

BIRRENKOTT SURVEYING



BIRRENKOTT SURVEYING INC.
1677 N. BRISTOL STREET
SUN PRAIRIE, WIS. 53590
608-837-7463

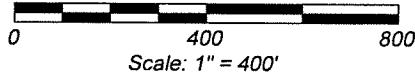
L:\2020\200442-CSM-B
April 1, 2021

CERTIFIED SURVEY MAP

Lot 1, Certified Survey Map No. 12873 as recorded in Volume 81 of Certified Survey Maps of Dane County on Pages 323-325 and other lands located in the fractional Northwest 1/4 of the Northeast 1/4, the Southwest 1/4 of the Northeast 1/4, the Southeast 1/4 of the Northwest 1/4, and fractional Northeast 1/4 of the Northwest 1/4, Section 5, T8N, R12E, Town of Medina, Dane County, Wisconsin

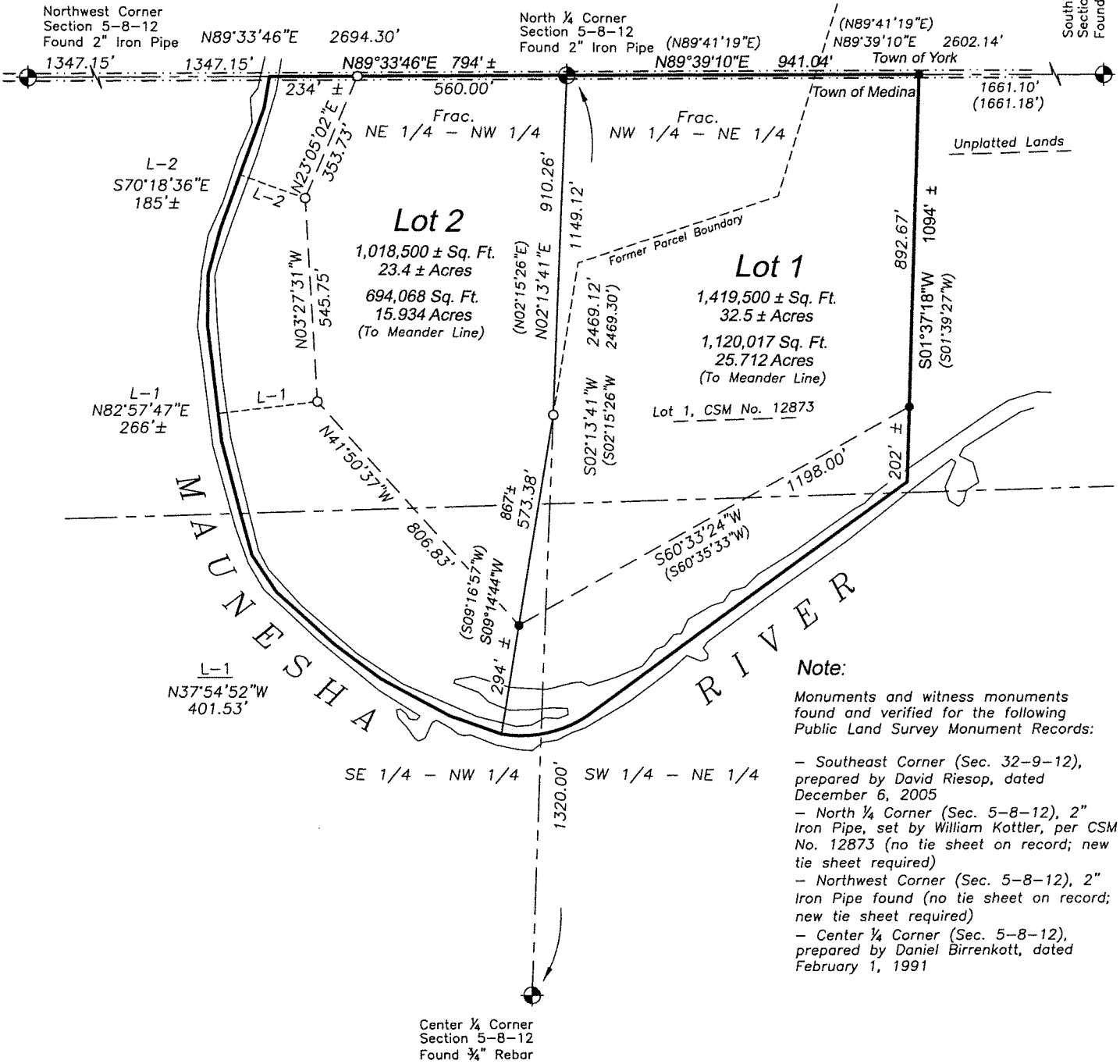
Notes (per CSM No. 12873):

- Lot 1 shall not be divided or separated from Lot 1 of adjoining Town of York CSM or separated into different ownership.
- Residential development shall be prohibited on Lot 1.
- The Zoning and Land Regulation Committee granted a variance to the frontage requirements of Chapter 75 of the Dane County Ordinances at the February 9th, 2010, meeting.



Bearings referenced to the North line of the Northwest 1/4 of Section 5, bearing N89°33'46"E

Southeast Corner Section 32-9-12 Found 3/4" Iron Bar



Note:

Monuments and witness monuments found and verified for the following Public Land Survey Monument Records:

- Southeast Corner (Sec. 32-9-12), prepared by David Riesop, dated December 6, 2005
- North 1/4 Corner (Sec. 5-8-12), 2" Iron Pipe, set by William Kottler, per CSM No. 12873 (no tie sheet on record; new tie sheet required)
- Northwest Corner (Sec. 5-8-12), 2" Iron Pipe found (no tie sheet on record; new tie sheet required)
- Center 1/4 Corner (Sec. 5-8-12), prepared by Daniel Birrenkott, dated February 1, 1991

Legend:

- = Found 3/4" Iron Rebar
- = Set 3/4"x24" Iron rebar Wght. 1.50 Lbs/ft
- ==:::==:::== = Town boundary

CERTIFIED SURVEY MAP NO. _____
VOLUME _____ PAGE _____
DOCUMENT NO. _____

CERTIFIED SURVEY MAP DATED: April 1, 2021



**Birrenkott
Surveying, Inc.**

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, Wisconsin 53590
Phone (608) 837-7463

Owners Certificate:

I, Christopher W. Nichols and Robin L. Nichols, as owners, certify that we have caused the lands described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. We also certify that this Certified Survey Map is required by S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

Christopher W. Nichols

Robin L. Nichols

State of Wisconsin)

Dane County) ss Personally came before me this _____ day of _____, 2021, the above-named Christopher W. Nichols and Robin L. Nichols, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, Dane County, Wisconsin.

My Commission Expires

Printed name

Owners Certificate:

I, Eugene C. Henning, as owner, certify that I have caused the lands described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this Certified Survey Map. I also certify that this Certified Survey Map is required by S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

Eugene C. Henning

State of Wisconsin)

Dane County) ss Personally came before me this _____ day of _____, 2021, the above-named Eugene C. Henning, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, Dane County, Wisconsin.

My Commission Expires

Printed name

Surveyed For:

Christopher Nichols
6413 Henning Road
Marshall, WI 53559

Surveyed: TAS
Drawn: MAP
Checked: MAP
Approved: MAP
Field book: 378/34
Tape/File: J:\2020\Carlson

Document No. _____



CERTIFIED SURVEY MAP DATED: April 1, 2021

**Birrenkott
Surveying, Inc.**

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, Wisconsin 53590
Phone (608) 837-7463
Fax (608) 837-1081

I, Mark A. Pynnonen, hereby certify that this survey is in full compliance with Chapter 236.34 of Wisconsin Statutes. I also certify that by the direction of the owners listed hereon, I have surveyed and mapped the lands described hereon and that the map is a correct representation of all the exterior boundaries of the land surveyed and the division of that land, in accordance with the information provided.

Mark A. Pynnonen, Professional Land Surveyor No. S-2538

Description

Lot 1, Certified Survey Map No. 12873 as recorded in Volume 81 of Certified Survey Maps of Dane County on Pages 323-325 and other lands located in the fractional Northwest 1/4 of the Northeast 1/4, the Southwest 1/4 of the Northeast 1/4, the Southeast 1/4 of the Northwest 1/4, and fractional Northeast 1/4 of the Northwest 1/4, Section 5, T8N, R12E, Town of Medina, Dane County, Wisconsin, described as follows: Beginning at the North 1/4 Corner of said Section 5; thence N89°39'10"E (recorded as N89°41'19"E), 941.04 feet along the North line of said Northeast 1/4; thence S01°37'18"W (rec. as S01°39'27"W), 892.67 feet to a meander corner; thence continuing S01°37'18"W (rec. as S01°39'27"W), 202 feet, more or less, to the center line of the Maunasha River; thence N01°37'18"E (rec. as N01°39'27"E), 202 feet, more or less, to said meander corner; thence S60°33'24"W (rec. as S60°35'33"W), 1198.00 feet along a meander line to a meander corner; thence S09°14'44"W (rec. as S09°16'57"W), 294 feet, more or less, to said center line; thence N09°14'44"E (rec. as N09°16'57"E), 294 feet, more or less, to said meander corner; thence N41°50'37"W, 806.83 feet along a meander line to a meander corner located N82°57'47"E, 266 feet, more or less, from said center line; thence N03°27'31"W, 545.75 feet to a meander corner located S70°18'36"E, 185 feet, more or less, from said center line; thence N23°05'02"E, 353.73 feet along a meander line to a meander corner on the North line of said Northwest 1/4; thence S89°33'46"W, 234 feet, more or less, along said North line to said center line; thence N89°33'46"E, 234 feet, more or less, along said North line to said meander corner; thence continuing along said North line N89°33'46"E, 560.00 feet to the point of beginning; Including those lands bounded by said meander lines, boundary lines and said river center line; Containing 2,750,000 square feet, more or less, or 63.1 acres, more or less (1,873,853 square feet, or 43.018, to the meander lines).

Town of Medina Approval Certificate

This Certified Survey Map is hereby acknowledged, accepted and approved for recording by the Town Board of the Town of Medina, Dane County.

_____ Dated _____
Tammy Jordan, Clerk, Town of Medina

Notes: Wetlands, if present, have not been delineated.

This survey is subject to any and all easements and agreements both recorded and unrecorded.
Refer to building site information contained in the Dane County Soil Survey.
This survey shows no above-ground improvements. No guarantee is made for below-ground structures.

Approved for recording per Dane County Zoning and Land Regulation Committee
action of _____, 2021 by _____

Daniel Everson, Authorized Representative

Surveyed For:
Christopher Nichols
6413 Henning Road
Marshall, WI 53559

Register of Deeds Certificate:
Received for recording this _____ day of _____, 2021

at _____ o'clock _____ m and recorded in Volume _____ of Certified Survey

Maps of Dane County on Pages _____.

Kristi Chlebowski, Register of Deeds

Document No. _____

Surveyed: TAS
Drawn: BTS
Checked: MAP
Approved: MAP
Field book: 378/32
Tape/File: J:\2020\Carlson