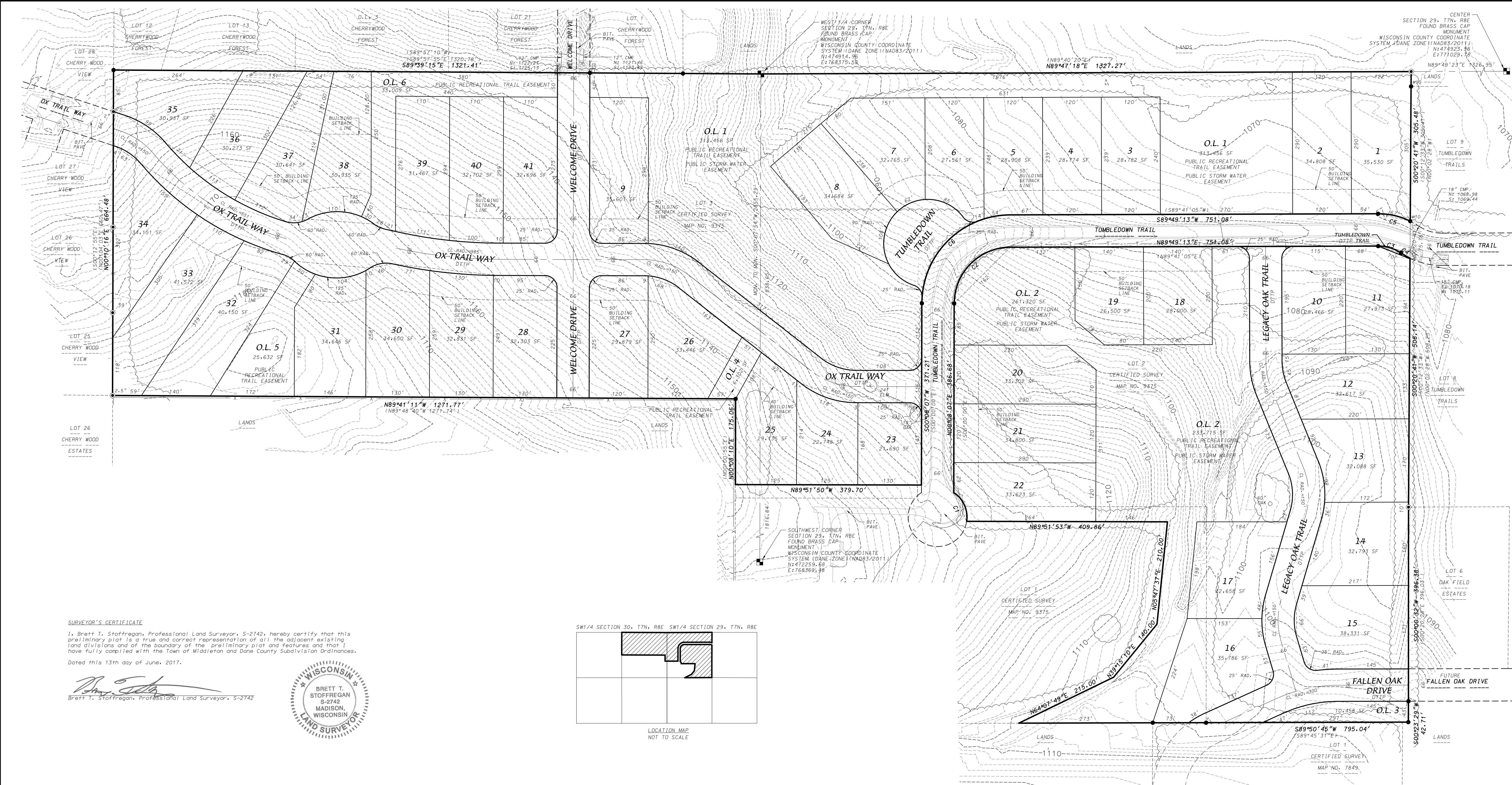
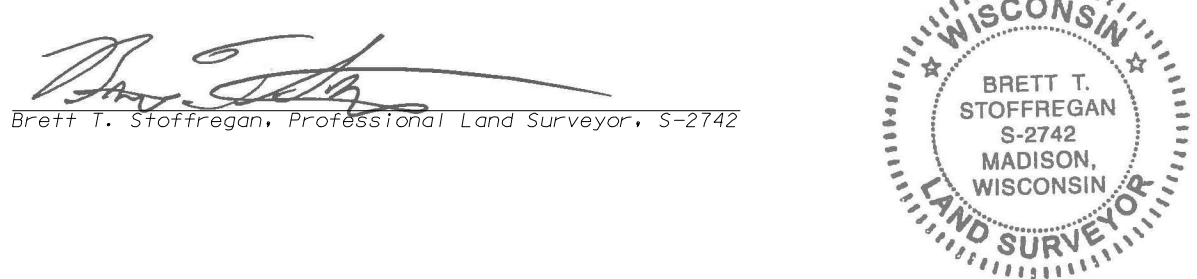




SURVEYOR'S CERTIFICATE

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.

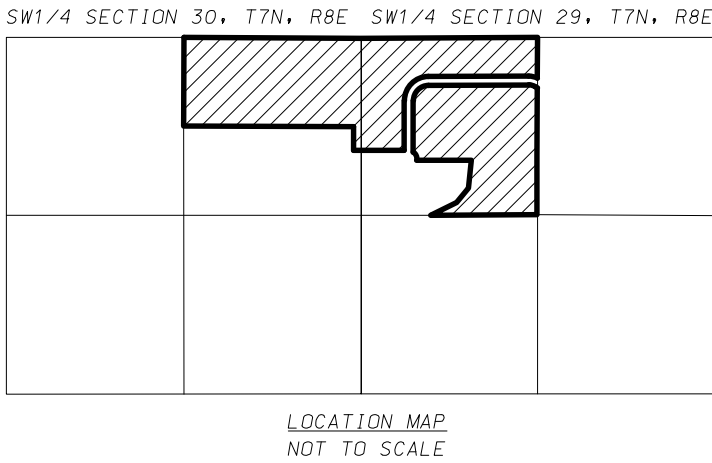
Dated this 13th day of June, 2017.



LEGAL DESCRIPTION

Part of Lot 1 and Lots 2 and 3, Certified Survey Map No. 9375, recorded in Volume 53 of Certified Survey Maps on pages 152-156 as Document Number 313241, Dane County Registry, located in the NW1/4 of the SW1/4 of Section 29 and in the NE1/4 of the SW1/4 of Section 30, T7N, R8E, Town of Middleton, Dane County, Wisconsin to-wit:

Beginning at the West 1/4 corner of said Section 29; thence N89°47'18" E, 1327.27 feet along the North line of said NW1/4 of the SW1/4; thence S00°20'41" W, 305.48 feet along the West line of Lot 9, Tumbledown Trails and the Northerly extension thereof to the North right-of-way line of Tumbledown Trail; thence S00°20'41" W, 78.78 feet to a point on the South right-of-way line of Tumbledown Trail; thence S00°20'41" W, 508.14 feet along the West line of and to the Southwest corner of Lot 8, Tumbledown Trails, also being the Northwest corner of Lot 6, Oak Field Estates; thence S00°00'52" W, 356.38 feet along the West line of said Lot 6 and the Southerly extension thereof; thence S00°23'29" W, 42.71 feet; thence S89°50'45" W, 795.04 feet along the North line of Lot 1, Certified Survey Map No. 7849 and the Easterly and Westerly extensions thereof; thence N64°07'49" E, 215.00 feet; thence N39°15'10" E, 140.00 feet; thence N05°47'37" E, 210.00 feet; thence N89°51'53" W, 409.86 feet to a point of curve on the Easterly right-of-way line of Tumbledown Trail; thence Northerly along a curve to the left which has a radius of 60.00 feet and a chord which bears N24°09'51" W, 64.18 feet; thence N00°08'07" E, 386.68 feet along said Easterly right-of-way line to a point of curve; thence Northeasterly along said right-of-way on a curve to the right which has a radius of 114.81 feet and a chord which bears N44°58'40" E, 161.92 feet; thence S89°49'13" E, 751.08 feet along the Southerly right-of-way line of Tumbledown Trail to a point of curve; thence Easterly along said Southerly right-of-way line on a curve to the right which has a radius of 81.95 feet and chord which bears S73°00'35" E, 49.38 feet to a point of reverse curve; thence Easterly along said Southerly right-of-way line on a curve to the left which has a radius of 147.95 feet and a chord which bears S60°00'29" E, 21.51 feet to the Northwest corner of said Lot 8, Tumbledown Trails; thence N00°20'41" E, 75.78 feet to the Southeast corner of said Lot 9, Tumbledown Trails, also being a point of curve on the Northerly right-of-way line of Tumbledown Trail; thence Westerly along said Northerly right-of-way line on a curve to the left which has a radius of 147.95 feet and a chord which bears N77°02'15" W, 67.28 feet; thence S89°49'13" E, 751.08 feet along said right-of-way line to a point of curve; thence Southwesterly along said right-of-way on a curve to the left which has a radius of 180.81 feet and a chord which bears S44°58'40" W, 255.00 feet; thence S00°08'07" W, 371.21 feet along the Westerly right-of-way line of Tumbledown Trail; thence N89°51'50" W, 379.70 feet; thence N00°08'10" E, 175.06 feet; thence N89°41'11" W, 1271.77 feet to a point on the East line of Cherry Wood View; thence N00°10'16" E, 664.48 feet along said East line to the Southeast corner of Cherrywood Forest; thence S89°39'15" E, 1321.41 feet along the South line of Cherrywood Forest and the Easterly extension thereof to the point of beginning.



NOTES

- Area: 2,207,032 square feet (50.666 acres)
- Refer to building site information found in the Dane County Soil Survey.
- Existing and Proposed Zoning: A-1
-Adjacent properties are zoned A-1.
- Outlots 1, 2, 4, 5 and 6 are to be owned and maintained by the Tumbledown Farm Neighborhood Association.
- Outlots 1 and 2 are subject to Public Stormwater and Public Recreational Trail Easements over their entireties.
- Outlots 4, 5 and 6 are subject to Public Recreational Trail Easements over their entireties.
- Property Owner/Surveyor: Pray Family LTD Partnership
1664 Tumbledown Trail
Verona, WI 53593

LEGEND		CURVE TABLE				
	FOUND PLSS MONUMENT	CURVE NUMBER	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CENTRAL ANGLE
	FOUND 1" IRON PIPE (UNLESS NOTES)	1	60.00	64.18	67.72	N24°09'51" W 64°40'02" E
	FOUND 3/4" REBAR (UNLESS NOTED)	2	114.81	161.92	179.71	N44°58'40" E 89°41'06" E (179.72) (N44°50'33" E) (89°41'05")
	UNDERGROUND TELECOMMUNICATION	3	81.95	48.38	49.12	S73°00'35" E 34°20'24" E (48.36) (49.09) (S73°10'04" E) (34°19'21")
	FENCE	4	147.95	21.51	21.53	S60°00'29" E 08°20'12" E (21.12) (21.14) (S60°06'00" E) (08°11'15")
	ELECTRIC TRANSFORMER	5	147.95	67.28	67.87	N77°02'15" W 26°17'04" E (66.90) (67.49) (N77°15'41" W) (26°08'07")
	TELEPHONE PEDESTAL	6	180.81	255.00	283.02	S44°58'40" W 89°41'06" E (283.03) (S44°50'33" W) (89°41'05")
	EXISTING CONTOUR					
	EDGE OF TREES					
	SOIL TYPE AND BOUNDARY					
	"RECORDED AS" INFORMATION					
	DEDICATED TO THE PUBLIC					

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YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

PRELIMINARY PLAT

TUMBLEDOWN FARM

PART OF LOT 1 AND LOTS 2 AND 3, CERTIFIED SURVEY MAP NO. 9375
LOCATED IN THE NW1/4 OF THE SW1/4 OF SECTION 29, AND IN THE NE1/4 OF THE SE1/4 OF SECTION 30
ALL IN T7N, R8E, TOWN OF MIDDLETON, DANE COUNTY, WISCONSIN

SCALE: 1" = 100'
(PAGE SIZE: 24x36)

GRID NORTH
WISCONSIN COUNTY COORDINATE
SYSTEM (DANE ZONE)

DATE: 06-13-17
REVISED: 07-28-17

FN: 17-07-101

Sheet Number:
1 of 1