

HAWKS RIDGE ESTATES

ALL OF LOT 1 AND PART OF LOT 2, CERTIFIED SURVEY MAP NUMBER 9278, AS RECORDED IN VOLUME 52 OF CERTIFIED SURVEY MAPS, ON PAGES 248-249, AS DOCUMENT NUMBER 3107359, DANE COUNTY REGISTRY, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 04, TOWNSHIP 06 NORTH, RANGE 08 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.

H A L L S
L A N D S
S U R V E Y
I N G
C O
100' R/W WIDTH

Survey Nail found at the North Quarter corner of Section 04, T06N, R08E, M4D27
N 376154.06 E 2119563.17

Bronze Cap in concrete found at the South Quarter corner of Section 33, T07N, R08E, M4D27
N 376154.54 E 2119605.47

C7D2 NORTH
BEARING
N 06°11'14"E
1.06 ft. R/W
BEARING S 89°21'14" W

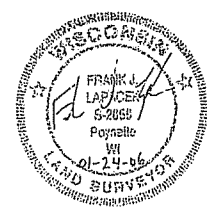
0 60 120 180
SCALE: ONE INCH = SIXTY FEET

NOTES:
1) See sheet 2 for Curve Table, Legend, additional notes and Location Map.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration



SURVEYED FOR :
T.R. McKenzie, Inc.
7704 Terrace Ave.
Madison, WI 53705
Phone: (608)838-0900

SURVEYED BY :
Burse
surveying & engineering

1400 E. Washington Ave. Suite 106
Madison, WI 53705 608.250.9265

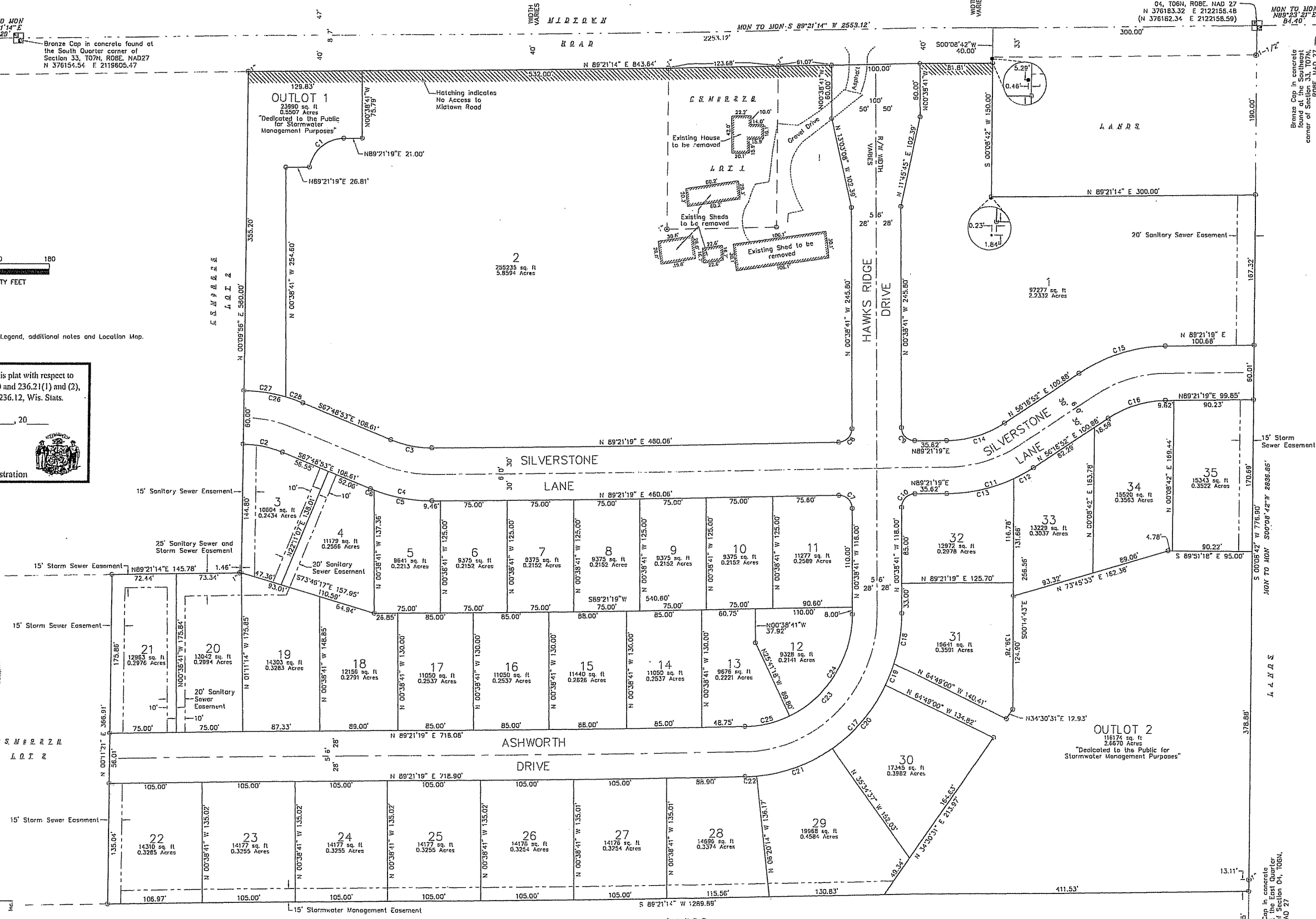
Fax: 608.250.9266
email: burse@cherokees.com

www.burseengineering.com

Date: January 24, 2006

Plot View: Sheet

PROJECTS\ESB74\FinalPlot\FPBSEB74.DWG



Bronze Cap in concrete found at the Northeast corner of Section 04, T06N, R08E, M4D 27
N 376163.32 E 2122155.48
(N 376162.34 E 2122158.59)

Bronze Cap in concrete found at the Southeast corner of Section 04, T06N, R08E, M4D 27
N 376164.27 E 2122242.89

Bronze Cap in concrete found at the East Quarter corner of Section 04, T06N, R08E, M4D 27

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NOTES:

- All right-of-ways within the plat boundary are dedicated to the public unless otherwise noted.
- All lots within this plat are subject to public easements 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 12 feet in width on the perimeter of the lot. For 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 of 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 twelve (12) feet in width along the perimeter of the lot. 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.
- 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.

CURVE TABLE

NUMBER	ARC LENGTH	CENTRAL ANGLE	RADIUS	CHORD DIRECTION	CHORD LENGTH	TANGENT BEARING IN
C1	54.78	78°27'47"	40.00	N 50°07'25" E	50.60	N 10°53'32" E
C2	45.95	21°56'28"	120.00	S 78°47'08" E	45.67	S 89°45'22" E
C3	47.82	22°49'48"	120.00	N 79°13'47" W	47.50	
C4	71.72	22°49'48"	180.00	N 79°13'47" W	71.25	
C5	67.08	21°21'10"	180.00	S 79°58'06" E	66.69	
C6	4.64	01°28'38"	180.00	S 68°33'12" E	4.64	N 69°17'31" W
C7	23.56	90°00'00"	15.00	S 45°38'41" E	21.21	
C8	23.56	90°00'00"	15.00	S 44°21'19" W	21.21	
C9	23.56	90°00'00"	15.00	S 45°38'41" E	21.21	
C10	23.56	90°00'00"	15.00	N 44°21'19" C	21.21	
C11	103.80	33°02'26"	180.00	S 72°50'06" W	102.37	
C12	25.45	08°06'08"	180.00	N 60°21'55" E	25.43	
C13	78.35	24°56'18"	180.00	N 78°53'10" E	77.73	S 64°25'00" W
C14	69.20	33°02'26"	120.00	S 72°50'06" W	68.25	
C15	103.80	33°02'26"	180.00	N 72°50'06" E	102.37	
C16	69.20	33°02'26"	120.00	N 72°50'06" E	68.25	
C17	279.60	90°00'00"	178.00	S 44°21'19" W	251.73	
C18	57.15	18°23'46"	178.00	N 08°33'12" E	56.91	
C19	25.06	08°04'05"	178.00	N 21°47'07" E	25.04	S 17°45'05" W
C20	92.58	29°48'01"	178.00	N 40°43'10" E	91.54	S 25°49'10" W
C21	91.63	29°29'44"	178.00	N 70°22'03" E	90.62	S 55°37'11" W
C22	13.17	04°14'24"	178.00	N 87°14'07" E	13.17	S 85°06'55" W
C23	191.64	90°00'00"	122.00	S 44°21'19" W	172.53	
C24	140.11	65°47'57"	122.00	N 32°15'17" E	132.53	S 69°09'16" W
C25	51.53	24°12'03"	122.00	N 77°15'18" E	51.15	S 89°16'56" E
C26	69.01	21°58'03"	180.00	S 78°47'55" E	68.59	S 89°16'56" E
C27	48.54	15°27'04"	180.00	N 82°03'24" W	48.39	S 89°16'56" E
C28	20.47	06°30'59"	180.00	N 71°04'23" W	20.46	S 74°19'52" E

LEGEND

- IRON PIPE FOUND (OUTSIDE DIAMETER NOTED)
 - 1/2" SOLID IRON ROD FOUND
 - 3/4" SOLID IRON ROD FOUND
 - 1-1/4" X 30" SOLID IRON RE-ROD SET, WT. 4.30 lbs./ft. ALL OTHER CORNERS MARKED WITH A 3/4"X18" SOLID IRON ROD W/CAP, WT. 1.50 lbs./ft.
 - RAILROAD SPIKE FOUND
- UTILITY EASEMENTS. NO POLES OR BURIED CABLES ARE TO BE PLACED SUCH THAT THE INSTALLATION WOULD DISTURB ANY SURVEY STAKE, OR OBSTRUCT VISION ALONG ANY LOT LINE. THE DISTURBANCE OF A SURVEY MONUMENT BY ANYONE IS A VIOLATION OF SECTION 236.32 OF WISCONSIN STATUTES. UTILITY EASEMENTS AS HEREIN SET FORTH ARE FOR THE USE OF PUBLIC BODIES AND PRIVATE PUBLIC UTILITIES HAVING THE RIGHT TO SERVE THE AREA.
- () INDICATES RECORDED AS
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

OWNER'S CERTIFICATE

T.R. McKenzie, 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 Plat to be surveyed, divided, mapped and dedicated as represented on this Plat.

T.R. MCKENZIE, Inc., does further certify that this Plat is required by S.236.10 or S.236.12, Wisconsin State Statutes to be submitted to the following for approval:

Department of Administration
Common Council, City of Madison
Dane County Zoning and Land Regulation Committee

IN WITNESS WHEREOF, the said T.R. MCKENZIE, Inc. has caused these presents to be signed
by _____ its managing member on this _____ day of _____, 200__.

T.R. MCKENZIE, Inc.

By: _____
managing member

STATE OF WISCONSIN)
County of Dane) ss

Personally came before me this _____ day of _____, 200__, _____, managing member of the above named corporation to me known to be the person who executed the foregoing instrument, and to me known to be such managing member of said corporation, and acknowledged that they executed the foregoing instrument as such officers and the deed of said corporation, by its authority.

Notary Public, Wisconsin

My commission expires _____

SURVEYOR'S CERTIFICATE

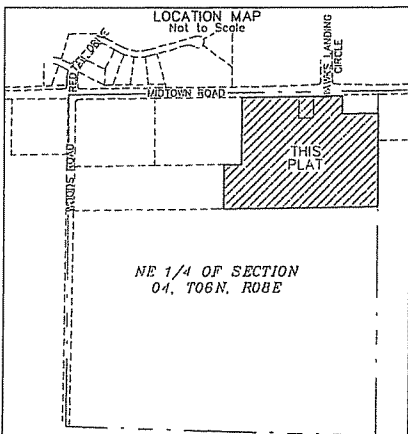
I, Frank J. Lapack, Registered Land Surveyor No. 2658, hereby certify that in full compliance with the provisions of Chapter 236, Wisconsin Statutes, and the subdivision regulations of the City of Madison and according to the instructions and descriptions furnished to me by the Owners listed herein, I have surveyed HAWKS RIDGE ESTATES, that such plat correctly represents all exterior boundaries and subdivision of the land surveyed and is described as:

All of Lot 1 and part of Lot 2, Certified Survey Map Number 9278, as recorded in Volume 52 of Certified Survey Maps, on pages 248-249, as Document Number 3107359, Dane County Registry, located in the Northeast Quarter of the Northeast Quarter of Section 04, Township 06 North, Range 08 East, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the Northeast corner of said Section 04; thence South 89 degrees 21 minutes 14 seconds West along the north line of said Section 04, 300.00 feet; thence South 00 degrees 08 minutes 42 seconds West, 40.00 feet to a point on the southerly right-of-way line of Midtown Road, also being the point of beginning, also being the most northerly northeast corner of said Lot 2; thence continuing South 00 degrees 08 minutes 42 seconds West, 150.00 feet; thence North 89 degrees 21 minutes 14 seconds East, 300.00 feet to a point on the east line of the aforementioned Northeast Quarter of Section 04; thence South 00 degrees 08 minutes 42 seconds West along said east line, 776.90 feet; thence South 89 degrees 21 minutes 14 seconds West, 1289.89 feet; thence North 00 degrees 11 minutes 21 seconds East, 366.91 feet to a point on the south line of Certified Survey Map Number 8625, as recorded in Volume 47 of Certified Survey Maps, on pages 205-206, as Document Number 2858464, Dane County Registry, thence North 89 degrees 21 minutes 14 seconds East along said south line, 145.78 feet to the southeast corner of said CSM# 8625; thence North 00 degrees 08 minutes 56 seconds East along the east line of said CSM# 8625, 560.00 feet to a point on the south right-of-way line of aforementioned Midtown Road; thence North 89 degrees 21 minutes 14 seconds East along said south right-of-way line, 643.64 feet to the point of beginning. This description contains 1,066,594 square feet or 24.5315 acres.

Dated this 24th day of JANUARY, 2006.

Signed: Frank J. Lapack
Frank J. Lapack
Registered Land Surveyor, S-2020



COMMON COUNCIL RESOLUTION

"Resolved that this plat known as HAWKS RIDGE ESTATES located in the City of Madison was hereby approved by Enactment No. _____ File ID No. _____ adopted on this _____ day of _____, 200__, and that said enactment further provided for the acceptance of those lands and rights dedicated by said plat to the City of Madison for public use."

Dated this _____ day of _____, 200__.

Ray Fisher, Clerk, City of Madison, Dane County Wisconsin

COUNTY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)
County of Dane) S.S.

As the duly appointed/elected County Treasurer of Dane County, I hereby certify that the records in our offices show no unredeemed tax sales and no unpaid taxes or special assessments affecting any of the lands included in "HAWKS RIDGE ESTATES".

Dated _____
Dave Gowenda, County Treasurer

CITY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)
County of Dane) S.S.

I, Ray Fisher, being the duly appointed, qualified and acting city treasurer of the City of Madison, do 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 the plat of "HAWKS RIDGE ESTATES".

Ray Fisher, Treasurer
City of Madison

Date _____

DANE COUNTY ZONING AND LAND REGULATION COMMITTEE

Approved for recording per Dane County Zoning and Land Regulation
Committee Action on the _____ day of _____, 200__.

Norbert Scribner, authorized representative date _____

CITY OF MADISON APPROVAL

"Approved for recording by the Secretary of the Plan Commission of the City of Madison, Dane County, Wisconsin this _____ day of _____, 200__."

Mark Olinger

RECORDING DATA

CERTIFICATE OF REGISTER OF DEEDS

Received for recording this _____ day
of _____, 2006, at
_____ o'clock _____ M. and recorded
in Volume _____ of Plots, on
pages _____.

Jane Licht, Dane County
Register of Deeds

There are no objections to this plat with respect to
Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2).
Wis Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20__

Department of Administration



SURVEYED BY :

Burse

surveying & engineering

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cell: 608.250.9266

www.burseengineering.com

Date: January 24, 2006

Plot View: Sht12

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