

SECOND ADDITION TO CATHEDRAL POINT

LOTS 2 AND 3, CERTIFIED SURVEY MAP NO. _____; LOT 218, OUTLOTS 2 AND OUTLOT 3, CATHEDRAL POINT AND A PORTION OF CATHEDRAL POINT DRIVE
DISCONTINUED/VACATED BY THE CITY OF VERONA, DOCUMENT NUMBER _____, LOCATED IN THE NE1/4 OF THE NE1/4 OF SECTION 27 AND IN THE NW1/4
OF THE NW1/4 OF SECTION 26, T6N, R8E, CITY OF VERONA, DANE COUNTY, WISCONSIN.

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



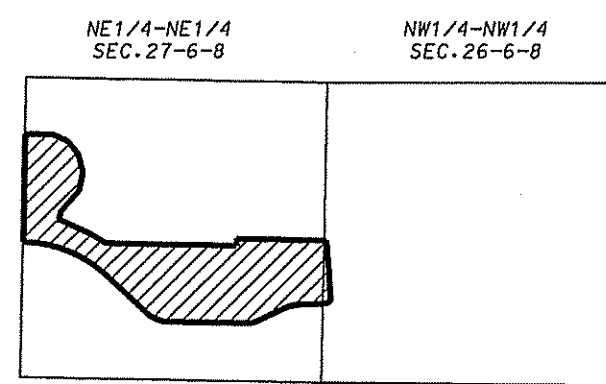
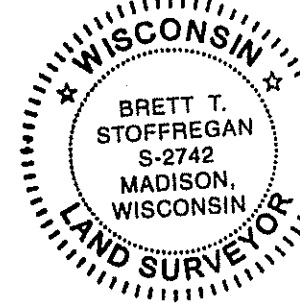
LEGAL DESCRIPTION

I, Brett T. Stoffregan, Professional Land Surveyor S-2742 do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the City of Verona, and under the direction of the owners listed below, I have surveyed, divided and mapped "Second Addition to Cathedral Point" and that such plat correctly represents all the exterior boundaries and the subdivision of the land surveyed as is described as follows:

Lots 2 and 3, Certified Survey Map No. _____, Outlot 2, Outlot 3 and Lot 218, Cathedral Point and a portion of Cathedral Point Drive, discontinued and vacated by the City of Verona by Resolution Number _____, recorded as Document Number _____, located in the NE1/4 of the NE1/4 of Section 27 and in the NW1/4 of the NW1/4 of Section 26, T6N, R8E, City of Verona, Dane County, Wisconsin. Containing 423,101 square feet (9.713 acres).

Dated this 25th day of September, 2018

Brett T. Stoffregan
Brett T. Stoffregan, Professional Land Surveyor, S-2742



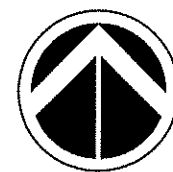
LOCATION MAP
NOT TO SCALE

CURVE TABLE

CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1	25.00	36.01	40.21	S41°31'22"W	92°08'56"		
2	218.00	85.13	85.68	S76°20'18"W	22°31'04"		
3	218.00	58.38	58.56	S79°54'06"W	15°23'28"		
4	218.00	13.27	13.27	S70°27'45"W	03°29'14"		
5	218.00	13.85	13.85	S66°53'57"W	03°38'22"		
6	129.00	57.48	57.97	S77°57'09.5"W	25°44'47"		
7	391	129.00	38.70	38.85	S73°42'26"W	17°15'20"	
8	OL 14	129.00	19.10	19.12	S86°34'49.5"W	08°29'27"	
9	164.00	117.81	120.50	N68°07'30"W	42°05'54"		
10	542.47	389.68	398.58	N68°07'30"W	42°05'54"		OUT-N89°10'27"W
11	390	542.47	14.98	14.98	N47°52'01"W	01°34'56"	
12	389	542.47	64.00	64.03	N52°02'23"W	06°45'48"	
13	388	542.47	64.00	64.03	N58°48'11"W	06°45'48"	
14	387	542.47	64.00	64.03	N65°33'59"W	06°45'48"	
15	386	542.47	64.00	64.03	N72°19'47"W	06°45'48"	
16	385	542.47	63.39	63.43	N79°03'40"W	06°41'58"	
17	384	542.47	64.00	64.03	N85°47'33"W	06°45'48"	
18	50.00	35.13	35.89	S68°36'38"E	41°07'42"		OUT-S48°02'47"E
19	60.00	90.55	274.40	N00°56'22"E	262°01'42"		OUT-S49°55'31"W
20	383	60.00	31.74	32.13	S63°23'09"E	30°40'44"	
21	382	60.00	50.00	51.57	N76°39'02"E	49°14'54"	
22	381	60.00	53.69	55.66	N25°26'58"E	53°09'14"	
23	380	60.00	50.00	51.57	N25°45'06"W	49°14'54"	
24	379	60.00	50.00	51.57	N75°00'00"W	49°14'54"	
25	378	60.00	31.51	31.89	S65°09'02"W	30°27'02"	
26	50.00	34.94	35.69	S70°22'31"W	40°54'00"		
27	333.00	149.54	150.82	N11°56'43.5"	25°57'01"		
28	60.00	101.74	121.42	N33°03'16.5"	115°57'01"		
29	392	60.00	19.89	18.97	N55°51'47"W	18°06'54"	
30	391	60.00	53.70	55.68	N19°46'40"E	53°10'00"	
31	390	60.00	45.60	46.78	N68°41'43.5"E	44°40'07"	
32	389	60.00	80.62	88.40	S46°45'39.5"E	84°25'07"	
33	388	60.00	14.73	14.77	S81°55'07"E	14°06'12"	
34	387	60.00	50.00	51.57	S50°14'34"E	49°14'54"	
35	397	60.00	21.94	22.06	S15°05'06.5"E	21°04'01"	
36	15.00	20.81	23.00	S48°28'38"E	87°51'04"		
37	15.00	20.53	22.61	N68°06'03"W	86°21'38"		
38	15.00	25.43	30.36	N33°03'16.5"E	115°57'01"		
39	15.00	22.10	22.10	S48°45'39.5"E	84°25'07"		
40	15.00	18.63	20.10	S33°49'38"W	76°45'28"		OUT-S72°12'22"E

LEGEND

- Found 1-1/4" Iron Rebar
- Found 3/4" Iron Rebar
- Placed 1-1/4" x 18" solid round iron rebar stake, weighing 4.30 lbs/ft. All other lot and outlot corners are marked with 3/4" x 18" solid round iron rebar stakes, weighing 1.50 lbs/ft.
- Public utility easement (6' wide unless otherwise dimensioned). Utility easements as herein set forth are for the use of PUBLIC BODIES AND PRIVATE PUBLIC UTILITIES having the right to serve the area.
- Recorded as information
- Minimum opening elevation
- Arrows indicate the direction of drainage flows in various components resulting from site grading and the construction of required public improvements. The drainage flow components located in easements shall be maintained and preserved by the property owner.



0 60' 120'
1"=60'

GRID NORTH
WISCONSIN STATE PLANE
COORDINATE SYSTEM (NAD27)
THE NORTH LINE OF THE NE1/4
OF SEC. 27, T6N, R8E
BEARS N88°58'13"W

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.

7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089

YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

FN:18-07-112

SHEET 1 OF 2

SECOND ADDITION TO CATHEDRAL POINT

LOTS 2 AND 3, CERTIFIED SURVEY MAP NO. _____; LOT 218, OUTLOTS 2 AND OUTLOT 3, CATHEDRAL POINT AND A PORTION OF CATHEDRAL POINT DRIVE
DISCONTINUED/VACATED BY THE CITY OF VERONA BY RESOLUTION NUMBER _____, RECORDED AS DOCUMENT NUMBER _____, LOCATED IN THE NE1/4
OF THE NE1/4 OF SECTION 27 AND IN THE NW1/4 OF THE NW1/4 OF SECTION 26, T6N, R8E, CITY OF VERONA, DANE COUNTY, WISCONSIN.

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



OWNER'S CERTIFICATE

VH Acquisitions, LLC a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

VH Acquisitions, LLC does further certify that this plat is required by S236.10 or S236.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

Department of Administration
Common Council, City of Madison
Dane County Zoning and Land Regulation Committee

In witness whereof, VH Acquisitions, LLC has caused these presents to be signed by its official officer(s) of said limited liability company at Madison, Wisconsin this _____ day of _____, 2018.

VH Acquisitions, LLC

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2018, the above named officer(s) of the above named VH Acquisitions, LLC to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission _____
Notary Public, Dane County, Wisconsin

OWNER'S CERTIFICATE

The City of Verona, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

The City of Verona does further certify that this plat is required by S236.10 or S236.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

Department of Administration
Common Council, City of Madison
Dane County Zoning and Land Regulation Committee

In witness whereof, The City of Verona has caused these presents to be signed by its official officer(s) of said limited liability company at Madison, Wisconsin this _____ day of _____, 2018.

City of Verona

By: _____ By: _____
Luke Diaz, Mayor Ellen Clark, Clerk

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2018, the above named Luke Diaz, Mayor of the City of Verona, acting in said capacity and known to me to be the person who executed the foregoing instrument and acknowledged the same.

My Commission _____
Notary Public, Dane County, Wisconsin

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2018, the above named Ellen Clark, Clerk of the City of Verona, acting in said capacity and known to me to be the person who executed the foregoing instrument and acknowledged the same.

My Commission _____
Notary Public, Dane County, Wisconsin

VERONA COMMON COUNCIL CERTIFICATE

Resolved that the plat of "Second Addition to Cathedral Point" located in the City of Verona, was hereby approved by Resolution adopted on _____, 2018 and further resolve that the conditions of said approval were fulfilled on _____, 2018 and that said resolution further provided for the acceptance of those lands and rights dedicated by said "Second Addition to Cathedral Point" to the City for public use.

Dated this _____ day of _____, 2018.

Ellen Clark, City Clerk, City of Verona, Dane County, Wisconsin

CITY OF VERONA TREASURER'S CERTIFICATE

I, Brian Lamers, being the duly appointed, qualified, and acting Treasurer of the City of Verona, Dane County, Wisconsin, 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 _____, 2018 on any of the lands included in the plat of "Second Addition to Cathedral Point".

Brian Lamers, City Treasurer, City of Verona, Dane County, Wisconsin

COUNTY TREASURER'S CERTIFICATE

I, Adam Gallagher, being the duly elected, qualified, and acting treasurer of the County of Dane, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or special assessments as of this _____ day of _____, 2018 affecting the land included in "Second Addition to Cathedral Point".

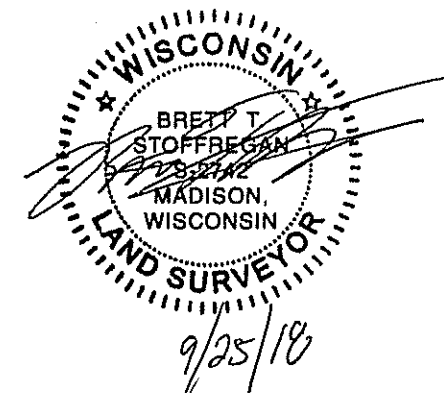
Adam Gallagher, Treasurer, Dane County, Wisconsin

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 2018 at _____ and

recorded in Volume _____ of Plats on Pages _____ as Document Number _____.

Kristi Chlebowski, Dane County Register of Deeds



D'ONOFRIO KOTTKE AND ASSOCIATES, INC.

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Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

FN:18-07-112

SHEET 2 OF 2

Received: 09/25/2018
CPA

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