

CHERRYWOOD RIDGE

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER AND SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30 AND A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, ALL IN TOWN 7 NORTH, RANGE 8 EAST, TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN.

PLAT CURVE TABLE							
CURVE #	CURVE LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH	TANGENT IN	TANGENT OUT
C1	36.15'	183.00'	11° 19' 11"	S84° 01' 43"E	36.10'	S78° 22' 08"E	S89° 41' 19"E
C2	36.56'	117.00'	17° 54' 05"	N80° 44' 16"W	36.41'	N89° 41' 19"W	N71° 47' 13"W
C3	39.27'	25.00'	90° 00' 00"	S45° 18' 41"W	35.36'	S0° 18' 41"W	N89° 41' 19"W
C4	39.27'	25.00'	90° 00' 00"	N44° 41' 19"W	35.36'	N89° 41' 19"W	N0° 18' 41"E
C5	287.46'	183.00'	90° 00' 00"	N44° 41' 19"W	258.80'	N0° 18' 41"E	N89° 41' 19"W
C6	105.44'	183.00'	33° 00' 45"	N16° 11' 41"W	103.99'	N0° 18' 41"E	N32° 42' 04"W
C7	82.20'	183.00'	25° 44' 09"	N45° 34' 08"W	81.51'	N32° 42' 04"W	N58° 26' 13"W
C8	99.82'	183.00'	31° 15' 06"	N74° 03' 46"W	98.58'	N58° 26' 13"W	N89° 41' 19"W
C9	35.79'	50.00'	41° 00' 52"	N69° 10' 53"W	35.03'	N89° 41' 19"W	N48° 40' 27"W
C10	274.40'	60.00'	262° 01' 43"	S0° 18' 41"W	90.55'	N48° 40' 27"W	N49° 17' 50"E
C11	79.89'	60.00'	76° 17' 21"	N86° 49' 07"W	74.12'	N48° 40' 27"W	S55° 02' 12"W
C12	57.31'	60.00'	54° 43' 31"	S27° 40' 27"W	55.15'	S55° 02' 12"W	S0° 18' 41"W
C13	137.20'	60.00'	131° 00' 52"	S65° 11' 45"E	109.20'	S0° 18' 41"W	N49° 17' 50"E
C14	35.79'	50.00'	41° 00' 51"	N69° 48' 15"E	35.03'	S89° 41' 19"E	N49° 17' 50"E
C15	12.52'	50.00'	14° 20' 36"	N56° 28' 07"E	12.48'	N49° 17' 50"E	N63° 38' 25"E
C16	23.27'	50.00'	26° 40' 15"	N76° 58' 33"E	23.07'	N63° 38' 25"E	S89° 41' 19"E
C17	183.78'	117.00'	90° 00' 00"	S44° 41' 19"E	165.46'	S89° 41' 19"E	S0° 18' 41"W
C18	39.27'	25.00'	89° 59' 58"	S44° 41' 20"E	35.36'	S89° 41' 19"E	S0° 18' 39"W
C19	35.79'	50.00'	41° 00' 52"	S20° 49' 07"W	35.03'	S0° 18' 41"W	S41° 19' 33"W
C20	28.00'	50.00'	32° 05' 22"	S16° 21' 23"W	27.64'	S0° 18' 42"W	S32° 24' 05"W
C21	7.79'	50.00'	8° 55' 28"	S36° 51' 48"W	7.78'	S32° 24' 05"W	S41° 19' 32"W
C22	274.40'	60.00'	262° 01' 43"	S89° 41' 19"E	90.55'	S41° 19' 33"W	N40° 42' 10"W
C23	137.20'	60.00'	131° 00' 52"	S24° 10' 53"E	109.20'	S41° 19' 33"W	S89° 41' 19"E
C24	137.20'	60.00'	131° 00' 52"	N24° 48' 15"E	109.20'	S89° 41' 19"E	N40° 42' 10"W
C25	35.79'	50.00'	41° 00' 52"	N20° 11' 45"W	35.03'	N40° 42' 10"W	N0° 18' 41"E
C26	7.79'	50.00'	8° 55' 28"	N36° 14' 26"W	7.78'	N40° 42' 10"W	N31° 46' 42"W
C27	28.00'	50.00'	32° 05' 23"	N15° 44' 01"W	27.64'	N31° 46' 42"W	N0° 18' 41"E
C28	39.27'	25.00'	90° 00' 00"	N45° 18' 41"E	35.36'	N0° 18' 41"E	S89° 41' 19"E
C29	74.39'	117.00'	36° 25' 52"	S17° 57' 03"E	73.15'	S36° 09' 59"E	S0° 15' 53"W
C30	46.92'	183.00'	14° 41' 28"	N7° 04' 51"W	46.79'	N0° 15' 53"E	N14° 25' 35"W
C31	32.21'	25.00'	73° 48' 31"	N22° 28' 41"E	30.02'	N14° 25' 35"W	N59° 22' 57"E
C32	35.79'	50.00'	41° 00' 52"	N79° 53' 23"E	35.03'	N59° 22' 57"E	S79° 36' 11"E
C33	274.40'	60.00'	262° 01' 44"	N80° 37' 03"W	90.55'	S79° 36' 11"E	S18° 22' 05"W
C34	10.77'	60.00'	10° 17' 18"	S84° 44' 51"E	10.76'	S79° 36' 13"E	S89° 53' 30"E
C35	60.93'	60.00'	58° 10' 50"	N61° 01' 06"E	58.34'	S89° 53' 29"E	N31° 55' 41"E
C36	64.42'	60.00'	61° 30' 50"	N1° 10' 16"E	61.37'	N31° 55' 41"E	N29° 35' 09"W
C37	88.34'	60.00'	84° 21' 25"	N71° 45' 52"W	80.57'	N29° 35' 09"W	S66° 03' 26"W
C38	49.94'	60.00'	47° 41' 21"	S42° 12' 45"W	48.51'	S66° 03' 26"W	S18° 22' 05"W
C39	35.79'	50.00'	41° 00' 52"	S38° 52' 31"W	35.03'	S18° 22' 05"W	S59° 22' 57"W
C40	36.85'	25.00'	84° 27' 04"	N78° 23' 31"W	33.60'	S59° 22' 57"W	N36° 09' 59"W
C41	74.14'	117.00'	36° 18' 27"	N18° 00' 45"W	72.91'	N36° 09' 59"W	N0° 08' 28"E
C42	47.36'	117.00'	23° 11' 29"	N24° 34' 14"W	47.04'	N36° 09' 59"W	N12° 58' 30"W
C43	26.78'	117.00'	13° 06' 58"	N6° 25' 01"W	26.73'	N12° 58' 30"W	N0° 08' 28"E
C44	51.28'	183.00'	16° 03' 14"	S28° 08' 22"E	51.11'	S20° 06' 45"E	S36° 09' 59"E
C45	32.21'	25.00'	73° 48' 31"	S57° 01' 01"E	30.02'	N86° 04' 44"E	S20° 06' 45"E
C46	37.50'	25.00'	85° 56' 16"	S43° 06' 36"W	34.08'	S0° 08' 28"W	S86° 04' 44"W

CERTIFICATE OF TOWN TREASURER

STATE OF WISCONSIN)
DANE COUNTY) ss.

I, DAVID SHAW, BEING THE DULY APPOINTED, QUALIFIED AND ACTING TREASURER OF THE TOWN OF MIDDLETON, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID TAXES OR UNPAID SPECIAL ASSESSMENTS AS OF,

THIS _____ DAY OF _____, 20____, ON ANY OF THE LANDS INCLUDED IN THE PLAT OF CHERRYWOOD RIDGE.

DATE _____ DAVID SHAW, TREASURER, TOWN OF MIDDLETON

CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN)
DANE COUNTY) ss.

I, ADAM GALLAGHER, BEING THE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF DANE COUNTY, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNREDEEMED TAX SALES AND NO UNPAID TAXES OR SPECIAL ASSESSMENTS AS OF,

THIS _____ DAY OF _____, 20____, AFFECTING THE LANDS INCLUDED IN THE PLAT OF CHERRYWOOD RIDGE.

DATE _____ ADAM GALLAGHER, COUNTY TREASURER

CERTIFICATE OF TOWN BOARD APPROVAL

STATE OF WISCONSIN)
DANE COUNTY) ss.

"RESOLVED THAT THIS PLAT KNOWN AS CHERRYWOOD RIDGE WHICH HAS BEEN DULY FILED FOR THE APPROVAL OF THE TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN, BE, AND THE SAME IS HEREBY APPROVED AS REQUIRED BY CHAPTER 236, OF WISCONSIN STATUTES."

I HEREBY CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE TOWN BOARD OF THE TOWN OF MIDDLETON

ON THIS _____ DAY OF _____, 20____.

DATE _____ DAVID SHAW, CLERK, TOWN OF MIDDLETON

CONSENT OF MORTGAGEE

XXXXX BANK, 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 SURVEY, DIVIDING, MAPPING AND DEDICATION OF THE LAND DESCRIBED ON THIS PLAT AND DOES HEREBY CONSENT TO THE OWNER'S CERTIFICATE.

IN WITNESS WHEREOF, SAID XXXXX BANK HAS CAUSED THESE PRESENTS TO BE SIGNED BY CORPORATE OFFICER, AND ITS CORPRATE SEAL TO BE HEREUNTO AFFIXED

ON THIS _____ DAY OF _____, 20____.

BY: _____ AUTHORIZED MEMBER

STATE OF WISCONSIN)
DANE COUNTY) ss.

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____.

THE ABOVE NAMED BANKING ASSOCIATION, XXXXX BANK,

AUTHORIZED MEMBER _____ TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN _____ MY COMMISSION EXPIRES _____

OWNER'S CERTIFICATE OF DEDICATION

HAEN REAL ESTATE AS OWNER, WE HEREBY CERTIFY THAT WE CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THE PLAT. WE ALSO 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
TOWN OF MIDDLETON
DANE COUNTY ZONING AND NATURAL RESOURCES COMMITTEE

WITNESS THE HAND AND SEAL OF SAID OWNER THIS _____ DAY OF _____, 20____, IN PRESENCE OF:

HAEN REAL ESTATE
BY: MANAGING MEMBER

STATE OF WISCONSIN)
DANE COUNTY) ss.

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____.

THE ABOVE NAMED _____ MANAGING MEMBER TO ME KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC, _____, WISCONSIN

MY COMMISSION EXPIRES _____.

SURVEYOR'S CERTIFICATE

I, JULIUS W. SMITH, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY: THAT IN FULL COMPLIANCE WITH THE PROVISIONS OF CHAPTER 236 OF THE WISCONSIN STATUTES, AND PROVISIONS AS STATED IN CHAPTER 315: LAND DIVISION AND SUBDIVISION - TOWN OF MIDDLETON ORDINANCES AND UNDER THE DIRECTION OF HAEN REAL ESTATE, I HAVE SURVEYED, DIVIDED AND MAPPED CHERRYWOOD RIDGE. THAT SUCH PLAT CORRECTLY REPRESENTS ALL EXTERIOR BOUNDARIES AND THE SUBDIVISION OF THE LAND SURVEYED; AND THAT THIS LAND IS LOCATED NE-1/4 OF THE SE-1/4 AND SE-1/4 OF THE SE-1/4 OF SECTION 30 AND SW-1/4 OF THE SW-1/4 OF SECTION 29, ALL IN T7N, R8E, TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN. CONTAINING 32.38 ACRES OF LAND AND DESCRIBED AS FOLLOWS:

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER AND SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30 AND A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, ALL IN TOWN 7 NORTH, RANGE 8 EAST, TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN. BEING THE LANDS DESCRIBED IN WARRANTY DEED RECORDED ON JULY 17, 1991 AS DOCUMENT NO 2276523, AND WARRANTY DEED RECORDED MAY 22, 1997, AS DOCUMENT NO. 2855822 MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST QUARTER CORNER OF AFORESAID SECTION 30; THENCE SOUTH 00 DEGREES 07 MINUTES 54 SECONDS WEST, 134.49 FEET TO THE NORTHEAST CORNER OF THE AFORESAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30; THENCE ALONG THE NORTH LINE OF THE AFORESAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29 ALSO BEING THE SOUTH LINE OF LOT 1 CSM NO. 9375 NORTH 89 DEGREES 51 MINUTES 56 SECONDS EAST, 292.77 FEET; THENCE SOUTH 00 DEGREES 21 MINUTES 39 SECONDS WEST, 347.62 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 07 SECONDS WEST, 1615.93 FEET TO THE WEST LINE OF THE SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30 ALSO BEING THE EAST LINE OF CHERRY WOOD ESTATES; THENCE ALONG SAID EAST LINE OF CHERRY WOOD ESTATES NORTH 00 DEGREES 16 MINUTES 29 SECONDS EAST, 1,010.07 FEET TO THE SOUTH LINE OF SAID CSM NO. 9375; THENCE ALONG SAID CSM NO. 9375 NORTH 89 DEGREES 41 MINUTES 19 SECONDS EAST, 1271.96 FEET; THENCE CONTINUING ALONG SAID CSM NO. 9375 SOUTH 00 DEGREES 08 MINUTES 28 SECONDS WEST, 529.04 FEET; THENCE CONTINUING ALONG SAID CSM NO. 9375 SOUTH 89 DEGREES 49 MINUTES 24 SECONDS EAST, 50.16 FEET BACK TO THE POINT OF BEGINNING.

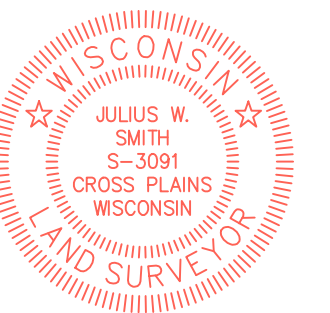
THENCE CONTINUING ALONG SAID EAST QUARTER LINE, SOUTH 00 DEGREES 07 MINUTES 54 SECONDS WEST, 134.49 FEET TO THE NORTHEAST CORNER OF THE AFORESAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30; THENCE ALONG THE NORTH LINE OF THE AFORESAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29 ALSO BEING THE SOUTH LINE OF LOT 1 CSM NO. 9375 NORTH 89 DEGREES 51 MINUTES 56 SECONDS EAST, 292.77 FEET; THENCE SOUTH 00 DEGREES 21 MINUTES 39 SECONDS WEST, 347.62 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 07 SECONDS WEST, 1615.93 FEET TO THE WEST LINE OF THE SAID SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30 ALSO BEING THE EAST LINE OF CHERRY WOOD ESTATES; THENCE ALONG SAID EAST LINE OF CHERRY WOOD ESTATES NORTH 00 DEGREES 16 MINUTES 29 SECONDS EAST, 1,010.07 FEET TO THE SOUTH LINE OF SAID CSM NO. 9375; THENCE ALONG SAID CSM NO. 9375 NORTH 89 DEGREES 41 MINUTES 19 SECONDS EAST, 1271.96 FEET; THENCE CONTINUING ALONG SAID CSM NO. 9375 SOUTH 00 DEGREES 08 MINUTES 28 SECONDS WEST, 529.04 FEET; THENCE CONTINUING ALONG SAID CSM NO. 9375 SOUTH 89 DEGREES 49 MINUTES 24 SECONDS EAST, 50.16 FEET BACK TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 1,410,627 SQUARE FEET OR 32.38 ACRES

DATED THIS 16TH DAY OF AUGUST, 2017.

JULIUS W. SMITH, S-3091
WISCONSIN PROFESSIONAL LAND SURVEYOR

REVISD THIS xxTH DAY OF XXXXXXXXXXXX, 20xx.



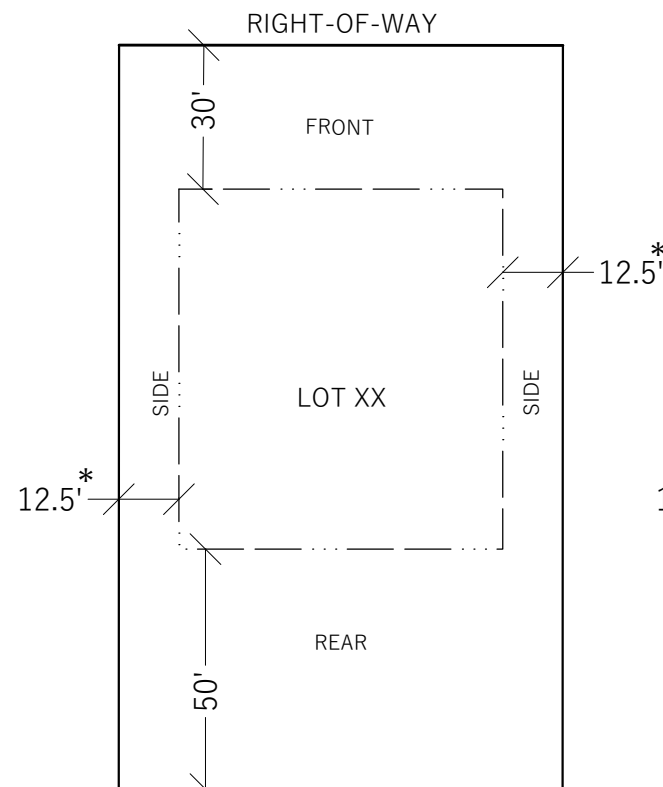
OFFICE OF THE REGISTER OF DEEDS
_____, COUNTY, WISCONSIN
RECEIVED FOR RECORD _____
20 ____ AT _____ O'CLOCK _____ M AS
DOCUMENT # _____
IN VOL. _____ OF PLATS,
ON PAGE(S) _____
REGISTER OF DEEDS

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. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

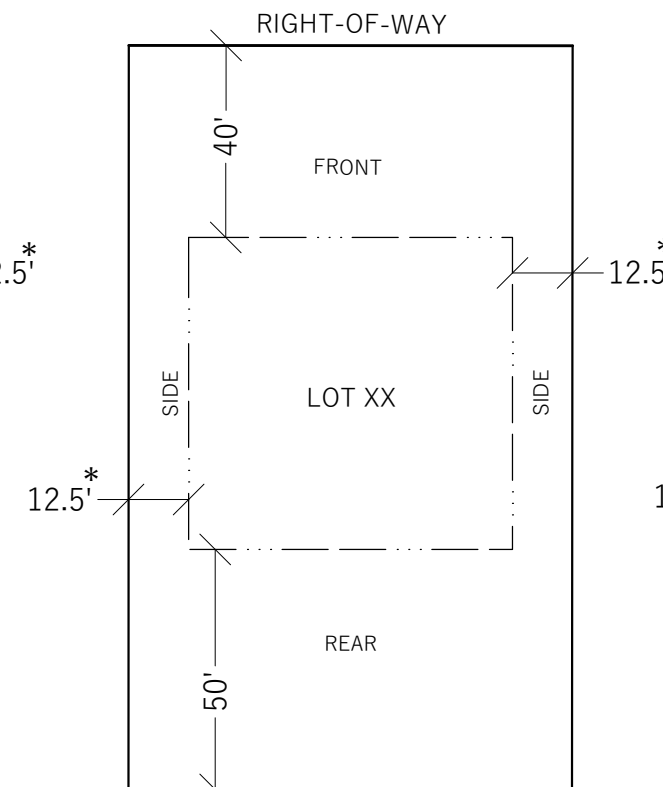
Department of Administration

TYPICAL BUILDING ENVELOPE DETAIL FOR LOTS 6-8 AND 14-16 NOT TO SCALE



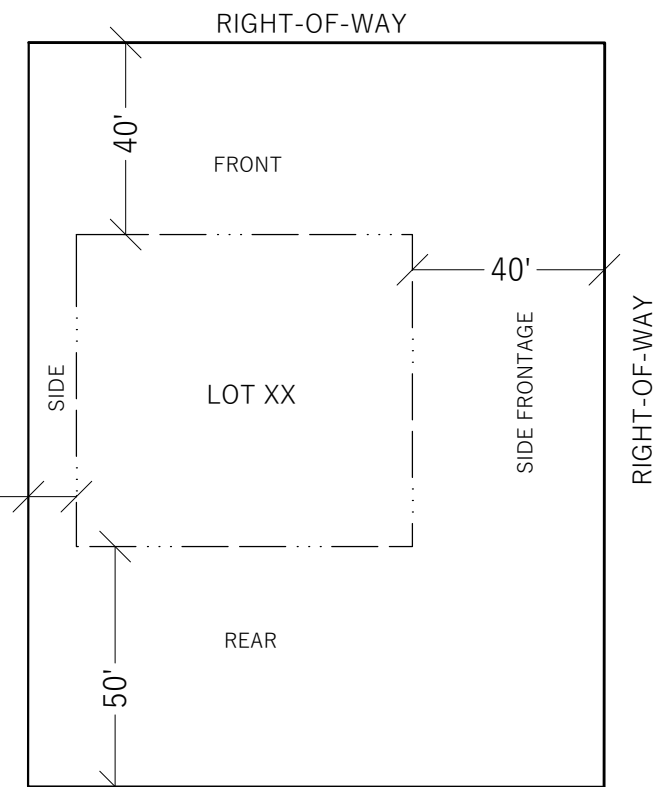
*NOTE: SIDE YARD HAS ACTUAL MINIMUM OF 10' ON A SINGLE WITH THE COMBINATION OF BOTH SIDES EQUAL TO 25'

TYPICAL BUILDING ENVELOPE DETAIL FOR ALL OTHER TYPICAL LOTS NOT TO SCALE



*NOTE: SIDE YARD HAS ACTUAL MINIMUM OF 10' ON A SINGLE WITH THE COMBINATION OF BOTH SIDES EQUAL TO 25'

TYPICAL BUILDING ENVELOPE DETAIL FOR ALL OTHER CORNER LOTS NOT TO SCALE



*NOTE: SIDE YARD HAS ACTUAL MINIMUM OF 10' ON A SINGLE WITH THE COMBINATION OF BOTH SIDES EQUAL TO 25'

PREPARED FOR:
HAEN REAL ESTATE
9 HAWKS LANDING CIRCL
P.O. BOX 44129
VERONA, WI 53593



SURVEYED BY:
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MOUNT HOREB, WI 53572
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