

TOPOGRAPHICAL SURVEY

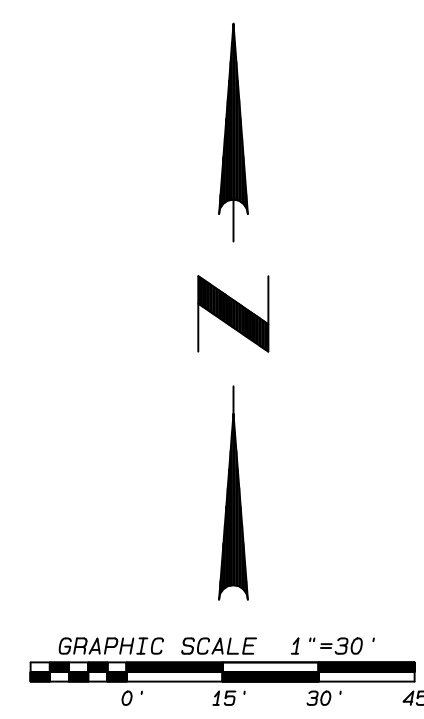
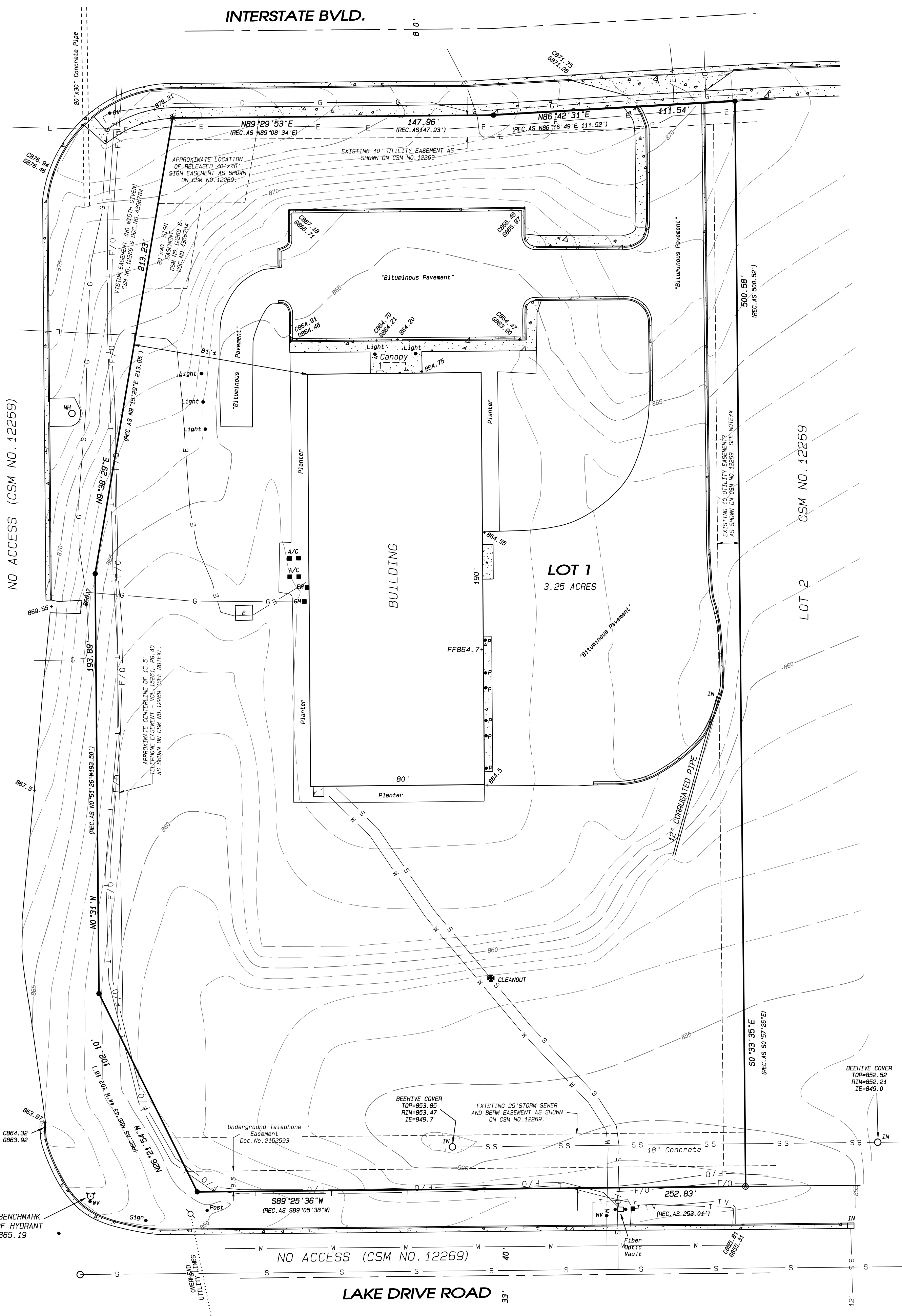
LOT 1 OF CERTIFIED SURVEY MAP NO. 12269, RECORDED IN VOLUME 76, PAGES 57 AND 58 OF CERTIFIED SURVEY MAPS OF DANE COUNTY, WISCONSIN, AS DOCUMENT NO. 4361202 AND LOCATED IN THE SE 1/4 OF THE NE 1/4 OF SECTION 34, T.5N., R.12E. OF THE 4TH P.M., CITY OF EDGERTON, DANE COUNTY, WISCONSIN.

STATE OF WISCONSIN
COUNTY OF ROCK SS.

I HEREBY CERTIFY THAT I HAVE SUPERVISED THE SURVEY OF THE PROPERTY DESCRIBED ABOVE FOR THE EXCLUSIVE USE OF ***** AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE PLAT HEREON DRAWN CORRECTLY REPRESENTS SAID SURVEY AND ITS LOCATION.

GIVEN UNDER MY HAND AND SEAL THIS 13th DAY OF JULY, 2012, AT JANESVILLE, WISCONSIN.
REVISED THIS 15TH DAY OF AUGUST, 2012.

Ronald J. Combs
R.L.S. Number 4380
If the surveyor's signature is not red in color, this map is a copy and may contain unauthorized alterations. The certification contained hereon shall not apply to any copies.



LEGEND:

- FOUND IRON PIN
- ⊙ FOUND IRON PIPE
- ✕ FOUND CUT CROSS IN CONCRETE
- ⊕ UTILITY POLE
- ⊞ ELECTRIC TRANSFORMER
- MH ○ MANHOLE
- A/C ■ AIR CONDITIONER
- T ■ TELEPHONE BOX
- GM ■ GAS METER
- EM ■ ELECTRIC METER
- GV • GAS VALVE
- WV • WATER VALVE
- ⊕ FIRE HYDRANT
- IN □ CURB INLET
- IN ○ STORM INTAKE
- CONCRETE
- T — UNDERGROUND TELEPHONE LINE
- F/O — UNDERGROUND FIBER OPTIC LINE
- E — UNDERGROUND ELECTRIC LINE
- T V — UNDERGROUND CABLE TV
- W — WATER LINE
- G — GAS LINE
- S — SANITARY SEWER
- S S — STORM SEWER

NOTE: LOCATION OF UNDERGROUND UTILITIES ARE SHOWN AS LOCATED BY DIGGER'S HOTLINE TICKET NO. 2012 32 06671.

NOTE: THIS SURVEY IS SUBJECT TO ANY AND ALL EASEMENTS AND AGREEMENTS, RECORDED AND UNRECORDED. SURVEYOR WAS NOT FURNISHED TITLE REPORT.

NOTE: BEARINGS ARE BASED ON THE DANE COUNTY COORDINATE SYSTEM ASSUMED S0°33'35\"/>

NOTE: ELEVATIONS BASED ON NAVD83 (2007).

* NOTE: EASEMENT DESCRIBED IN VOLUME 15261, PAGE 40 IS CENTERED ON THE FIRST BURIED CABLE. THIS IS A VERY AMBIGUOUS DESCRIPTION. LOCATION OF CENTERLINE SHOWN HEREON IS TAKEN FROM CSM NO. 12269 AND SURVEYOR TAKES NO RESPONSIBILITY FOR THE LOCATION OF THIS EASEMENT.

** NOTE: A DASHED LINE APPEARS ON CSM NO. 12269, BUT IT IS NOT LABELED OR DIMENSIONED.

NOTE: THE FOLLOWING NOTES APPEAR ON CSM NO. 12269:

1. THIS CSM IS SUBJECT TO ALL SETBACKS AS REQUIRED BY DANE COUNTY AND THE CITY OF EDGERTON.
2. THERE WILL BE NO DIRECT ACCESS FROM ANY OF THE PARCELS TO USH 51 OR LAKE DRIVE ROAD.
3. THE VISION TRIANGLE SHALL BE KEPT CLEAR OF ALL OBSTRUCTIONS INCLUDING OBSTRUCTIVE VEGETATION. NO PERMANENT STRUCTURES SHALL BE PLACED WITHIN THE LIMITS OF THE VISION TRIANGLE.
4. THE EASEMENT FOR LANDSCAPE BERMS IS RESERVED FOR THE PLANTING OF TREES AND SHRUBS. THE BUILDING OF STRUCTURES HEREON IS PROHIBITED.
5. 40' X 40' SIGN EASEMENT RELEASED WITH DOCUMENT NO. 4296378 DATED 04/05/2007.

	• LAND SURVEYING	DATE 07/13/12
	• LAND PLANNING	REVISED 08/15/12
	• CIVIL ENGINEERING	BY sll
		PROJECT NO. 111-287
109 N. Milwaukee St. Janesville, WI 53548 www.combsurvey.com		TEL: 608 752-0575 FAX: 608 752-0534