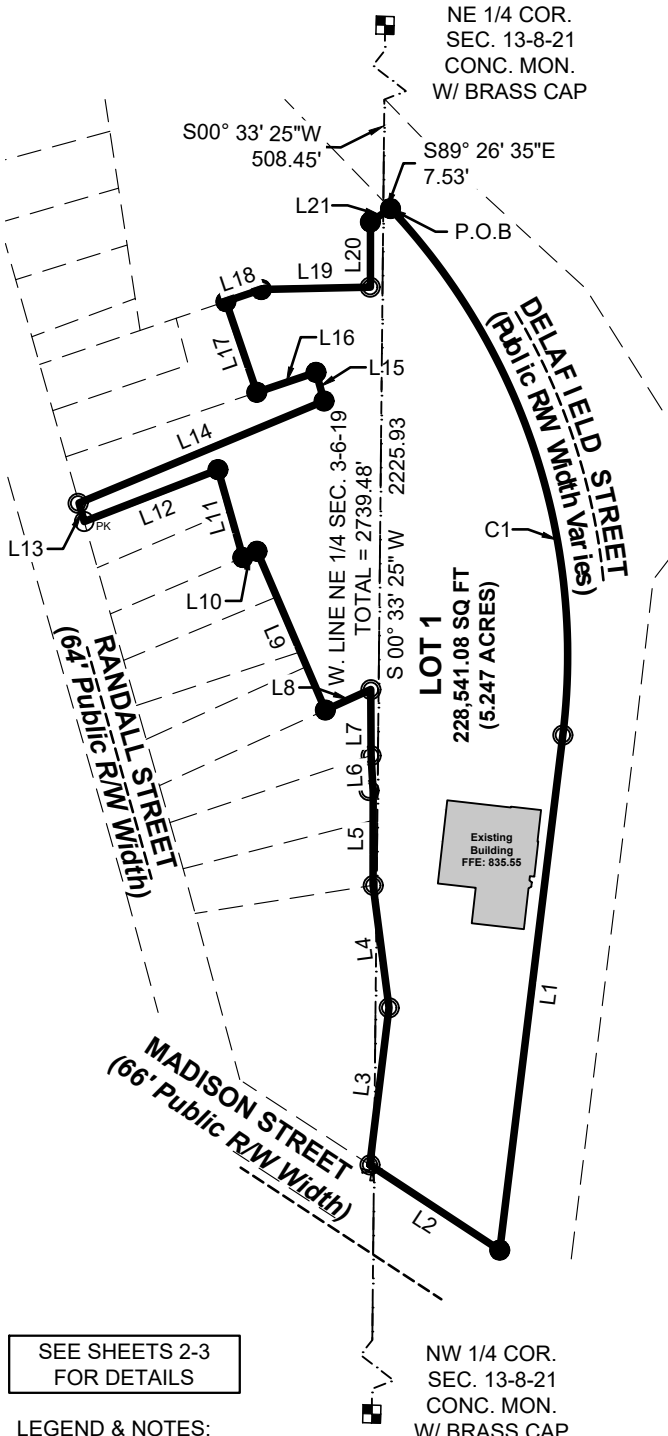


CERTIFIED SURVEY MAP NO. _____

Lot 1 of Certified Survey Map 11250, all that part of Spring Brook Lot, in the Northwest Addition to the City of Waukesha, in the Northwest 1/4 of the Northeast 1/4 and Unplatted Lands in the Northeast 1/4 of the Northwest 1/4 all in Section 3, Township 6 North, Range 19 East, City of Waukesha, Waukesha County, State of Wisconsin.

ADDRESSES: 130, 200 and 318 Delafield Street, Randall Street
 TAX KEY NUMBER: WAKC1305459, WAKC1305460, WAKC1305461, WAKC1306990



Curve Table				
Curve #	Length	Radius	Chord Direction	Chord Length
C1	596.00	680.28	S18° 07' 08"E	577.12

Parcel Line Table		
Line #	Length	Direction
L1	540.51	S6°58'47"W
L2	161.99	N56°43'23"W
L3	164.90	N6°58'47"E
L4	128.57	N7°26'06"W
L5	97.03	N0°04'43"E
L6	38.21	N3°15'10"W
L7	68.81	N0°17'02"W
L8	51.89	S65°32'28"W
L9	179.98	N23°16'03"W
L10	16.11	S66°54'43"W
L11	95.00	N15°50'17"W

Parcel Line Table		
Line #	Length	Direction
L12	149.45	S68°48'50"W
L13	20.10	N15°51'03"W
L14	276.59	N67°24'38"E
L15	31.00	N15°50'17"W
L16	65.00	S71°20'41"W
L17	100.00	N18°50'29"W
L18	38.96	N71°18'40"E
L19	113.65	N88°46'46"E
L20	68.00	N0°02'20"E
L21	25.10	N56°25'47"E



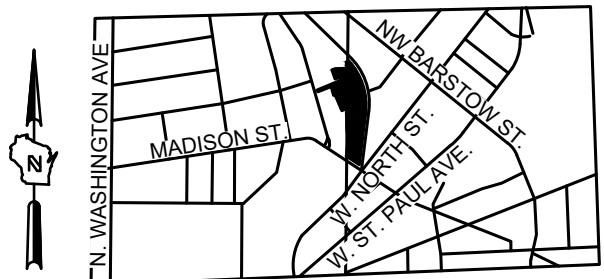
SEE SHEETS 2-3
 FOR DETAILS

LEGEND & NOTES:

- INDICATES FOUND IRON PIPE
- INDICATES SET REBAR
- INDICATES SET CHISELED CROSS.

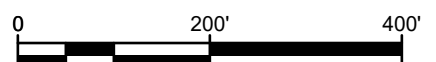
COORDINATES & BEARINGS REFERENCED THE WISCONSIN STATE PLANE COORDINATE SYSTEM WITH THE WEST LINE OF THE NE 1/4 OF SEC. 3-6-19, ASSUMED TO BEAR S00°33'25"W, AS PUBLISHED BY SEWRPC, NAD 1983(2011 adj).

VICINITY MAP:



NW & NE 1/4
 SEC 3 - 6 - 19
 SCALE: 1" = 2000'

GRAPHIC SCALE



www.thesigmagroup.com
 1300 West Canal Street
 Milwaukee, WI 53233
 Phone: 414-643-4200
 Fax: 414-643-4210

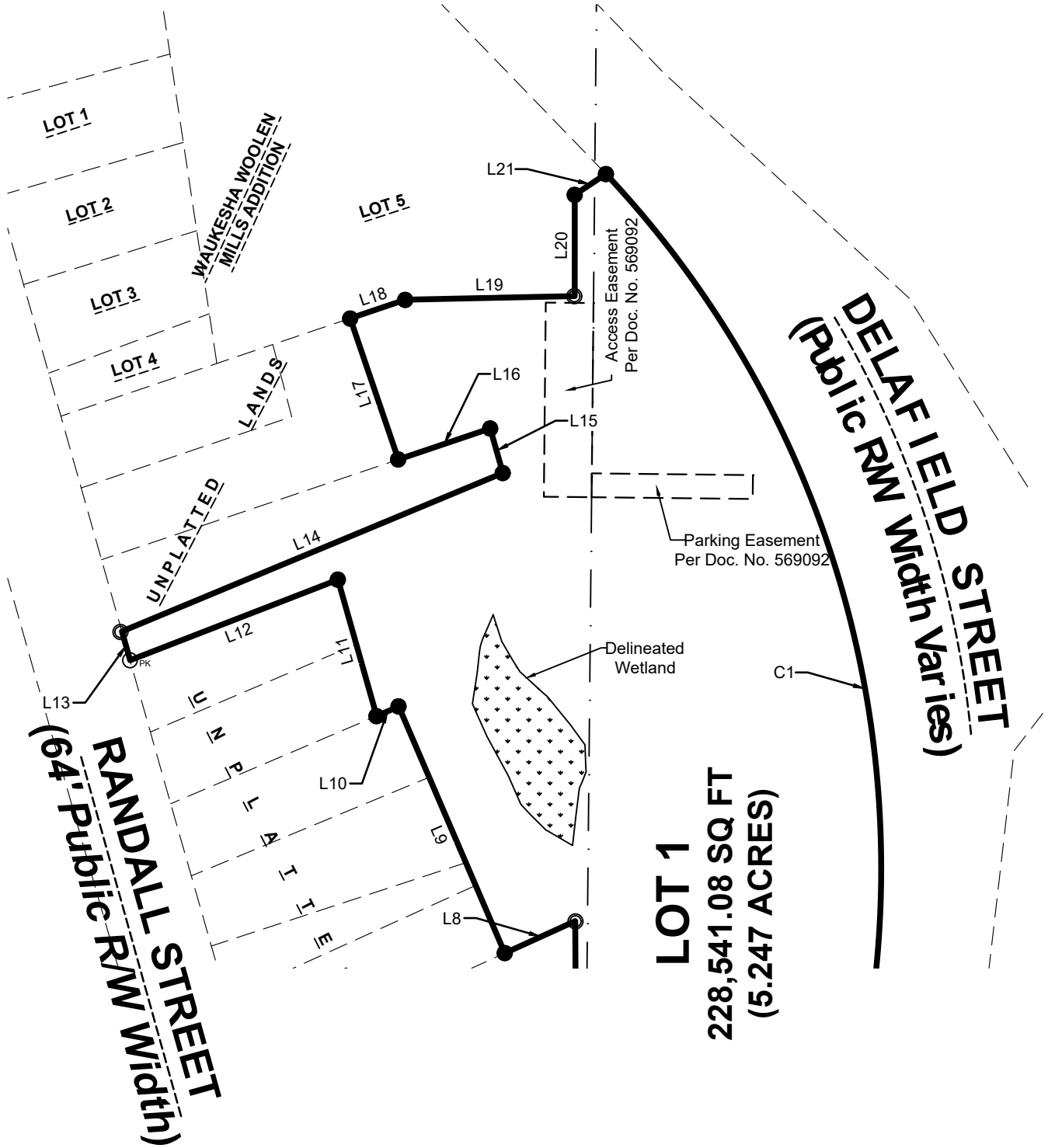
OWNER
 City of Waukesha
 201 Delafield Street
 Waukesha, WI 53188

CERTIFIED SURVEY MAP NO. _____

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DETAIL MAP

(Easements and Properties)



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GRAPHIC SCALE

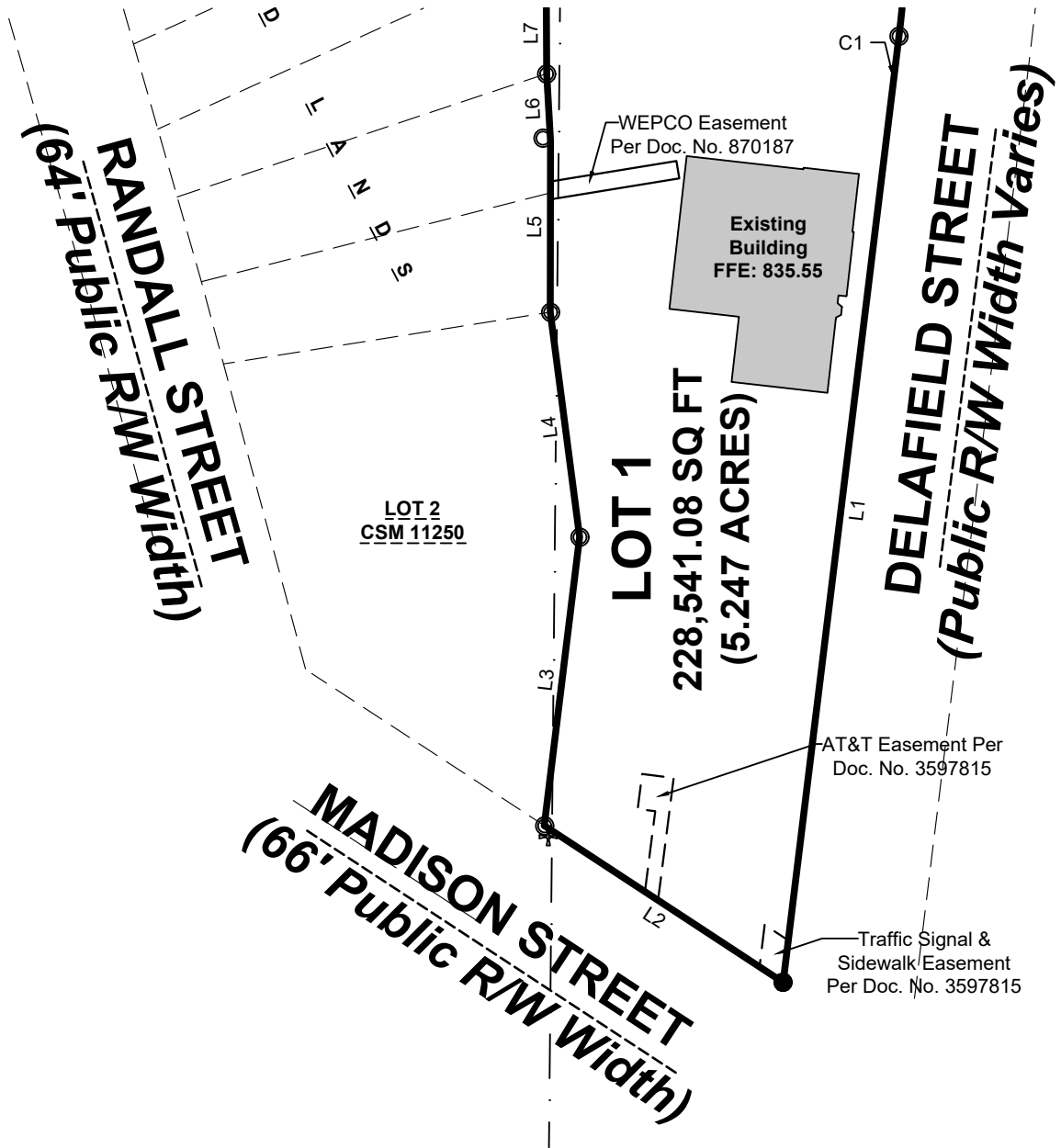


CERTIFIED SURVEY MAP NO. _____

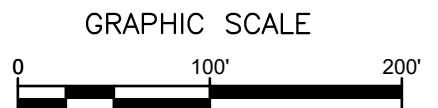
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DETAIL MAP

(Easements and Properties)



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CERTIFIED SURVEY MAP NO. _____

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SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
SS
MILWAUKEE COUNTY)

I, Kevin A. Slottko, Professional Land Surveyor, hereby certify that I have surveyed, divided and mapped Lot 1 of Certified Survey Map 11250, all that part of Spring Brook Lot, in the Northwest Addition to the City of Waukesha, in the Northwest 1/4 of the Northeast 1/4 and Unplatted Lands in the Northeast 1/4 of the Northwest 1/4 all in Section 3, Township 6 North, Range 19 East, City of Waukesha, Waukesha County, State of Wisconsin, bounded and described as follows:

Commencing at the Northwest corner of the Northeast 1/4 of said Section 3; thence South 00°33'25" West along the west line of said Northeast 1/4 Section, 508.45 feet; thence South 89°26'35" East, 7.53 feet to the southerly right-of-way line of Delafield Street and the point of beginning; thence 596.00 feet along said right of way and the arc of a curve whose radius lies 680.28 feet to the southwest and whose chord bears South 18°07'08" East, 577.12 feet; thence South 06°58'47" West along said right-of-way line, 540.51 feet to the north right-of-way line of Madison Street; thence North 56°43'23" West along said north right-of-way line, 161.99 feet to the southeast corner of Lot 2 of Certified Survey Map 11250; thence North 06°58'47" East along the east line of said Lot 2, 164.90 feet; thence North 07°26'06" West along the east line of said Lot 2, 128.57 feet to the northeast corner of said Lot 2; thence North 00°04'43" East, 97.03 feet; thence North 03°15'10" West, 38.21 feet; thence North 00°17'02" West, 68.81 feet; thence South 65°32'28" West, 51.89 feet; thence North 23°16'03" West, 179.98 feet; thence South 66°54'43" West, 16.11 feet; thence North 15°50'17" West, 95.00 feet; thence South 68°48'50" West, 149.45 feet to the right-of-way line of Randall Street; thence North 15°51'03" West along said right-of-way line, 20.10 feet; thence North 67°24'38" East, 276.59 feet; thence North 15°50'17" West, 31.00 feet; thence South 71°20'41" West, 65.00 feet; thence North 18°50'29" West, 100.00 feet; thence North 71°18'40" East, 38.96 feet; thence North 88°46'46" East, 113.65 feet; thence North 00°02'20" East, 68.00 feet; thence North 56°25'47" East, 25.10 feet to the right-of-way line of Delafield Street and the point of beginning.

Said parcel contains 228,541.08 square feet or 5.24658 acres of land, more or less.

That I have made the survey, land division, and map by the direction THE CITY OF WAUKESHA, owners of said land.

That the map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with Chapter 236 of the Wisconsin Statutes and Chapter 23 of the City of Waukesha Code Book in surveying, dividing and mapping.



Kevin A. Slottko S-2503
DATE: April 11, 2024



www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

PROJECT NUMBER 22426

DRAFTED BY Kenneth M. Araya

DATE 04/11/2024

Sheet 4 of 5

