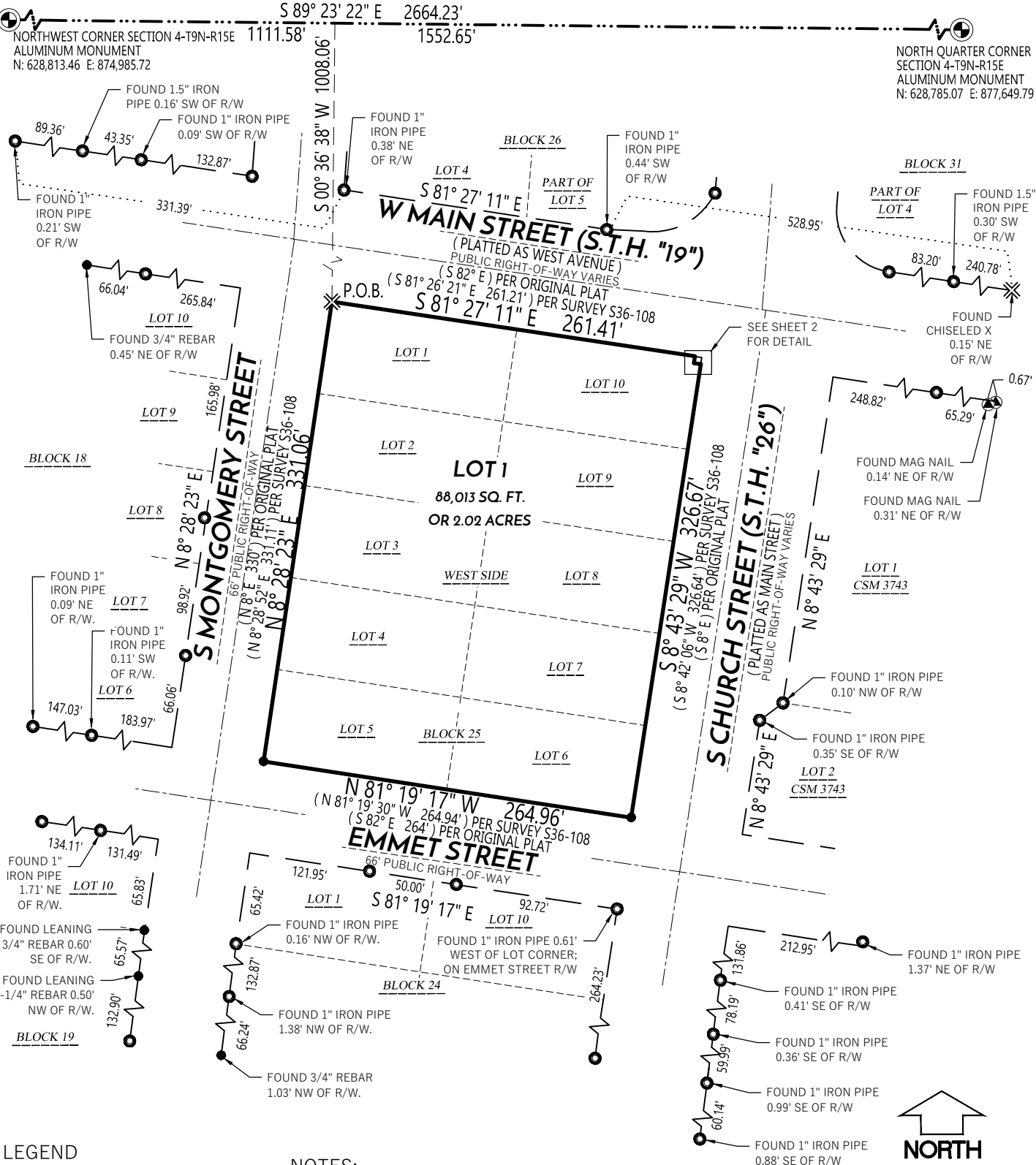


CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 1-10, BLOCK 25, ORIGINAL PLAT, WEST SIDE OF WATERTOWN, RECORDED IN VOLUME 3, ON PAGE 323, EXCLUDING CERTIFIED SURVEY MAP NO. 2113, RECORDED IN VOLUME 7 OF CERTIFIED SURVEY MAPS ON PAGE 89 AS DOCUMENT NO. 839618 (CSM 2113, LOCATED IN THE NORTHWEST QUARTER, OF THE NORTHWEST QUARTER OF SECTION 4, TOWN 8 NORTH, RANGE 15 EAST, CITY OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN.

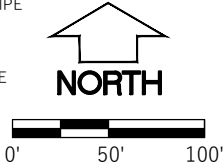


LEGEND

- SECTION CORNER FOUND / RECOVERED
- 3/4" REBAR FOUND
- 1" IRON PIPE FOUND
- FOUND PK NAIL
- FOUND CUT CROSS
- CSM BOUNDARY
- RIGHT-OF-WAY LINE
- CENTERLINE
- SECTION LINE
- PLATTED LINE
- EXISTING EASEMENT
- () RECORDED INFORMATION

NOTES:

- FIELD WORK PERFORMED BY WYSER ENGINEERING, LLC. ON THE WEEKS OF OCTOBER 14TH - 16TH, 2024.
- NORTH REFERENCE FOR THIS CERTIFIED SURVEY AND MAP ARE BASED ON THE WISCONSIN COORDINATE REFERENCE SYSTEM, WISCRS DANE, NAD 83 (2011), GRID NORTH. THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 12, T6N, R6E, BEARS N 00°06'27" W
- THIS PARCEL IS SUBJECT TO ALL EASEMENTS AND AGREEMENTS, BOTH RECORDED AND UNRECORDED.
- SEE SHEET 2 OF 4 FOR FURTHER DETAILS ON OVERALL CSM BOUNDARY, AND EASEMENTS.
- SEE SHEET 3 OF 4 FOR SECTION CORNER MONUMENT COORDINATE TABLE.



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WYSER
ENGINEERING

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www.wyserengineering.com

PREPARED FOR:
ST. THERESE OF LISIEUX PARISH
114 S. CHURCH STREET
WATERTOWN, WI 53572

SURVEYED BY: MAL
DRAWN BY: SCH
CHECKED BY: ZMR
APPROVED BY: ZMR

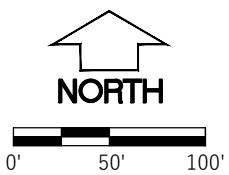
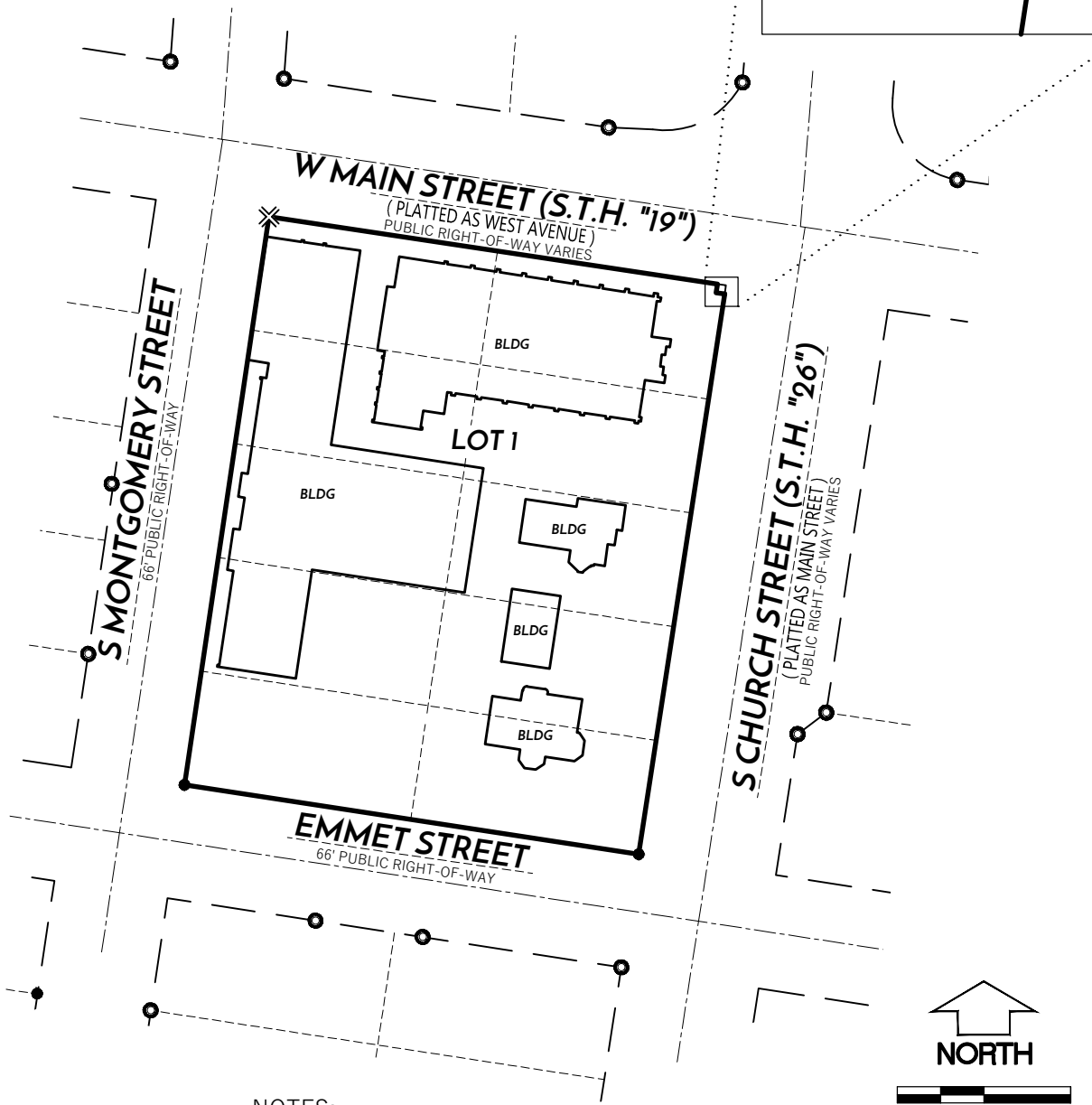
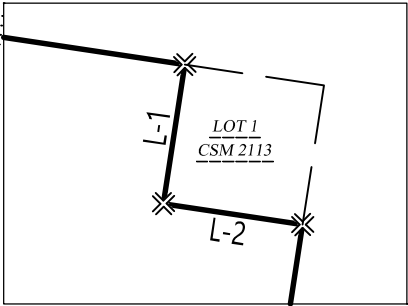
PROJECT NO: 241319
SHEET NO: 1 of 4

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DOC. NO. _____
C.S.M. NO. _____

CERTIFIED SURVEY MAP NO. _____

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LINE TABLE		
LINE #	DIRECTION	LENGTH
L-1	S 8° 43' 29" W	5.00'
L-2	S 81° 27' 11" E	5.00'



LEGEND

- SECTION CORNER FOUND / RECOVERED
- 3/4" REBAR FOUND
- 1" IRON PIPE FOUND
- FOUND PK NAIL
- FOUND CUT CROSS
- CSM BOUNDARY
- RIGHT-OF-WAY LINE
- CENTERLINE
- SECTION LINE
- PLATTED LINE
- EXISTING EASEMENT
- () RECORDED INFORMATION

NOTES:

- FIELD WORK PERFORMED BY WYSER ENGINEERING, LLC. ON THE WEEKS OF OCTOBER 14TH - 16TH, 2024.
- NORTH REFERENCE FOR THIS CERTIFIED SURVEY AND MAP ARE BASED ON THE WISCONSIN COORDINATE REFERENCE SYSTEM, WISCRS DANE, NAD 83 (2011), GRID NORTH. THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 12, T6N, R6E, BEARS N 00°06'27" W
- THIS PARCEL IS SUBJECT TO ALL EASEMENTS AND AGREEMENTS, BOTH RECORDED AND UNRECORDED.
- LOT 1 HAS AN AIRPORT APPROACH PROTECTION ZONE ELEVATION LIMIT OF 968 FEET ABOVE MEAN SEA LEVEL FOR ALL BUILDING, STRUCTURES, AND OBJECT OF NATURAL GROWTH, WHETHER OR NOT SUCH BUILDINGS, STRUCTURES AND OBJECT OF NATURAL GROWTH ARE IN EXISTENCE.

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WATERTOWN, WI 53572

SURVEYED BY: MAL
DRAWN BY: SCH
CHECKED BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 241319
SHEET NO: 2 of 4

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C.S.M. NO. _____

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CERTIFIED SURVEY MAP NO. _____

A CONSOLIDATION OF LOTS 1-10, BLOCK 25, ORIGINAL PLAT, WEST SIDE OF WATERTOWN, RECORDED IN VOLUME 3, ON PAGE 323, EXCLUDING CERTIFIED SURVEY MAP NO. 2113, RECORDED IN VOLUME 7 OF CERTIFIED SURVEY MAPS ON PAGE 89 AS DOCUMENT NO. 839618 (CSM 2113, LOCATED IN THE NORTHWEST QUARTER, OF THE NORTHWEST QUARTER OF SECTION 4, TOWN 8 NORTH, RANGE 15 EAST, CITY OF WATERTOWN, JEFFERSON COUNTY, WISCONSIN.

PLSS SECTION CORNER MONUMENT TABLE		
MON. #	DESCRIPTION	DANE COUNTY COORDINATES NAD 83 (2011)
1	ALUMINUM CAP MONUMENT	N: 628,813.46 E: 874,985.72
	NW CORNER OF SECTION 4- T8N - R15E	
2	ALUMINUM CAP MONUMENT	N: 628,785.07 E: 877,649.79
	N 1/4 CORNER OF SECTION 4 - T8N - R15E	

LEGAL DESCRIPTION

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COMMENCING AT THE NORTHWEST CORNER OF AFORESAID SECTION 4, THENCE ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 4 SOUTH 89 DEGREES 23 MINUTES 22 SECONDS EAST, 1111.58 FEET, THENCE SOUTH 00 DEGREES 36 MINUTES 38 SECONDS WEST, 1008.06 FEET TO THE NORTHWEST CORNER OF LOT 1 OF AFORESAID BLOCK 25, ORIGINAL PLAT, WEST SIDE OF WATERTOWN AND THE POINT OF BEGINNING;

BEGINNING AT THE NORTHWEST CORNER OF AFORESAID BLOCK 25; THENCE, ALONG THE SOUTHERLY RIGHT-OF-WAY OF STATE TRUNK HIGHWAY "19" OR WEST MAIN STREET (ORIGINALLY PLATTED AS WEST AVENUE), SOUTH 81 DEGREES 27 MINUTES 11 SECONDS EAST, 261.41 FEET TO THE NORTHWEST CORNER OF AFORESAID CSM 2113; THENCE ALONG THE WESTERLY LINE OF SAID CSM 2113, SOUTH 08 DEGREES 43 MINUTES 29 SECONDS WEST, 5.00 FEET TO THE SOUTHWEST CORNER OF SAID CSM 2113; THENCE, ALONG THE SOUTHERLY LINE OF SAID CSM 2113, SOUTH 81 DEGREES 27 MINUTES 11 SECONDS EAST, 5.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY OF STATE TRUNK HIGHWAY "26" OR SOUTH CHURCH STREET (ORIGINALLY PLATTED AS MAIN STREET); THENCE, ALONG SAID WESTERLY RIGHT-OF-WAY, SOUTH 08 DEGREES 43 MINUTES 29 SECONDS WEST, 326.67 FEET TO THE SOUTHEAST CORNER OF AFORESAID BLOCK 25 AND A POINT ON THE NORTHERLY RIGHT-OF-WAY OF EMMET STREET; THENCE, ALONG SAID NORTHERLY RIGHT-OF-WAY, NORTH 81 DEGREES 19 MINUTES 17 SECONDS WEST, 264.96 FEET TO THE SOUTHWEST CORNER OF SAID BLOCK 25 AND A POINT ON THE EASTERLY RIGHT-OF-WAY OF SOUTH MONTGOMERY STREET; THENCE, ALONG SAID EASTERLY RIGHT-OF-WAY, NORTH 08 DEGREES 28 MINUTES 23 SECONDS EAST, 331.06 FEET BACK TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 88,013 SQUARE FEET OR 2.02 ACRES.

SURVEYOR'S CERTIFICATE

I, ZACHARY M. REYNOLDS, WISCONSIN PROFESSIONAL LAND SURVEYOR S-3223, DO HEREBY CERTIFY THAT BY DIRECTION OF JOSEPH GALLINA, 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 THE SUBDIVISION REGULATIONS OF THE VILLAGE OF BLUE MOUNDS AND DANE COUNTY, WISCONSIN.

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

DATE



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SURVEYED BY: MAL
DRAWN BY: SCH
CHECKED BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 241319
SHEET NO: 3 of 4

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DOC. NO. _____
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CERTIFIED SURVEY MAP NO. _____

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CITY OF WATERTOWN PLAN COMMISSION APPROVAL CERTIFICATE:

THIS CERTIFIED SURVEY MAP, IN THE CITY OF WATERTOWN WAS HEREBY APPROVED BY THE PLAN COMMISSION OF THE CITY OF WATERTOWN.

APPROVED AS OF THIS _____ DAY OF _____, 20_____.

DATE: _____
_____ ROBERT STOCKS, MAYOR

I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A CERTIFIED SURVEY MAP ADOPTED BY THE PLAN COMMISSION OF THE CITY OF WATERTOWN.

DATE: _____
_____ MEGAN DUNNEISEN, CITY CLERK

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SHEET NO: 4 of 4