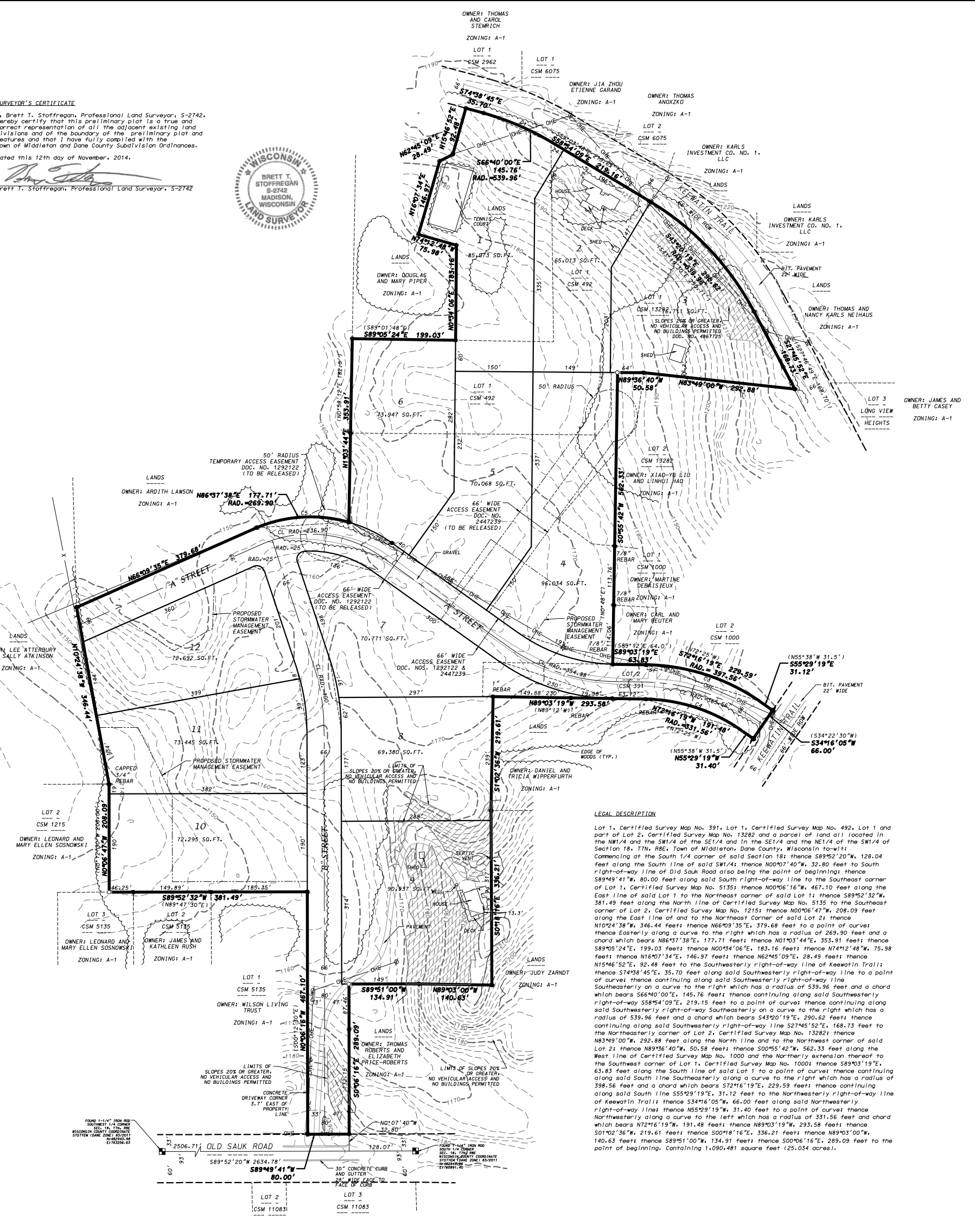


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SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregan, Professional Land Surveyor, S-2742, hereby certify that this preliminary plat is a true and correct representation of all the adjacent existing land divisions and of the boundary of the preliminary plat and features and that I have fully complied with the Town of Middleton and Dane County Subdivision Ordinances.

Dated this 12th day of November, 2014.
Brett T. Stoffregan
Brett T. Stoffregan, Professional Land Surveyor, S-2742



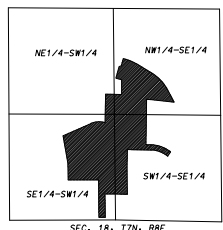
LEGAL DESCRIPTION

Lot 1, Certified Survey Map No. 391, Lot 1, Certified Survey Map No. 492, Lot 1 and part of Lot 2, Certified Survey Map No. 13282 and a parcel of land all located in the NW1/4 and the SW1/4 of the SE1/4 and in the SE1/4 and the NE1/4 of the SW1/4 of Section 18, T7N, R8E, Town of Middleton, Dane County, Wisconsin to-wit: Commencing at the South 1/4 corner of said Section 18; thence S89°52'20"W, 128.04 feet along the South line of said SW1/4; thence N00°07'40"W, 32.80 feet to South right-of-way line of Old Sauk Road also being the point of beginning; thence S89°49'41"W, 80.00 feet along said South right-of-way line to the Southeast corner of Lot 1, Certified Survey Map No. 5135; thence N00°06'16"W, 467.10 feet along the East line of said Lot 1 to the Northeast corner of said Lot 1; thence S89°52'32"W, 381.49 feet along the North line of Certified Survey Map No. 5135 to the Southeast corner of Lot 2, Certified Survey Map No. 12151; thence N00°06'47"W, 208.09 feet along the East line of and to the Northeast corner of said Lot 2; thence N10°24'38"W, 346.44 feet; thence N66°09'35"E, 379.68 feet to a point of curve; thence Easterly along a curve to the right which has a radius of 269.90 feet and a chord which bears N86°37'38"E, 177.71 feet; thence N01°03'44"E, 353.91 feet; thence S89°05'24"E, 199.03 feet; thence N00°34'06"E, 183.16 feet; thence N74°12'48"W, 75.98 feet; thence N16°07'34"E, 146.97 feet; thence N62°45'09"E, 28.49 feet; thence N15°46'52"E, 92.48 feet to the Southwesterly right-of-way line of Keewatin Trail; thence S74°38'45"E, 35.70 feet along said Southwesterly right-of-way line to a point of curve; thence continuing along said Southwesterly right-of-way line Southeasterly on a curve to the right which has a radius of 539.96 feet and a chord which bears S66°40'00"E, 145.76 feet; thence continuing along said Southwesterly right-of-way line Southeasterly on a curve to the right which has a radius of 539.96 feet and a chord which bears S58°54'09"E, 219.15 feet to a point of curve; thence continuing along said Southwesterly right-of-way Southeasterly on a curve to the right which has a radius of 539.96 feet and a chord which bears S43°20'19"E, 290.62 feet; thence continuing along said Southwesterly right-of-way line S27°45'52"E, 168.73 feet to the Northeast corner of Lot 2, Certified Survey Map No. 13282; thence N83°49'00"W, 292.88 feet along the North line and to the Northwest corner of said Lot 2; thence N89°36'40"W, 50.58 feet; thence S00°55'42"W, 562.33 feet along the West line of Certified Survey Map No. 1000 and the Northwesterly extension thereof to the Southwest corner of Lot 1, Certified Survey Map No. 1000; thence S89°03'19"E, 63.83 feet along the South line of said Lot 1 to a point of curve; thence continuing along said South line Southeasterly along a curve to the right which has a radius of 398.56 feet and a chord which bears S72°16'19"E, 229.59 feet; thence continuing along said South line S55°29'19"E, 31.12 feet to the Northwesterly right-of-way line of Keewatin Trail; thence S34°16'05"W, 66.00 feet along said Northwesterly right-of-way line; thence N55°29'19"W, 31.40 feet to a point of curve; thence Northwesterly along a curve to the left which has a radius of 331.95 feet and a chord which bears N72°16'19"W, 191.48 feet; thence N89°03'19"W, 293.58 feet; thence S01°02'36"W, 219.61 feet; thence S00°18'16"E, 336.21 feet; thence N89°03'00"W, 140.63 feet; thence S89°51'00"W, 134.91 feet; thence S00°06'16"E, 289.09 feet to the point of beginning. Containing 1,090,481 square feet (25.034 acres).

NOTES

- 1. Existing Zoning: A-1

- LEGEND**
- PLACED 3/4"x18" IRON REBAR (WT. = 1.5LBS./FT.)
 - FOUND 3/4" IRON REBAR (UNLESS NOTED)
 - FOUND 1-1/4" IRON REBAR
 - FOUND 1-1/4" IRON PIPE
 - ⊕ POWER POLE
 - ST— STORM SEWER
 - DHE— OVERHEAD ELECTRIC



LOCATION MAP - NOT TO SCALE

CURVE TABLE

CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1		539.96	145.76	146.20	S66°40'00"E	015°30'50"	IN-S74°25'25"E OUT-S58°54'35"E
2		539.96	290.62	294.25	S43°20'19"E	031°13'24"	IN-S58°57'01"E OUT-S27°43'37"E
3		397.56	229.59	232.91	S72°16'19"E	033°34'00"	
4		331.56	191.48	194.24	N72°16'19"W	033°34'00"	
5		269.90	177.71	181.09	N86°37'38"E	038°26'36"	IN-N67°24'20"E OUT-S74°09'04"E

OWNER/SUBDIVIDER
Karls Investment Co. No. 2
4105 Keewatin Trail
Verona, WI 53593

Scale: 1" = 100'
Date: 11-12-14
Revised: 12-17-14
GND NORTH PLANE COUNTY COORDINATE SYSTEM
Sheet Number: 1 OF 1
FN: 14-07-107

PRELIMINARY PLAT
KARLS SUBDIVISION
LOCATED IN THE NW1/4 AND THE SW1/4 OF THE SE1/4 AND IN THE NE1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 18, T7N, R8E, TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.
7530 Westwood Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT