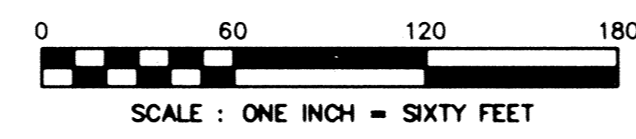


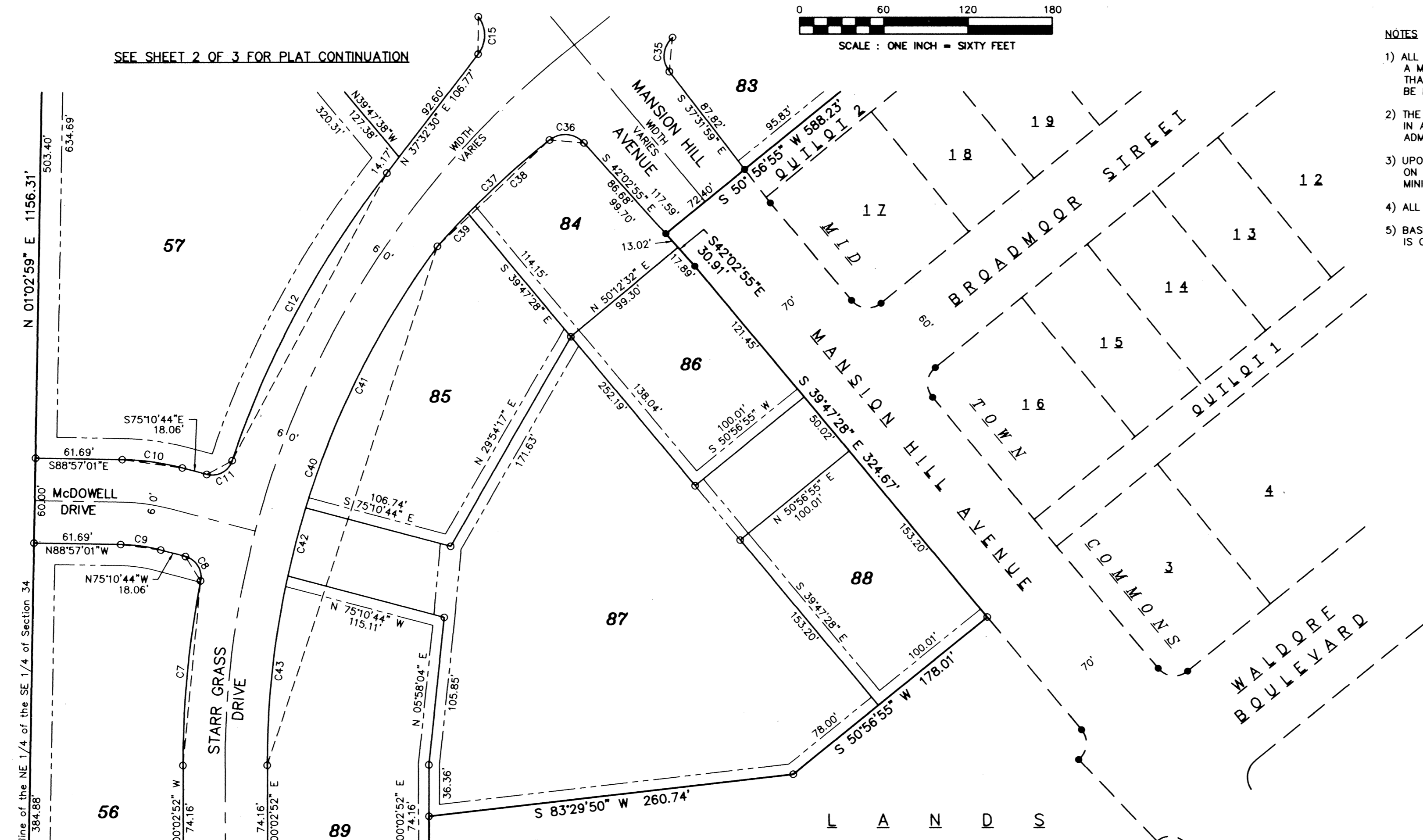
FIRST ADDITION TO MID TOWN COMMONS

LOCATED IN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

3354803



SEE SHEET 2 OF 3 FOR PLAT CONTINUATION

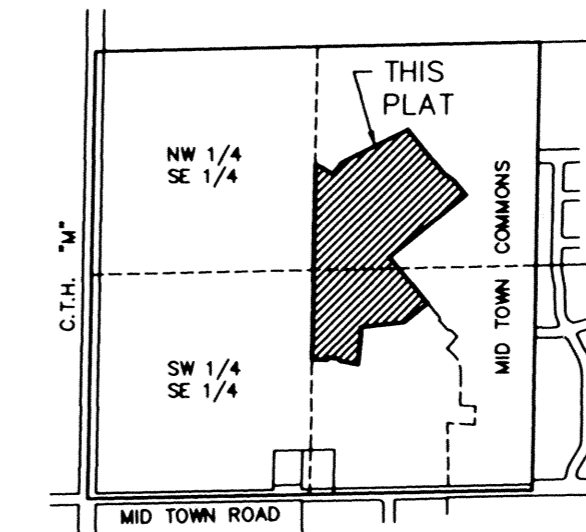


NOTES:

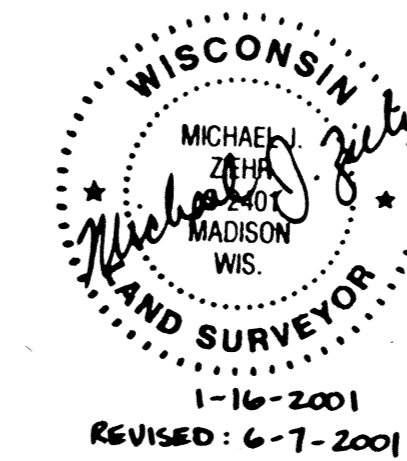
- 1) ALL LOTS WITHIN THIS PLAT ARE SUBJECT TO A NON-EXCLUSIVE EASEMENT FOR DRAINAGE PURPOSES AND SHALL BE A MINIMUM OF SIX (6) FEET IN WIDTH MEASURED FROM THE PROPERTY LINE TO THE INTERIOR OF EACH LOT, EXCEPT THAT THE EASEMENT SHALL BE TWELVE (12) FEET IN WIDTH ON THE PERIMETER OF THE PLAT. EASEMENTS SHALL NOT BE REQUIRED ON PROPERTY LINES SHARED WITH GREENWAYS OR PUBLIC STREETS.
- 2) THE INTRA-BLOCK DRAINAGE EASEMENTS SHALL BE GRADED WITH THE CONSTRUCTION OF EACH PRINCIPAL STRUCTURE IN ACCORDANCE WITH THE APPROVED STORMWATER DRAINAGE PLAN ON FILE WITH THE CITY ENGINEER AND THE ZONING ADMINISTRATOR, AS AMENDED IN ACCORDANCE WITH THE MADISON GENERAL ORDINANCES.
- 3) UPON REVIEW AND APPROVAL OF EACH CONDITIONAL USE OR REZONING PROPOSAL FOR MULTI-FAMILY DEVELOPMENT ON THE MULTI-FAMILY DESIGNATED LOTS, PROVISIONS FOR OFF-STREET PARKING ARE EXPECTED TO EXCEED THE MINIMUM REQUIREMENTS OF THE ZONING ORDINANCE.
- 4) ALL STREETS/ROADS LYING WITHIN THE PLAT BOUNDARY ARE DEDICATED TO THE PUBLIC, UNLESS OTHERWISE NOTED.
- 5) BASEMENT EXCAVATIONS FOR SOME LOTS WITHIN THIS PLAT MAY ENCOUNTER BEDROCK. A DETAILED SOILS REPORT IS ON FILE WITH THE CITY ENGINEER.

LOT AREA TABLE

LOT	SQ. FT.
56	41,817
57	79,076
58	12,485
59	14,306
60	15,926
61	13,055
62	10,784
63	9,559
64	19,857
65	17,715
66	13,783
67	8,010
68	6,662
69	6,630
70	11,079
71	10,088
72	6,495
73	6,516
74	10,761
75	4,408
76	4,408
77	4,408
78	6,612
79	6,612
80	6,612
81	6,612
82	6,589
83	10,010
84	11,232
85	23,721
86	13,862
87	73,846
88	15,320
89	42,142
OUTLOT 8	4,329
OUTLOT 9	2,558
OUTLOT 10	7,991



LOCATION MAP
SE 1/4 OF SECTION 34,
T 7 N, R 8 E



LEGEND

- 1-1/4" SOLID IRON ROD FOUND
- 1-1/4" X 30" SOLID IRON RE-ROD SET, WT. 4.30 LBS./FT. ALL OTHER LOT AND OUTLOT CORNERS MARKED BY A 3/4" X 24" SOLID IRON RE-ROD, WT. 1.50 LBS./FT.
- 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.
- DISTANCES ARE MEASURED TO THE NEAREST HUNDRETH OF A FOOT.

TOTAL PLAT AREA = 741,003 SQ. FT.
(17.0111 ACRES)

DEPARTMENT OF ADMINISTRATION

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., or by the County Planning Agency.

Certified *July 18th* 2001
Rene M. Poney
Department of Administration

CURVE DATA

NUMBER	CENTRAL ANGLE	CHORD BEARING	RADIUS	ARC	CHORD	TANGENT BEARING BACK	TANGENT BEARING AHEAD
C1	25°23'23"	S 54°00'11.5" E	485.00	214.92	213.16	S 66°41'53" E	S 41°18'30" E
C2	05°37'29"	N 79°24'54.5" W	1030.00	101.12	101.07	N 76°36'10" W	N 82°13'39" W
C3	87°31'55"	N 38°27'41.5" W	15.00	22.92	20.75	N 82°13'39" W	N 05°18'16" E
C4	87°31'55"	S 49°04'13.5" W	15.00	22.92	20.75	S 05°18'16" W	N 87°09'49" W
C5	01°47'12"	N 88°03'25" W	1030.00	32.12	32.12	N 87°09'49" W	N 88°57'01" W
C6	05°21'08"	N 02°37'42" E	370.00	34.56	34.55	N 05°18'16" E	N 00°02'52" W
C7	11°09'23"	N 05°31'49.5" E	680.00	132.41	132.20	N 00°02'52" W	N 11°06'31" E
C8	06°17'15"	N 32°02'06.5" W	15.00	22.59	20.51	N 11°06'31" E	N 75°10'44" W
C9	13°46'17"	N 82°03'52.5" E	120.00	28.84	28.77	N 75°10'44" W	N 88°57'01" W
C10	13°46'17"	S 82°03'52.5" E	180.00	43.26	43.16	S 88°57'01" E	S 75°10'44" W
C11	86°17'16"	N 61°40'38" E	15.00	22.59	20.51	S 75°10'44" W	N 18°32'00" E
C12	19°39'45"	N 28°21'52.5" E	680.00	233.36	232.22	N 18°32'00" E	N 38°11'45" E
C15	75°02'32"	N 00°01'14" E	22.00	28.81	26.80	N 37°32'30" E	N 37°30'02" W
C16	22°53'31"	N 51°14'13.5" W	415.00	165.81	164.71	N 39°47'28" W	N 62°40'59" W
C17	12°24'54"	N 45°59'55" W	415.00	89.92	89.75	N 39°47'28" W	N 52°12'22" W
C18	10°28'37"	N 57°26'40.5" W	415.00	75.88	75.78	N 52°12'22" W	N 62°40'59" W
C19	14°15'52"	S 59°33'57" E	485.00	120.75	120.44	S 66°41'53" E	S 52°26'01" E
C20	11°07'31"	S 46°52'15.5" E	485.00	94.17	94.02	S 52°26'01" E	S 41°18'30" E
C21	88°28'58"	S 85°32'59" E	15.00	23.16	20.93	S 41°18'30" E	N 50°12'32" E
C22	90°44'23"	S 84°25'16.5" E	180.00	285.07	256.20	N 50°12'32" E	S 39°03'05" E
C23	25°23'43"	N 62°54'23.5" E	180.00	79.78	79.13	N 50°12'32" E	N 75°36'15" E
C24	07°56'32"	N 78°53'30.5" E	180.00	25.06	25.04	N 75°36'15" E	N 83°34'46" E
C25	28°37'59"	S 82°08'14.5" E	180.00	89.85	89.72	N 83°34'46" E	S 67°47'15" E
C26	28°44'10"	S 53°25'10" E	180.00	90.28	89.33	S 67°47'15" E	S 39°03'05" E
C27	90°00'00"	S 84°03'05" E	15.00	23.56	21.21	S 39°03'05" E	N 50°56'55" E
C28	90°44'23"	N 84°25'16.5" W	120.00	190.04	170.80	S 39°03'05" E	S 50°12'32" W
C29	04°06'54"	N 41°06'32" W	120.00	8.62	8.62	S 39°03'05" E	N 43°09'59" W
C30	76°03'54"	N 81°11'56" W	120.00	159.31	147.87	N 43°09'59" W	S 60°46'07" W
C31	10°33'35"	S 55°29'19.5" W	120.00	22.12	22.08	S 60°46'07" W	S 50°12'32" W
C32	90°00'00"	S 05°12'32" W	15.00	23.56	21.21	S 50°12'32" W	S 39°47'28" W
C33	84°22'24"	S 84°16'07" E	21.00	30.92	28.21	S 42°04'55" E	N 53°32'41" E
C34	90°00'00"	N 05°56'55" E	15.00	23.56	21.21	S 50°56'55" E	N 39°03'05" W
C35	85°53'03"	N 05°24'32.5" E	18.00	26.98	24.52	N 37°31'59" W	N 48°21'04" E
C36	86°10'03"	S 85°07'56.5" E	18.00	27.07	24.59	N 42°02'55" W	S 51°47'02" W
C37	10°09'04"	S 46°42'30" W	620.00	109.85	109.70	S 51°47'02" W	S 41°37'58" W
C38	07°12'22"	S 48°10'51" W	620.00	77.98	77.93	S 51°47'02" W	S 44°34'40" W
C39	02°56'42"	S 43°06'19" W	620.00	31.87	31.86	S 44°34'40" W	S 41°37'58" W
C40	36°31'15"	N 18°12'45.5" W	620.00	395.19	388.54	S 36°28'23" W	S 00°02'52" E
C41	19°20'28"	S 26°48'09" W	620.00	209.29	208.30	S 36°28'23" W	S 17°07'55" W
C42	04°37'19"	S 14°49'15.5" W	620.00	50.01	50.00	S 17°07'55" W	S 12°30'36" W
C43	12°33'28"	S 06°13'52" W	620.00	135.89	135.62	S 12°30'36" W	S 00°02'52" E
C44	05°21'08"	S 02°37'42" W	430.00	40.17	40.15	S 00°02'52" E	S 05°18'16" W

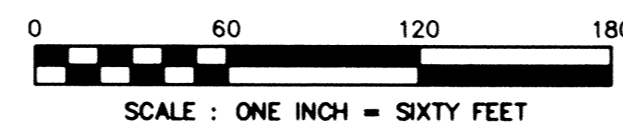
GRID NORTH
WISCONSIN STATE PLANE COORDINATE
SYSTEM (SOUTH ZONE) NAD 27
THE SOUTH LINE OF THE SE 1/4 OF SECTION 34
ASSUMED TO BEAR N 88°53'41" E

S 1/4 CORNER OF
SECTION 34, T7N, R8E
FOUND ALUMINUM MONUMENT

SOUTHEAST CORNER OF SECTION 34, T7N, R8E,
FOUND CONCRETE MONUMENT WITH BRASS CAP
WISCONSIN STATE PLANE COORDS.
(SOUTH ZONE) ARE: N 376,285.16
E 2,127,496.15
AS PUBLISHED BY THE CITY OF MADISON

FIRST ADDITION TO MID TOWN COMMONS

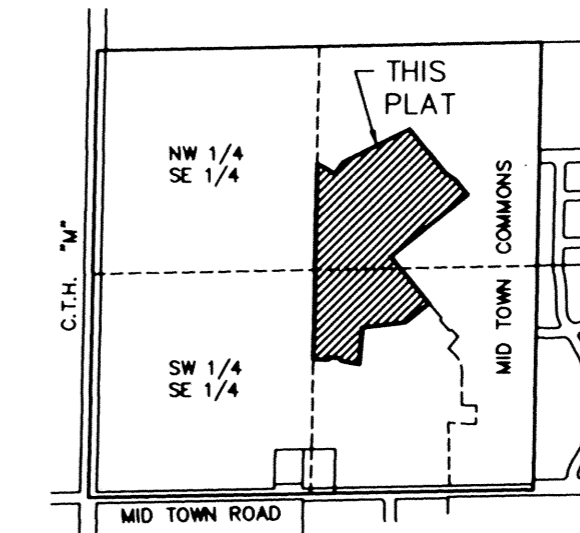
LOCATED IN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN



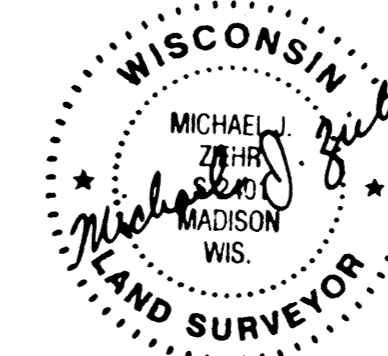
NOTES:

- 1) ALL LOTS WITHIN THIS PLAT ARE SUBJECT TO A NON-EXCLUSIVE EASEMENT FOR DRAINAGE PURPOSES AND SHALL BE A MINIMUM OF SIX (6) FEET IN WIDTH MEASURED FROM THE PROPERTY LINE TO THE INTERIOR OF EACH LOT, EXCEPT THAT THE EASEMENT SHALL BE TWELVE (12) FEET IN WIDTH ON THE PERIMETER OF THE PLAT. EASEMENTS SHALL NOT BE REQUIRED ON PROPERTY LINES SHARED WITH GREENWAYS OR PUBLIC STREETS.
- 2) THE INTRA-BLOCK DRAINAGE EASEMENTS SHALL BE GRADED WITH THE CONSTRUCTION OF EACH PRINCIPAL STRUCTURE IN ACCORDANCE WITH THE APPROVED STORMWATER DRAINAGE PLAN ON FILE WITH THE CITY ENGINEER AND THE ZONING ADMINISTRATOR, AS AMENDED IN ACCORDANCE WITH THE MADISON GENERAL ORDINANCES.
- 3) UPON REVIEW AND APPROVAL OF EACH CONDITIONAL USE OR REZONING PROPOSAL FOR MULTI-FAMILY DEVELOPMENT ON THE MULTI-FAMILY DESIGNATED LOTS, PROVISIONS FOR OFF-STREET PARKING ARE EXPECTED TO EXCEED THE MINIMUM REQUIREMENTS OF THE ZONING ORDINANCE.
- 4) ALL STREETS/ROADS LYING WITHIN THE PLAT BOUNDARY ARE DEDICATED TO THE PUBLIC, UNLESS OTHERWISE NOTED.
- 5) BASEMENT EXCAVATIONS FOR SOME LOTS WITHIN THIS PLAT MAY ENCOUNTER BEDROCK. A DETAILED SOILS REPORT IS ON FILE WITH THE CITY ENGINEER.

TOTAL PLAT AREA = 741,003 SQ. FT. (17.0111 ACRES)



LOCATION MAP
SE 1/4 OF SECTION 34,
T 7 N, R 8 E



1-16-2001
REVISED: 6-7-2001

NOTE: SEE SHEET 1 OF 3 FOR CURVE DATA AND LOT AREA TABLE

LEGEND

- 1-1/4" SOLID IRON ROD FOUND
- 1-1/4" x 30" SOLID IRON RE-ROD SET, WT. 4.30 lbs./ft. ALL OTHER LOT AND OUTLOT CORNERS MARKED BY A 3/4" x 24" SOLID IRON RE-ROD, WT. 1.50 lbs./ft.
- 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.
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

DEPARTMENT OF ADMINISTRATION

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., or by the County Planning Agency.

Certified July 18th, 2001
Renee M. Porges
Department of Administration

projects\Ce313\Final Plat\p00ce313-2.dwg

CENTER OF T7N, R8E FOUND ALUMINUM MONUMENT

L A N D S

L A N D S

SEE SHEET 1 OF 3 FOR PLAT CONTINUATION

EAST 1/4 CORNER OF SECTION 34, T7N, R8E, FOUND CONCRETE MONUMENT WITH BRASS CAP WISCONSIN STATE PLANE COORDS. (SOUTH ZONE) ARE: N 378,934.87 E 2,127,543.82 AS PUBLISHED BY THE CITY OF MADISON

OUTLOT 8 IS DEDICATED, IN FEE SIMPLE, TO THE PUBLIC FOR USE AS A PUBLIC STORM WATER DRAINAGE AND PUBLIC WATER MAIN PURPOSES.

OUTLOT 9 DEDICATED TO THE PUBLIC FOR PUBLIC GREENWAY, PUBLIC STORM SEWER AND SANITARY SEWER PURPOSES.

West line of the NE 1/4 of the SE 1/4 of Section 34

S75°10'44"E 18.06'
S88°57'01"E 61.69'

SEE SHEET 1 OF 3 FOR PLAT CONTINUATION

FIRST ADDITION TO MID TOWN COMMONS

LOCATED IN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 8 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Michael J. Ziehr, Registered Land Surveyor, hereby certify: that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Madison and under the direction of Great Dane Development, LLC, owners of said land, I have surveyed, divided and mapped FIRST ADDITION TO MID TOWN COMMONS; that such plat correctly represents all exterior boundaries and the subdivision of the lands surveyed; and that this land is located in the Northeast Quarter and the Southeast Quarter of the Southeast Quarter of Section 34, Township 7 North, Range 8 East, City of Madison, Dane County, Wisconsin. This description contains approximately 741,003 square feet or 17.0111 acres and is more fully described as follows:

Commencing at the South quarter corner of said Section 34; thence North 88 degrees 53 minutes 41 seconds East, along the South line of the Southeast Quarter of said Section 34, 1316.80 feet to the West line of the Northeast Quarter of the Southeast Quarter of said Section 34; thence North 01 degree 02 minutes 59 seconds East, along said West line, 794.78 feet to the point of beginning of this description; thence continuing North 01 degree 02 minutes 59 seconds East, along said West line, 1156.31 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 14 degrees 15 minutes 52 seconds, an arc distance of 120.75 feet, a radius of 485.00 feet and a chord bearing South 59 degrees 33 minutes 57 seconds East, 120.44 feet; thence North 36 degrees 13 minutes 07 seconds East, 88.99 feet; thence North 63 degrees 26 minutes 05 seconds East, 440.27 feet; thence South 39 degrees 03 minutes 05 seconds East, 337.56 feet; thence South 55 degrees 20 minutes 57 seconds East, 72.93 feet; thence South 39 degrees 03 minutes 05 seconds East, 110.19 feet; thence South 50 degrees 56 minutes 55 seconds West, 588.23 feet; thence South 42 degrees 02 minutes 55 seconds East, 30.91 feet; thence South 39 degrees 47 minutes 28 seconds East, 324.67 feet; thence South 50 degrees 56 minutes 55 seconds West, 178.01 feet; thence South 83 degrees 29 minutes 50 seconds West, 260.74 feet; thence South 00 degrees 02 minutes 52 seconds East, 37.80 feet; thence South 02 degrees 37 minutes 42 seconds West, 50.89 feet; thence South 05 degrees 18 minutes 16 seconds West, 130.67 feet to a point of curvature; thence along the arc of a curve to the left through a central angle of 05 degrees 37 minutes 29 seconds, an arc distance of 101.12 feet, a radius of 1030.00 feet and a chord bearing North 79 degrees 24 minutes 54.5 seconds West, 101.07 feet to a point of reverse curvature; thence along the arc of a curve to the right through a central angle of 87 degrees 31 minutes 55 seconds, an arc distance of 22.92 feet, a radius of 15.00 feet and a chord bearing North 38 degrees 27 minutes 41.5 seconds West, 20.75 feet; thence North 84 degrees 41 minutes 44 seconds West, 60.00 feet to a point of curvature; thence along the arc of a curve to the right through a central angle of 87 degrees 31 minutes 55 seconds, an arc distance of 22.92 feet, a radius of 15.00 feet and a chord bearing South 49 degrees 04 minutes 13.5 seconds West, 20.75 feet to a point of reverse curvature; thence along the arc of a curve to the left through a central angle of 01 degree 47 minutes 12 seconds, an arc distance of 32.12 feet, a radius of 1030.00 feet and a chord bearing North 88 degrees 03 minutes 25 seconds West, 32.12 feet; thence North 88 degrees 57 minutes 01 second West, 53.71 feet to the West line of the Northeast Quarter of the Southeast Quarter of said Section 34 and the point of beginning.

Dated this 16TH day of JANUARY, 2001.

Signed: Michael J. Ziehr
Michael J. Ziehr
Registered Land Surveyor, S-2401



COMMON COUNCIL RESOLUTION CITY OF MADISON, WISCONSIN

"RESOLVED that the plat of FIRST ADDITION TO MID TOWN COMMONS, being a subdivision of the Northeast Quarter and the Southeast Quarter of the Southeast Quarter of Section 34, Township 7 North, Range 8 East, City of Madison, and that said resolution further provided for acceptance of those lands and rights dedicated by said FIRST ADDITION TO MID TOWN COMMONS to the City for public use."

I, Ray Fisher, do hereby certify that I am the duly appointed, qualified and acting City Clerk for the City of Madison and that this plat was approved by the Common Council of the City of Madison, Dane County, Wisconsin, by Resolution No. 58531 adopted on the 17th day of July, 2001, ID. No. 29171, and furthermore certify that the conditions of said approval were fulfilled on the 31 day of July, 2001.

Ray Fisher
Ray Fisher, City Clerk

CONSENT OF MORTGAGEE

M & I Bank of Southern Wisconsin, a banking association duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described on this plat, and does hereby consent to the Owner's Certificate.

IN WITNESS WHEREOF, the said M & I Bank of Southern Wisconsin has caused these presents to be signed by Peter J. Martenson, Jr., its Vice President and countersigned by JEFF TUBBS, its Vice President, at Madison, Wisconsin. This 20th day of July, 2001.

M & I Bank of Southern Wisconsin

[Signature]
By _____

State of Wisconsin)
)ss.
County of Dane)

Personally came before me this 20th day of July, 2001, Peter J. Martenson, Jr., the JEFF TUBBS of the above named banking association, to me known to be the persons who executed the foregoing instrument, and to me known to be such Vice President and Vice President of said banking association, and acknowledged that they executed the foregoing instrument as such officers as the deed of said banking association, by its authority.

Jean M. Nelson
Notary Public

My Commission expires: 9-8-02

OWNER'S CERTIFICATE OF DEDICATION

Great Dane Development, LLC, as owner, does hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat. We further certify that this plat is required by S.236.10 or S.236.12 to be submitted to the following for approval or objection:

Department of Administration
Common Council, City of Madison
Dane County Zoning and Natural Resources Committee

IN WITNESS WHEREOF, the said Great Dane Development, LLC, has caused these presents to be signed by Karel Madsen, its Authorized Member, at Madison, WI on this 20th day of July, 2001.

Great Dane Development, LLC

By: [Signature] Authorized Member

State of Wisconsin)
)ss.
County of Dane)

Personally came before me this 20th day of July, 2001, the above named Karel Madsen, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Jean M. Nelson
Notary Public

My Commission expires: 9-8-02

CERTIFICATE OF CITY TREASURER

State of Wisconsin)
)ss.
County of Dane)

I, Ray Fisher, being the duly elected, 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 this 31st day of July, 2001, on any of the lands included in the plat of FIRST ADDITION TO MID TOWN COMMONS

7-31-01
Date

[Signature]
Ray Fisher, City Treasurer

CERTIFICATE OF COUNTY TREASURER

State of Wisconsin)
)ss.
County of Dane)

I, David M. Gawenda, being the duly elected, qualified and acting treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or unpaid special assessments as of this 31st day of July, 2001, affecting the lands included in the plat of FIRST ADDITION TO MID TOWN COMMONS.

7/31/01
Date

[Signature]
David M. Gawenda, County Treasurer

DEPARTMENT OF ADMINISTRATION

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., or by the County Planning Agency.

Certified July 18th, 2001

[Signature]
Department of Administration

RECORDING DATA

CERTIFICATE OF REGISTER OF DEEDS

Received for recording this 31 day of JULY, 2001, at 12:53 o'clock P.M. and recorded in Volume 57-179B of Plats, on pages 750, 751 & 752.

[Signature]
Jane Licht, Dane County Register of Deeds