

Dane County Rezone Petition

Application Date	Petition Number
09/19/2025	DCPREZ-2025-12213
Public Hearing Date	
11/25/2025	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME THOMAS AND RITA BRISKY	PHONE (with Area Code) (608) 516-3693	AGENT NAME RIVER VALLEY LAND SURVEYING	PHONE (with Area Code) (608) 434-3034
BILLING ADDRESS (Number & Street) 6683 DUNLAP HOLLOW RD		ADDRESS (Number & Street) 721 KENNEDY STREET	
(City, State, Zip) MAZOMANIE, WI 53560		(City, State, Zip) Sauk City, WI 53583	
		E-MAIL ADDRESS	

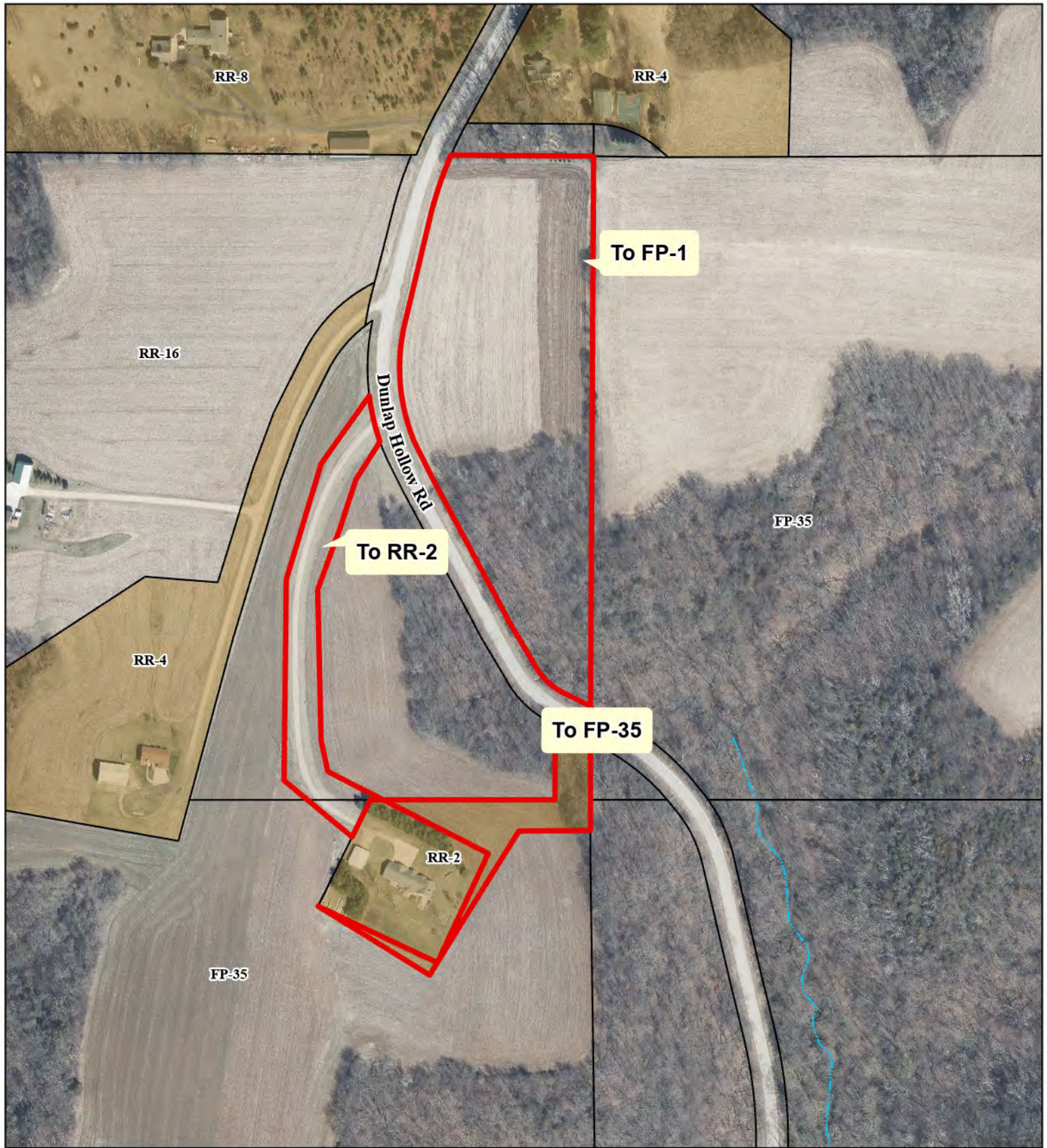
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
6683 Dunlap Hollow Road					
TOWNSHIP ROXBURY	SECTION 31	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0907-311-8501-0		0907-311-8551-0		0907-304-9002-0	

REASON FOR REZONE

RECONFIGURE EXISTING RESIDENTIAL LOT AND CREATE TWO AGRICULTURAL LOTS

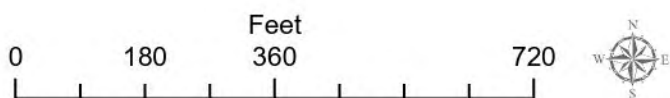
FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-2 Rural Residential District	1.5
RR-2 Rural Residential District	FP-35 Farmland Preservation District	1.0
FP-35 Farmland Preservation District	FP-1 Farmland Preservation District	7.7

C.S.M REQUIRED? ☒ Yes ☐ No Applicant Initials _____	PLAT REQUIRED? ☐ Yes ☒ No Applicant Initials _____	DEED RESTRICTION REQUIRED? ☐ Yes ☒ No Applicant Initials _____	INSPECTOR'S INITIALS RUH1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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PETITION 12213
THOMAS AND RITA BRISKY

-  Proposed Zoning Boundary
-  Tax Parcel Boundary





DANE COUNTY
PLANNING & DEVELOPMENT

Zoning Change Application

Zoning Division
Room 116, City-County Building
210 Martin Luther King Jr. Blvd.
Madison, Wisconsin 53703-3342
Phone: (608) 266-4266
Fax: (608) 267-1540

Items that must be submitted with your application:

- **Written Legal Description of the proposed Zoning Boundaries**
Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.
- **Scaled Drawing of the location of the proposed Zoning Boundaries**
The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name Thomas and Rita Brisky

Address 6683 Dunlop Hollow Road
Mazomanie, WI 53560

Phone (608) 516-3693

Email tom.brisky@gmail.com

Agent's Name Daniel Marks River Valley Land Surveying

Address 721 Kennedy Street
Sauk City, WI 53583

Phone (608) 434-3034

Email danielmarks00@gmail.com

Town: Roxbury Parcel numbers affected: 050/0907-311-8551-0, 050/0907-311-8501-0, 050/0907-304-9002-0

Section: 30 Property address or location: Located in the SW1/4-SE1/4 Sec. 30 & NW1/4-NE1/4 Sec. 31

Zoning District change: (To / From / # of acres) Being changed to multiple zoning districts

Soil classifications of area (percentages) Class I soils: _____ % Class II soils: _____ % Other: _____ %

Narrative: (reason for change, intended land use, size of farm, time schedule)

- ☐ Separation of buildings from farmland
- ☐ Creation of a residential lot
- ☐ Compliance for existing structures and/or land uses
- ☒ Other:

Would like to adjust lot lines of tax parcels to better fit existing driveway.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.

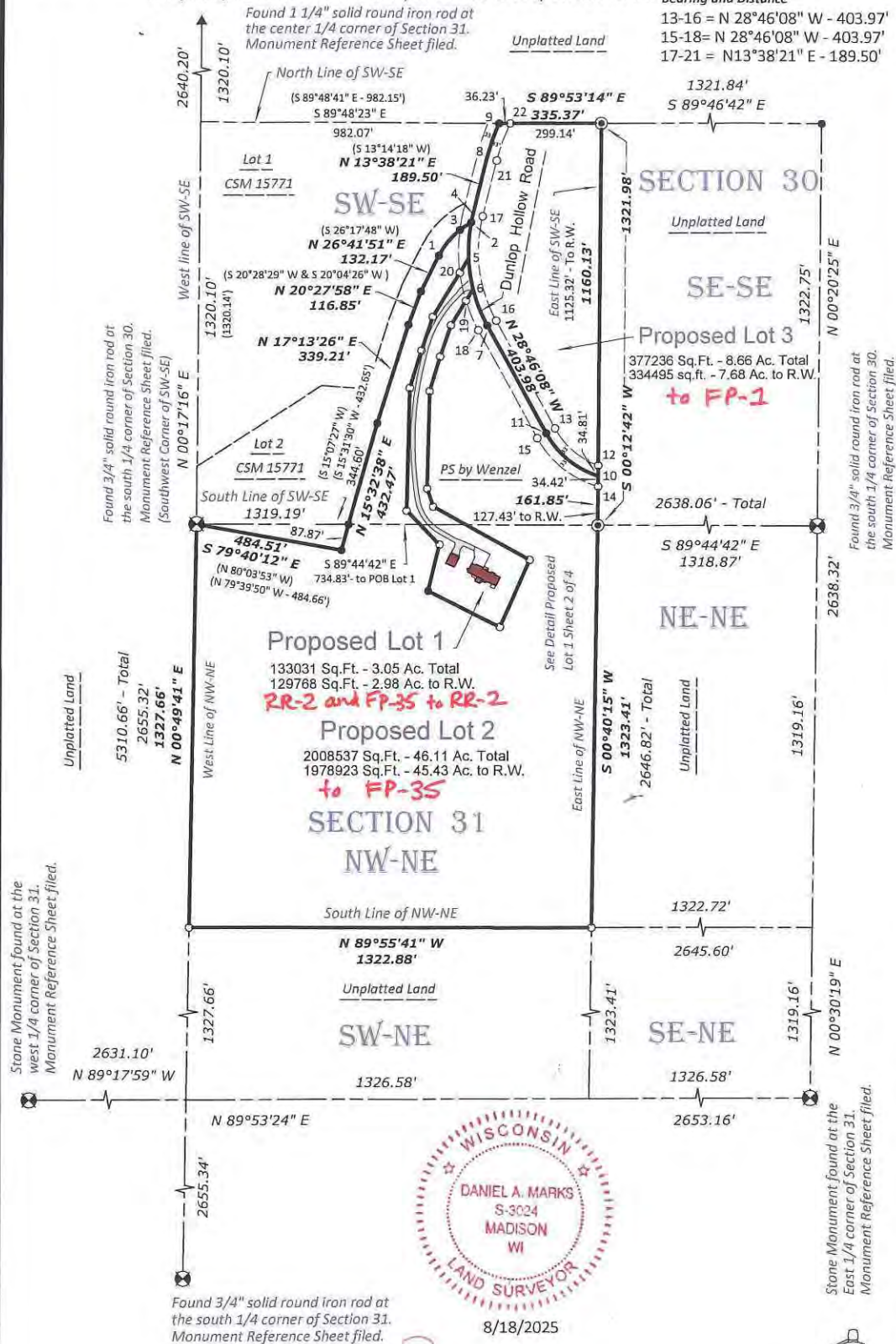
Submitted By: Daniel Marks

Date: 08/28/2025

PROPOSED ZONING

PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



RIVER VALLEY LAND SURVEYING

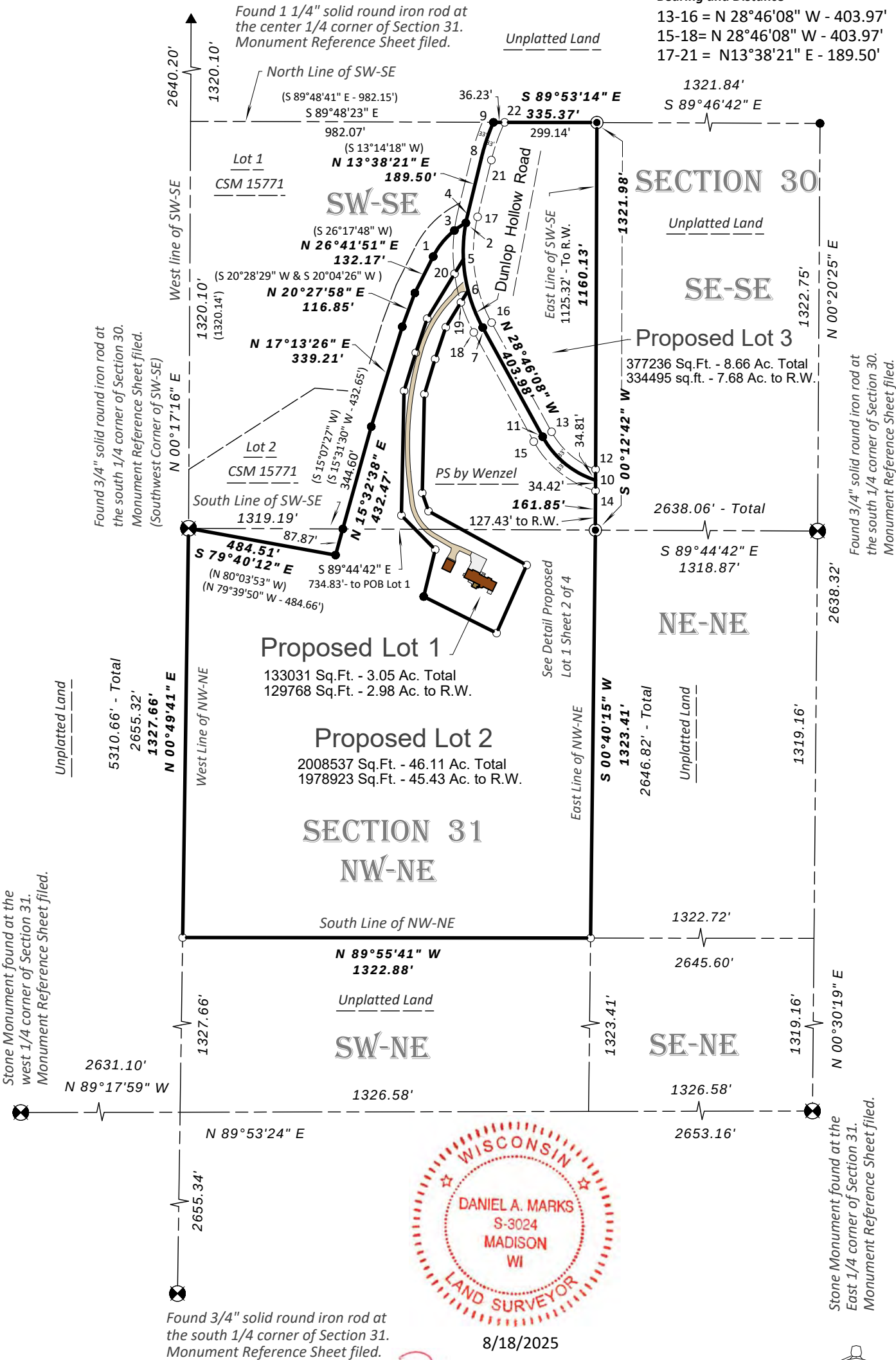
721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391

PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

Bearing and Distance

13-16 = N 28°46'08" W - 403.97'
15-18 = N 28°46'08" W - 403.97'
17-21 = N 13°38'21" E - 189.50'



8/18/2025

Daniel Marks

Sheet 1 of 5

RIVER VALLEY LAND SURVEYING

721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391



PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

SW-SE SECTION 30

Proposed Lot 3

377236 Sq.Ft. - 8.66 Ac. Total
334495 sq.ft. - 7.68 Ac. to R.W.

Dunlop Hollow Road
(66 Ft. Right of Way to be
Dedicated to the public on CSM)

Lot 1
CSM 15771

Lot 2
CSM 15771

Proposed Lot 1

133031 Sq.Ft. - 3.05 Ac. Total
129768 Sq.Ft. - 2.98 Ac. to R.W.

Proposed Lot 2

2008537 Sq.Ft. - 46.11 Ac. Total
1978923 Sq.Ft. - 45.43 Ac. to R.W.

SECTION 31

NW-NE



8/18/2025

Daniel Marks

RIVER VALLEY LAND SURVEYING

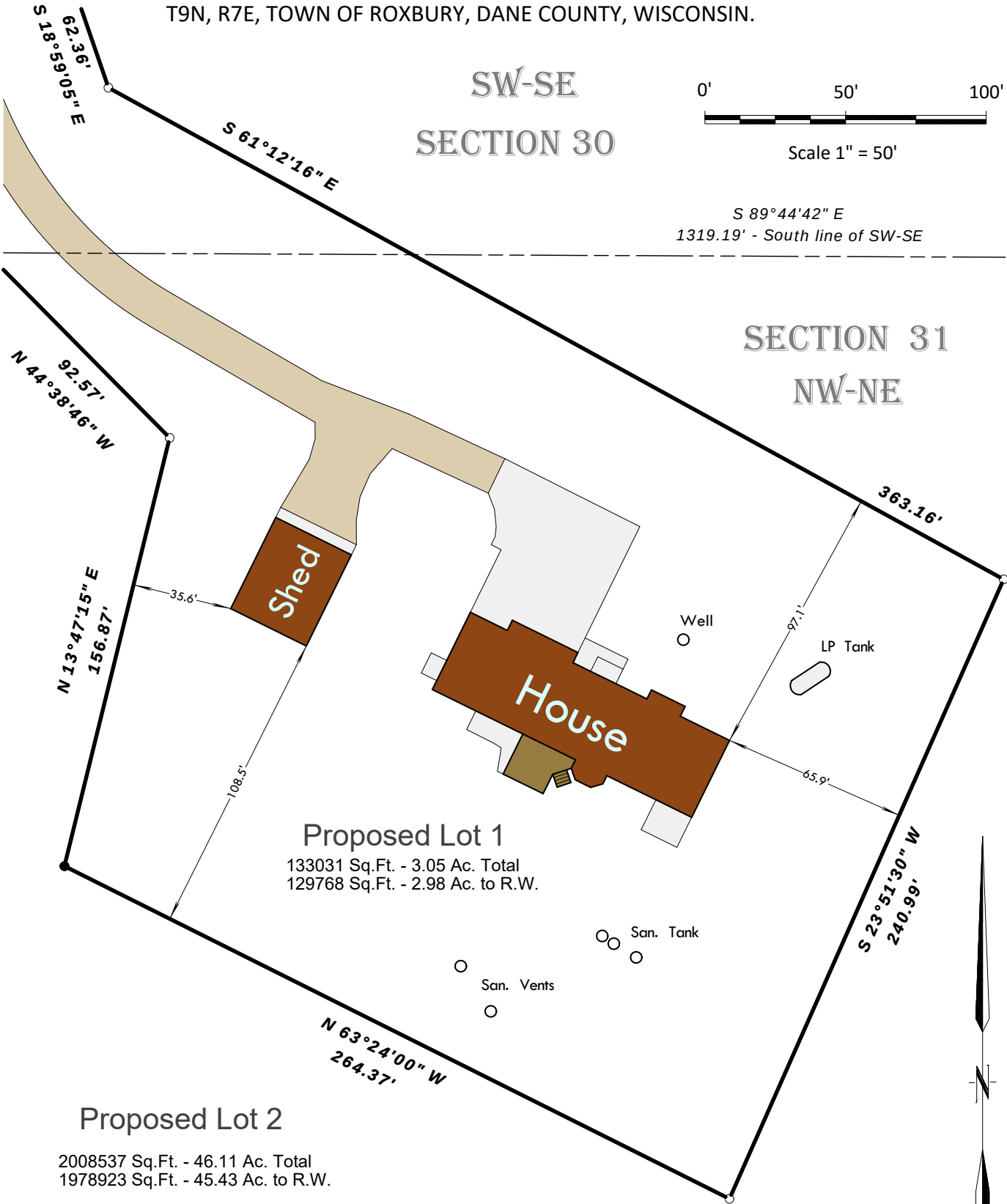
721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391

Sheet 2 of 5



PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



Legend

- Denotes PLSS Monument found.
- Denotes 3/4" x 24" solid round iron rod weighing 1.50 lbs. per lineal foot set.
- Denotes 3/4" solid round iron rod found.
- Denotes 1 1/4" solid round iron rod found.
- Denotes 1" inside diameter iron pipe found.



8/18/2025

Daniel Marks

Sheet 3 of 5

RIVER VALLEY LAND SURVEYING

721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391



PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERITIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

Notes

- 1.) Bearings are grid based on the Dane County coordinate system designed by the Wisconsin Department of Transportation NAD 83 (2011). The west line of the NW1/4 of the NE1/4 of Section 31 bears N 00°49'41" E.
- 2.) Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
- 3.) Recorded bearings and distances are shown in parentheses.

Curve Data

#	Radius	Delta	Length	Chord	Chord Bearing	Tan In	Tan Out
1-2	253.35'	34°56'32"	154.50'	152.12'	N 44°10'05" E	N 26°41'51" E	N 61°38'22" E
1-3	253.35'	24°50'55"	109.87'	109.02'	N 39°07'17" E	N 26°41'51" E	N 51°32'45" E
2-3	253.35'	10°05'37"	44.63'	44.57'	N 56°35'34" E	N 51°32'45" E	N 61°38'22" E
4-7	511.46'	42°24'29"	378.57'	369.98'	N 07°33'53.5" W	N 28°46'08" W	N 13°38'21" E
2-4	511.46'	03°09'17"	28.16'	28.16'	N 12°03'42.5" E	N 10°29'04" E	N 13°38'21" E
2-5	511.46'	13°14'34"	118.21'	117.95'	N 03°51'47" E	N 02°45'30" W	N 10°29'04" E
5-6	511.46'	11°32'58"	103.10'	102.93'	N 08°31'59" W	N 14°18'28" W	N 02°45'30" W
6-7	511.46'	14°27'40"	129.09'	128.75'	N 21°32'18" W	N 28°46'08" W	N 14°18'28" W
8-9	679.78'	10°12'59"	121.20'	121.05'	N 18°44'50" E	N 13°38'21" E	N 23°51'20" E
10-11	299.30'	43°33'44"	227.56'	222.12'	N 50°33'00" W	N 72°19'52" W	N 28°46'08" W
12-13	266.30'	41°18'56"	192.03'	187.89'	N 49°25'36" W	N 70°05'04" W	N 28°46'08" W
14-15	332.30'	45°20'34"	262.98'	256.17'	N 51°26'25" W	N 74°06'42" W	N 28°46'08" W
16-17	478.46'	42°24'29"	354.14'	346.11'	N 07°33'53.5" W	N 28°46'08" W	N 13°38'21" E
18-3	544.46'	35°59'58"	342.09'	336.49'	N 10°46'18" W	N 07°13'41" E	N 28°46'08" W
18-19	544.46'	11°09'30"	106.03'	105.87'	N 23°11'23" W	N 28°46'08" W	N 17°36'38" W
19-20	544.46'	10°01'12"	95.22'	95.09'	N 12°36'02" W	N 17°36'38" W	N 07°35'26" W
20-3	544.46'	14°49'16"	140.84'	140.45'	N 00°10'48" W	N 07°35'26" W	N 07°13'50" E
21-22	646.78'	11°30'32"	129.92'	129.70'	N 19°23'37" E	N 13°38'21" E	N 25°08'53" E

Description of Proposed Lot 1 to be Rezoned

A parcel of land located in the SW1/4 of the SE1/4 of Section 30 and the NW1/4 of the NE1/4 of Section 31 including a portion of Lot 1 of Dane County Certified Survey Map No. 8745, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:
Commencing at a 3/4" solid round iron rod at the southwest corner of the SW1/4 of the SE1/4 of said Section 30, thence S89°44'42"E along the south line of said SW1/4 of the SE1/4, 734.83 ft. to the point of beginning; thence N44°38'46"W, 63.44 ft. to a 3/4" solid round iron rod; thence N01°13'35"E, 403.88 ft. to a 3/4" solid round iron rod; thence N17°01'43"E, 129.21 ft. to a 3/4" solid round iron rod; thence N18°31'59"E, 116.97 ft. to a 3/4" solid round iron rod; thence N31°21'01"E, 225.59 ft. to the centerline of Dunlop Hollow Road in a curve to the left having a radius of 511.46 ft. and a central angle of 11°32'58"; thence southeasterly along said centerline and the arc of said curve, 103.10 ft., said curve having a long chord bearing S08°31'59"E, 102.93 ft.; thence S31°21'01"W, 139.19 ft. to a 3/4" solid round iron rod; thence S18°31'59"W, 108.69 ft. to a 3/4" solid round iron rod; thence S17°01'43"W, 119.19 ft. to a 3/4" solid round iron rod; thence S01°13'35"W, 320.73 ft. to a 3/4" solid round iron rod; thence S18°59'05"E, 62.36 ft. to a 3/4" solid round iron rod; thence S61°12'16"E, 363.16 ft. to a 3/4" solid round iron rod; thence S23°51'30"W, 240.99 ft. to a 3/4" solid round iron rod; thence N63°24'00"W, 264.37 ft. to a 3/4" solid round iron rod; thence N13°47'15"E, 156.87 ft. to a 3/4" solid round iron rod; thence N44°38'46"W, 92.57 ft. to the point of beginning.

Surveyor's Certificate

I, Daniel Marks, Professional Land Surveyor, do hereby certify: that I have surveyed and mapped the property shown on this plat of survey under the direction of Tom Brisky and that such map is a correct representation of all the exterior boundaries of the land surveyed and is accurate and correct to the best of my knowledge and belief. This survey was made in compliance with Chapter AE-7 per AE-7.05(8) and is made for the exclusive use of the present owners of the property and those who purchase, mortgage or guarantee the title thereto within one year from the date here on. As to them I warrant the accuracy of said survey and map.



Dated this 18th day of August 2025

Daniel Marks
Daniel Marks
Professional Land Surveyor S-3024
Field work completed 8/7/2025



PRELIMINARY CERTIFIED SURVEY MAP

LOCATED IN THE SW1/4 OF THE SE1/4 OF SECTION 30 AND THE NW1/4 OF THE NE1/4 OF SECTION 31, INCLUDING ALL OF LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 8745, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.

Description of Proposed Lot 2 to be Rezoned to FP-35

A parcel of land located in the SW1/4 of the SE1/4 of Section 30 and the NW1/4 of the NE1/4 of Section 31 including a portion of Lot 1 of Dane County Certified Survey Map No. 8745, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:
Beginning at a 3/4" solid round iron rod at the southwest corner of the SW1/4 of the SE1/4 of said Section 30 and the southwest corner of Lot 2 of Dane County Certified Survey Map No. 15771; thence S79°40'12"E along the south line of said Lot 2, 484.51 ft. recorded as (N80°03'53"W and N79°39'50"W, 484.66 ft.) to a 3/4" solid round iron rod at the southeast corner of said Lot 2; thence N15°32'38"E along the east line of said Lot 2, 432.47 ft. (recorded as S15°07'27"W and S15°31'30"W, 432.65 ft.) to a 3/4" solid round iron rod; thence N17°13'26"E along the east line of said Lot 2, 339.21 ft. to a 3/4" solid round iron rod; thence N20°27'58"E (recorded as S20°28'29"W and S20°04'26"W) along the east line of said Lot 2, 116.85 ft. to a 3/4" solid round iron rod; thence N26°41'51"E (recorded as S26°17'48"W) along the east line of said Lot 2, 132.17 ft. to a 3/4" solid round iron rod at the point of curvature of a curve to the right having a radius of 253.35 ft. and a central angle of 34°56'32"; thence northeasterly along the east line of said Lot 2 and the arc of said curve, 154.50 ft. to a 3/4" solid round iron rod located in a curve to the left and in the centerline of Dunlop Hollow Road, said curve having a long chord bearing N44°10'05"E, 152.12 ft.; thence from said point of curvature of a curve to the left having a radius of 511.46 ft. and a central angle of 13°14'34"; thence southerly along said centerline and the arc of said curve, 118.21 ft., said curve having a long chord bearing S03°51'47"W, 117.95 ft.; thence S31°21'01"W, 225.59 ft. to a 3/4" solid round iron rod; thence S18°31'59"W, 116.97 ft. to a 3/4" solid round iron rod; thence S17°01'43"W, 129.21 ft. to a 3/4" solid round iron rod; thence S01°13'35"W, 403.88 ft. to a 3/4" solid round iron rod; thence S44°38'46"E, 156.01 ft. to a 3/4" solid round iron rod; thence S13°47'15"W, 156.87 ft. to a 3/4" solid round iron rod; thence S63°24'00"E, 264.37 ft. to a 3/4" solid round iron rod; thence N23°51'30"E, 240.99 ft. to a 3/4" solid round iron rod; thence N61°12'16"W, 363.16 ft. to a 3/4" solid round iron rod; thence N18°59'05"W, 62.36 ft. to a 3/4" solid round iron rod; thence N01°13'35"E, 320.73 ft. to a 3/4" solid round iron rod; thence N17°01'43"E, 119.19 ft. to a 3/4" solid round iron rod; thence N18°31'59"E, 108.69 ft. to a 3/4" solid round iron rod; thence N31°21'01"E, 139.19 ft. to the centerline of Dunlop Hollow Road in a curve to the left having a radius of 511.46 ft. and a central angle of 14°27'40"; thence southeasterly along said centerline and the arc of said curve, 129.09 ft. to the point of tangency thereof, said curve having a long chord bearing S21°32'18"E, 128.75 ft.; thence S28°46'08"E along said centerline, 403.98 ft. to a 3/4" solid round iron rod at the point of tangency of a curve to the left having a radius of 299.30 ft. and a central angle of 43°33'44"; thence southeasterly along said centerline and the arc of said curve, 227.56 ft. to the end of said curve on the east line of the SW1/4 of the SE1/4 of said Section 30, said curve having a long chord bearing S50°33'00"E, 222.12 ft.; thence S00°12'42"W along the east line of said SW1/4 of the SE1/4, 161.85 ft. to a 1" inside diameter iron pipe at the northeast corner of the NW1/4 of the NE1/4 of said Section 31; thence S00°40'15"W along the east line of said NW1/4 of the NE1/4, 1,323.41 ft. to a 3/4" solid round iron rod at the southeast corner of said NW1/4 of the NE1/4; thence N89°55'41"W along the south line of said NW1/4 of the NE1/4, 1,322.88 ft. to a 3/4" solid round iron rod at the southwest corner of said NW1/4 of the NE1/4; thence N00°49'41"E along the west line of said NW1/4 of the NE1/4, 1,327.66 ft. to the point of beginning.

Description of Proposed Lot 3 to be Rezoned to FP-1

A parcel of land located in the SW1/4 of the SE1/4 of Section 30, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:
Commencing at a 3/4" solid round iron rod at the southwest corner of the SW1/4 of the SE1/4 of said Section 30 and the southwest corner of Lot 1 of Dane County Certified Survey Map No. 15771; thence N00°17'16"E along the west line of the SW1/4 of the SE1/4 of said Section 30 and the west line of said Lot 1, 1320.10 ft. (recorded as 1320.14 ft.) to the northwest corner of said SW1/4 of the SE1/4 and the northwest corner of said Lot 1; thence S89°48'23"E along the north line of said SW1/4 of the SE1/4 and the north line of said Lot 1, 982.07 ft. (recorded as S89°48'41"E, 982.15 ft.) to a 3/4" solid round iron rod in the centerline of Dunlop Hollow Road at the northeast corner of said Lot 1 and at the point of beginning; thence S89°53'14"E along the north line of said SW1/4 of the SE1/4, 335.37 ft. to a 1" inside diameter iron pipe at the northeast corner of said SW1/4 of the SE1/4; thence S00°12'42"W along the east line of said SW1/4 of the SE1/4, 1,160.13 ft. to the centerline of Dunlop Hollow Road in a curve to the right having a radius of 299.30 ft. and a central angle of 43°33'44"; thence northwesterly along said centerline and the arc of said curve, 227.56 ft. to a 3/4" solid round iron rod at the point of tangency thereof, said curve having a long chord bearing N50°33'00"W, 222.12 ft.; thence N28°46'08"W along said centerline, 403.98 ft. to a 3/4" solid round iron rod at the point of curvature of a curve to the right having a radius of 511.46 ft. and a central angle of 42°24'29"; thence northerly along said centerline and the arc of said curve, 378.57 ft. to the point of tangency thereof on the east line of Lot 1 of Dane County Certified Survey Map No. 15771, said curve having a long chord bearing N07°33'53.5"W, 369.98 ft.; thence N13°38'21"E (recorded as S13°14'18"W) along said centerline and the east line of said Lot 1, 189.50 ft. to the point of tangency of a curve to the right having a radius of 679.78 ft. and a central angle of 10°12'59"; thence northeasterly along said centerline, the east line of said Lot 1 and the arc of said curve, 121.20 ft. to the point of beginning, said curve having a long chord bearing N18°44'50"E, 121.05 ft.



8/18/2025

Daniel Marks

Sheet 5 of 5



RIVER VALLEY LAND SURVEYING

721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391

RR-2 and FP-35 to RR-2 (Proposed Lot 1)

A parcel of land located in the SW1/4 of the SE1/4 of Section 30 and the NW1/4 of the NE1/4 of Section 31 including a portion of Lot 1 of Dane County Certified Survey Map No. 8745, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:

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FP-35 and RR-2 to FP-35 (Proposed Lot 2)

A parcel of land located in the SW1/4 of the SE1/4 of Section 30 and the NW1/4 of the NE1/4 of Section 31 including a portion of Lot 1 of Dane County Certified Survey Map No. 8745, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:

Beginning at a 3/4" solid round iron rod at the southwest corner of the SW1/4 of the SE1/4 of said Section 30 and the southwest corner of Lot 2 of Dane County Certified Survey Map No. 15771; thence S79°40'12"E along the south line of said Lot 2, 484.51 ft. recorded as (N80°03'53"W and N79°39'50"W, 484.66 ft.) to a 3/4" solid round iron rod at the southeast corner of said Lot 2; thence N15°32'38"E along the east line of said Lot 2, 432.47 ft. (recorded as S15°07'27"W and S15°31'30"W, 432.65 ft.) to a 3/4" solid round iron rod; thence N17°13'26"E along the east line of said Lot 2, 339.21 ft. to a 3/4" solid round iron rod; thence N20°27'58"E (recorded as S20°28'29"W and S20°04'26"W) along the east line of said Lot 2, 116.85 ft. to a 3/4" solid round iron rod; thence N26°41'51"E (recorded as S26°17'48"W) along the east line of said Lot 2, 132.17 ft. to a 3/4" solid round iron rod at the point of curvature of a curve to the right having a radius of 253.35 ft. and a central angle of 34°56'32"; thence northeasterly along the east line of said Lot 2 and the arc of said curve, 154.50 ft. to a 3/4" solid round iron rod located in a curve to the left and in the centerline of Dunlop Hollow Road, said curve having a long chord bearing N44°10'05"E, 152.12 ft.; thence from said point of curvature of a curve to the left having a radius of 511.46 ft. and a central angle of 13°14'34"; thence southerly along said centerline and the arc of said curve, 118.21 ft., said curve having a long chord bearing S03°51'47"W, 117.95 ft.; thence S31°21'01"W, 225.59 ft. to a 3/4" solid round iron rod; thence S18°31'59"W, 116.97 ft. to a 3/4" solid round iron rod; thence S17°01'43"W, 129.21 ft. to a 3/4" solid round iron rod; thence S01°13'35"W, 403.88 ft. to a 3/4" solid round iron rod; thence S44°38'46"E, 156.01 ft. to a 3/4" solid round iron rod; thence S13°47'15"W, 156.87 ft. to a 3/4" solid round iron rod; thence S63°24'00"E, 264.37 ft. to a 3/4" solid round iron rod; thence N23°51'30"E, 240.99 ft. to a 3/4" solid round iron rod; thence N61°12'16"W, 363.16 ft. to a 3/4" solid round iron rod; thence N18°59'05"W, 62.36 ft. to a 3/4" solid round iron rod; thence N01°13'35"E, 320.73 ft. to a 3/4" solid round iron rod; thence N17°01'43"E, 119.19 ft. to a 3/4" solid round iron rod;

thence N18°31'59"E, 108.69 ft. to a 3/4" solid round iron rod; thence N31°21'01"E, 139.19 ft. to the centerline of Dunlop Hollow Road in a curve to the left having a radius of 511.46 ft. and a central angle of 14°27'40"; thence southeasterly along said centerline and the arc of said curve, 129.09 ft. to the point of tangency thereof, said curve having a long chord bearing S21°32'18"E, 128.75 ft.; thence S28°46'08"E along said centerline, 403.98 ft. to a 3/4" solid round iron rod at the point of tangency of a curve to the left having a radius of 299.30 ft. and a central angle of 43°33'44"; thence southeasterly along said centerline and the arc of said curve, 227.56 ft. to the end of said curve on the east line of the SW1/4 of the SE1/4 of said Section 30, said curve having a long chord bearing S50°33'00"E, 222.12 ft.; thence S00°12'42"W along the east line of said SW1/4 of the SE1/4, 161.85 ft. to a 1" inside diameter iron pipe at the northeast corner of the NW1/4 of the NE1/4 of said Section 31; thence S00°40'15"W along the east line of said NW1/4 of the NE1/4, 1,323.41 ft. to a 3/4" solid round iron rod at the southeast corner of said NW1/4 of the NE1/4; thence N89°55'41"W along the south line of said NW1/4 of the NE1/4, 1,322.88 ft. to a 3/4" solid round iron rod at the southwest corner of said NW1/4 of the NE1/4; thence N00°49'41"E along the west line of said NW1/4 of the NE1/4, 1,327.66 ft. to the point of beginning.

FP-35 to FP-1 (Proposed Lot 3)

A parcel of land located in the SW1/4 of the SE1/4 of Section 30, T9N, R7E, Town of Roxbury, Dane County, Wisconsin more particularly described as follows:

Commencing at a 3/4" solid round iron rod at the southwest corner of the SW1/4 of the SE1/4 of said Section 30 and the southwest corner of Lot 1 of Dane County Certified Survey Map No. 15771; thence N00°17'16"E along the west line of the SW1/4 of the SE1/4 of said Section 30 and the west line of said Lot 1, 1320.10 ft. (recorded as 1320.14 ft.) to the northwest corner of said SW1/4 of the SE1/4 and the northwest corner of said Lot 1; thence S89°48'23"E along the north line of said SW1/4 of the SE1/4 and the north line of said Lot 1, 982.07 ft. (recorded as S89°48'41"E, 982.15 ft.) to a 3/4" solid round iron rod in the centerline of Dunlop Hollow Road at the northeast corner of said Lot 1 and at the point of beginning; thence S89°53'14"E along the north line of said SW1/4 of the SE1/4, 335.37 ft. to a 1" inside diameter iron pipe at the northeast corner of said SW1/4 of the SE1/4; thence S00°12'42"W along the east line of said SW1/4 of the SE1/4, 1,160.13 ft. to the centerline of Dunlop Hollow Road in a curve to the right having a radius of 299.30 ft. and a central angle of 43°33'44"; thence northwesterly along said centerline and the arc of said curve, 227.56 ft. to a 3/4" solid round iron rod at the point of tangency thereof, said curve having a long chord bearing N50°33'00"W, 222.12 ft.; thence N28°46'08"W along said centerline, 403.98 ft. to a 3/4" solid round iron rod at the point of curvature of a curve to the right having a radius of 511.46 ft. and a central angle of 42°24'29"; thence northerly along said centerline and the arc of said curve, 378.57 ft. to the point of tangency thereof on the east line of Lot 1 of Dane County Certified Survey Map No. 15771, said curve having a long chord bearing N07°33'53.5"W, 369.98 ft.; thence N13°38'21"E (recorded as S13°14'18"W) along said centerline and the east line of said Lot 1, 189.50 ft. to the point of tangency of a curve to the right having a radius of 679.78 ft. and a central angle of 10°12'59"; thence northeasterly along said centerline, the east line of said Lot 1 and the arc of said curve, 121.20 ft. to the point of beginning, said curve having a long chord bearing N18°44'50"E, 121.05 ft.