

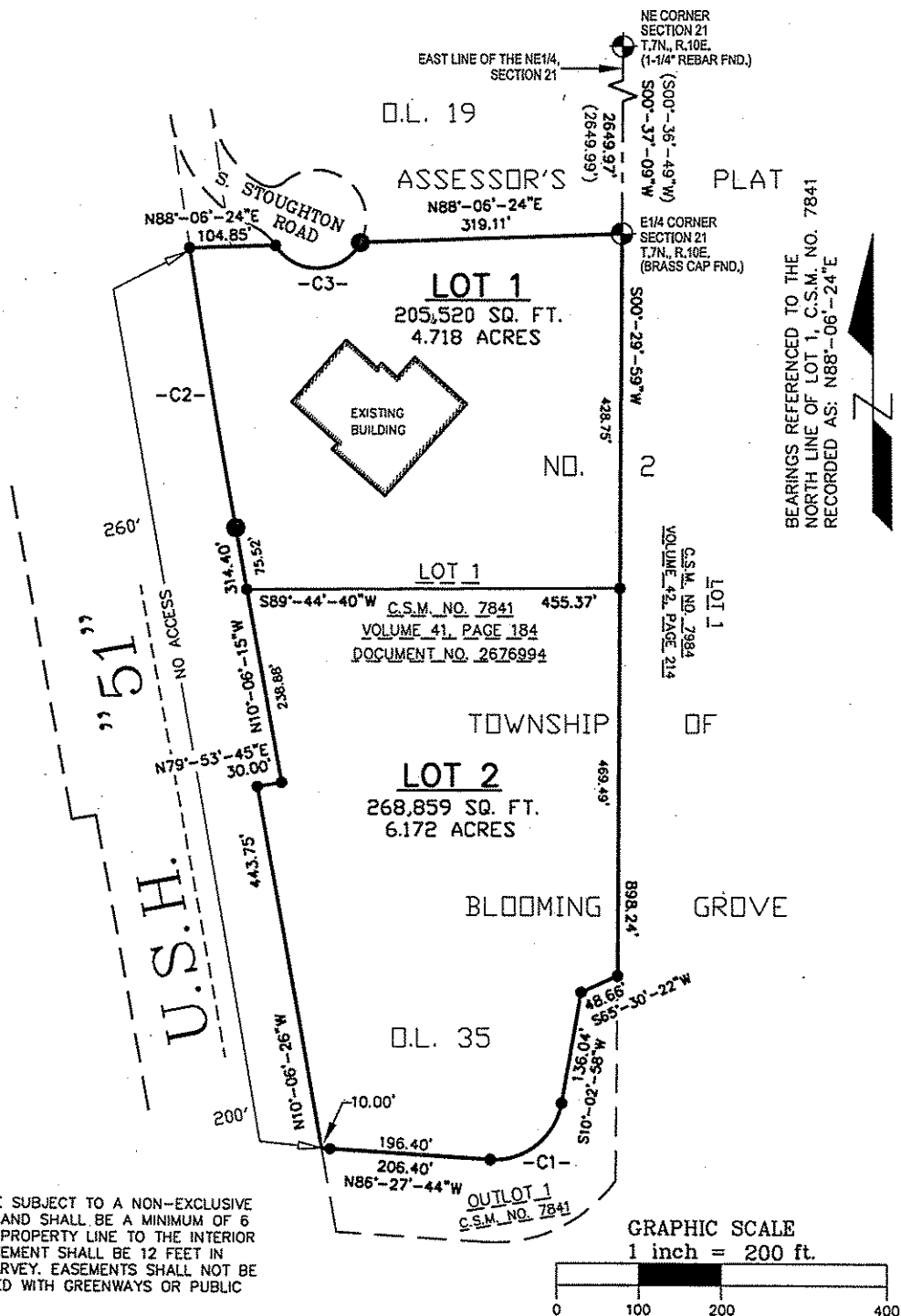
# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

ALL OF LOT 1, C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE NE1/4 OF THE SE1/4, SECTION 21, T.7N., R.10E., CITY OF MADISON, DANE COUNTY, WISCONSIN

-CURVE 1-  
RADIUS: 83.14'  
DELTA: 83°-29'-17"  
LENGTH: 121.15'  
CHORD: S51°-47'-37"W  
110.71'

-CURVE 2-  
RADIUS: 11,329.16'  
DELTA: 01°-44'-13"  
LENGTH: 343.46'  
CHORD: N09°-15'-22"W  
343.45'

-CURVE 3-  
RADIUS: 60.00'  
DELTA: 120°-00'-01"  
LENGTH: 125.66'  
CHORD: N88°-06'-24"E  
103.92'



## NOTE:

1. ALL LOTS WITHIN THIS SURVEY ARE SUBJECT TO A NON-EXCLUSIVE 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.

2. THE INTRA-BLOCK DRAINAGE EASEMENTS SHALL BE GRADED WITH THE CONSTRUCTION OF EACH PRINCIPAL STRUCTURE IN ACCORDANCE WITH THE APPROVED STORMWATER DRAINAGE PLAN ON FILE WITH THE CITY ENGINEER AND THE ZONING ADMINISTRATOR, AS AMENDED IN ACCORDANCE WITH THE MADISON GENERAL ORDINANCES.

3. THE 30 FOOT WIDE BUFFER STRIP. THIS STRIP IS RESERVED FOR THE PLANTING OF TREES OR SHRUBS BY THE OWNER. THE BUILDING HEREON IS PROHIBITED AND THE REAR 30 FEET OF THIS STRIP SHALL NOT BE COUNTED AS ANY REQUIRED YARD. MAINTENANCE OF THIS STRIP IS THE RESPONSIBILITY OF THE LOT OWNER.

4. FOR PUBLIC UTILITY EASEMENT, BUILDING SETBACK LINE, BUFFER STRIP, DRAINAGE EASEMENT, TUNNEL EASEMENT, AND DETENTION POND SEE PAGES 2 AND 3.

5. THE STORMWATER FROM LOT 1 SHALL BE ALLOWED TO DRAIN THROUGH LOT 2

SURVEYED FOR: PROFESSIONAL ENGINEERING, LLC. 3830 MANITO COURT MIDDLETON, WI 53562

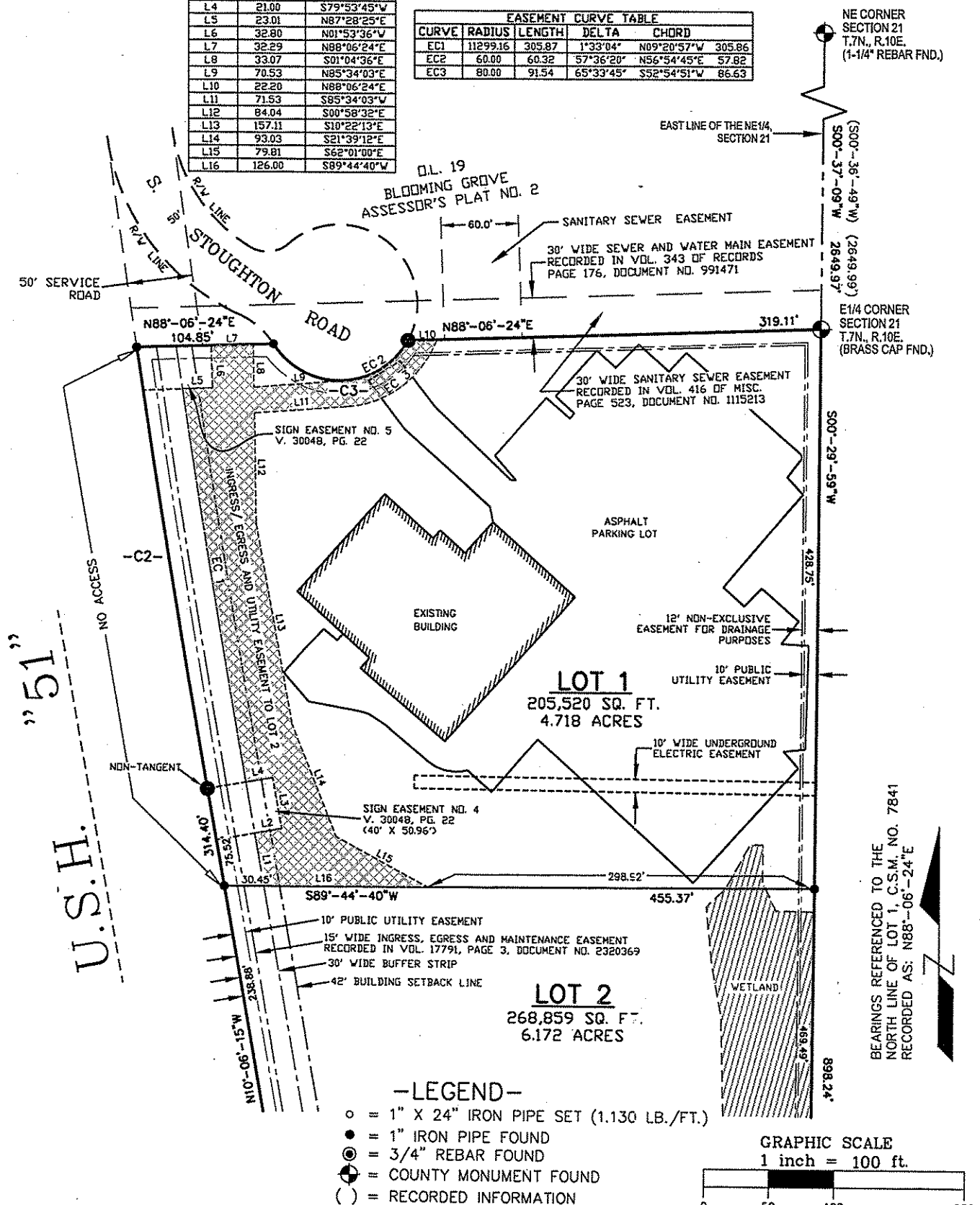
PROPERTY ADDRESS: 3001 S. STOUGHTON ROAD MADISON, WI 53716

MERIDIAN		DRAWN BY: J.D.		DATE: 12-26-07	
SURVEYING, LLC		CHECKED BY: C.A.K.		FIELD BOOK: M-7, PG. 13-14	
N8774 Firelane 1 Menasha, WI 54952	Office: 920-993-0881 Fax: 920-273-6037	JOB NO.: 5393-A34		SHEET 1 OF 6	

ALL OF LOT 1, C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE NE1/4 OF THE SE1/4, SECTION 21, T.7N., R.10E., CITY OF MADISON, DANE COUNTY, WISCONSIN

EASEMENT LINE TABLE		
LINE	LENGTH	BEARING
L1	49.68'	N10°12'30"W
L2	21.07	N79°39'27"E
L3	39.95	N10°06'15"W
L4	21.00	S79°53'45"W
L5	23.01	N87°28'25"E
L6	38.80	N01°53'36"W
L7	32.29	N88°06'24"E
L8	33.07	S01°04'36"E
L9	70.53	N85°34'03"E
L10	22.20	N88°06'24"E
L11	71.53	S85°34'03"W
L12	84.04	S00°58'32"E
L13	157.01	S10°22'13"E
L14	93.13	S21°39'12"E
L15	79.81	S62°01'00"E
L16	126.00	S89°44'40"W

EASEMENT CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD	
EC1	11299.16	305.87	1°33'04"	N09°20'57"W	305.86
EC2	60.00	60.32	5°36'20"	N56°54'45"E	57.62
EC3	80.00	91.54	65°33'45"	S52°54'51"W	86.63



BEARINGS REFERENCED TO THE  
NORTH LINE OF LOT 1, C.S.M. NO. 7841  
RECORDED AS: N88°-06'-24"E

GRAPHIC SCALE  
1 inch = 100 ft.



**MERIDIAN**  
**SURVEYING, LLC**

N8774 Firelane 1  
Menasha, WI 54952

Office: 920-993-0881  
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DRAWN BY: J.D.

DATE: 12-26-07

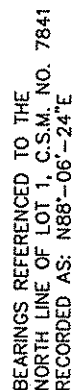
CHECKED BY: C.A.K.

FIELD BOOK: M-Z PG. 13-14

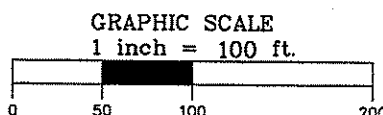
JOB NO: 5393-A34


SHEET 2 of 6

ALL OF LOT 1, C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE NE1/4 OF THE SE1/4, SECTION 21, T.7N., R.10E., CITY OF MADISON, DANE COUNTY, WISCONSIN



○ = 1" X 24" IRON PIPE SET (1.130 LB./FT.)  
 ● = 1", IRON PIPE FOUND  
 ⊗ = 3/4" REBAR FOUND  
 ⊙ = COUNTY MONUMENT FOUND  
 ( ) = RECORDED INFORMATION



<b>MERIDIAN</b> <b>SURVEYING, LLC</b> 		DRAWN BY: J.D. DATE: 12-26-07
N8774 Firestone 1 Menasha, WI 54952 Office: 920-993-0881 Fax: 920-273-6037		CHECKED BY: C.A.K. FIELD BOOK: M-7, PG. 13-14 JOB NO.: 5393-A34 SHEET: 3 OF 6

STATE OF WISCONSIN) SS  
DANE COUNTY)

**DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

SHEET 4 OF 6

ALL OF LOT 1 OF C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE  
NE1/4 OF THE SE1/4, SECTION 21, T.7N, R.10E, CITY OF MADISON, DANE  
COUNTY, WISCONSIN

**SURVEYOR'S CERTIFICATE:**

I, Craig A. Keach, Wisconsin Registered Land Surveyor of Meridian Surveying, LLC., certify that I surveyed, divided and mapped under the direction of Roxanne Johnson, a parcel of land being all of Lot One (1) of Certified Survey Map No. 7841 recorded in Certified Survey Maps Volume 41 on Page 184 of Dane County Records and being located in the Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) of Section Twenty-One (21), Township Seven (7) North, Range Ten (10) East, City of Madison, Dane County, Wisconsin containing 474,379 square feet (10.890 acres) of land and being described by:

Commencing at the Northeast Corner of said Section 21, thence S00°-37'-09"W 2649.97 feet (Recorded as S00°-36'-49"W 2649.99 feet) along the East line of the NE1/4 of said Section 21 to the East Quarter Corner of said Section 21 and the point of beginning; thence S00°-29'-59"W 898.24 feet, thence S65°-30'-22"W 48.66 feet, thence S10°-02'-58"W 136.04 feet, thence southwesterly 121.15 feet along the arc of a curve to the right, having a radius of 83.14 feet and a chord of which bears S51°-47'-37"W 110.71 feet, thence N86°-27'-44"W 206.40 feet to a point on the Easterly Right of Way line of U.S.H. 51, thence N10°-06'-26"W 443.75 feet along said Easterly Right of Way line, thence N79°-53'-45"E 30.00 feet along said Easterly Right of Way line, thence N10°-06'-15"W 314.40 feet along said Easterly Right of Way line, thence northwesterly 343.46 feet along the arc of a curve to the right, being the Easterly Right of Way line of U.S.H. 51, having a radius of 11,329.16 feet and a chord of which bears N09°-15'-22"W 343.45 feet, thence N88°-06'-24"E 104.85 feet to a point on the southerly Right of Way line of S. Stoughton Road, thence northeasterly 125.66 feet along the arc of a curve to the left, being the southerly Right of Way line of S. Stoughton Road, having a radius of 60.00 feet and a chord of which bears N88°-06'-24"E 103.92 feet, thence N88°-06'-24"E 319.11 feet to the point of beginning, being subject to any and all easements and restrictions of record.

That such is a correct representation of all the exterior boundaries of the land surveyed and the subdivision thereof made.

That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and the City of Madison Subdivision Regulations in surveying, dividing and mapping the same.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2008

\_\_\_\_\_  
Wisconsin Registered Land Surveyor, S-2333  
Craig A. Keach

STATE OF WISCONSIN) SS  
DANE COUNTY)

**DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

SHEET 5 OF 6

ALL OF LOT 1 OF C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE  
NE1/4 OF THE SE1/4, SECTION 21, T.7N, R.10E, CITY OF MADISON, DANE  
COUNTY, WISCONSIN

**OWNER'S CERTIFICATE:**

Madison Turners, Inc., a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin as owner, does hereby certify that said corporation caused the land described on this Certified Survey Map to be surveyed, divided, and mapped as shown on this Certified Survey Map. I 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 Turners, Inc. – Representative

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Madison Turners, Inc. Representative

\_\_\_\_\_  
Witness

Personally appeared before me on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_. The above named Owner to me known to be the person who executed the foregoing instrument, and acknowledged the same.

\_\_\_\_\_  
Notary Public

\_\_\_\_\_ County, \_\_\_\_\_ My commission expires \_\_\_\_\_

**MORTGAGEE'S CERTIFICATE:**

U.S. Bank, A corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin Mortgagee of the above described land, consents to the surveying, dividing, and mapping of the land described in the foregoing affidavit of Craig A. Keach, Wisconsin Registered Land Surveyor, and consents to the above certificate of Madison Turners, Inc. owner.

In witness whereof, U.S. Bank has caused these presents to be signed by its officers at Madison, Wisconsin, this \_\_\_\_\_ Day of \_\_\_\_\_, 2008.

U.S. Bank

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Title)

Personally appeared before me on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_. The above named officers of U.S. Bank, to me known to be the persons who executed the foregoing instrument, as such officers as the deed of said bank by its authority.

\_\_\_\_\_  
Notary Public

\_\_\_\_\_ County, \_\_\_\_\_ My commission expires \_\_\_\_\_

STATE OF WISCONSIN) SS  
DANE COUNTY)

**DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

SHEET 6 OF 6

ALL OF LOT 1 OF C.S.M. NO. 7841, VOLUME 41, PAGE 184, LOCATED IN THE  
NE1/4 OF THE SE1/4, SECTION 21, T.7N, R.10E, CITY OF MADISON, DANE  
COUNTY, WISCONSIN

CITY OF MADISON PLAN COMMISSION:

Approved for recording per City of Madison Plan Commission this \_\_\_\_\_ Day of \_\_\_\_\_,  
2008

\_\_\_\_\_  
City of Madison Plan Commission

\_\_\_\_\_  
Date

CERTIFICATE OF CITY TREASURER:

Being the duly elected qualified and acting city treasurer of the City of Madison, I 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.

\_\_\_\_\_  
City of Madison Treasurer

\_\_\_\_\_  
Date

REGISTER OF DEEDS CERTIFICATE:

Received for recording this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_ and recorded in  
Volume \_\_\_\_\_ of Certified Survey Maps on Pages \_\_\_\_\_ as Certified Survey Map Number  
No. \_\_\_\_\_, and Document Number \_\_\_\_\_.

\_\_\_\_\_  
Kristi Chlebowski  
Register of Deeds