

CERTIFIED SURVEY MAP

PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 22,
TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN



SCALE : ONE INCH = ONE HUNDRED FEET

CURVE TABLE

NUMBER	ARC LENGTH	CENTRAL ANGLE	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	11.99	91°33'36"	7.50	N 45°01'48" W	10.75
C2	250.71	03°34'08"	4025.00	S 89°50'27" W	250.67
C3	175.66	02°30'02"	4025.00	N 89°37'30" W	175.65
C4	75.05	01°04'06"	4025.00	S 88°35'26" W	75.05

**JUNCTION
RIDGE
PLAT**

WEST LINE SW 1/4,
SE 1/4, SE 1/4
SECTION 22-7-8

LANDS

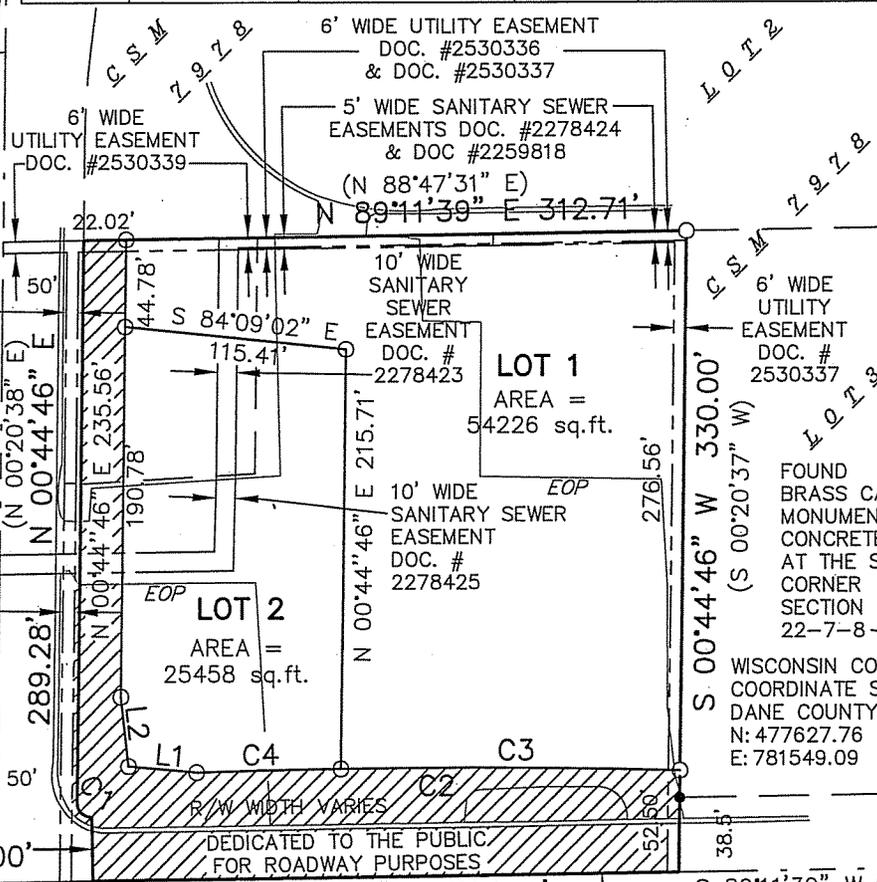
6' WIDE
UTILITY EASEMENT
DOC. #2530339

6' WIDE
UTILITY EASEMENT
DOC. #2530338

FOUND ALUMINUM
MONUMENT IN
CONCRETE AT THE
S 1/4 CORNER
SECTION 22-7-8

SW CORNER, SE 1/4,
SE 1/4, SECTION 22-7-8

JUNCTION ROAD



BEARINGS ARE REFERENCED TO THE SOUTH LINE
OF THE SOUTHEAST 1/4 SECTION 22, T7N, R8E,
ASSUMED TO BEAR S 89°11'39" W

FOUND
BRASS CAP
MONUMENT IN
CONCRETE
AT THE SE
CORNER
SECTION
22-7-8

WISCONSIN COUNTY
COORDINATE SYSTEM,
DANE COUNTY.
N: 477627.76
E: 781549.09

CTH "S" aka

MINERAL POINT ROAD

MENARD COMMERCIAL PARK

LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	N 84°55'57" W	35.61'
L2	N 06°24'49" W	35.61'

LEGEND AND NOTES

- 3/4" SOLID IRON ROD FOUND
 - 3/4" X 24" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.
- SEE SHEET 2 FOR ADDITIONAL NOTES.

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

PLOT DATE: 03-07-06
LAYOUT: SHT1 LAYER MNGT: CSM FINAL
M: \WB1105\SURV\CSWB11-1.DWG DRAWN BY: WFB REVIEWED BY: RSL

PREPARED FOR :
WCB PROPERTIES LLC
6180 Verona Road
Fitchburg, WI 53719

PREPARED BY :

MAYO corporation

ENGINEERS SURVEYORS ARCHITECTS PLANNERS
600 GRAND CANYON DRIVE, MADISON, WI 53719-1044
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E-MAIL: info@mayocorporation.com

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PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 22,
TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Richard S. Lawrence, Registered Land Surveyor, hereby certify that under the direction of WCB Properties, LLC, (owner), I have surveyed, divided and mapped part of the Southeast Quarter of the Southeast Quarter of Section 22, Township 7 North, Range 8 East, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the Southeast Corner of the Southeast Quarter of said Section 22; thence South 89 degrees 11 minutes 39 seconds West along the south line of the said Southeast Quarter of Section 22, 946.05 feet to the Point of Beginning; thence continuing South 89 degrees 11 minutes 39 seconds West along said south line of the Southeast Quarter of Section 22, 304.11 feet; thence North 00 degrees 48 minutes 21 seconds West to a point of curvature and the northerly right-of-way (R.O.W.) of County Trunk Highway (CTH) "S" (aka Mineral Point Road), 33.00 feet; thence continuing 11.99 feet along said northerly R.O.W. of CTH "S", and along the arc of a curve to the right, through a central angle of 91 degrees 33 minutes 36 seconds, a radius of 7.50 feet, and a chord bearing North 45 degrees 01 minutes 48 seconds West, 10.75 feet to a point on the easterly R.O.W. of Junction Road; Thence North 00 degrees 44 minutes 46 seconds East along said easterly R.O.W. of Junction Road, 289.28 feet to the southwest corner of Lot 2, Certified Survey Map Number (C.S.M. #) 7978, as recorded in Volume 31014, pages 70-74, as Document Number 2709568, Dane County Registry; thence South 89 degrees 11 minutes 39 seconds East along the southerly line of said Lot 2, C.S.M. #7978, and being parallel with the south line of aforesaid Southeast Quarter of Section 22, 312.71 feet to the northwest corner of Lot 3 said C.S.M. #7978; thence South 00 degrees 44 minutes 46 seconds West along the westerly line of said Lot 3, C.S.M. #7978 extended, 330.00 feet to the point of beginning. This description contains 102,876 sq. ft. ± or 2.3617 acres ±.

I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the lands surveyed and that I have fully complied with the provisions of Chapter S.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 _____ Day of _____, 20__.

Signed : _____
Richard S. Lawrence
Registered Professional Land Surveyor No. 2364

NOTES:

1. Distances are ground and measured to the nearest hundredth of a foot.
2. Date of Survey: February 22, 2005.

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

PLOT DATE: 03-02-06
LAYOUT: SHT2 LAYER MNGT: CSM FINAL
M: \WB1105\SURV\CSWB11-1.DWG DRAWN BY: WFB REVIEWED BY: RSL

WB1105
SHEET 2 OF 3

CERTIFIED SURVEY MAP

PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 22,
TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

WCB Properties, LLC, as owners, do hereby certify that we have caused the land on this Certified Survey Map to be surveyed, divided, mapped, and dedicated as represented on the map hereon. We further certify that this Certified Survey Map is required by S.236.34 to be submitted to the City of Madison for approval. Witness the hands and seals of said owners this _____ day of _____, 20__.

Authorized Signature

State of Wisconsin }
County of Dane } ss.

Personally came before me this _____ day of _____, 20__
the above named _____, to me known to be the person who executed
the foregoing instrument and acknowledged the same.

Notary Public

My Commission expires : _____

REGISTER OF DEEDS CERTIFICATE

Received for recording on this _____ day of _____, 20__, at _____ o'clock ____m.
and recorded in Volume _____ of Certified Survey Maps on pages _____.

Dane County Register of Deeds

COMMON COUNCIL RESOLUTION

"Resolved that this Certified Survey Map located in the City of Madison was hereby approved by
Enactment No. _____, File I.D. No. _____, adopted on the _____ day of _____, 20__,
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 _____, 20__.

City Clerk
City of Madison, Dane County, Wisconsin

CITY OF MADISON APPROVAL

Approved for recording per City of Madison Plan Commission Secretary.

Date : _____, 20__

Signed : _____

MAP NO. _____

DOCUMENT NO. _____

VOLUME _____ PAGE _____

PLOT DATE: 03-08-06

LAYOUT: SHT3 LAYER MNGT: CSM FINAL

M: \WB1105\SURV\CSWB11-1.DWG DRAWN BY: WFB REVIEWED BY: RSL

WB1105
SHEET 3 OF 3