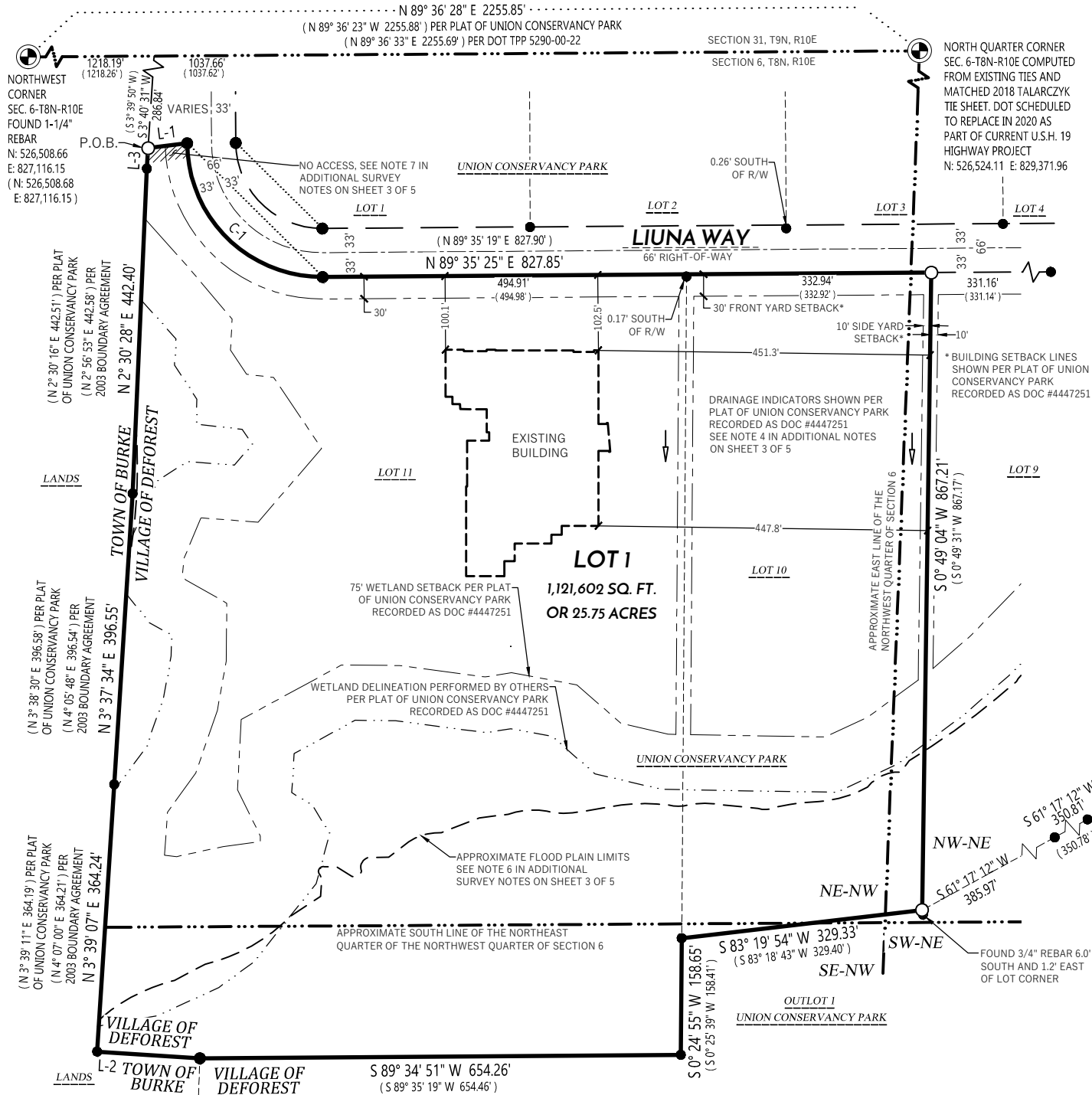


CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 10 AND 11 OF UNION CONSERVANCY PARK, RECORDED ON APRIL 21ST, 2008, IN VOLUME 59-55B OF PLATS ON PAGES 269-270 AS DOCUMENT NO. 4447251, EXCLUDING LANDS CONVEYED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 5477451, AND BEING A PART OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 6, TOWN 8 NORTH, RANGE 10 EAST, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.

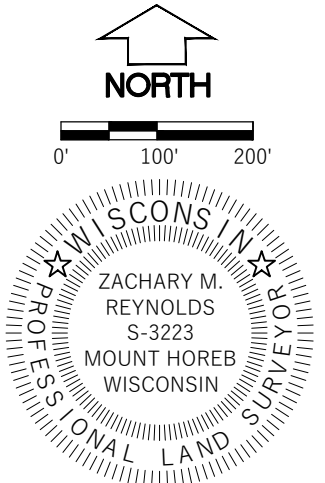


LEGEND

- SECTION CORNER FOUND / RECOVERED
- 3/4" REBAR FOUND
- 1-1/4" REBAR FOUND
- 3/4" REBAR SET 1.50 LB/FT
- DRAINAGE INDICATORS
- CSM BOUNDARY
- RIGHT-OF-WAY LINE
- CENTERLINE
- SECTION/QUARTER LINE
- FLOOD PLAIN BOUNDARY
- BUILDING SETBACK LINE
- WETLAND BOUNDARY
- PLATTED LINE
- EXISTING EASEMENT
- NO ACCESS
- RECORDED INFORMATION

NOTES:

- FIELD WORK PERFORMED BY WYSER ENGINEERING, LLC. ON THE WEEKS OF DECEMBER 2ND AND 9TH, 2019, AND FEBRUARY 26, 2026.
- NORTH REFERENCE FOR THIS CERTIFIED SURVEY AND MAP ARE BASED ON THE WISCONSIN COORDINATE REFERENCE SYSTEM, WISCRS DANE, NAD 83 (2011), GRID NORTH. THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 6, T8N, R10E, BEARS N 89° 36' 28" E
- THIS PARCEL IS SUBJECT TO ALL EASEMENTS AND AGREEMENTS, BOTH RECORDED AND UNRECORDED.
- SEE SHEET 2 OF 5 FOR EASEMENT DETAILS, AND LINE AND CURVE TABLE.
- SEE SHEET 3 OF 5 FOR ADDITIONAL NOTES.

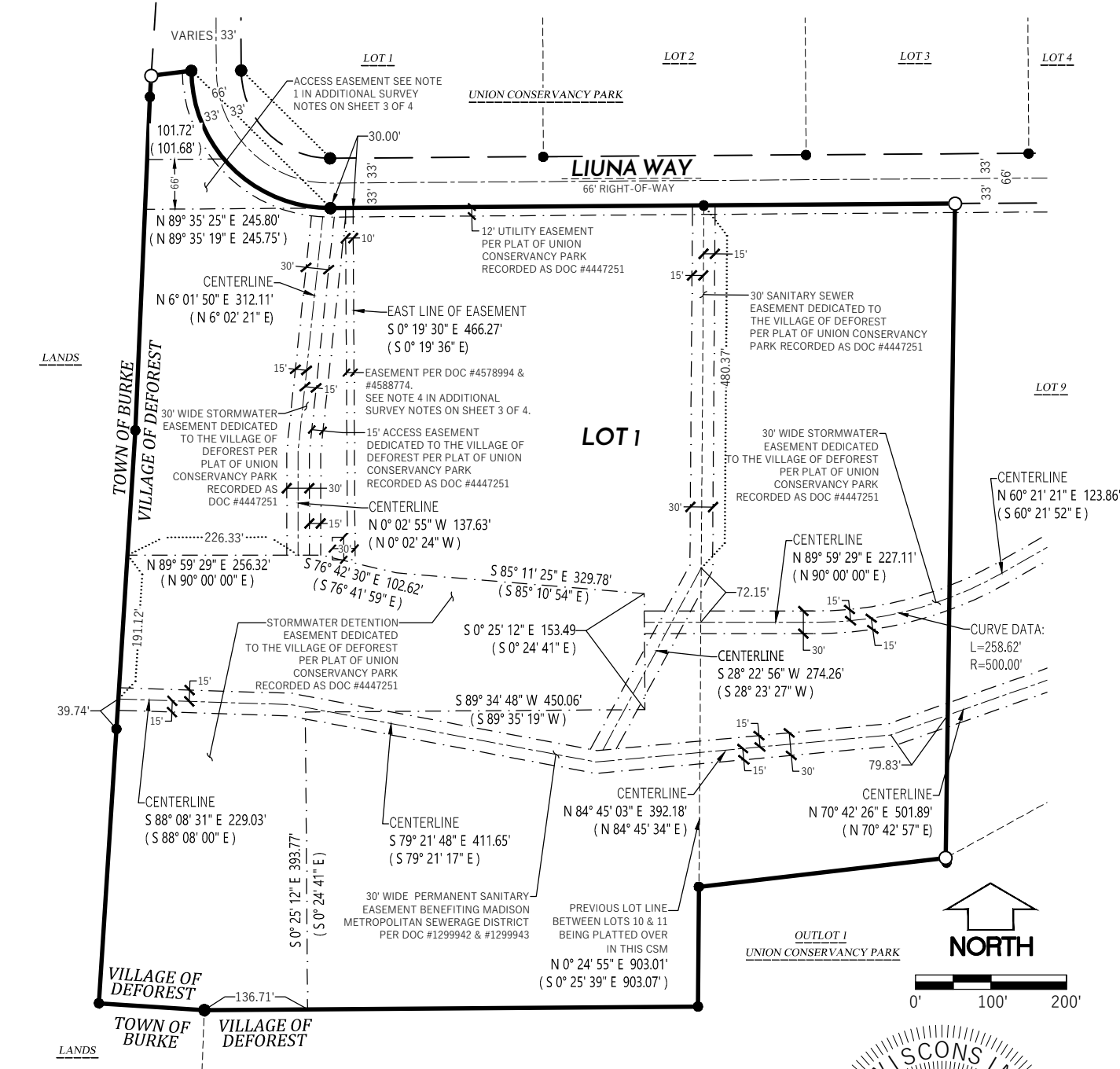


	PREPARED BY:	PREPARED FOR:	SURVEYED BY:	VOL. _____ PAGE _____
	WYSER ENGINEERING 300 EAST FRONT STREET MOUNT HOREB, WI 53572 www.wyserengineering.com	WISCONSIN LABORERS' APPRENTICESHIP & TRAINING FUND 4633 LIUNA WAY, SUITE 100 DEFOREST, WI 53532	DRAWN BY: ZMR	DOC. NO. _____
			APPROVED BY: ZMR	C.S.M. NO. _____
			PROJECT NO: 170466 SHEET NO: 1 of 5	

CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 10 AND 11 OF UNION CONSERVANCY PARK, RECORDED ON APRIL 21ST, 2008, IN VOLUME 59-55B OF PLATS ON PAGES 269-270 AS DOCUMENT NO. 4447251, EXCLUDING LANDS CONVEYED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 5477451, AND BEING A PART OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 6, TOWN 8 NORTH, RANGE 10 EAST, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.

EXISTING EASEMENT DETAIL



LEGEND

- 3/4" REBAR FOUND
- 1-1/4" REBAR FOUND
- 3/4" REBAR SET 1.50 LB/FT
- CSM BOUNDARY
- RIGHT-OF-WAY LINE
- CENTERLINE
- PLATTED LINE
- - - EXISTING EASEMENT
- () RECORDED INFORMATION

NOTES:

- THIS PARCEL IS SUBJECT TO ALL EASEMENTS AND AGREEMENTS, BOTH RECORDED AND UNRECORDED.
- SEE SHEET 3 OF 4 FOR ADDITIONAL NOTES.
- (TPP) = RECORD INFORMATION PER TPP 5290-0022-4.02
- (PLAT) = RECORD INFORMATION PER PLAT OF UNION CONSERVANCY PARK



CURVE TABLE							
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH	TANGENT IN	TANGENT OUT
C-1	287.81'	183.00'	90° 06' 42"	S 45° 21' 14" E	259.05'	S 0° 17' 52" E	N 89° 35' 25" E
(PLAT)	287.80'		90° 26' 28"	S 45° 21' 27" E	259.04'	S 0° 18' 13" E	N 89° 35' 19" E

LINE TABLE		
LINE #	BEARING	DISTANCE
L-1	N 82° 39' 19" E	53.61'
(TPP)	N 82° 41' 36" E	53.58'
L-2	N 86° 15' 46" W	140.14'
(PLAT)	N 86° 20' 49" W	139.83'
L-3	N 3° 40' 31" E	27.75'
(TPP)	N 3° 39' 29" E	
(PLAT)	N 3° 39' 50" E	

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DEFOREST, WI 53532

SURVEYED BY:

ZMR/MAL

DRAWN BY:

ZMR

APPROVED BY:

ZMR

PROJECT NO:

170466

SHEET NO:

2 of 5

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DOC. NO. _____

C.S.M. NO. _____

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CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 10 AND 11 OF UNION CONSERVANCY PARK, RECORDED ON APRIL 21ST, 2008, IN VOLUME 59-55B OF PLATS ON PAGES 269-270 AS DOCUMENT NO. 4447251, EXCLUDING LANDS CONVEYED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 5477451, AND BEING A PART OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 6, TOWN 8 NORTH, RANGE 10 EAST, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.

ADDITIONAL SURVEY NOTES:

- 1. PER NOTE 2 OF SURVEYORS NOTES ON THE PLAT OF UNION CONSERVANCY PARK, RECORDED AS DOCUMENT NO. 4447251, THE PROPERTY OWNER TO THE WEST OF THE PLAT SHALL HAVE THE RIGHT TO CONSTRUCT AND MAINTAIN A PRIVATE ACCESS DRIVEWAY AND LANDSCAPING, LIGHTING, AND SIGNAGE WITHIN THIS ACCESS EASEMENT AREA, ASSOCIATED WITH ANY FUTURE USE OF SUCH LANDS TO THE WEST. SHOULD THE VILLAGE OF DEFOREST DETERMINE THAT SAID PRIVATE DRIVEWAY REQUIRES PUBLIC STREET ACCESS, THE OWNER OF LOT 11 WOULD BE RESPONSIBLE FOR DEDICATING OR DEEDING THAT EASEMENT AREA FOR PUBLIC RIGHT-OF-WAY AND FOR CONSTRUCTING A PUBLIC ROAD AND UTILITIES MEETING ALL VILLAGE STANDARDS WITHIN THAT DEDICATED AREA, WITHIN SIX MONTHS OF RECEIVING A WRITTEN ORDER TO DO SO FROM THE VILLAGE ADMINISTRATOR.
- 2. PER NOTE 6 OF SURVEYORS NOTES ON THE PLAT OF UNION CONSERVANCY PARK, RECORDED AS DOCUMENT NO. 4447251, THE LOTS IN SAID PLAT MAY EXPERIENCE NOISE AT LEVELS EXCEEDING THE LEVELS IN s. TRANS 405.04, TABLE 1. THESE LEVELS ARE BASED ON FEDERAL STANDARDS. THE DEPARTMENT OF TRANSPORTATION IS NOT RESPONSIBLE FOR ABATING NOISE FROM EXISTING STATE TRUNK HIGHWAYS OR CONNECTING HIGHWAYS, IN THE ABSENCE OF ANY INCREASE BY THE DEPARTMENT TO THE HIGHWAY'S THROUGH-LANE CAPACITY.
- 3. PER NOTE 8 OF SURVEYORS NOTES ON THE PLAT OF UNION CONSERVANCY PARK, RECORDED AS DOCUMENT NO. 4447251, THE FOUNDATION OPENING OF ANY STRUCTURE SHALL BE AT A MINIMUM OF 2' ABOVE THE 100-YEAR FLOOD ELEVATION.
- 4. PER NOTE 9 OF SURVEYORS NOTES ON THE PLAT OF UNION CONSERVANCY PARK, RECORDED AS DOCUMENT NO. 4447251, THE DRAINAGE ARROWS INDICATE THE DIRECTION OF SURFACE DRAINAGE, DRAINAGE PATTERNS SHALL BE MAINTAINED BY THE LOT OWNER UNLESS WRITTEN APPROVAL FOR MODIFICATION IS OBTAINED FROM THE VILLAGE.
- 5. PER NOTE 10 OF SURVEYORS NOTES ON THE PLAT OF UNION CONSERVANCY PARK, RECORDED AS DOCUMENT NO. 4447251, NO BUILDING, PARKING AREA, LOADING AREA, OR OTHER IMPERVIOUS SURFACE SHALL BE ESTABLISHED WITHIN THE 75' WETLAND SETBACK AREA, THAT AREA IS INSTEAD RESERVED FOR VEGETATION.
- 6. THE APPROXIMATE FLOOD PLAIN LIMITS ARE SHOWN AS GRAPHICALLY DEPICTED ON FLOOD INSURANCE RATE MAP NO. 55025C0253H, WITH AN EFFECTIVE DATE OF SEPTEMBER 17, 2014. THE PLAT OF UNION CONSERVANCY, DATED APRIL 15TH, 2008, SHOWED LIMITS AS NOTED PER FLOOD INSURANCE RATE MAP 55025C0275F WITH AN EFFECTIVE DATE OF JUNE 17, 2003 AND A 100-YEAR FLOOD ELEVATION LISTED AS 859.00'. THE CURRENT MAP SHOWS A GRADIENT BETWEEN 857.00' - 859.00' AFFECTING THE PARCEL.
- 7. NO ACCESS TO STH 19, AS SHOWN ON WISDOT TPP NO. 5290-00-22-4.02, AMENDMENT NO. 2, RECORDED WITH THE DANE COUNTY REGISTER OF DEEDS AS DOCUMENT NO. 5479759.
- 8. DOCUMENT NO. 4578994 IS A PRIVATE RIGHT-OF-WAY EASEMENT FOR TELECOMMUNICATIONS BENEFITING CENTURYTEL.

OTHER MATTERS OF TITLE THAT AFFECT PARCEL

MATTERS IN A DOCUMENT ENTITLED "RESTRICTIONS FOR MAINTENANCE OF STORMWATER MANAGEMENT MEASURES", EXECUTED BY WISCONSIN LABORER'S APPRENTICESHIP AND TRAINING FUND, RECORDED APRIL 08, 2008 AS DOCUMENT NO. 4417429 OF OFFICIAL RECORDS, INCLUDING BUT NOT LIMITED TO COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, ASSESSMENTS, LIENS AND CHARGES, AND AS AMENDED PER AFFIDAVIT OF CORRECTION RECORDED APRIL 30, 2008 AS DOCUMENT NO. 4425370.

COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, ASSESSMENTS, LIENS, CHARGES, TERMS AND PROVISIONS IN THE DOCUMENT RECORDED JULY 09, 2008 AS DOCUMENT NO. 4449014 OF OFFICIAL RECORDS.

MATTERS IN A DOCUMENT ENTITLED "AGREEMENT FOR MAINTENANCE OF STORMWATER MANAGEMENT MEASURES," EXECUTED BY WISCONSIN LABORER'S APPRENTICESHIP AND TRAINING FUND, RECORDED APRIL 23, 2018 AS DOCUMENT NO. 5403760.



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4633 LIUNA WAY, SUITE 100
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SURVEYED BY: ZMR/MAL
DRAWN BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 170466
SHEET NO: 3 of 5

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CERTIFIED SURVEY MAP NO. _____

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LEGAL DESCRIPTION (AS FURNISHED BY FIRST AMERICAN TITLE, FILE NO. NCS-991701-MAD)

LOTS 10 AND 11, PLAT OF UNION CONSERVANCY PARK, RECORDED IN VOLUME 59-055B, PAGE 269 AS DOCUMENT NO. 4447251, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.
EXCEPTING THEREFROM THOSE PORTIONS CONVEYED TO THE WISCONSIN DEPARTMENT OF TRANSPORTATION IN WARRANTY DEED RECORDED MARCH 28, 2019 AS DOCUMENT NO. 5477451.

LEGAL DESCRIPTION (AS SURVEYED)

A CONSOLIDATION OF LOTS 10 AND 11 OF UNION CONSERVANCY PARK, RECORDED ON APRIL 21ST, 2008, IN VOLUME 59-55B OF PLATS ON PAGES 269-270 AS DOCUMENT NO. 4447251, EXCLUDING LANDS CONVEYED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 5477451, AND BEING A PART OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 6, TOWN 8 NORTH, RANGE 10 EAST, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.

DESCRIBED MORE PARTICULARLY AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF AFORESAID SECTION 6; THENCE ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 6, NORTH 89 DEGREES 36 MINUTES 28 SECONDS EAST, 1218.19 FEET; THENCE SOUTH 03 DEGREES 40 MINUTES 31 SECONDS WEST, 286.84 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY S.T.H. 19, ALSO BEING THE POINT OF BEGINNING;

THENCE ALONG SAID RIGHT-OF-WAY, NORTH 82 DEGREES 39 MINUTES 19 SECONDS EAST, 53.61 FEET TO THE WESTERLY RIGHT-OF-WAY OF LIUNA WAY AND THE START OF A NON-TANGENT CURVE; THENCE SOUTHEASTERLY ALONG SAID RIGHT-OF-WAY, 287.81 FEET ON THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 183.00 FEET, WITH A LONG CHORD THAT BEARS SOUTH 45 DEGREES 21 MINUTES 14 SECONDS EAST, 259.05 FEET TO A TANGENT LINE; THENCE CONTINUING ALONG THE SOUTH RIGHT-OF-WAY OF LIUNA WAY, NORTH 89 DEGREES 35 MINUTES 25 SECONDS EAST, 827.85 FEET TO THE NORTHEAST CORNER OF AFORESAID LOT 10; THENCE ALONG THE EAST LINE OF SAID LOT 10, SOUTH 00 DEGREES 49 MINUTES 04 SECONDS WEST, 867.21 FEET TO THE SOUTHEAST CORNER OF SAID LOT 10; THENCE ALONG THE SOUTH LINE OF SAID LOT 10, SOUTH 83 DEGREES 19 MINUTES 54 SECONDS WEST, 329.33 FEET TO A POINT ON THE EAST LINE OF AFORESAID LOT 11, ALSO BEING THE SOUTHWEST CORNER OF SAID LOT 10; THENCE ALONG THE EAST LINE OF SAID LOT 11, SOUTH 00 DEGREES 24 MINUTES 55 SECONDS WEST, 158.65 FEET TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE ALONG THE SOUTH LINE OF SAID LOT 11, SOUTH 89 DEGREES 34 MINUTES 51 SECONDS WEST, 654.26 FEET; THENCE CONTINUING ALONG THE SOUTH LINE OF SAID LOT 11, NORTH 86 DEGREES 15 MINUTES 46 SECONDS WEST, 140.14 FEET TO THE SOUTHWEST CORNER OF SAID LOT 11; THENCE ALONG THE WEST LINE OF SAID LOT 11, NORTH 03 DEGREES 39 MINUTES 07 SECONDS EAST, 364.24 FEET; THENCE CONTINUING ALONG THE WEST LINE OF SAID LOT 11, NORTH 03 DEGREES 37 MINUTES 34 SECONDS EAST, 396.55 FEET; THENCE CONTINUING ALONG THE WEST LINE OF SAID LOT 11, NORTH 02 DEGREES 30 MINUTES 28 SECONDS EAST, 442.40 FEET; THENCE CONTINUING ALONG THE WEST LINE OF SAID LOT 11, NORTH 03 DEGREES 40 MINUTES 31 SECONDS EAST, 27.75 FEET TO THE POINT OF BEGINNING.

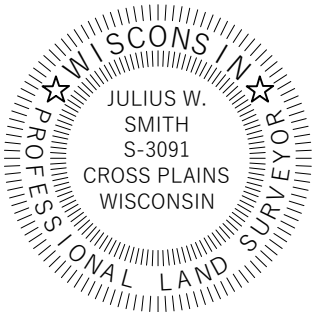
SAID PARCEL CONTAINS 1,121,602 SQUARE FEET OR 25.75 ACRES.

SURVEYOR'S CERTIFICATE

I, ZACHARY M. REYNOLDS, WISCONSIN PROFESSIONAL LAND SURVEYOR S-3223, DO HEREBY CERTIFY THAT BY DIRECTION OF WISCONSIN LABORERS' APPRENTICESHIP & TRAINING FUND, I HAVE SURVEYED, DIVIDED, AND MAPPED THE LANDS DESCRIBED HEREON AND THAT THE MAP IS A CORRECT REPRESENTATION IN ACCORDANCE WITH THE INFORMATION PROVIDED. I FURTHER CERTIFY THAT THIS CERTIFIED SURVEY MAP IS IN FULL COMPLIANCE WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES AND CHAPTER 13, SUBDIVISION AND DEVELOPMENT, OF THE CODE OF ORDINANCES FOR THE VILLAGE OF DEFOREST AND DANE COUNTY, WISCONSIN.

ZACHARY M. REYNOLDS, S-3223
WISCONSIN PROFESSIONAL LAND SURVEYOR

DATE



VOL. _____ PAGE _____
DOC. NO. _____
C.S.M. NO. _____



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SURVEYED BY: ZMR/MAL
DRAWN BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 170466
SHEET NO: 4 of 5

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SURVEYED BY: ZMR/MAL
DRAWN BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 170466
SHEET NO: 5 of 5

OFFICE OF THE REGISTER OF DEEDS

_____ COUNTY, WISCONSIN

RECEIVED FOR RECORD _____,

20__ AT _____ O'CLOCK ____ M AS

DOCUMENT # _____

IN VOL. _____ OF CERTIFIED SURVEY

MAPS ON PAGE(S) _____.

KRISTI CHLEBOWSKI, REGISTER OF DEEDS

CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 10 AND 11 OF UNION CONSERVANCY PARK, RECORDED ON APRIL 21ST, 2008, IN VOLUME 59-55B OF PLATS ON PAGES 269-270 AS DOCUMENT NO. 4447251, EXCLUDING LANDS CONVEYED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 5477451, AND BEING A PART OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 6, TOWN 8 NORTH, RANGE 10 EAST, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

WISCONSIN LABORERS' APPRENTICESHIP & TRAINING FUND, AS OWNER, WE HEREBY CERTIFY THAT WE CAUSED THE LANDS DESCRIBED HEREON TO BE SURVEYED, DIVIDED MAPPED AND DEDICATED AS SHOWN. I ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S. 236.34 OF THE WISCONSIN STATE STATUES TO BE SUBMITTED TO THE VILLAGE OF DEFOREST FOR APPROVAL.

BY: _____

MANAGING MEMBER
WISCONSIN LABORERS' APPRENTICESHIP & TRAINING FUND

STATE OF WISCONSIN) SS
DANE COUNTY) SS

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2026, THE ABOVE NAMED MANAGING MEMBER FOR WISCONSIN LABORERS' APPRENTICESHIP & TRAINING FUND,

_____ TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN

MY COMMISSION EXPIRES

VILLAGE OF DEFOREST APPROVAL

RESOLVED, THAT THIS CERTIFIED SURVEY IS HEREBY APPROVED FOR RECORDING BY THE VILLAGE OF DEFOREST.

CALLI LUNDGREN, VILLAGE CLERK
VILLAGE OF DEFOREST