANCE, CONSTRUCTION, AND REPAIR OR MUNICIPAL OF UTILITY FACILITIES AS MAY EXIST UNDERGROUND OR OVERGROUND IN OR ON THAT PORTION OF THE ABOVE-DESCRIBED PREMISES WHICH WERE FORMERLY A PART OF HUNTINGTON COURT AND CONKLIN PLACE, NOW VACATED.
- (D) EASEMENT RESERVED OVER VACATED NORTH MURRAY STREET FOR ALL PUBLIC AND PRIVATE UTILITY PURPOSES, INCLUDING PUBLIC SIDEWALK PURPOSES, AS DESCRIBED IN DOCUMENT NO. 1311361.

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PROJECT NO: 01-718

FILE NO: B-48

FIELDBOOK/PG: 180/66-73

SHEET NO: 2 OF 4

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LEGAL DESCRIPTION

LOTS 1, 2, 3, 4 AND 10, AND PART OF LOTS 5 AND 6, BLOCK 6, UNIVERSITY ADDITION TO THE CITY OF MADISON, AND ALL OF LOTS 1 THROUGH 10, JOHNSON COURT, AND VACATED CONKLIN PLACE AND VACATED HUNTINGTON COURT DESCRIBED IN DOCUMENT NO. 1296316, AND VACATED NORTH MURRAY STREET DESCRIBED IN DOCUMENT NO. 1311361, ALL BEING A PART OF THE NORTHEAST QUARTER (NE 1/4) OF NORTHWEST QUARTER (NW 1/4) OF SECTION 23, TOWN SEVEN NORTH (T. 7 N.), RANGE NINE EAST (R. 9 E.), CITY OF MADISON, DANE COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 23; THENCE NORTH 89°59'10" EAST ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SECTION 23 A DISTANCE OF 1688.23 FEET TO THE WEST RIGHT-OF-WAY LINE OF NORTH LAKE STREET, EXTENDED SOUTH; THENCE ALONG SAID EXTENSION NORTH 00°11'54" EAST, 1674.18 FEET TO A POINT OF CURVE AND THE POINT OF BEGINNING; THENCE 37.81 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, SUBTENDED BY A CHORD WHICH BEARS SOUTH 46°07'49" WEST, 34.31 FEET, TO THE NORTH RIGHT OF WAY OF WEST JOHNSON STREET; THENCE ALONG SAID NORTH RIGHT OF WAY SOUTH 89°43'56" WEST, 339.49 FEET TO THE EAST LINE OF VACATED NORTH MURRAY STREET; THENCE CONTINUING ALONG SAID NORTH RIGHT OF WAY NORTH 89°33'40" WEST, 66.00 FEET TO THE WEST LINE OF VACATED NORTH MURRAY STREET; THENCE ALONG SAID WEST LINE NORTH 00°00'44" EAST, 348.96 FEET TO THE SOUTH RIGHT OF WAY OF UNIVERSITY AVENUE; THENCE ALONG SAID SOUTH RIGHT OF WAY NORTH 89°44'52" EAST, 66.00 FEET TO THE EAST LINE OF VACATED NORTH MURRAY STREET; THENCE CONTINUING ALONG SAID SOUTH RIGHT OF WAY NORTH 89°59'52" EAST, 340.12 FEET TO A POINT OF CURVE; THENCE 39.35 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, SUBTENDED BY A CHORD BEARING SOUTH 45°03'33" EAST, 35.41 FEET, TO THE WEST RIGHT OF WAY OF NORTH LAKE STREET; THENCE ALONG SAID WEST RIGHT OF WAY SOUTH 00°11'54" WEST, 299.38 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 150,040 SQUARE FEET OR 3.444 ACRES.

SURVEYOR'S CERTIFICATE

I, DAVE M. JENKINS, REGISTERED LAND SURVEYOR, S-2255, DO HEREBY CERTIFY THAT UNDER THE DIRECTION OF MADISON REAL ESTATE PROPERTIES AND THE BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN, 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.

DAVE M. JENKINS, S-2255
REGISTERED LAND SURVEYOR

OWNER'S CERTIFICATE

MADISON REAL ESTATE PROPERTIES, A WISCONSIN GENERAL PARTNERSHIP, AS OWNER, DOES HEREBY CERTIFY THAT WE HAVE CAUSED THE LANDS DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED AND MAPPED AS REPRESENTED HEREON. WE ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S.236.34, WISCONSIN STATUTES TO BE SUBMITTED TO THE CITY OF MADISON FOR APPROVAL.

MADISON REAL ESTATE PROPERTIES
AUTHORIZED REPRESENTATIVE

STATE OF WISCONSIN)ss
DANE COUNTY)ss

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2006, THE ABOVE NAMED REPRESENTATIVE OF THE OWNERS OF THE LANDS HEREIN DESCRIBED, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN MY COMMISSION EXPIRES

PREPARED BY:



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PROJECT NO: 01-718

FILE NO: B-48

FIELDBOOK/PG: 180/66-73

SHEET NO: 3 OF 4

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OWNER'S CERTIFICATE

THE BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN, AS OWNER, DOES HEREBY CERTIFY THAT WE HAVE CAUSED THE LANDS DESCRIBED ON THIS CERTIFIED SURVEY MAP TO BE SURVEYED, DIVIDED AND MAPPED AS REPRESENTED HEREON. WE ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S.236.34, WISCONSIN STATUTES TO BE SUBMITTED TO THE CITY OF MADISON FOR APPROVAL.

BOARD OF REGENTS OF THE UNIVERSITY OF WISCONSIN
INTERIM ASSISTANT VICE CHANCELLOR

STATE OF WISCONSIN)ss
DANE COUNTY)ss

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2006, THE ABOVE NAMED REPRESENTATIVE OF THE OWNERS OF THE LANDS HEREIN DESCRIBED, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN MY COMMISSION EXPIRES _____

CITY OF MADISON PLAN COMMISSION

APPROVED FOR RECORDING PER CITY OF MADISON PLAN COMMISSION THIS _____ DAY OF _____, 2006.

MARK A. OLINGER DATE _____
SECRETARY, CITY OF MADISON PLAN COMMISSION

CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN)
DANE COUNTY) SS

I, RAY FISHER, BEING THE DULY ELECTED QUALIFIED AND ACTING CITY TREASURER OF THE CITY OF MADISON, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF _____ ON ANY OF THE LAND INCLUDED IN THIS CERTIFIED SURVEY MAP.

RAY FISHER DATE _____
CITY OF MADISON TREASURER

MADISON COMMON COUNCIL CERTIFICATE

RESOLVED THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE CITY OF MADISON WAS HEREBY APPROVED BY ENACTMENT NUMBER _____, FILE NUMBER _____, ENACTED ON THIS _____ DAY OF _____, 2006, AND THAT SAID ENACTMENT FURTHER PROVIDED FOR THE ACCEPTANCE OF THOSE LANDS AND RIGHTS DEDICATED BY SAID CERTIFIED SURVEY MAP TO THE CITY OF MADISON FOR PUBLIC USE.

DATED THIS _____ DAY OF _____, 2006.

RAY FISHER, CITY CLERK
CITY OF MADISON, DANE COUNTY, WISCONSIN

REGISTER OF DEEDS CERTIFICATE

RECEIVED FOR RECORD THIS _____ DAY OF _____, 2006 AT _____ O'CLOCK _____ .M.

AND RECORDED IN VOLUME _____ OF CERTIFIED SURVEYS MAPS OF DANE COUNTY ON PAGE _____

AS DOCUMENT NUMBER _____

REGISTER OF DEEDS

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