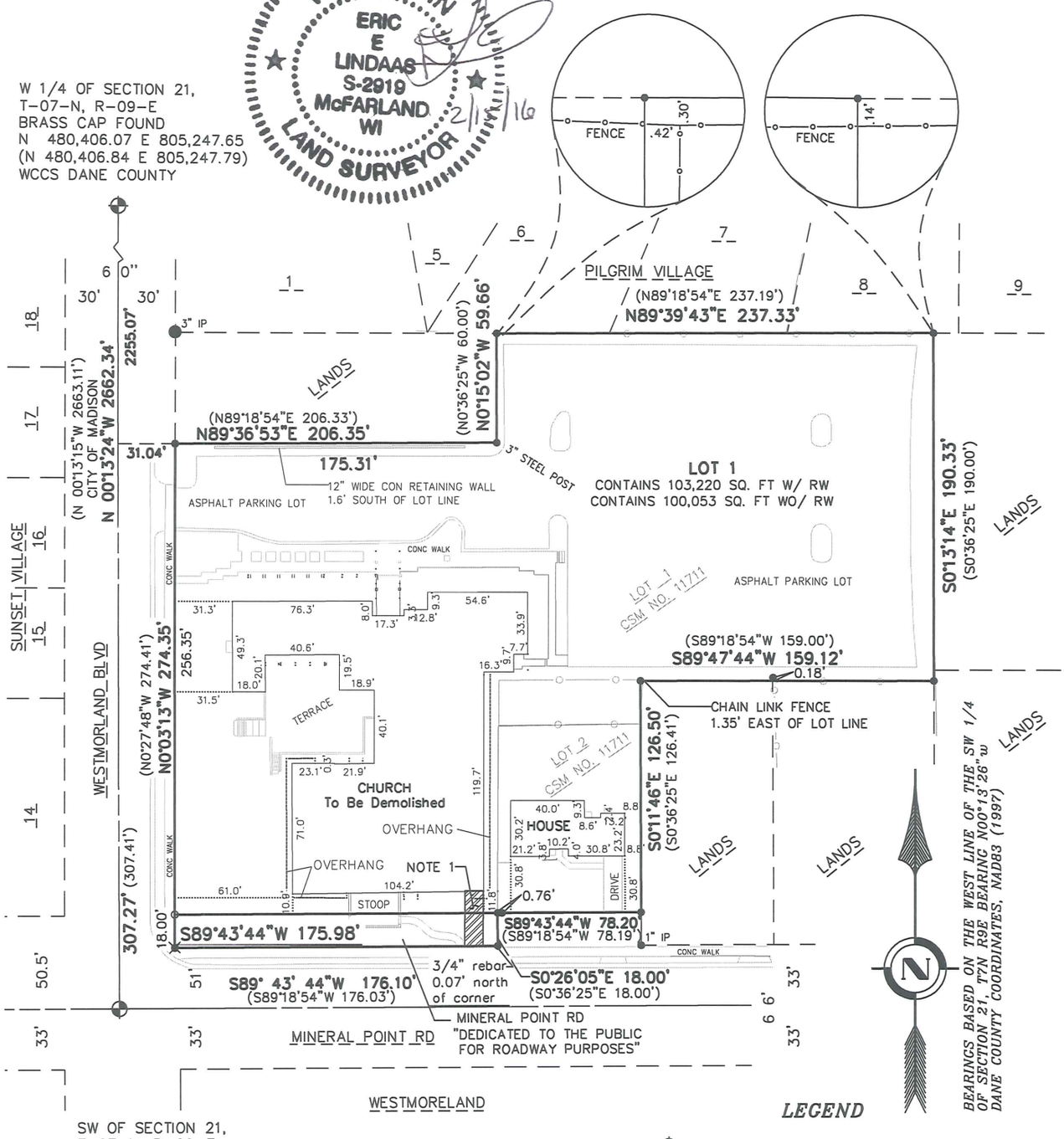
Certified Survey Map No. _____

BEING LOTS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 11711, LOCATED IN THE SW 1/4 OF THE SW 1/4 OF SECTION 21, T7N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN

WISCONSIN ERIC E LINDAAS S-2919 McFARLAND WI LAND SURVEYOR 2/11/16



SW OF SECTION 21,
T-07-N, R-09-E
ELEV=1014.02
1/4" REBAR FOUND
N 477,743.75 E 805258.05
(N 477,743.75 E 805,258.05)

NOTE 1:
10x30' ELECTRIC EASEMENT,
DOC. NO. 2577586,VOL. 26644 PG. 40

LEGEND

- *Government Corner (as noted)*
- *Set 3/4" x 24" rebar weighing 1.502 lbs./lineal ft.*
- *Found 3/4" solid iron stake found unless noted*
- *Found Chiz. X with dimple*
- *( ) .... Recorded As Information*

SCALE: 1" =80'

0 80' 160'

Cedar corporation
2820 Walton Commons West
Suite 142
Madison, WI 53718
608-354-0037
FAX 608-249-5824

PREPARED FOR:
CITY OF MADISON ENGINEERING DIVISION
CITY-COUNTY BUILDING, ROOM 115
210 MARTIN LUTHER KING, JR. BOULEVARD
MADISON, WISCONSIN 53703

C.S.M NO. _____
DOC. NO. _____
VOL. _____ PAGE _____

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CITY OF MADISON PLAN COMMISSION CERTIFICATE:

Aprroved for recording per the City of Madison Plan Commission.
Dated the _____day of _____ , 2016.

Signed: _____
Natalie Erdman, Secretary

CITY OF MADISON COMMON COUNCIL CERTIFICATE:

Resolved that this Certified Survey Map located in the City of Madison was hereby approved by Enacted Number_____ , File ID Number_____ , adopted on the_____day of_____ , 2016; that said enactment provided for the aceptance of those lands dedicated and rights conveyed by said Certified Survey Map to the City of Madison for public use.

Dated this _____day of_____ , 2016.

_____
Maribeth L. Witzel-Behl, City Clerk
City of Madison, Dane County, Wisconsin

DANE COUNTY REGISTER OF DEEDS CERTIFICATE:

Recieved for recording on this_____day of_____ , 2016 at _____o'clock __.m. and recorded in Volume _____of Certified Surveys on Pages _____ , as Document Number _____

Dated this _____ day of_____ , 2016.

_____
Kristi Chleboski, Register of Deeds

WISCONSIN
ERIC E LINDAAS
S-2919
McFARLAND WI
LAND SURVEYOR

2/15/16

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SURVEYOR'S CERTIFICATE:

I, Eric E. Lindaas, Professional Land Surveyor S-2919, do hereby certify that this survey is in full compliance with Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of the City of Madison, Dane County, Wisconsin, and under the direction of the Owners listed below. I have surveyed, divided and mapped the land described herein and that said map is a correctly dimensioned representaion of the exterior boundaries and division of the lands surveyed. Said land is described as follows:

Lots 1 and 2 of Certified Survey Map No. 11711, recorded in the Dane County Register of Deeds Office in Volume 71 of Certified Survey Maps, page 315, as Document No. 4174103, in the City of Madison, Dane County, Wisconsin. Contains 103,220 square feet with Right of Way, 100,059 without Right of Way.

Dated this 15 day of February, 2016.

Eric E. Lindaas, Professional Land Surveyor S-2919

WISCONSIN ERIC E LINDAAS S-2919 McFARLAND WI LAND SURVEYOR

OWNERS CERTIFICATE:

City of Madison, a municipal corporation created 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.

City of Madison does further certify that this Certified Survey Map is required by S.236.34, Wisconsin Statutes and City of Madison Code of Ordinances to be submitted to the following for approval or objection

City of Madison, Wisconsin

IN WITNESS WHEREOF, the said City of Madison, has caused these presents to be signed by Pual Soglin its Mayor and Maribeth Witzel-Behl its clerk on this ____ day of _____ , 2016.

Paul R Sogglin, Mayor

Maribeth Witzel-Behl, Clerk

State of Wisconsin)
County of Dane) ss

Personally came before me this _____ day of _____ , 2016, Maribeth Witzel-Behl, City Clerk of the City of Madison, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledged the same

(Notary Seal)_____ Notary Public, Wisconsin

My commission expires: _____

State of Wisconsin)
County of Dane) ss

Personally came before me this _____ day of _____ , 2016, Paul R. Soglin, Mayor of the City of Madison, acting in said capacity and known by me to be the person who executed the foregoing instrument and acknowledged the same

(Notary Seal)_____ Notary Public, Wisconsin

My commission expires: _____

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DRAINAGE NOTES

All lots within this certified survey shall be subject to public easements for drainage purposes which shall be a minimum of six feet in width measured from the property line to the interior of each lot except that the easements shall be 12 feet in width on the perimeter of the plat/certified survey. 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/certified survey. Easements shall not be required on the 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.
b. The intra-block drainage easement shall be graded with the construction of each principal structure in accordance with the approved storm water drainage plan on file with the City Engineer and the Zoning Administrator, as amended in accordance with the Madison General Ordinances.

WISCONSIN
ERIC
E
LINDAAS
S-2919
McFARLAND
WI
LAND SURVEYOR

2/15/16

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