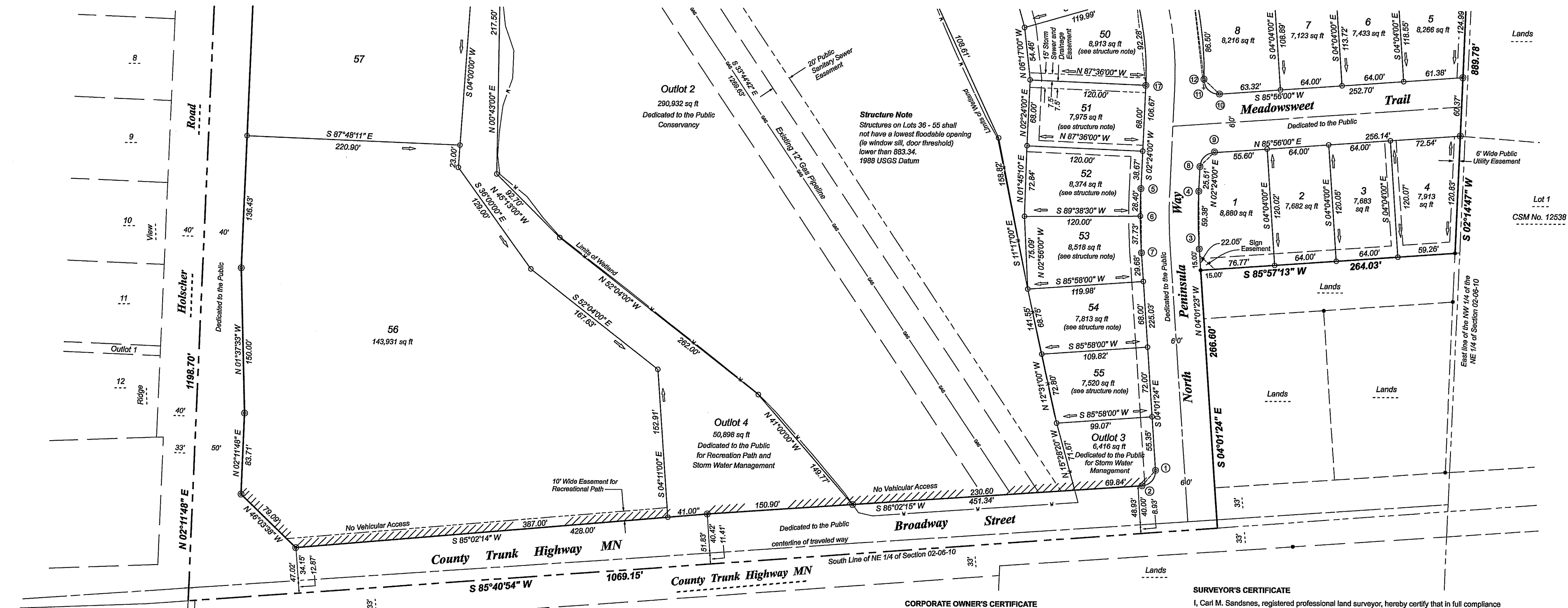


26703



NOTES:

The elevation shown for the lots that are restricted to the lowest floodable structure opening is 2 feet above the 100 year storm event based on the storm water management.

All lots within this plat are subject to a 6 foot wide public drainage easement for drainage purposes. The 6 foot width shall be measured parallel to the property line and to the interior of the lots.

All distances are to the nearest hundredth of a foot

All curve distances are chord measure

All bearings are Measured to the nearest 00°00'05"

LEGEND

- Found Dane County Monument
- 2" IP Found
- 1" O.D. Iron Pipe Found
- 3/4" X 24" Rebar Placed. Weighing 1.13 lbs/in ft
- 1-1/4" X 24" Rebar Placed. Weighing 4.30 lbs/in ft

No Direct Vehicular Access

UTILITY EASEMENTS. No POLES or BURIED CABLES are to be placed such that the installation would disturb any survey stake, or obstruct vision along any lot line or street line.
The disturbance of a survey stake by anyone is a violation of Section 236.32 of Wisconsin Statutes. Utility Easements as herein set forth are for the use of PUBLIC BODIES and PRIVATE PUBLIC UTILITIES having the right to serve the area.

DRAINAGE ARROWS. Arrows indicate the direction of surface drainage swale at individual property lines. Said drainage swale shall be graded with the construction of each principal structure and maintained by the lot owner, unless modified with the approval of the VILLAGE ENGINEER

Pt - Pt	Delta	Radius	Length	Bearing	Chord
1 - 2	89°58'20"	15.00'	25.54'	S 41°00'26" W	21.20'
3 - 4	06°25'24"	530.00'	59.41'	N 00°48'42" W	59.38'
5 - 6	02°45'30"	590.00'	28.40'	S 01°01'15" W	28.40'
6 - 7	03°39'54"	590.00'	37.74'	S 02°11'27" E	37.73'
5 - 7	06°25'24"	590.00'	66.14'	S 00°48'42" E	66.10'
8 - 9	83°32'00"	15.00'	21.87'	N 44°10'00" E	19.98'
10 - 12	95°01'48"	15.00'	24.88'	N 46°33'06" W	22.12'
11 - 12	01°28'12"	360.00'	9.03'	N 01°40'54" E	9.03'
12 - 13	13°48'04"	360.00'	86.71'	N 05°56'14" W	86.50'
13 - 14	02°53'44"	360.00'	19.19'	N 14°17'08" W	18.19'
11 - 14	18°08'00"	360.00'	113.93'	N 06°40'00" W	113.46'
15 - 16	00°26'22"	300.00'	2.30'	S 15°30'49" E	2.30'
16 - 17	17°41'38"	300.00'	92.64'	S 06°26'50" E	92.28'
15 - 17	18°08'00"	300.00'	94.94'	S 06°40'00" E	94.55'
18 - 19	89°52'00"	15.00'	23.52'	N 29°12'00" E	21.18'
20 - 21	90°08'00"	15.00'	23.59'	N 60°48'00" W	21.23'
22 - 23	15°49'00"	300.00'	82.81'	N 07°49'30" W	85.55'
24 - 25	07°58'40"	360.00'	49.92'	S 03°53'20" E	49.88'
25 - 26	07°52'20"	360.00'	49.46'	S 11°47'50" E	49.42'
24 - 26	15°49'00"	360.00'	99.38'	S 07°49'30" E	99.06'
27 - 28	87°26'00"	15.00'	22.89'	N 43°48'00" W	20.73'
29 - 30	92°34'00"	15.00'	24.23'	S 46°12'00" E	21.68'
31 - 32	92°34'00"	15.00'	24.23'	N 46°12'00" W	21.68'
33 - 34	11°40'30"	170.00'	34.64'	N 05°55'15" E	34.58'
35 - 36	11°40'30"	230.00'	46.87'	S 05°55'15" W	46.78'
37 - 38	87°26'00"	15.00'	22.89'	S 43°48'00" W	20.73'
39 - 40	31°31'32"	50.00'	27.51'	N 78°43'14" W	27.16'
40 - 41	09°52'58"	50.00'	8.62'	N 56°00'59" W	8.61'
39 - 41	41°24'30"	50.00'	36.13'	N 71°46'45" W	35.35'
41 - 42	54°35'30"	50.00'	47.64'	N 78°22'15" W	45.88'
42 - 43	48°38'00"	50.00'	40.70'	S 51°10'10" W	39.58'
43 - 44	46°09'00"	50.00'	40.27'	S 04°37'30" W	39.19'
44 - 45	23°00'00"	50.00'	20.07'	S 29°57'00" E	19.94'
45 - 46	47°13'00"	50.00'	41.20'	S 65°03'30" E	40.04'
46 - 47	45°13'30"	50.00'	39.48'	N 68°43'15" E	38.44'
41 - 47	262°49'00"	50.00'	228.35'	S 02°29'00" E	75.00'
47 - 48	27°58'18"	50.00'	24.40'	N 60°05'39" E	24.17'
48 - 49	13°26'12"	50.00'	11.72'	N 80°47'54" E	11.70'
47 - 49	41°24'30"	50.00'	36.13'	N 66°48'45" E	35.35'
50 - 51	41°24'34"	50.00'	36.13'	S 85°09'43" E	35.35'

Pt - Pt	Delta	Radius	Length	Bearing	Chord
51 - 52	38°02'34"	50.00'	33.20'	S 83°28'43" E	32.59'
52 - 53	54°30'00"	50.00'	47.56'	N 50°15'00" E	45.78'
53 - 54	56°40'00"	50.00'	49.45'	N 05°20'00" W	47.46'
54 - 55	52°12'00"	50.00'	45.55'	N 59°46'00" W	43.89'
55 - 56	61°24'38"	50.00'	53.89'	N 63°25'42" W	51.08'
51 - 56	262°49'10"	50.00'	229.35'	N 15°52'00" W	75.00'
56 - 57	27°02'18"	50.00'	23.60'	S 46°14'33" W	23.37'
57 - 58	14°22'19"	50.00'	12.54'	S 66°36'51" W	12.50'
56 - 58	41°24'38"	50.00'	36.13'	S 53°25'42" W	35.35'
Tangent Bearings					
22	N 64°27'26" E				
27	S 32°43'24" W				
32	N 51°04'30" W				
38	N 46°06'30" W				

VILLAGE BOARD RESOLUTION
VILLAGE OF MCFARLAND

"Resolved that the plat of Prairie Place, being a subdivision in the Northeast 1/4 of Section 02, Township 06 North, Range 10 East, Village of McFarland, Dane County, Wisconsin, having been approved by the Village Board, be and the same, is hereby approved and that said resolution further provided for acceptance of those lands and rights dedicated by said Prairie Place to the Village for public use."

I, Cassandra Suettinger, do hereby certify that I am the duly appointed, qualified and acting Village Clerk of the Village of McFarland, and that this plat was approved by the Village Board of the Village of McFarland, Dane County, Wisconsin and further certify that the conditions of said approval were fulfilled on the _____ day of _____, 2017.

Cassandra Suettinger, Village Clerk

CERTIFICATE OF VILLAGE TREASURER

I, Matt Schuenke, being duly appointed, qualified and acting Treasurer of the Village of McFarland, 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 _____, 2017 on any of the lands included in the plat of Prairie Place.

Matt Schuenke, Village Treasurer

CORPORATE OWNER'S CERTIFICATE

Gannon Construction, Inc., a corporation duly organized and existing by the virtue of the laws of the State of Wisconsin, as owner do hereby certify that said corporation caused the lands described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

Gannon Construction, Inc., do further certify that this plat is required by Section 236.10 or Section 236.12 Wisconsin Statutes to be submitted to the following for approval or objection.

Department of Administration
Village Board of the Village of McFarland

IN WITNESS WHEREOF, the said, Gannon Construction, Inc., has caused these presents to be executed, signed
Thomas Gannon, President this _____ day of _____, 2017.

Thomas Gannon, President

STATE OF WISCONSIN)
COUNTY OF DANE) ss.
Personally came before me this _____ day of _____, 2017 Thomas Gannon, to me known to be the

President of Gannon Construction, Inc. and acknowledge that he executed the foregoing instrument as such officer, as the deed of said corporation, by its authority, for the purpose therein contained.

Notary Public, Dane County, Wisconsin
My Commission _____

CERTIFICATE OF COUNTY TREASURER

I, Adam Gallagher, being duly elected, qualified and acting Treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments as of this _____ day of _____, 2017, affecting the lands included in Prairie Place in the Village of McFarland.

Adam Gallagher, Dane County Treasurer

SURVEYOR'S CERTIFICATE

I, Carl M. Sandsnes, registered professional land surveyor, hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the Subdivision Regulations of the Village of McFarland and under the direction of Gannon Construction Inc., Thomas Gannon, Member, agent of said lands, I have surveyed, divided and mapped the plat of Prairie Place, in the Village of McFarland, and that such plat correctly represents all exterior boundaries and the subdivision of the lands surveyed and this land is located and described to wit:

Part of the Northwest 1/4 of the Northeast 1/4 of Section 02, Township 06 North, Range 10 East, Village of McFarland, Dane County, Wisconsin, more fully described as follows:

Beginning at the North 1/4 corner of said Section 02;
Thence N 87°31'03" E, 1300.93 feet along the North line of the Northeast 1/4 of said Section 02;
Thence S 02°14'47" W, 889.78 feet;
Thence S 85°57'13" W, 264.03 feet;
Thence S 04°01'24" E, 266.60 feet to the South line of the Northwest 1/4 of the Northeast 1/4 of said Section 02;
Thence S 85°40'54" W, 1069.15 feet along said South Line to the west line of the Northeast 1/4 of said Section 02;
Thence N 02°11'48" E, 1198.70 feet along said west line to the North 1/4 corner of said section 02 and the point of beginning of this description.
Said Parcel contains 1,460,107 square feet or 33.52 acres.

Dated this 26th day of APRIL, 2017

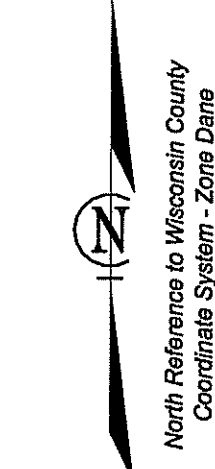
Carl M Sandsnes, Professional Land Surveyor S-1819



CERTIFICATE OF REGISTER OF DEEDS

Received for record the _____ day of _____, 2017 at _____ o'clock _____ m.
and recorded in Volume _____ of Plats on Page _____

Kristi Chlebowski, Dane County Register of Deeds

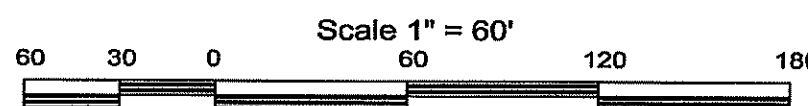


Prairie Place

Part of the Northwest 1/4 of the Northeast 1/4
of Section 02, Township 06 North,
Range 10 East, Village of McFarland,
Dane County, Wisconsin.

Royal Oak & Associates, Inc. Madison Wisconsin
Carl M. Sandsnes, Professional Land Surveyor, S-1819

Sheet 2 of 2 Sheet



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