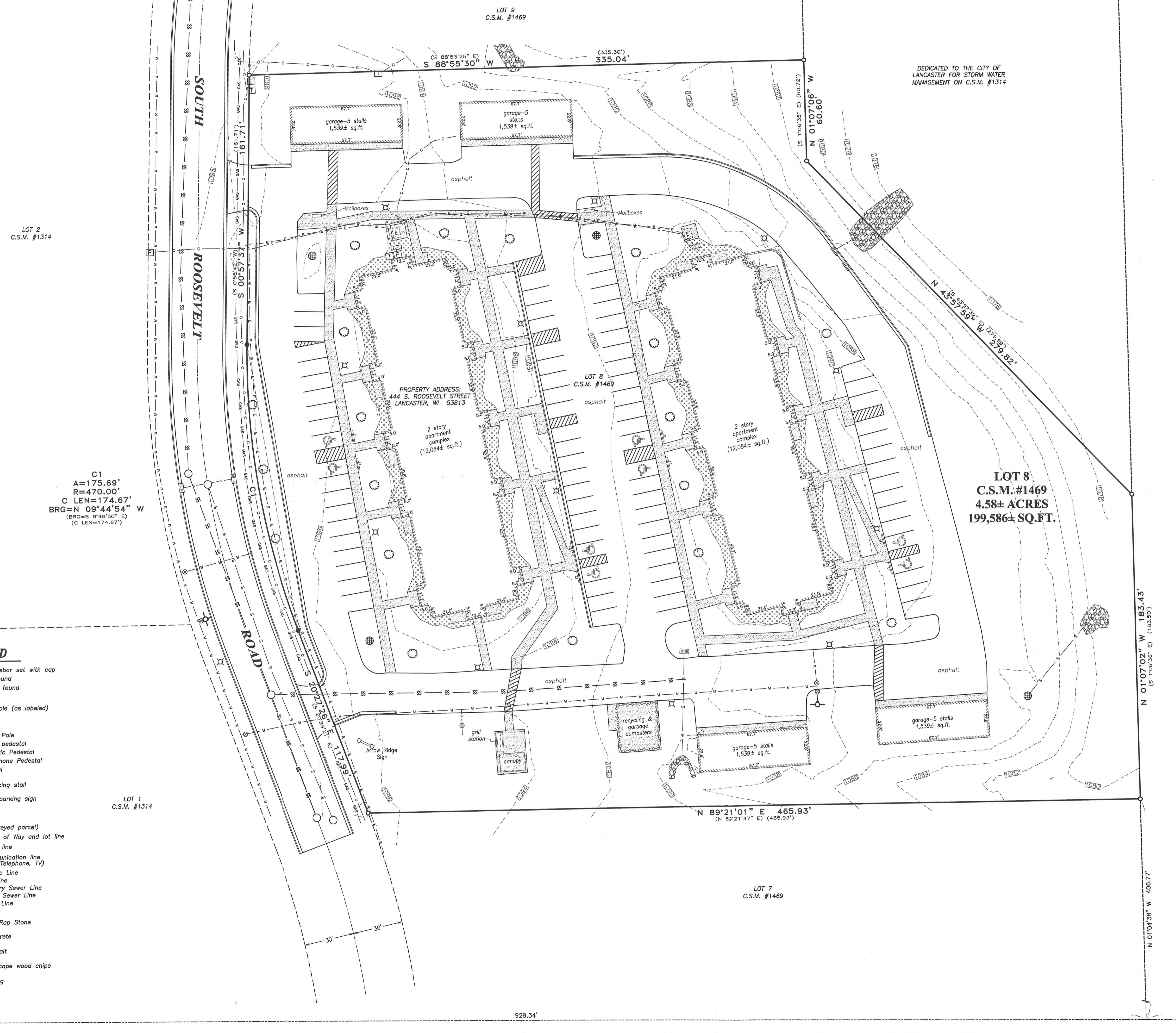
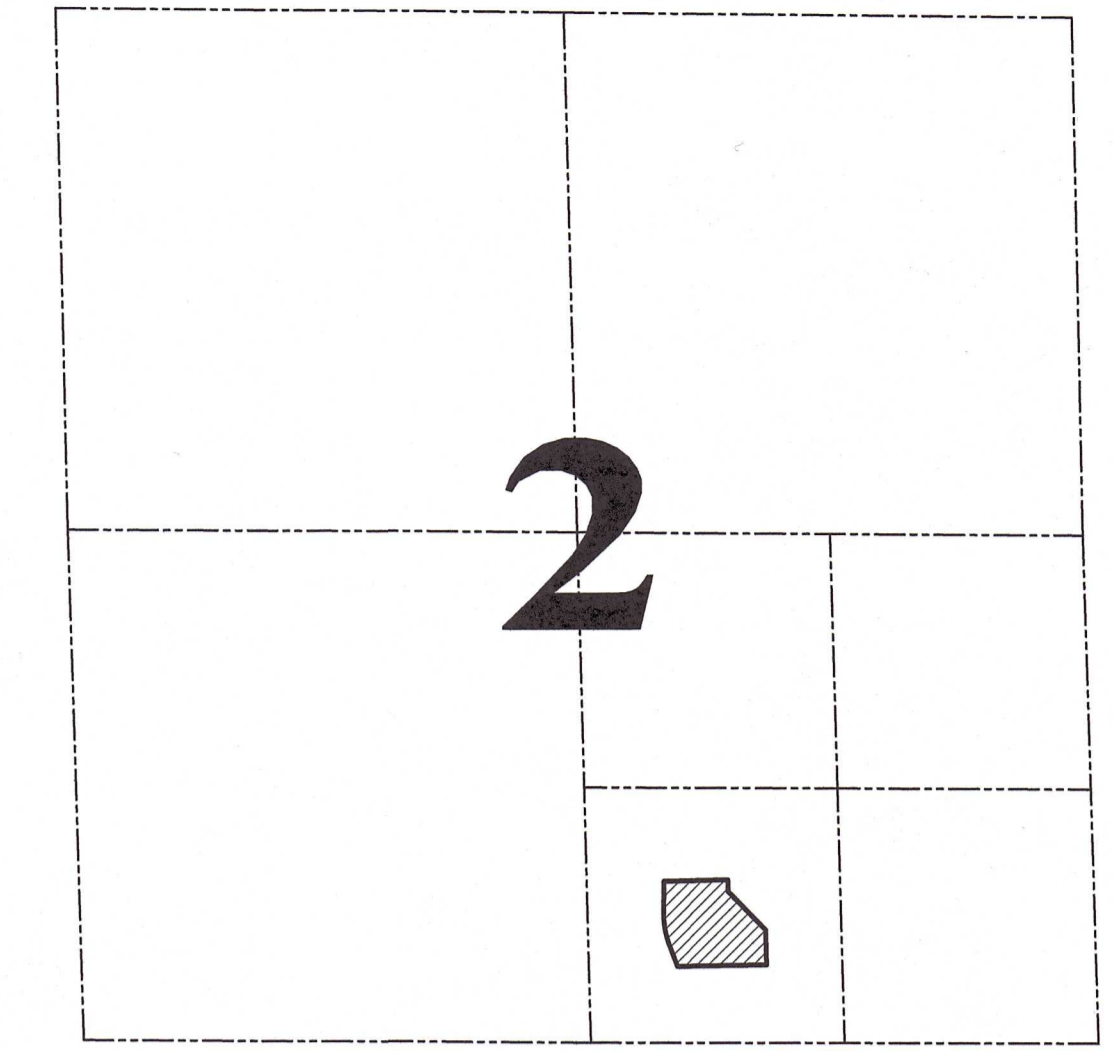


ALTA/NSPS LAND TITLE SURVEY

LOCATION SKETCH SECTION 2, T4N R3W SCALE 1" = 1000'



C1
A=175.69'
R=470.00'
C LEN=174.67'
BRG=N 09°44'54" W
(BRG=S 9°46'50" E)
(C LEN=174.67')

DEDICATED TO THE CITY OF LANCASTER FOR STORM WATER MANAGEMENT ON C.S.M. #1314

**LOT 8
C.S.M. #1469
4.58± ACRES
199,586± SQ.FT.**

LEGEND

- 3/4" x 18" rebar set with cap
- 3/4" rebar found
- 1 1/4" rebar found
- ⊕ Existing Inlet
- ⊕ Existing Manhole (as labeled)
- ⊕ Water Valve
- ⊕ Fire Hydrant
- ⊕ Existing Light Pole
- ⊕ Existing Flush Pedestal
- ⊕ Existing Electric Pedestal
- ⊕ Existing Telephone Pedestal
- ⊕ Cable Pedestal
- ⊕ Handicap parking stall
- ⊕ Handicapped parking sign
- ⊕ Sapling Tree
- () Recorded as
- Lot line (Surveyed parcel)
- Existing Right of Way and lot line
- Existing Curb line
- Buried Communication Line (Fiber Optic, Telephone, TV)
- Buried Electric Line
- GAS Buried Gas Line
- SS Buried Sanitary Sewer Line
- S Buried Storm Sewer Line
- W Buried Water Line
- Privacy fence
- Existing Rip-Rap Stone
- Existing Concrete
- Existing asphalt
- Existing Landscape wood chips
- Existing Striping

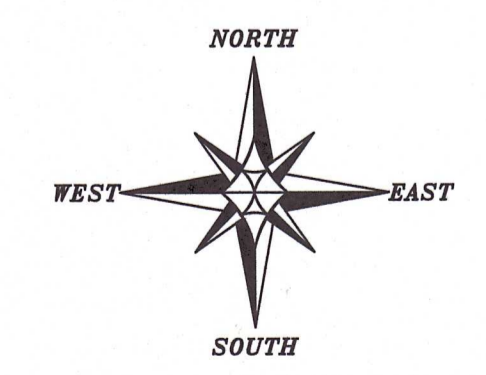
DESCRIPTION:
Property described in Document Number 838966, Grant County Registry and being described as follows:
Lot Eight (8) of Certified Survey Map No. 1469 recorded in the Office of the Register of Deeds for Grant County, Wisconsin, on March 17, 2009 in Volume 13 of Certified Survey Maps, Pages 171-172 as Document No. 715659, said Certified Survey Map being a redivision of Lot 4 of Certified Survey Map No. 1314, located in the Southwest 1/4 of the Southeast 1/4 and the Northwest Quarter (NW 1/4) of the Southeast 1/4 of Section 2, Township 4 North, Range 3 West, in the City of Lancaster, Grant County, Wisconsin.

- NOTES OF SURVEY:**
In regards to Table A
- 1.) Monuments place (or reference monument or witness to the corner) at all major corners of the boundary of the surveyed property, unless already marked or referenced by existing monuments or witnesses in close proximity to the corner. As shown.
 - 2.) Property Address: 444 S. Roosevelt Street, Lancaster, WI 53813.
 - 4.) Gross land area: 4.58± Acres / 199,586± Sq. Ft.
 - 5.) Vertical relieve with the source of information Contour interval, datum, with the originating benchmark, when appropriate. Elevations and contours as shown. Datum: NAD 83 (2011).
 - 7a.) Exterior dimensions of buildings at ground level. As shown, rounded to the closest 1/10' of a foot.
 - 7b.) (1) Square footage of: Exterior footprint of all buildings at ground level. As shown.
 - 8.) Substantial features observed in the process of conducting the fieldwork. As shown.
 - 9.) Number and type of clearly identifiable parking spaces on surveyace parking area, lots and in parking structures:
08 Handicap parking stalls
20 Garage parking stalls
74 Regular parking stalls
102 Total parking stalls
 - 11.) Evidence of underground utilities existing on or serving the surveyed property as determined by:
(a) plans and/or reports provided by the client. No plans provided by the client. Utilities shown are based upon markings provided by Digger's Hotline 20243909568 Clearance Date: 9-27-2024 at 1:35 p.m.

Other Notes:
No Commitment for Title Insurance issued was provided to the surveyor.

SURVEYOR'S CERTIFICATE:
To: David Sheperd, Asset Manager, Wisconsin Management Company, Inc.
This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 4, 5, 7(a)(b)(1), 8, 9 and 11 of Table A thereof. The fieldwork was completed on 10-15-2024.

Date of Plat or Map: October 16, 2024.
Aaron J. Austin
Aaron J. Austin, PLS-2922



The South line of the SE 1/4 of Section 2 bears N 89°42'35" W according to the Grant County Coordinate System (2011 adjustment) which was determined by G.P.S. observation.
0 30 60
SCALE 1" = 30'

ALTA/NSPS LAND TITLE SURVEY
PREPARED FOR: WISCONSIN MANAGEMENT COMPANY
LOCATED IN SECTION 4, T4N R3W, CITY OF LANCASTER, GRANT COUNTY, WISCONSIN

Austin Surveying, LLC
Land Surveying & Septic System Designs
austinsurveyingllc.com Phone: 608-723-6363
4211 HWY 81 E, LANCASTER, WI 53813
JOB NO. 245182 DRAWN BY: AJ AUSTIN
H:\CRO\245182 CREW CHIEF: SHANE AUSTIN
H:\PLAT\T4NR3W\02\245182-WWC CREW: O. AUSTIN, T. AUSTIN
SHEET 1 OF 1

DEC 02 2024
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