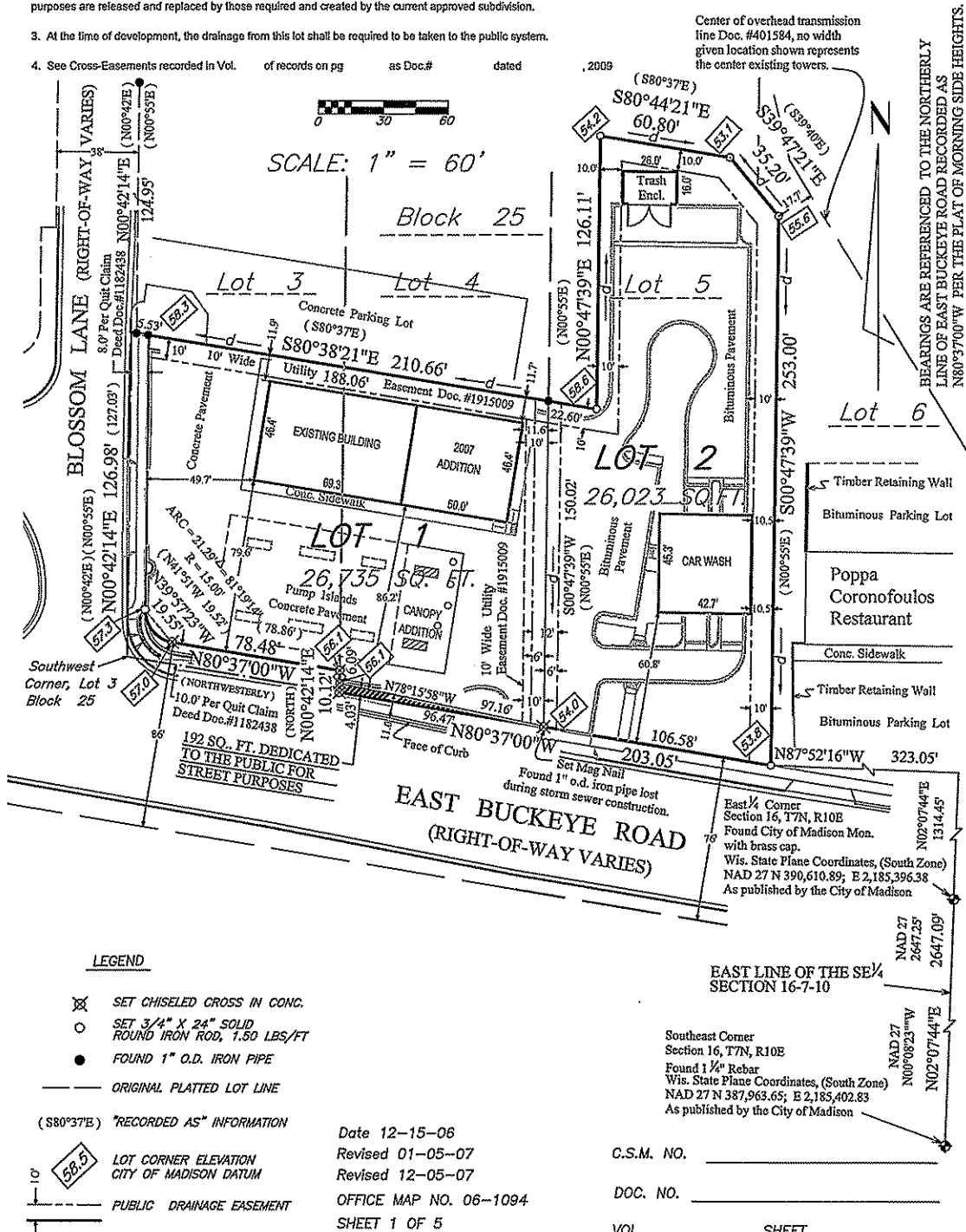


# CERTIFIED SURVEY MAP

PART OF LOTS 3, 4, 5 AND 6, BLOCK 25, PLAT OF BLOCKS 23, 24 AND 25, MORNING SIDE HEIGHTS, LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 16, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

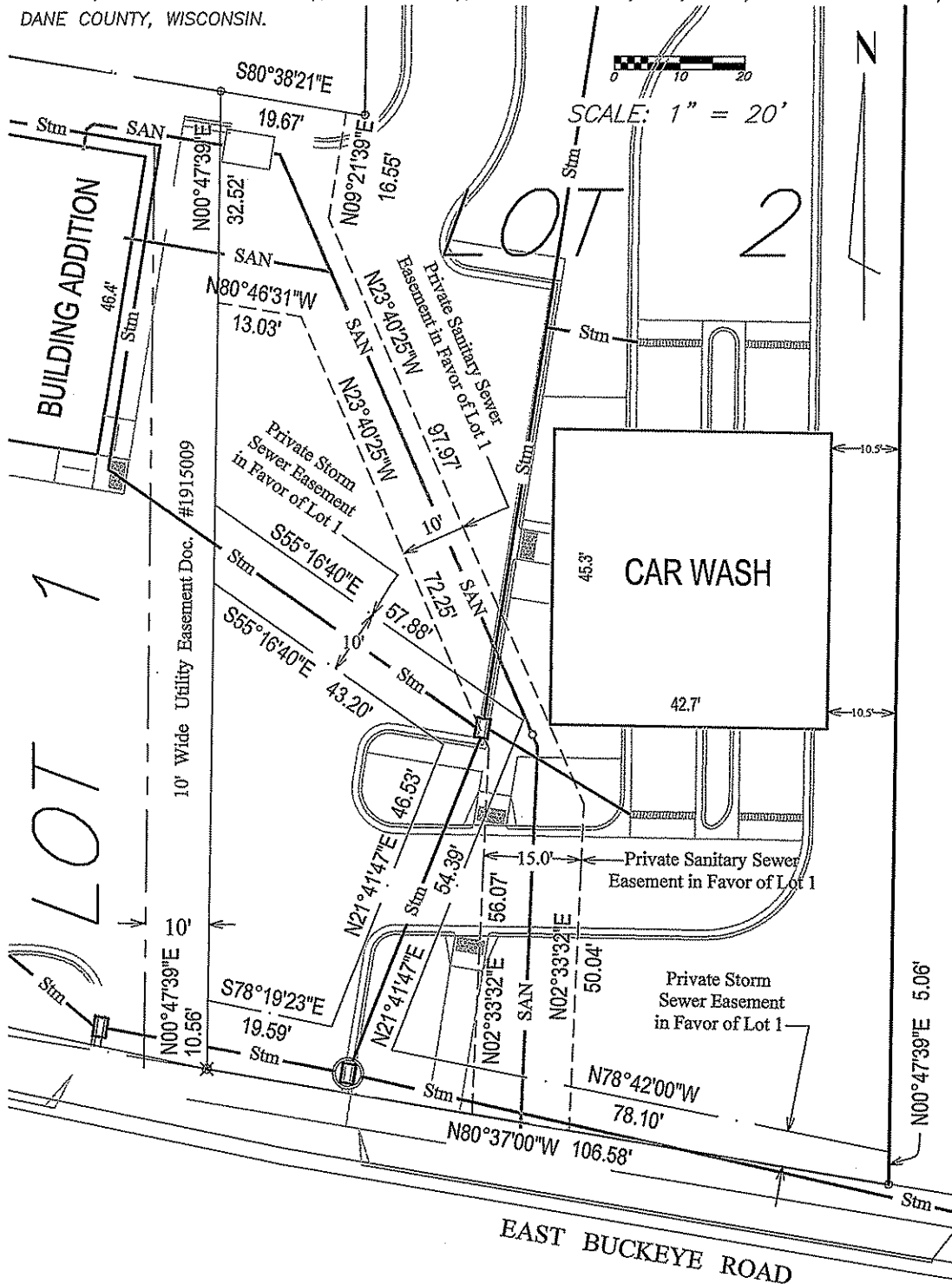
**NOTES:**

1. —d— Arrows indicate the direction of surface drainage swales at individual property lines. Said drainage swales 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.
2. All lots within this certified survey map are subject to a public easement for drainage purposes which 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 10-feet in width on the perimeter of the certified survey map. For the 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 (10) feet in width along the perimeter of the certified survey map. 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 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.
3. At the time of development, the drainage from this lot shall be required to be taken to the public system.
4. See Cross-Easements recorded in Vol. \_\_\_\_\_ of records on pg \_\_\_\_\_ as Doc.# \_\_\_\_\_ dated \_\_\_\_\_, 2009



# CERTIFIED SURVEY MAP

PART OF LOTS 3, 4, 5 AND 6, BLOCK 25, PLAT OF BLOCKS 23, 24 AND 25, MORNING SIDE HEIGHTS, LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 16, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN.



Date 12-15-06  
 Revised 01-05-07  
 Revised 12-05-07  
 OFFICE MAP NO. 06-1094  
 SHEET 2 OF 5

C.S.M. NO. \_\_\_\_\_  
 DOC. NO. \_\_\_\_\_  
 VOL. \_\_\_\_\_ SHEET \_\_\_\_\_

# CERTIFIED SURVEY MAP

PART OF LOTS 3, 4, 5 AND 6, BLOCK 25, PLAT OF BLOCKS 23, 24 AND 25, MORNING SIDE HEIGHTS, LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 16, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

## SURVEYOR'S CERTIFICATE:

I, Mark Kupsch, Registered Land Surveyor S-1426, do hereby certify that this Certified Survey Map is in full compliance with Chapter 236.34 of the Wisconsin Statutes and the Subdivision Regulations of the City of Madison, Dane County, Wisconsin. I also certify that I have surveyed and mapped the land described herein and that this map is a correctly dimensioned representation in accordance with the information furnished.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2009

\_\_\_\_\_  
Mark Kupsch, Registered Land Surveyor, S-1426

## LEGAL DESCRIPTION:

Part of Lots 3, 4, 5 and 6, Block 25, Plat of Blocks 23, 24 and 25, Morning Side Heights, all located in the NE ¼ of the NE ¼, of Section 16, T7N, R10E, City of Madison, Dane County, Wisconsin, being more fully described as follows:

Commencing at the East 1/4 Corner of said Section 16; thence N 02°07'44"E, along an extension of the East line of the SE¼ of said Section 16, 1314.45 feet; thence N87°52'16"W, 323.05 feet to the Northerly right-of-way line of East Buckeye Road and the point of beginning; thence N80°37'00"W, along said Northerly right-of-way line, 203.05 feet; thence N00°42'14"E, along the East right-of-way line of East Buckeye Road, 10.12 feet to said Northerly right-of-way line; thence N80°37'00"W, along said Northerly right-of-way line, 78.48 feet; thence along the arc of a curve to the right, having a radius of 15.00 feet and a chord bearing N39°57'23"W, 19.55 feet to the East right-of-way line of Blossom Lane; thence N00°42'14"E, along said East right-of-way line, 126.98 feet; thence S80°38'21"E, 210.66 feet; thence N00°47'39"E, 126.11 feet; thence S80°44'21"E, 60.80 feet; thence S39°47'21"E, 35.20 feet; thence S00°47'39"W, 253.00 feet to the Northerly right-of-way line of East Buckeye Road and the point of beginning. Said parcel contains 52,950 Sq. Ft. or 1.2156 Acres. Subject to all easements recorded and unrecorded.

## MADISON PLAN COMMISSION CERTIFICATE

Approved for recording per City of Madison Plan Commission Secretary.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2009

\_\_\_\_\_  
Mark A. Olinger, Secretary, City of Madison Plan Commission

PREPARED FOR:  
PDQ FOOD STORES INC.  
8383 GREENWAY BLVD.  
MIDDLETON, WI 53562

PREPARED BY:  
MARK KUPSCH  
HOMBURG CONTRACTORS, INC.  
5590 MONONA DRIVE  
MONONA, WI 53716

## MADISON COMMON COUNCIL CERTIFICATE

"RESOLVED that this Certified Survey Map located in the City of Madison, was hereby approved by Enactment Number \_\_\_\_\_, File I.D. Number \_\_\_\_\_, adopted on the \_\_\_\_\_ day of \_\_\_\_\_, 2009, 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.

\_\_\_\_\_  
City Clerk, City of Madison, Dane County, Wisconsin

DATE: 12-15-06  
REVISED 01-05-07  
REVISED 12-05-07  
OFFICE MAP NO. 06-1094

SHEET 3 OF 5

C.S.M. NO. \_\_\_\_\_

DOC. NO. \_\_\_\_\_

VOL. \_\_\_\_\_ SHEET \_\_\_\_\_

# CERTIFIED SURVEY MAP

PART OF LOTS 3, 4, 5 AND 6, BLOCK 25, PLAT OF BLOCKS 23, 24 AND 25, MORNING SIDE HEIGHTS, LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 16, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

## CORPORATE OWNER'S CERTIFICATE

PDQ FOOD STORES INC., as owner of the lands contained in this Certified Survey Map, hereby consent to the surveying, dividing, mapping, and dedicating of the lands described on this Certified Survey Map. I also certify that this Certified Survey Map is required by s.236.10 or s.236.12 to be submitted to the City of Madison for approval or objection.

Witness the hand and seal of said owner this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Jerry Archer, Director of Real Estate

State of Wisconsin )  
County of Dane )SS.

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2009, the above named Jerry Archer to me known to be the person who executed the foregoing instrument and acknowledged the same.

My commission expires \_\_\_\_\_  
Notary Public, Dane County, Wisconsin

## CORPORATE LESSEE'S CERTIFICATE

PDQ FOOD STORES INC., as lessee of the lands contained in this Certified Survey Map hereby consent to the surveying, dividing, mapping, and dedicating of the lands described on this Certified Survey Map. I also certify that this Certified Survey Map is required by s.236.10 or s.236.12 to be submitted to the City of Madison for approval or objection.

Witness the hand and seal of said owner this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Jerry Archer, Director of Real Estate

State of Wisconsin )  
County of Dane )SS.

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2009, the above named Jerry Archer to me known to be the person who executed the foregoing instrument and acknowledged the same.

My commission expires \_\_\_\_\_  
Notary Public, Dane County, Wisconsin

DATE: 12-15-06  
REVISED 01-05-07  
REVISED 12-05-07  
OFFICE MAP NO. 06-1094  
SHEET 4 OF 5

C.S.M. NO. \_\_\_\_\_  
DOC. NO. \_\_\_\_\_  
VOL. \_\_\_\_\_ SHEET \_\_\_\_\_

# CERTIFIED SURVEY MAP

PART OF LOTS 3, 4, 5 AND 6, BLOCK 25, PLAT OF BLOCKS 23, 24 AND 25, MORNING SIDE HEIGHTS, LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 16, T7N, R10E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

## OWNER'S CERTIFICATE

Sumner Properties LLC., as owner of the lands contained in this Certified Survey Map, hereby consent to the surveying, dividing, mapping, and dedicating of the lands described on this Certified Survey Map. I also certify that this Certified Survey Map is required by s.236.10 or s.236.12 to be submitted to the City of Madison for approval or objection.

Witness the hand and seal of said owner this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Sam J. Jacobsen

State of Wisconsin )  
County of Dane ) SS.

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 2009, the above named Sam J. Jacobsen to me known to be the person who executed the foregoing instrument and acknowledged the same.

My commission expires \_\_\_\_\_

\_\_\_\_\_  
Notary Public, Dane County, Wisconsin

## REGISTER OF DEEDS CERTIFICATE

Received for recording this \_\_\_\_\_ day of \_\_\_\_\_, 2009,  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in Volume \_\_\_\_\_ of Certified  
Survey Maps on Pages \_\_\_\_\_ as Document Number \_\_\_\_\_.

\_\_\_\_\_  
Kristi Chlebowskí, Dane County Register of Deeds

DATE: 12-15-06  
REVISED 01-05-07  
REVISED 12-05-07  
OFFICE MAP NO. 06-1094  
SHEET 5 OF 5

C.S.M. NO. \_\_\_\_\_  
DOC. NO. \_\_\_\_\_  
VOL. \_\_\_\_\_ SHEET \_\_\_\_\_