MOSAIC RIDGE THIS INSTRUMENT WAS DRAFTED BY: FRANCIS R. THOUSAND FOUND BRASS CAP AT THE N 1/4 CORNER OF SECTION 5, T6N, R9E, WISCONSIN COUNTY LOT 4, CERTIFIED SURVEY MAP 12506, 'LANDS DEDICATED TO THE PUBLIC', FIRST ADDITION TO ALLIED TERRACE, BEING PART OF THE COORDINATE SYSTEM DANE ZONE (NAD83(97)) N=467182.65 E=802634.47 AS PUBLISHED BY NE 1/4, SW 1/4 AND SE 1/4 OF THE NW 1/4 OF SECTION 5, T6N, R9E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN THE CITY OF MADISON Outlot 1 is dedicated to the public for storm water management and CENTER LINE 10' UNDERGROUND ELECTRIC EASEMENT other public purposes. The Outlot is currently under lease for ingress, DOC. #4076764 & DOC. #4133291 egress and parking lot purposes Outlot 2 is dedicated to the public per Document No. 4445360. **9** 33' | 33' for storm water management and 30' other public purposes. CITY_OF_FITCHBURG LOT 1 RENAISSANCE ON THE PARK ROSENBERRY OUTLOT 4
FIRST ADDITION TO RENAISSANCE ON THE PARK LOT 37 LOT 8 \ S01°54'15" RENAISSANCE ON THE PARK 1083.52 FIRST ADDITION TO RENAISSANCE ON THE PARK 257.38' \$88'06'24"E_ FIRST AMEMDMENT TO99.95' PUBLIC WATER MAIN ROAD OUTLOT 2 (S1'31'14"W) (1397.64') EASEMENT DOC. 4604113 (S80'47'20"W) LEASE DOC. 4445360 3/4" REBAR (29.59')N0°04'14"W 290.19 N1°54'15"E 111.61' (₽ SEE SHEET 2 FOR DETAIL F-50.00'5 ⊏50.00′5 A Outlot 3 is for REVIVAL RIDGE Private open space S4"25'41"E 19 8 20 8 21 8 22 REVIVAL RIDGE (b) LOT 106 _S1*54'15"W__153.51' N1'53'36"E 411.27' **REVIVAL RIDGE** 3/4" REBAR EASEMENT MAIN EASEMENT-DOC. 4617491 FOUND DUNNS MARSH S LOT 107 LOT 2 CSM 12506 1 1/4" REBAR TERRACE FOUND DRAINAGE DRAINAGE 1515 (N)_N1'54'15"E 106.25 40.14 40.14 EASEMENT LOT 91 LOT 108 GENE PARKS PLACE _FIRST_ADDITION_ IO_ALUED_TERRACE GENE PARKS PLACE _LOT_1 CSM_12506 FOUND BRASS CAP AT THE NW CORNER OF SECTION 5, T6N, R9E 12' PUBLIC WISCONSIN COUNTY T=15.01 DRAINAGE COORDINATE SYSTEM DANE ZONE (NAD83(97)) N=467206.87 OF MADISON LOT 52 LOT 53 LOT 54 LOT 55 LOT 56 LOT 57 LOT 58 LOT 59 PUBLIC UTILITY EASEMENT 3/4" REBAR

FOUND
LOT 64
LOT 65
LOT 66. LOT 67 LOT 60 LOT 61 LOT 62 LOT 63 LOT 96 _1 1/4" REBAR ALLIED DRIVE FOUND LOT 69 LOT 70 LOT 71 LOT 72 LOT 73 FOUND LOT 75 LOT 76 LOT 77 LOT 78 SCALE 1" = 60' LOT AREAS LOT AREAS GRID NORTH: LEGEND: LOT NO. LOT AREA ALL BEARINGS ARE REFERENCE BRASS CAP IN CONCRETE FOUND COMMON COUNCIL RESOLUTION: LOT NO. LOT AREA TO GRID NORTH OF THE IRON STAKE FOUND 33,980 SQ. FT. "Resolved that this plat known as Mosaic Ridge located in the City of Madison was hereby approved by Enactment No. —— File ID No. —— adopted on this WISCONSIN COUNTY COORDINATE CHISLED CROSS There are no objections to this plat with respect to 7,646 SQ. FT 18 14,415 SQ. FT. SYSTEM - DANE ZONE. (263.56')RECORDED AS DATA Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), 5,086 SQ. FT 19 -- day of --, and that said enactment further provided for the acceptance 18,978 SQ. FT. 3 NAD83(97) THE NORTH LINE OF MEASURED DATA Wis Stats. as provided by s. 236.12, Wis. Stats. of those lands dedicated and rights conveyed by said plat to the City of 20 4,400 SQ. FT. THE NW 1/4 OF SECTION 5 4 6,271 SQ. FT. DENOTES 1 1/4" x 24" SOLID ROUND IRON STAKE Madison for public use." 21 4,400 SQ. FT. BEARS N89'28'32"W 3,600 SQ. FT. 5 SET, WEIGHING 4.30 LBS/FT (REBAR). 22 5,363 SQ. FT. 3,600 SQ. FT. ALL OTHER LOT AND OUTLOT CORNERS ARE 23 5,509 SQ. FT. 3,600 SQ. FT. MARKED WITH A 7/8" x 24" SOLID ROUND IRON 24 5,523 SQ. FT. 3,600 SQ. FT. Maribeth Witzel-Behl, City Clerk STAKE WEIGHING 2.04 LBS/FT (REBAR). 25 4,281 SQ. FT. 3,600 SQ. FT. City of Madison, Dane County Wisconsin 26 4,000 SQ. FT. 10 3,600 SQ. FT. ALL DISTANCES, LENGTHS AND WIDTHS ARE Department of Administration MEASURED TO THE NEAREST HUNDRETH OF A 27 4,072 SQ. FT. 5,718 SQ. FT. NW 1/4 FRANCIS R. THOUSAND 28 6,027 SQ. FT. 12 6,848 SQ. FT. SECTION 5 OUTLOT . 17,432 SQ. FT. 13 5,495 SQ. FT. S-1363 UTILITY EASEMENT DIMENSIONS UNLESS OTHERWISE OUTLOT 2 49,336 SQ. FT. NOTED - NO POLES OR BURIED CABLE TO BE 5,688 SQ. FT 14 PLACED ON ANY LOT LINE OR LOT CORNER. OUTLOT 3 9,192 SQ. FT. 15 5,574 SQ. FT DISTURBING A SURVEY STAKE IS A VIOLATION OF 5,442 SQ. FT 16 SECTION 236.32 (2)(3) WISCONSIN STATUTES. 5,268 SQ. FT. CITY TREASURER'S CERTIFICATE TREASURER'S CERTIFICATE: PUBLIC NON-EXCLUSIVE EASEMENT FOR DRAINAGE STATE OF WISCONSIN) STATE OF WISCONSIN) PURPOSES. SURVEYED FOR: COUNTY OF DANE I, David M. Gawenda, being the duly appointed, and qualified city treasurer of the City of COMMUNITY DEVELOPMENT COUNTY OF DANE Madison, do hereby certify that in accordance with the records in my office, there are no ATHORITY OF THE CITY OF MADISON As the duly appointed/elected County Treasurer of Dane County, I hereby certify that MADISON, WISCONSIN 210 MARTIN LUTHER KING JR. BLVD unpaid taxes or unpaid special assessments as of the records in our offices show no unredeemed tax sales and no unpaid taxes or (608) 821-8500 B R O O K F I E L D, W I S C O N S I N LOCATION PLAN MADISON, WI 53703 on any of the land included in the plat of "Mosaic Ridge". special assessments affecting any of the lands included in "Mosaic Ridge". SCALE 1"=1000'

David M. Gawenda, Treasurer, City of Madison

Date

PART OF THE NE 1/4, SE 1/4 AND SW 1/4 OF THE NW 1/4 OF SECTION 5, T6N,

R9E, CITY OF MADISON, DANE COUNTY, WI

David Worzala, County Treasurer

MOSAIC RIDGE

LOT 4, CERTIFIED SURVEY MAP 12506, 'LANDS DEDICATED TO THE PUBLIC', FIRST ADDITION TO ALLIED TERRACE, BEING PART OF THE NE 1/4, SW 1/4 AND SE 1/4 OF THE NW 1/4 OF SECTION 5, T6N, R9E, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN

(print or type name)

JENEWEIN ROAD (S88°06'31"E (23.20') (S88°06') (S88°0	OWNERS CERTIFICATE: Community Development Authority of the City of Madison, a redevelopment authority created and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said redevelopment authority caused the land described on Mosaic Ridge to be surveyed, divided, mapped and dedicated as represented hereon. Said redevelopment authority also certifies that this plat is required by sections 236.10 and 236.12, Wisconsin Statutes, to be submitted to the following for approval or objection:				
	Department of Administration Dane County Zoning and Natural Resources Committee Common Council, City of Madison				
	IN WITNESS WHEREOF, the said Community Development Authority of the City of Madison has caused these presents to be signed below by Gregg Shimanski, Chair and Natalie Erdman, Executive Director and Secretary and its corporate seal to be hereunto affixed on thisday of, 20				
// / / / / / / /	By: By:				
	Gregg Shimanski, Chair Natalie Erdman, Executive Director and Secretary STATE OF WISCONSIN)				
) S.S.				
APJO! BOYS AND GIRLS CLUB	COUNTY OF DANE) Personally came before me this day of, 20, the above named Gregg Shimanski, its Chair and Natalie Erdman, its Executive Director and Secretary, to me known to be the persons who executed the foregoing instrument and acknowledged the same.				
6/RLS CLUB	Notary Public, State of Wisconsin				
NI°16'24"E \$ RENAISSANCE ON THE PARK	My Commission: (print or type name)				
1 31.35' 4 _N5°04'19"W, 4.07'	OWNERS CERTIFICATE: The City of Medican a municipal according duly according to the control of the city of Medican and the city of Medican according to the control of the city of Medican according to the city of the city o				
R=503.00' N5°30'02"W R=500.00' 0' 40' 50' 100' S84°41'46"W N89°21'03"W 69.01'	The City of Madison, a 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 Mosaic Ridge to be surveyed, divided, mapped and dedicated as represented hereon. Said municipal corporation also certifies that this plat is required by sections 236.10 and 236.12, Wisconsin Statutes, to be submitted to the following for approval or objection: Department of Administration Dane County Zoning and Natural Resources Committee				
FIRST AMEMDMENT TO LEASE DOC. 4445360	Common Council, City of Madison IN WITNESS WHEREOF, the said City of Madison has caused these presents to be signed below by its mayor				
LAND SURVEYOR CERTIFICATE L Francis R Thousand registered land suprever hereby certify that in full compliance with the annitions of	and city clerk and its corporate seal to be hereunto affixed on this day of, 20				
I, Francis R. Thousand, registered land surveyor, hereby certify that in full compliance with the provisions of Chapter 236, Wisconsin Statutes and the subdivision regulations of the City of Madison and according to the instructions and descriptions furnished to me by the owners listed hereon, I have surveyed this property and that such plat correctly	City of Madison				
represents all exterior boundaries and subdivision of the land surveyed and is described as: Lot 4, Certified Survey Map No. 12506 and the area shown as "DEDICATED TO THE PUBLIC". First Addition To Allied	By:				
Terrace, a portion of which was vacated per Circuit Court Order recorded as Document No. 4668739, all located in part of the NE 1/4, SE 1/4 and SW 1/4 of the NW 1/4 of Section 5, T6N, R9E, in the City of Madison, Dane County, Wisconsin, to—wit: Commencing at the N 1/4 corner of said section 5, thence N89°28'32"W, 905.10 feet; thence	State of Wisconsin)				
S01°54'15"W, 1083.52 feet to the South line of Jenewein Road and the point of beginning at the Northeast corner of the First Addition to Allied Terrace; thence along the East line of the First Addition to Allied Terrace, S01°54'15"W,	County of Dane)				
1397.04 feet to the North line of Crescent Road; thence along said North line S81*10'21"W, 29.33 feet to the East line of Lot 89, First Addition to Allied Terrace; thence along the said East line, N08*52'02"W, 169.52 feet to the Southeast corner of said Lot 4; thence along the South line of said Lot 4, S81*09'41"W, 395.13 feet to the East line of Allied Drive; thence along said East line, N06*37'25"E, 813.99 feet to the Northwest corner of said Lot 4; thence S83*21'26"E, 143.01 feet; thence N06*38'22"E, 110.13 feet; thence S83*20'09"E, 130.65 feet to the West line of the said area shown as "DEDICATED TO THE PUBLIC"; thence along said West line N01*53'36"E, 411.27 feet to the south line of Jenewein	Personally came before me this day of, 20, the above—named 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 Public, State of Wisconsin				
Road; thence along said south line of Jenewein Road, S88*06'31"E, 100.00 feet to the point of beginning.	My Commission:				
A CO	(print or type name)				
Dated this day of _AUGUST, 20//. FRANCIS R. THOUSAND	State of Wisconsin))ss.				
Madison, Wisconsin Francis R. Thousand THOUSAND S-1363 MADISON, WIS.	County of Dane)				
Revised this day of, 20 CONSENT OF CORPORATE MORTGAGEE:	Personally came before me this day of, 20, the above—named 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.				
The City of Madison, a municipal corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, Mortgagee of the foregoing described land, hereby consents to the surveying, dividing, mapping and	Notary Public, State of Wisconsin				
dedicating of the land described on this plat and hereby consents to the forgoing owners certificate. In Witness where of, the said corporation has caused these presents to be signed and countersigned by its officers listed below. At,, and its corporate seal to be hereunto affixed this day of, 20					
City of Madison	CONSENT OF LESSEE: Boys and Girls Club of Dane County, Inc, duly organized and existing under and by virtue of the laws of the United States of America, lessee of part the foregoing described land, hereby consents to the surveying,				
By: By: By: Maribeth Witzel-Behl, City Clerk	dividing, mapping and dedicating of the land described on this plat and hereby consents to the forgoing owners certificate.				
State of Wisconsin)	In Witness where of, the said corporation has caused these presents to be signed and countersigned by its officers listed below. At				
County of Dane) Personally came before me this day of, 20, the above—named 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.	its officers listed below. At, and its corporate seal to be hereunto affixed this day of, 20 Boys and Girls Club of Dane County, Inc,				
Notary Public, State of Wisconsin					
My Commission: (print or type name)	STATE OF WISCONSIN)				
State of Wisconsin))ss.) S.S. COUNTY OF DANE)				
County of Dane) Personally came before me this day of, 20, the above—named 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.	Personally came before me this day of, 20, the above named Officers of the above named corporation to me known to be the persons who executed the foregoing instrument as such officers as the deed of said corporation by its authority.				
Notary Public, State of Wisconsin	Notary Public, State of Wisconsin				
My Commission:	Mv Commission:				

(print or type name)

CURVE	LOT	RADIUS	CHORD	CHOBD	LANCE	TAN	TAN	1
1-2	OL 1			CHORD	I-ANGLE	BEARING	BEARING	AF
2-3	OL 1	292.00'	63.26'	S10°41'22"W	12*26'12"	S4*28'16"W	S16*54'28"W	63.
4-5	OL I	503.00' 500.00'	193.78' 113.90'	S05'48'07"W S11'50'38"E	22*12'42" 13*04'48"	S16'54'28"W S5'18'14"E	S5*18'14"E S18*23'02"E	195
	OL 1	500.00	3.43'			33 16 14 E	316 23 02 E	114
	OL 2	500.00	110.48	S05*30'02.5"E S12*02'26.5"E	00°23'37" 12°41'11"			3.4
5-6	OL 2	280.00'	98.63	S08*14'23.5"E	20°17'17"	S18*23'02"E	S1*54'15"W	110
7-8	OL 3	280.00	222.55'	S25*19'12.5"W	46*49'55"	S1°54'15"W	S48*44'10"W	99. 228
8-9	OL 3	15.00'	17.12'	S13*56'32.5"W	69°35'15"	S48*44'10"W		
9-10	<u> </u>						S20*51'05"E	18.
OL 19	01.7	180.00'	71.02'	S09*28'25"E	22*45'20"	S20'51'05"E	S1*54'15"W	71.
	OL 3	180.00'	20.22'	S17*37'51"E	06*26'28"			20.
	19	180.00'	50.52'	S6°20'34"E	16'08'06"			50.
	20	180.00'	0.56'	S01*48'52"W	00'10'46"			0.5
11-12		180.00'	229.61	S41°31'57.5"W	79*15'25"	S01*54'15"W	S81°09'40"W	248
	22	180.00'	43.08'	S8*46'37.5"W	13'44'45"			43.
	23	180.00'	49.84'	S23'36'28"W	15*54'56"			50.
	OL 2	180.00'	89.41	S45'56'46.5"W	28*45'41"			90.
	24	180.00	49.84	S68*17'05"W	15*54'56"			50.
	25	180.00'	15.45'	S78*42'06.5"W	4*55'07"			15.
13-14		230.00'	63.19'	S89*03'25.5"W	15*47'31"	S81*09'40"W	N83°02'49"W	63.
	27	230.00'	17.16'	S83*17'59"W	4*16'38"			17.
	28	230.00'	46.15'	S88*48'15.5"E	11°30'53"			46.
14-32	28	15.00'	21.27	S51°47'18"W	90*19'46"	N83*02'49"W	S06*37'25"W	23.
15-16	1	220.00'	51.52'	S04'49'13"E	13*26'56"	S11'32'41"E	S1*54'15"W	51.
17-20		220.00'	163.99'	S23'47'12"W	43*45'54"	S1*54'15"W	S45°40'09"W	168
7-18	1	220.00'	16.82'	S04*05'39.5"W	4*22'49"	S1*54'15"W	S06*17'04"W	16.
19-20	2	220.00'	121.56'	S29*37'53"W	32*04'32"	S13'35'37"W	S45'40'09"W	123
20-21	2	15.00'	20.56'	S88*55'19"W	86*30'20"	S45*40'09"W	N47'49'31"W	22.
21-22	2	180.00'	86.83'	N61*46'57"W	27'54'52"	N47*49'31"W	N75'44'23"W	87.
22-23	2	15.00'	19.76'	N34*33'00.5"W	82'22'45"	N75'44'23"W	N6*38'22"E	21.
24-25		120.00'	162.51	S40*42'57"E	85'14'24"	S83*20'09"E	S1'54'15"W	178
	18	120.00'	137.97	S48*14'47"E	70'10'44"			146
26 27	17	120.00'	31.45'	S05*37'35"E	15'03'40"			31.
26-27	17	120.00'	153.07'	S41'31'57.5"W	79*15'25"	S1*54'15"W	S81*09'40"W	166
	14 13	120.00'	23.37'	S07'29'34"W	11*10'38"			23.
	12	120.00'	41.71'	S23'05'23.5"W	20'01'01"			41.
28-29	11	120.00' 170.00'	97.74' 47.27'	S57*07'47"W S89*09'10"W	48'03'46" 15'59'00"	C81*00*40*#	NOOPE 4 TOO THE	100
29-33	11	15.00'	21.12'	N38*06'57.5"W		S81*09'40"W	N82*51'20"W	47.
30-31		268.00'	131.11	S16*03'47"W	89'28'45"	N82°51'20"W	N06'37'25"E	23.
- 01	22	268.00	59.52'	S8*16'45"W	28'19'04"	S1*54'15"W	S30*13'19"W	132
-	23	268.00'	72.59'	S22*26'17"W	12*45'00"			59.
otes:	20	200,00	72.59	322 20 1/ W	15'34'04"			72.

(a) All lots within this plat are subject to a non—exclusive easement for drainage purposes as shown. For purposes of ribeth two (2) or more lots combined for a single development site, or where two (2) or more lots have a shared driveway person 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 five (5) 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. 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.

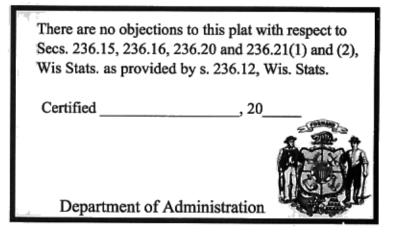
Note: In the event of a City Of Madison Plan Commission and/or Common Council—approved re—devision of a previously subdivided property, the underlying public easements for drainage purposes are released and replaced by those required and created by the current approved subdivision.

(b) The intra-block drainage easements shall be graded with the construction of each principle 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 Madison General Ordinances.

Outlot 1 is dedicated to the public for storm water management and other public purposes. The Outlot is currently under lease for ingress, egress and parking lot purposes per Document No. 4445360. Outlot 2 is dedicated to the public for storm water management and other public purposes. Outlot 3 is for Private open space.

All the lots within this subdivision are subject to impact fees that are payable at the issuance of building permit(s).

The City will not install lighting in the alleys, but the developer or property owners may request the City to approve a private light(s) in the alley right of way. Such private light(s) to be operated and maintained by private interests.



THIS INSTRUMENT WAS DRAFTED BY: FRANCIS R. THOUSAND

SHEET 2 OF 2