

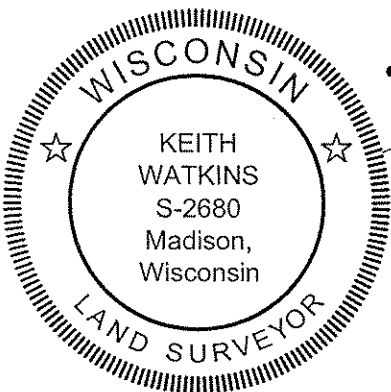
# CERTIFIED SURVEY MAP No.

PART OF OUTLOT "B", NORTH GARDENS; AND PART OF LOTS 123 AND 124, FARWELL'S ADDITION TO THE VILLAGE OF MADISON, ALL LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4, SECTION 06, TOWNSHIP 07 NORTH, RANGE 10 EAST OF THE FOURTH PRINCIPAL MERIDIAN, CITY OF MADISON, DANE COUNTY, WISCONSIN



SCALE : ONE INCH = EIGHTY FEET

**GRID NORTH**  
WISCONSIN COUNTY  
COORDINATE SYSTEM, DANE  
ZONE, NAD83(91) DATUM  
PER CITY OF MADISON



**SURVEYED FOR:**  
BASHFORD UNITED METHODIST CHURCH  
OF MADISON, WISCONSIN, INC.  
329 NORTH STREET  
MADISON, WI 53704

**SURVEYED BY:**

**Burse**

surveying & engineering Inc.

1400 E. Washington Ave, Suite 158  
Madison, WI 53703 608.250.9263  
Fax: 608.250.9266  
email: burse@chorus.net  
www.bursesurveyengr.com

MAP NO. \_\_\_\_\_

DOCUMENT NO. \_\_\_\_\_

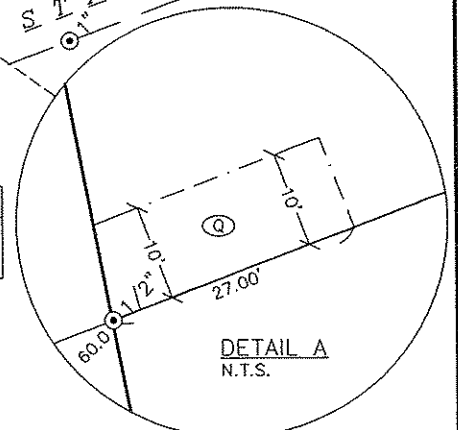
VOLUME \_\_\_\_\_ PAGES \_\_\_\_\_

Date: February 5, 2008

Plot View: LAYOUT1

M: \BSE1169\DWG\BSE1169.DWG

CURVE	LENGTH	RADIUS	DELTA	CHORD DIR.	CHORD
C1	20.04'	40.00'	28°42'33"	S34°04'10"E (S35°26'30"E)	19.83' (19.95')



DETAIL A  
N.T.S.

# CERTIFIED SURVEY MAP No. \_\_\_\_\_

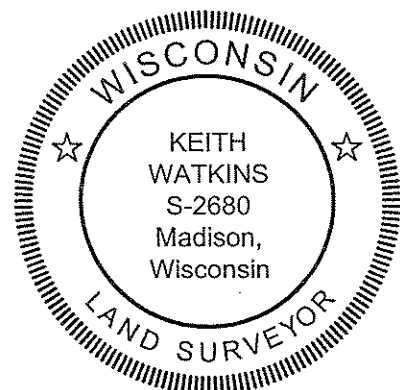
PART OF OUTLOT "B", NORTH GARDENS; AND PART OF LOTS 123 AND 124, FARWELL'S ADDITION TO THE VILLAGE OF MADISON, ALL LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4, SECTION 06, TOWNSHIP 07 NORTH, RANGE 10 EAST OF THE FOURTH PRINCIPAL MERIDIAN, CITY OF MADISON, DANE COUNTY, WISCONSIN

## NOTES:

1. DATES OF FIELD WORK: JANUARY 23 AND FEBRUARY 2, 2008.
2. SUBJECT PROPERTY CONTAINS 101,175 SQUARE FEET IN AREA, BEING 2.3227 ACRES, INCLUDING RIGHT OF WAY OF NORTH STREET.
3. ALL SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN HEREON.
4. ARROWS (SEE LEGEND) 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 (SEE SHEET 1) ARE FOR PROPERTY CORNERS AT GROUND LEVEL AND SHALL BE MAINTAINED BY THE LOT OWNER. VERTICAL LOCATION IS BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
5. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. SURVEYOR WAS PROVIDED WITH 60 YEAR REPORT OF TITLE BY DANE COUNTY TITLE COMPANY, WHICH LISTS THE FOLLOWING MISCELLANEOUS ITEMS:
  - F. EASEMENT TO WISCONSIN TELEPHONE COMPANY FOR ONE POLE AND BURIED CABLE, RECORDED JULY 13, 1949, AS DOCUMENT NO. 783102. THIS ITEM DOES AFFECT SUBJECT PROPERTY, AND IS PLOTTED HEREON.
  - G. ASSESSMENTS FOR SANITARY DISTRICT FILED NOVEMBER 30, 1951, AS DOCUMENT NO. 881651. DESCRIPTION OF LANDS WAS NOT ATTACHED.
  - J. RESOLUTION RECORDED MARCH 16, 1961, AS DOCUMENT NO. 1020732. THIS RESOLUTION AUTHORIZES THE PURCHASE OF PARCEL B, AS SHOWN HEREON.
  - M. DEED RECORDED JULY 8, 1963, AS DOCUMENT NO. 1076923. THIS DEED CONVEYS A PORTION OF WHAT IS NOW KNOWN AS STANG STREET TO THE CITY OF MADISON.
  - P. STORMWATER COVENANT RECORDED OCTOBER 14, 2003, AS DOCUMENT NO. 3827228. THIS ITEM IS BLANKET IN NATURE, AND IS NOT PLOTTED HEREON. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY.
  - Q. RIGHT OF WAY FOR UNDERGROUND ELECTRIC RECORDED JANUARY 28, 2004, AS DOCUMENT NO. 3867232. THIS ITEM DOES AFFECT THE SUBJECT PROPERTY, AND IS PLOTTED HEREON.
  - R. CONVEYANCE OF RIGHTS IN LAND, RECORDED JULY 28, 2006, AS DOCUMENT NO. 4218855. THIS ITEM IS OUTSIDE OF THE SUBJECT PROPERTY, AND IS NOT PLOTTED HEREON.
  - S. ORDER RECORDED APRIL 6, 2007, AS DOCUMENT NO. 4296714. THIS ITEM IS OUTSIDE OF THE SUBJECT PROPERTY, AND IS NOT PLOTTED HEREON.

## LEGEND

- ⊙ IRON PIPE FOUND (OUTSIDE DIAMETER 1" OR AS NOTED)
- SOLID IRON ROD FOUND (O.D. 3/4" OR AS NOTED)
- SOLID IRON ROD FOUND (O.D. 1-1/4")
- ⊗ FOUND PK NAIL
- ⊗ FOUND CHISELED CROSS
- SET 3/4" DIA. BY 18" LONG SOLID IRON ROD, WEIGHING 1.5 LB/ LN. FT.
- DRAINAGE ARROW (NOTE 4, SHEET 2)
- 83.0 GROUND ELEVATION AT LOT CORNER (NOTE 4, SHEET 2)
- ( ) INDICATES RECORDED AS
- DISTANCES MEASURED TO THE NEAREST 0.01 FOOT



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## LEGAL DESCRIPTION (FURNISHED):

(WARRANTY DEED, RECORDED ON 07/31/2003 AS DOC. NO. 3773698)

### "PARCEL A:

"PART OF THE FRACTIONAL NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 7 NORTH, RANGE 10 EAST (ALSO KNOWN AS PART OF LOTS 123 AND 124, FARWELL'S ADDITION TO THE VILLAGE OF MADISON), IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTHEASTERLY LINE OF NORTH STREET DISTANT THEREON 23.5 FEET SOUTHEASTERLY FROM THE SOUTHWEST CORNER OF OUTLOT A OF NORTH GARDENS (SAID POINT OF BEGINNING HEREINAFTER REFERRED TO AS POINT A); THENCE NORTHEASTERLY 116.7 FEET TO A POINT ON THE SOUTH LINE OF SAID OUTLOT A 123.0 FEET EAST OF THE SOUTHWEST CORNER OF SAID OUTLOT A (SAID POINT HEREINAFTER REFERRED TO AS POINT B); THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH GARDENS A DISTANCE OF 449.4 FEET; THENCE SOUTHERLY AT RIGHT ANGLES A DISTANCE OF 136.8 FEET TO A POINT; THENCE WESTERLY AT RIGHT ANGLES PARALLEL TO THE SOUTH LINE OF NORTH GARDENS TO THE CENTER LINE OF NORTH STREET; THENCE NORTHWESTERLY ALONG THE CENTER LINE OF NORTH STREET TO THE INTERSECTION WITH A LINE DRAWN SOUTHWESTERLY THROUGH POINT HEREINBEFORE REFERRED TO AS POINTS A AND B; THENCE NORTHEASTERLY TO THE POINT OF BEGINNING."

EXCEPT THE SAME REAL PROPERTY DESCRIBED IN QUIT CLAIM DEED (RECORDED IN VOL. 760 OF DEEDS, PAGE 416, ON JULY 8, 1963 AS DOCUMENT NO. 1076923), DESCRIBED, TO-WIT:

"PART OF LOT 123, FARWELL'S ADDITION TO THE VILLAGE OF MADISON, A RECORDED PLAT IN SECTION 6, TOWN 7 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

"BEGINNING AT THE MOST EASTERLY CORNER OF OUTLOT "B", BLOCK 3, NORTH GARDENS, A RECORDED PLAT IN SECTION 6, TOWN 7 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN; THENCE SOUTH 21'-00' EAST, 57.54 FEET TO A POINT OF CURVE; THENCE ON A CURVE TO THE LEFT CONVEX TO THE SOUTHWEST HAVING A RADIUS OF 40 FEET AND A LONG CHORD THAT BEARS SOUTH 35'-26'30" EAST, 19.95 FEET; THENCE NORTH 0'-04' WEST, 70.03 FEET TO THE SOUTH LINE OF THE SAID NORTH GARDENS PLAT; THENCE SOUTH 89'-53' WEST 32.11 FEET TO THE POINT OF BEGINNING."

### "PARCEL B:

"PART OF LOT 123, FARWELL'S ADDITION TO THE VILLAGE OF MADISON, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: A STRIP OF LAND 40 FEET IN WIDTH FROM AND ACROSS THE SOUTH SIDE OF PREMISES CONVEYED BY CHARLES J. NOLAN TO WM. DUNN, RECORDED IN VOL. 164, PAGE 301, THE SAID LAND BEING A STRIP 40 FEET IN WIDTH FROM AND ACROSS SOUTH SIDE OF 7.7 ACRES OWNED BY WILLIAM DUNN IN NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 7 NORTH, RANGE 10 EAST, IN THE CITY OF MADISON, EXCEPT BEGINNING AT A POINT ON THE WEST LINE OF KEDZIE STREET 66 FEET NORTH OF THE NORTHEAST CORNER OF LOT 16, PHALEN PLAT; THENCE WESTERLY 249.7 FEET PARALLEL TO SAID PHALEN PLAT NORTH LINE; THENCE NORTH 40 FEET PARALLEL TO THE WEST LINE OF KEDZIE STREET; THENCE EASTERLY 249.7 FEET PARALLEL TO SAID NORTH LINE OF PHALEN PLAT; THENCE SOUTH 40 FEET ALONG WEST LINE OF KEDZIE STREET TO PLACE OF BEGINNING, EXCEPT LANDS CONVEYED BY QUIT CLAIM DEED RECORDED IN VOL. 760 OF DEEDS, PAGE 416."

### "PARCEL C:

"THAT PART F OUTLOT B, NORTH GARDENS, LYING WESTERLY OF AN EXTENSION OF THE WESTERLY LINE OF LOT 9, BLOCK 3, NORTH GARDENS, SAID PARCEL BEING BOUNDED ON THE WEST BY THE WESTERLY LINE OF SAID OUTLOT B ON THE NORTH AND SOUTH BY THE NORTHERLY AND SOUTHERLY LINES THEREOF AND ON THE EAST BY THE SAID WESTERLY LINE OF LOT 9, BLOCK 3, NORTH GARDENS, EXTENDED, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

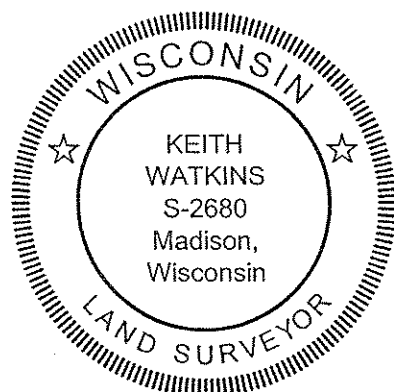
## SURVEYOR'S CERTIFICATE:

I, KEITH WATKINS, REGISTERED LAND SURVEYOR NO. 2680, HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED, AND MAPPED THE ABOVE DESCRIBED LANDS UNDER THE DIRECTION OF BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC, OWNER OF SAID LAND. I FURTHER CERTIFY THAT THE MAP IS A CORRECT REPRESENTATION OF THE EXTERIOR BOUNDARIES OF THE LANDS SURVEYED, AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE STATE STATUTES, AND THE LAND DIVISION ORDINANCE OF THE CITY OF MADISON IN SURVEYING, DIVIDING, AND MAPPING THE SAME.

DATED THIS 5TH DAY OF FEBRUARY, 2008.

SIGNED: \_\_\_\_\_

KEITH WATKINS, RLS-2680  
REGISTERED LAND SURVEYOR



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## OWNER'S CERTIFICATE:

BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC, A NONSTOCK 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, MAPPED AND DEDICATED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP.

BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC. DOES FURTHER CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S.236.34, WISCONSIN STATUTES TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION: CITY OF MADISON.

IN WITNESS WHEREOF, THE SAID BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC. HAS CAUSED THESE PRESENTS TO BE SIGNED BY REV. FRANCIS R. DEANER, ITS OFFICER, ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008.

BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC

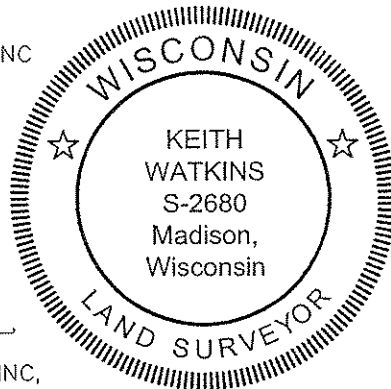
BY: \_\_\_\_\_  
REV. FRANCIS R. DEANER

STATE OF WISCONSIN }  
COUNTY OF DANE } ss

PERSONALLY CAME BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008, REV. FRANCIS R. DEANER, OFFICER OF THE ABOVE NAMED BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND TO BE SUCH OFFICER, AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AND THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC: \_\_\_\_\_

MY COMMISSION EXPIRES / IS PERMANENT: \_\_\_\_\_



## CORPORATE MORTGAGEE CERTIFICATE (2 OF 2):

WISCONSIN UNITED METHODIST FOUNDATION, INC, A NONSTOCK CORPORATION 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 ABOVE CERTIFICATE OF BASHFORD UNITED METHODIST CHURCH OF MADISON, WISCONSIN, INC, OWNER.

IN WITNESS WHEREOF, THE SAID WISCONSIN UNITED METHODIST FOUNDATION, INC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY WILLIAM F. HELWIG, ITS OFFICER, AT SUN PRAIRIE, WISCONSIN, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008.

WISCONSIN UNITED METHODIST FOUNDATION, INC.

BY: \_\_\_\_\_  
WILLIAM F. HELWIG

STATE OF WISCONSIN }  
COUNTY OF DANE } ss

PERSONALLY CAME BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008, WILLIAM F. HELWIG, OFFICER OF THE ABOVE NAMED WISCONSIN UNITED METHODIST FOUNDATION, INC, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND TO BE SUCH OFFICER, AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AND THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC: \_\_\_\_\_

MY COMMISSION EXPIRES / IS PERMANENT: \_\_\_\_\_

# CERTIFIED SURVEY MAP No. \_\_\_\_\_

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## CITY OF MADISON COMMON COUNCIL APPROVAL

RESOLVED THAT THIS CERTIFIED SURVEY MAP LOCATED IN THE CITY OF MADISON WAS HEREBY APPROVED BY ENACTMENT NO: RES-08-\_\_\_\_\_, FILE I.D. NO: \_\_\_\_\_, ADOPTED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2008, 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 \_\_\_\_\_, 2008.

\_\_\_\_\_  
MARIBETH WITZEL-BEHL, 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.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2008.

\_\_\_\_\_  
MARK OLINGER,  
SECRETARY PLAN COMMISSION

OFFICE OF THE REGISTER OF DEEDS  
DANE COUNTY, WISCONSIN  
RECEIVED FOR RECORD \_\_\_\_\_  
\_\_\_\_\_, 2008 AT  
\_\_\_\_\_ O'CLOCK \_\_\_\_ M AS  
DOCUMENT NO. \_\_\_\_\_ IN  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
REGISTER OF DEEDS

