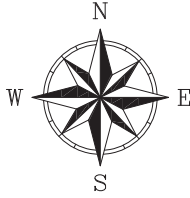


CERTIFIED SURVEY MAP No.

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



SCALE: ONE INCH = ONE HUNDRED FEET
TOTAL PLATTED AREA = 88,475 SQ. FT.
(2.0310 ACRES)

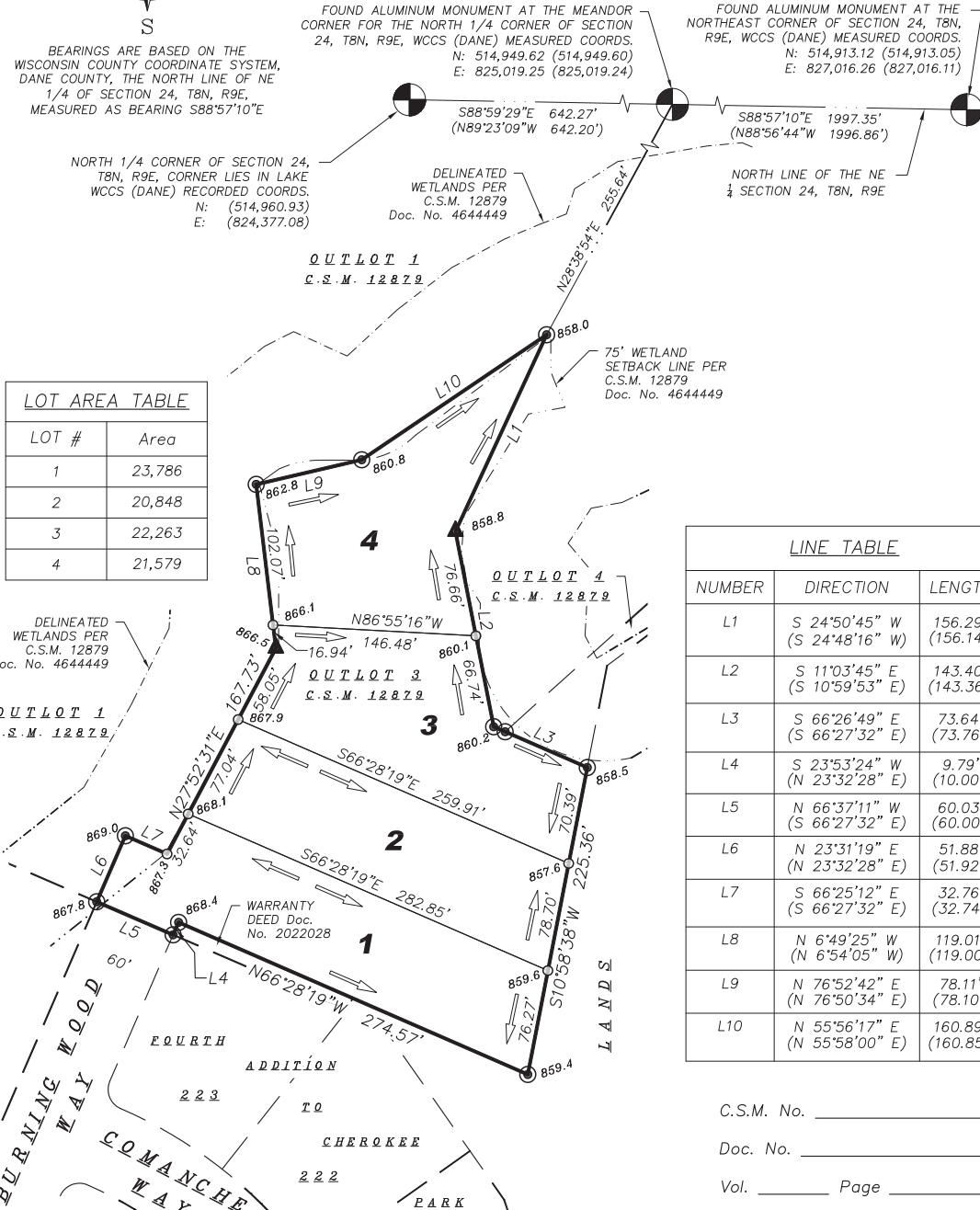
NOTES:
SEE SHEET 2 FOR LEGEND AND EXISTING EASEMENT INFORMATION
SEE SHEET 3 AND 4 FOR PROPOSED EASEMENT INFORMATION

BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE NORTH LINE OF NE 1/4 OF SECTION 24, T8N, R9E, MEASURED AS BEARING S88°57'10"E

NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, CORNER LIES IN LAKE WCCS (DANE) RECORDED COORDS.
N: (514,960.93)
E: (824,377.08)

FOUND ALUMINUM MONUMENT AT THE MEANDOR CORNER FOR THE NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,949.62 (514,949.60)
E: 825,019.25 (825,019.24)

FOUND ALUMINUM MONUMENT AT THE NORTHEAST CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,913.12 (514,913.05)
E: 827,016.26 (827,016.11)



LOT #	Area
1	23,786
2	20,848
3	22,263
4	21,579

NUMBER	DIRECTION	LENGTH
L1	S 24°50'45" W (S 24°48'16" W)	156.29' (156.14')
L2	S 11°03'45" E (S 10°59'53" E)	143.40' (143.36')
L3	S 66°26'49" E (S 66°27'32" E)	73.64' (73.76')
L4	S 23°53'24" W (N 23°32'28" E)	9.79' (10.00')
L5	N 66°37'11" W (S 66°27'32" E)	60.03' (60.00')
L6	N 23°31'19" E (N 23°32'28" E)	51.88' (51.92')
L7	S 66°25'12" E (S 66°27'32" E)	32.76' (32.74')
L8	N 6°49'25" W (N 6°54'05" W)	119.01' (119.00')
L9	N 76°52'42" E (N 76°50'34" E)	78.11' (78.10')
L10	N 55°56'17" E (N 55°58'00" E)	160.89' (160.85')

C.S.M. No. _____
Doc. No. _____
Vol. _____ Page _____

OWNER/SUBDIVIDER:
Cherokee Park Inc.
5000 N. Sherman Ave.
Madison, WI 53704

SURVEYED BY:
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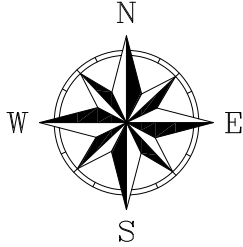
FN: 116.0181.30
DATE: 04-22-16

REVISIONS:

SHEET
1 OF 7

CERTIFIED SURVEY MAP No.

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



SCALE: ONE INCH = ONE HUNDRED FEET

TOTAL PLATTED AREA = 88,475 SQ. FT.
(2.0310 ACRES)

NOTES:

SEE SHEET 2 FOR LEGEND AND EXISTING EASEMENT INFORMATION

SEE SHEET 3 AND 4 FOR PROPOSED EASEMENT INFORMATION

BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE NORTH LINE OF NE 1/4 OF SECTION 24, T8N, R9E, MEASURED AS BEARING S88°57'10"E

FOUND ALUMINUM MONUMENT AT THE MEANDOR CORNER FOR THE NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,949.62 (514,949.60)
E: 825,019.25 (825,019.24)

FOUND ALUMINUM MONUMENT AT THE NORTHEAST CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,913.12 (514,913.05)
E: 827,016.26 (827,016.11)

NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, CORNER LIES IN LAKE WCCS (DANE) RECORDED COORDS.
N: (514,960.93)
E: (824,377.08)

S88°59'29"E 642.27'
(N89°23'09"W 642.20')

S88°57'10"E 1997.35'
(N88°56'44"W 1996.86')

OUTLOT 1
C.S.M. 12879

75' WETLAND SETBACK LINE PER C.S.M. 12879 Doc. No. 4644449

LOT #	Area
1	23,786
2	20,848
3	22,263
4	21,579

NUMBER	DIRECTION	LENGTH
L1	S 24°50'45" W (S 24°48'16" W)	156.29' (156.14')
L2	S 11°03'45" E (S 10°59'53" E)	143.40' (143.36')
L3	S 66°26'49" E (S 66°27'32" E)	73.64' (73.76')
L4	S 23°53'24" W (N 23°32'28" E)	9.79' (10.00')
L5	N 66°37'11" W (S 66°27'32" E)	60.03' (60.00')
L6	N 23°31'19" E (N 23°32'28" E)	51.88' (51.92')
L7	S 66°25'12" E (S 66°27'32" E)	32.76' (32.74')
L8	N 6°49'25" W (N 6°54'05" W)	119.01' (119.00')
L9	N 76°52'42" E (N 76°50'34" E)	78.11' (78.10')
L10	N 55°56'17" E (N 55°58'00" E)	160.89' (160.85')

DELINEATED WETLANDS PER C.S.M. 12879 Doc. No. 4644449

OUTLOT 1
C.S.M. 12879

OUTLOT 3
C.S.M. 12879

OUTLOT 4
C.S.M. 12879

WARRANTY DEED Doc. No. 2022028

BURNING WOOD WAY
COMANCHE WAY

FOURTH ADDITION TO CHEROKEE PARK

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

OWNER/SUBDIVIDER:
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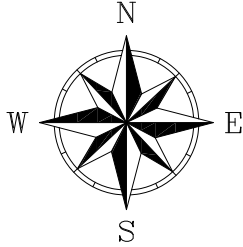
FN: 116.0181.30
DATE: 04-22-16

REVISIONS:

SHEET
1 OF 7

CERTIFIED SURVEY MAP No.

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



SCALE: ONE INCH = ONE HUNDRED FEET

EXISTING EASEMENT INFORMATION

FOUND ALUMINUM MONUMENT AT THE NORTHEAST CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,913.12 (514,913.05)
E: 827,016.26 (827,016.11)

BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE NORTH LINE OF NE 1/4 OF SECTION 24, T8N, R9E, MEASURED AS BEARING S88°57'10"E

NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, CORNER LIES IN LAKE WCCS (DANE) RECORDED COORDS.
N: (514,960.93)
E: (824,377.08)

FOUND ALUMINUM MONUMENT AT THE MEANDOR CORNER FOR THE NORTH 1/4 CORNER OF SECTION 24, T8N, R9E, WCCS (DANE) MEASURED COORDS.
N: 514,949.62 (514,949.60)
E: 825,019.25 (825,019.24)

OUTLOT 1
C.S.M. 12879

PUBLIC SANITARY SEWER, WATER MAIN, AND BIKE PATH EASEMENT Doc. No. 4644449

LEGEND

- 1" IRON PIPE (I.P.) FOUND (UNLESS OTHERWISE NOTED)
 - SURVEY NAIL FOUND
 - 3/4" x 18" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.
 - 102.0 LOT CORNER ELEVATION
 - DRAINAGE ARROWS. ARROWS INDICATE THE DIRECTION OF SURFACE 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.
 - () INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

NOTES:
SEE SHEET 1 FOR MAP, LINE TABLE, AND LOT AREA TABLE

SEE SHEETS 3 AND 4 FOR PROPOSED EASEMENT INFORMATION

OUTLOT 1
C.S.M. 12879

OUTLOT 4
C.S.M. 12879

16' WIDE PUBLIC SIDEWALK EASEMENT Doc. No. 4644449

6' WIDE PUBLIC UTILITY EASEMENT Doc. No. 4644449

60'

WARRANTY DEED Doc. No. 2022028

FOURTH ADDITION

223

TO

CHEROKEE

222

PARK

DECLARATION OF BUILDING RESTRICTION Doc. No. 2050038

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

OWNER/SUBDIVIDER:
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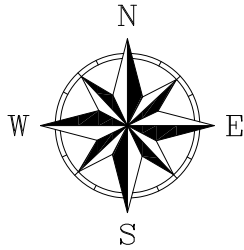
FN: 116.0181.30
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REVISIONS:

SHEET
2 OF 7

CERTIFIED SURVEY MAP No.

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SCALE: ONE INCH = ONE HUNDRED FEET

NOTES:

SEE SHEET 1 FOR MAP, LINE TABLE, AND LOT AREA TABLE

SEE SHEET 2 FOR EXISTING EASEMENT INFORMATION

SEE SHEET 4 FOR PROPOSED EASEMENT INFORMATION CONTINUATION

PROPOSED EASEMENT INFORMATION

BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE NORTH LINE OF NE 1/4 OF SECTION 24, T8N, R9E, MEASURED AS BEARING S88°57'10"E

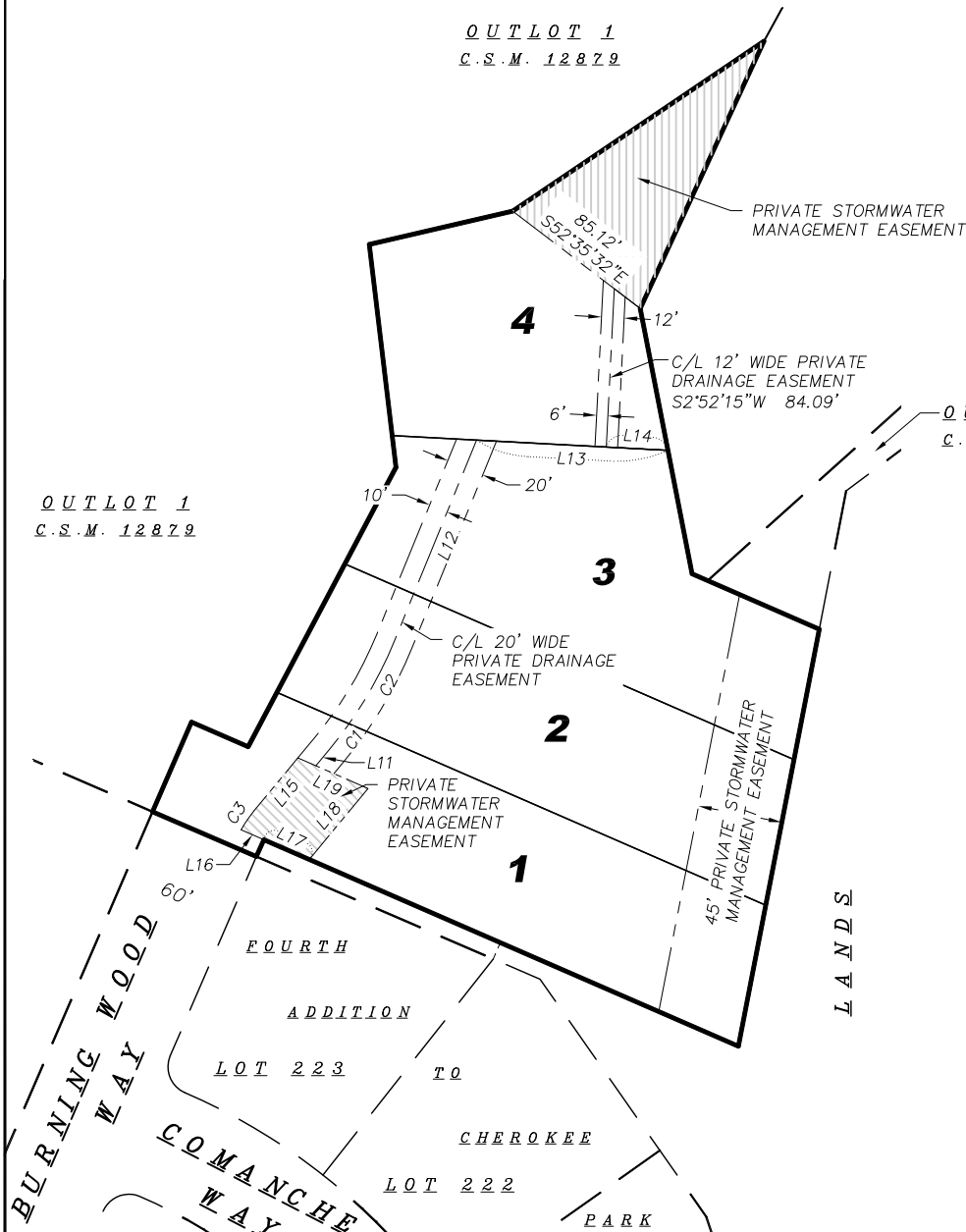
EASEMENT CURVE DATA

NUMBER	CENTRAL ANGLE	ARC LENGTH	RADIUS	CHORD	CHORD BEARING
C1	5°53'21"	22.72'	221.00'	22.71'	S 36°40'38" W
C2	11°29'56"	44.35'	221.00'	44.28'	S 27°58'59" W
C3	10°54'57"	12.19'	64.00'	12.17'	N 34°09'50" E

OUTLOT 1
C.S.M. 12879

OUTLOT 1
C.S.M. 12879

OUTLOT 4
C.S.M. 12879



EASEMENT LINE TABLE

NUMBER	DIRECTION	LENGTH
L11	S 39°37'18" W	11.45'
L12	S 22°14'02" W	115.20'
L13	S 86°55'16" E	101.66'
L14	S 86°55'16" E	32.70'
L15	S 39°37'18" W	36.46'
L16	S 66°28'19" E	13.11'
L17	S 66°28'19" E	26.27'
L18	N 39°37'18" E	48.92'
L19	N 66°28'19" W	40.59'

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

OWNER/SUBDIVIDER:
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Madison, WI 53704

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SNYDER & ASSOCIATES
Engineers and Planners

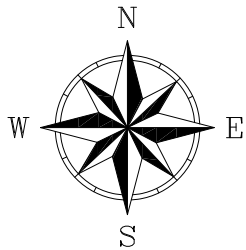
FN: 116.0181.30
DATE: 04-22-16

REVISIONS:

SHEET
3 OF 7

CERTIFIED SURVEY MAP No. _____

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



SCALE: ONE INCH = ONE HUNDRED FEET

NOTES:
SEE SHEET 1 FOR MAP, LINE TABLE, AND LOT AREA TABLE

SEE SHEET 2 FOR EXISTING EASEMENT INFORMATION

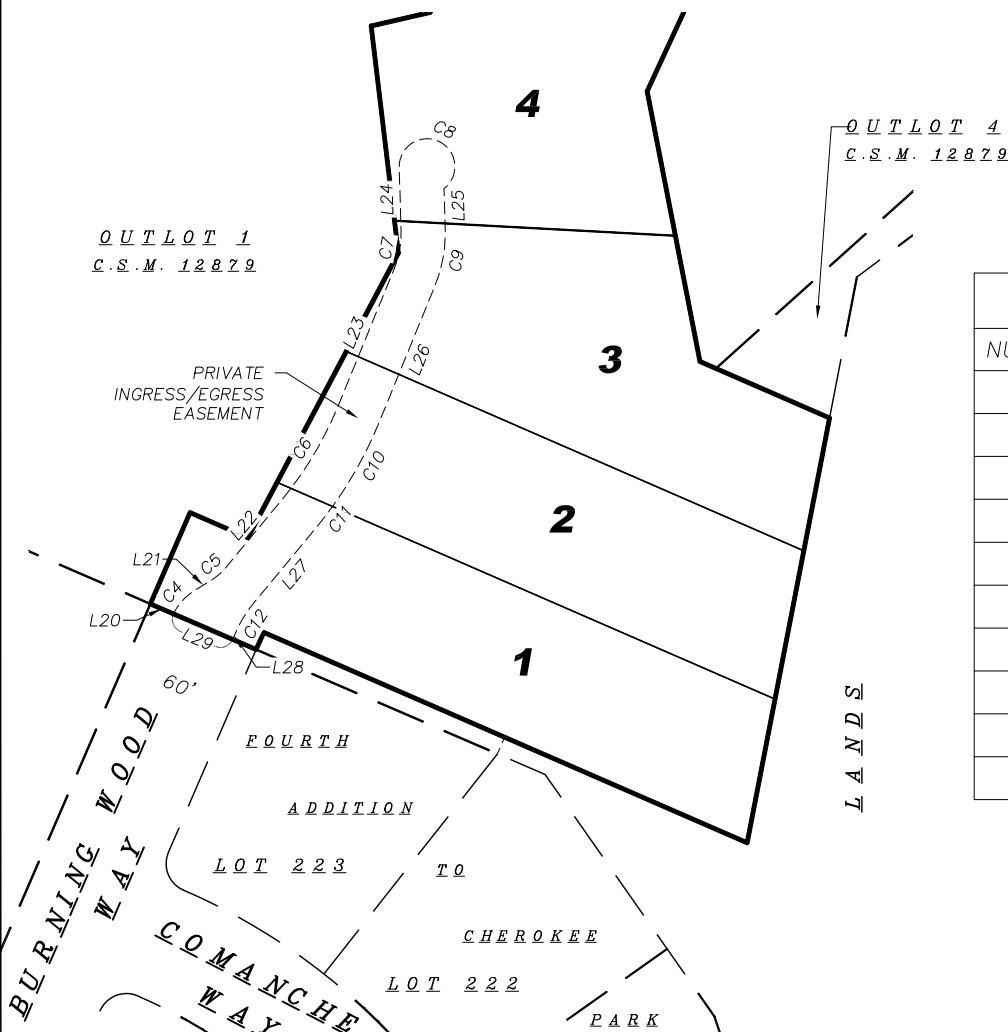
SEE SHEET 3 FOR PROPOSED EASEMENT INFORMATION CONTINUATION

PROPOSED EASEMENT INFORMATION (CONTINUED)

BEARINGS ARE BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE NORTH LINE OF NE 1/4 OF SECTION 24, T8N, R9E, MEASURED AS BEARING S88°57'10"E

EASEMENT CURVE DATA

NUMBER	CENTRAL ANGLE	ARC LENGTH	RADIUS	CHORD	CHORD BEARING
C4	31°00'24"	16.51'	30.50'	16.30'	N 42°22'45" E
C5	18°15'39"	9.40'	29.50'	9.36'	N 48°45'08" E
C6	17°23'17"	57.05'	188.00'	56.84'	N 30°55'40" E
C7	23°53'09"	20.64'	49.50'	20.49'	N 10°17'27" E
C8	234°06'42"	59.25'	14.50'	25.83'	S 64°35'46" E
C9	23°53'09"	30.22'	72.50'	30.01'	S 10°17'27" W
C10	11°29'56"	42.35'	211.00'	42.27'	S 27°58'59" W
C11	5°53'21"	21.69'	211.00'	21.68'	S 36°40'38" W
C12	15°55'45"	17.79'	64.00'	17.74'	S 31°39'26" W



EASEMENT LINE TABLE

NUMBER	DIRECTION	LENGTH
L20	S 66°37'11" E	13.06'
L21	N 57°52'57" E	10.89'
L22	N 39°37'18" E	45.98'
L23	N 22°14'02" E	76.99'
L24	N 1°39'07" W	32.92'
L25	S 1°39'07" E	21.17'
L26	S 22°14'02" W	76.99'
L27	S 39°37'18" W	50.80'
L28	S 23°41'33" W	4.24'
L29	N 66°37'11" W	33.64'

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

OWNER/SUBDIVIDER:
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SNYDER & ASSOCIATES
Engineers and Planners

FN: 116.0181.30
DATE: 04-22-16

REVISIONS:

SHEET
4 OF 7

CERTIFIED SURVEY MAP No. _____

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

NOTES:


- 1) All lots within this plat are subject to public easements for drainage purposes which shall be a minimum of six (6) feet in width measured from the property line to the interior of each lot except that the easements shall be twelve (12) feet in width on the perimeter of the plat. For purposes of two (2) or more lots combined for a single development site, or where two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width and shall be measured only from the exterior property lines of the combined lots that create a single development site, or have a shared driveway agreement, except that the easement shall be twelve (12) feet in width along the perimeter of the plat. Easements shall not be required on property lines shared with greenways or public streets. No buildings, driveways, or retaining walls shall be placed in any easement for drainage purposes. Fences may be placed in the easement only if they do not impede the anticipated flow of water. In the event of a City of Madison Plan Commission and/or Common Council approved redivision of a previously subdivided property, the underlying public easements for drainage purposes are released and replaced by those required and created by the current approved subdivision.

- 2) 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 at the time they develop.

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

<p>SURVEYED FOR: Cherokee Park Inc. 5000 N. Sherman Ave. Madison, WI 53704</p>	<p>SURVEYED BY: Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 (608) 838-0444 www.snyder-associates.com</p>	 <p>SNYDER & ASSOCIATES Engineers and Planners</p>	<p>FN: 116.0181.30 DATE: 04-22-16</p>	<p>REVISIONS:</p>	<p>SHEET 5 OF 7</p>
<p>P: \PROJECTS\2016\116.0181.30-Cherokee Burningwood Way\Survey\CSM\116.0181.30 CSM.dwg</p>					

CERTIFIED SURVEY MAP No. _____

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

_____ owner, we hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the map hereon. We further certify that this Certified Survey map is required by S236.34 of the State Statutes to be submitted to the City of Madison for approval. Witness the hand and seal of said owner(s) this _____ day of _____, 2016.

By: _____
 Authorized Member

State of Wisconsin)
)ss.
 County of Dane)

Personally came before me this _____ day of _____, 2016, the above named _____, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

_____ My Commission expires: _____
 Notary Public, State of Wisconsin

CONSENT OF MORTGAGEE

_____, a banking association duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping, and dedicating of the land described on this Certified Survey Map and does hereby consent to the Owner's Certificate.

IN WITNESS WHEREOF, the said _____, has caused these presents to be signed by _____ its _____, and countersigned by its _____, at Madison, Wisconsin, on this _____ day of _____, 20 _____.

By: _____

State of Wisconsin)
)ss.
 County of Dane)

Personally came before me this _____ day of _____, 20_____, and _____, of the above named banking association, to me known to be the persons who executed the foregoing instrument, and to me known to be such _____ and _____ of said banking association, and acknowledged that they executed the foregoing instrument as such officers as the deed of said banking association, by its authority.

_____ My Commission expires: _____
 Notary Public, State of Wisconsin

C.S.M. No. _____
 Doc. No. _____
 Vol. _____ Page _____

SURVEYED FOR: Cherokee Park Inc. 5000 N. Sherman Ave. Madison, WI 53704	SURVEYED BY: Snyder & Associates, Inc. 5010 Voges Road Madison, WI 53718 (608) 838-0444 www.snyder-associates.com	SNYDER & ASSOCIATES Engineers and Planners	FN: 116.0181.30 DATE: 04-22-16 REVISIONS: _____ _____ _____	SHEET 6 OF 7
P: \PROJECTS\2016\116.0181.30-Cherokee Burningwood Way\Survey\CSM\116.0181.30 CSM.dwg				

CERTIFIED SURVEY MAP No. _____

BEING A DIVISION OF OUTLOT 3, CERTIFIED SURVEY MAP NUMBER 12879, AS RECORDED IN VOLUME 81 OF CERTIFIED SURVEY MAPS, ON PAGES 343-349, AS DOCUMENT NUMBER 4644449, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 8 NORTH, RANGE 9 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, Adam R. Gross, Professional Land Surveyor, 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 Cherokee Park Inc., owner of said land, I have surveyed, divided and mapped this Certified Survey Map; that such Certified Survey Map correctly represents all exterior boundaries and the subdivision of the land surveyed; and that this land is more fully described as follows:

Being a division of Outlot 3, Certified Survey Map Number 12879, as recorded in Volume 81 of Certified Survey Maps, on pages 343-349, as Document Number 4644449, Dane County Registry, Located in the Northwest Quarter of the Northeast Quarter of Section 24, Township 8 North, Range 9 East, City of Madison, Dane County, Wisconsin. Containing 88,475 square feet or 2.0310 acres.

Dated this _____ day of _____, 20____.

Signed:

Adam R. Gross, P.L.S. No. 3017
Snyder & Associates, Inc.
5010 Voges Road
Madison, WI 53718
608-838-0444
argross@snyder-associates.com

CITY OF MADISON COMMON COUNCIL RESOLUTION

Resolved that the 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____.

By: _____
City Clerk, City of Madison, Dane County Wisconsin

CITY OF MADISON APPROVAL

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

By: _____ Date: _____
Secretary Plan Commission

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 20____, at _____ o'clock _____m. and recorded in Volume _____ of Certified Survey Maps on pages _____, as Doc. No. _____.

Kristi Chlebowski, Dane County Register of Deeds

C.S.M. No. _____

Doc. No. _____

Vol. _____ Page _____

SURVEYED FOR:
Cherokee Park Inc.
5000 N. Sherman Ave.
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Engineers and Planners

FN: 116.0181.30
DATE: 04-22-16

REVISIONS:

SHEET
7 OF 7