

RECEIVED

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ARC™
(262) 542-8200

CITY PLAN COMMISSION

FORM ARC-101

CERTIFIED SURVEY MAP NO.

Sheet 1 of 7

Being a revision of C.S.M. No. 2893 and being a part of the NE 1/4, NW1/4, SE 1/4, and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East and TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN

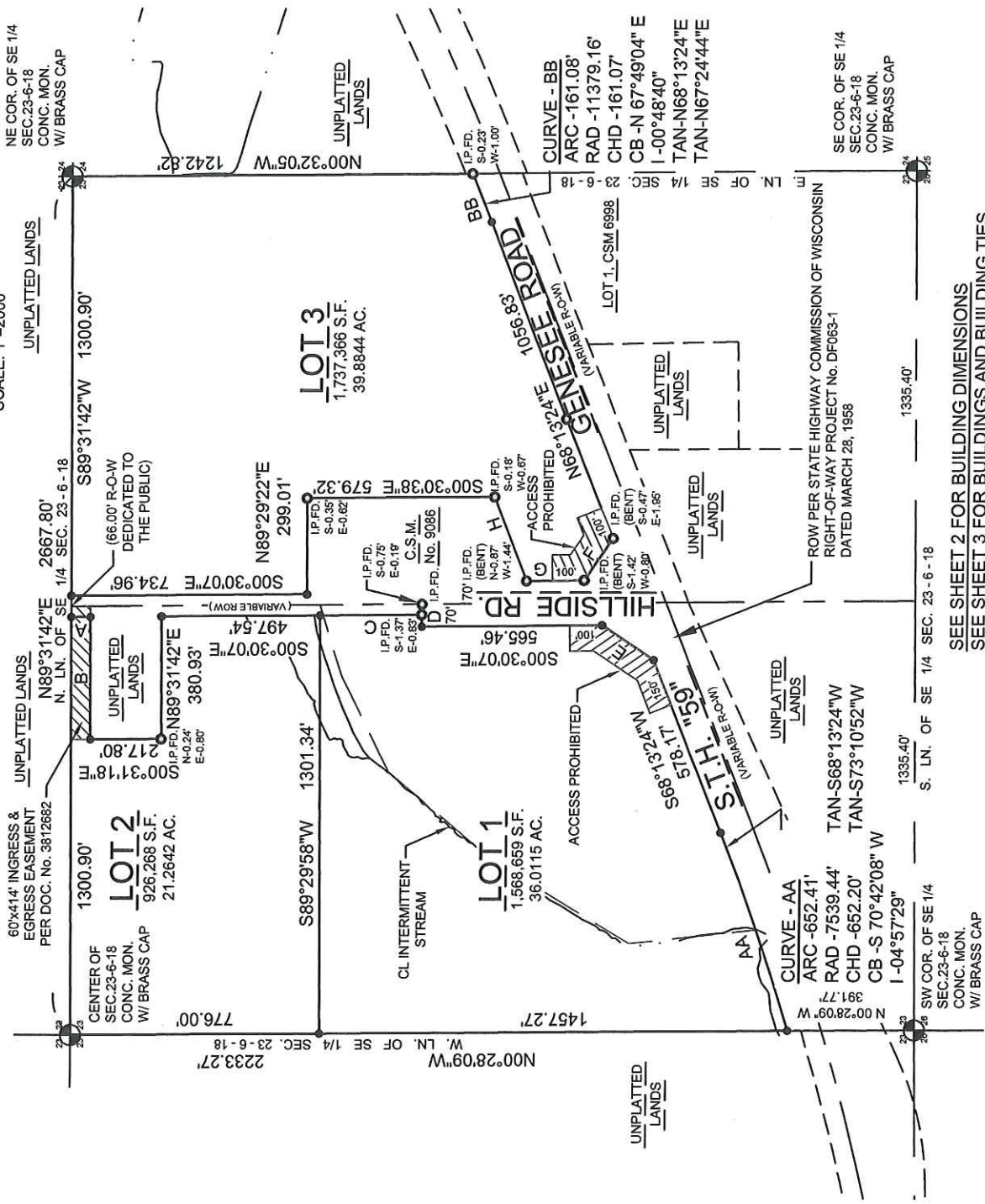
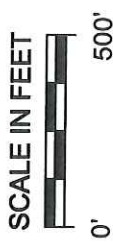
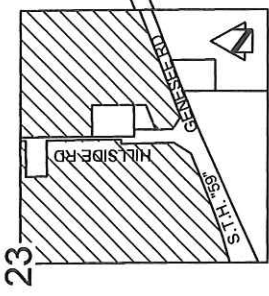
Property

LEGEND

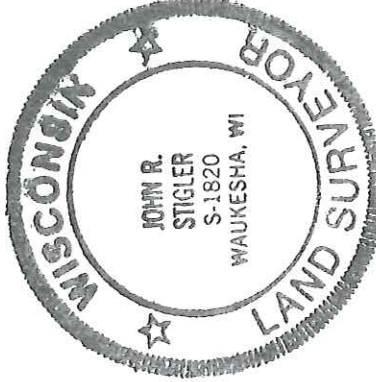
- - 1" IRON PIPE FOUND
- - IRON PIPE 18" x 1" DIA. PLACED 1.13 LBS. PER LIN. FT.
- ⊕ - SECTION CORNER MONUMENT

SURVEYOR:
JOHN R. STIGLER, RLS
JAHNKE & JAHNKE ASSOC., INC.
711 WEST MORELAND BLVD.
WAUKESHA, WI. 53188-2479
PHONE: (262) 542-5797

OWNER:
GENERAC POWER SYSTEMS, INC.
S45 W29290 STATE ROAD 59
WAUKESHA, WI 53187-9071



LINE	TABLE	BEARING	DISTANCE
A	S 00°30'07" E	60.00'	
B	S 89°31'42" W	381.00'	
C	S 00°30'07" E	312.46'	
D	S 89°29'54" W	37.00'	
E	S 33°51'39" W	193.09'	
F	S 56°08'21" E	157.63'	
G	S 00°30'07" E	180.71'	
H	S 68°07'42" W	281.45'	



REFERENCE BEARING: THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 23, TOWN 6 NORTH, RANGE 18 EAST WAS USED AS THE REFERENCE BEARING WHICH HAS A BEARING OF N 00°32'05" W BASED ON WISCONSIN STATE PLANE COORDINATE SYSTEM (SOUTH ZONE).

SEE SHEET 2 FOR BUILDING DIMENSIONS
SEE SHEET 3 FOR BUILDINGS AND BUILDING TIES

John R. Stigler

JOHN R. STIGLER - Wis. Reg. No. S - 1820
DATED this 27th day of March, 2017

P. S. GENESEE 1452

FILE NAME: S:\PROJECTS\57548\57548_2017CSM.dwg

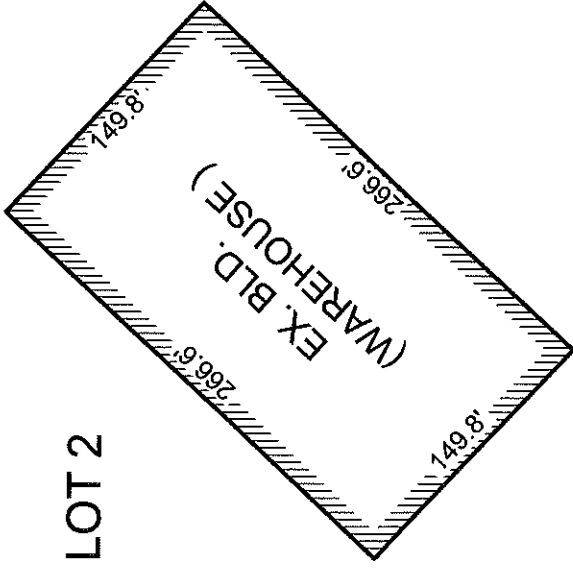
INSTRUMENT DRAFTED BY JOHN R. STIGLER

CERTIFIED SURVEY MAP NO.

Sheet 2 of 7

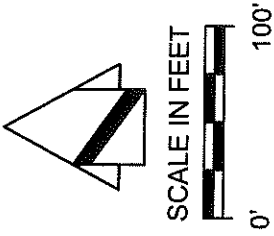
Being a revision of C.S.M. No. 2893 and being a part of the NE 1/4, NW1/4, SE 1/4, and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN
Building Detail

LOT 2

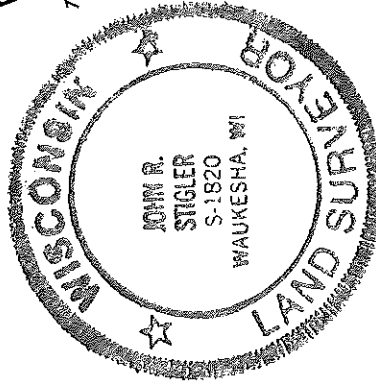
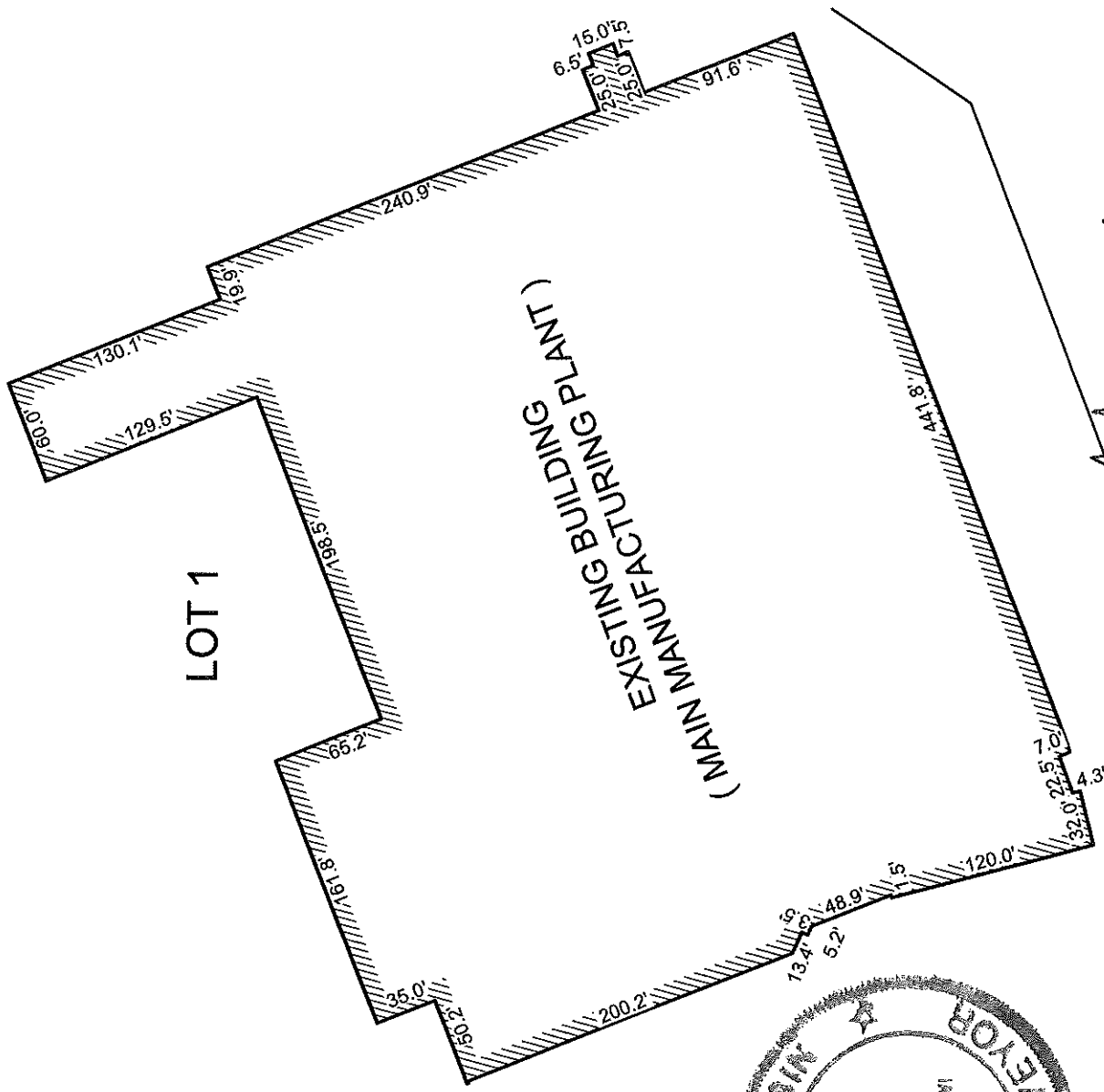


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S45 W29290 STATE ROAD 59
WAUKESHA, WI 53187-9071



LOT 1





John R. Stigler

JOHN R. STIGLER - Wis. Reg. No. S -1820
DATED this 27th day of March, 2017

CERTIFIED SURVEY MAP NO.

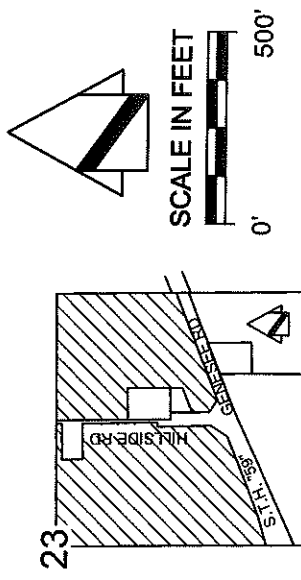
Being a redivision of C.S.M. No. 2893 and being a part of the NE 1/4, NW1/4, SE 1/4, and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN

LEGEND

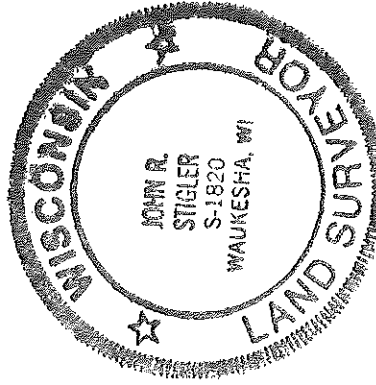
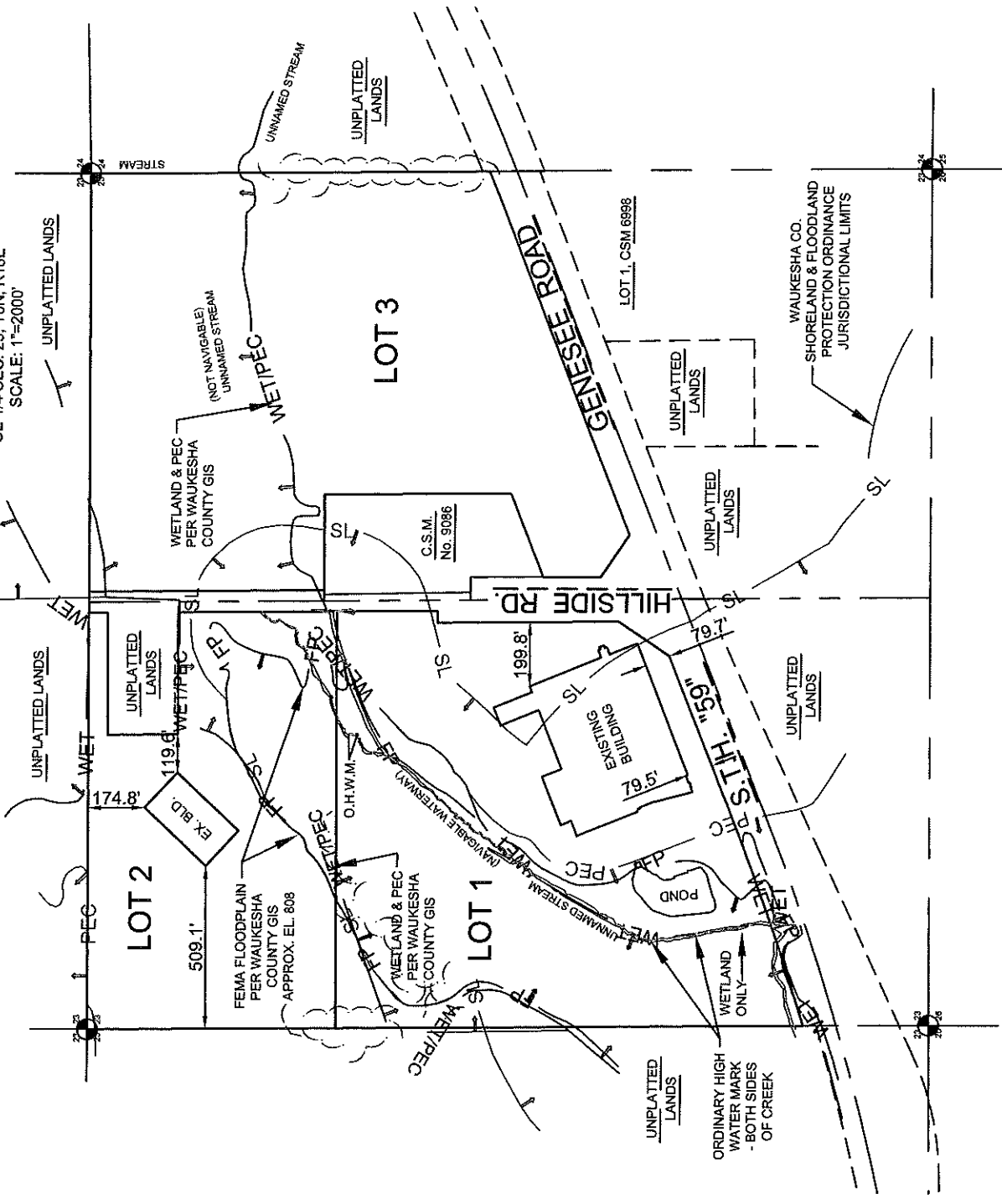
-  - SECTION CORNER MONUMENT
-  - PRIMARY ENVIRONMENTAL CORRIDOR

SURVEYOR:
 JOHN R. STIGLER, RLS
 JAHNIKE & JAHNIKE ASSOC., INC.
 711 WEST MORELAND BLVD.
 WAUKESHA, WI. 53188-2479
 PHONE: (262) 542-5797

OWNER:
 GENERAC POWER SYSTEMS, INC.
 S45 W29290 STATE ROAD 59
 WAUKESHA, WI 53187-9071



LOCATION MAP
 SE 1/4 SEC. 23, T6N, R18E
 SCALE: 1"=2000'



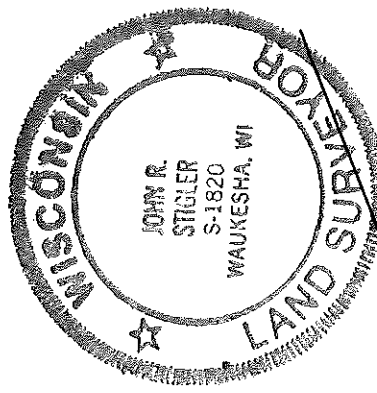
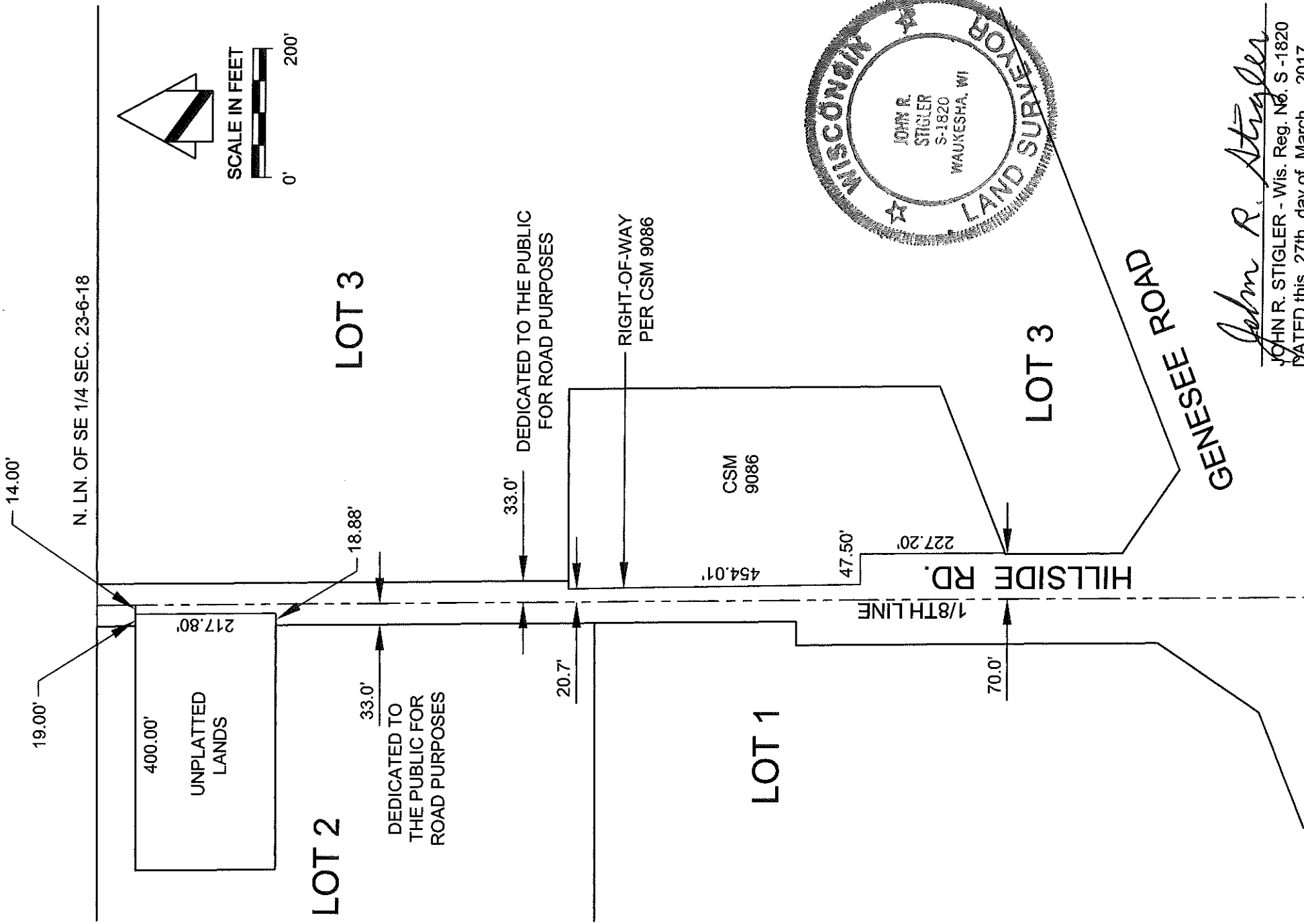
REFERENCE BEARING: THE EAST LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 23, TOWN 6 NORTH, RANGE 18 EAST WAS USED AS THE REFERENCE BEARING WHICH HAS A BEARING OF N 00°32'05" W BASED ON WISCONSIN STATE PLANE COORDINATE SYSTEM (SOUTH ZONE).

John R. Stigler
 JOHN R. STIGLER - Wis. Reg. No. S-1820
 DATED this 27th day of March, 2017

CERTIFIED SURVEY MAP NO.

Sheet 4 of 7

Being a redivision of C.S.M. No. 2893 and being a part of the NE 1/4, NW1/4, SE 1/4, and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN R-O-W Detail



John R. Stigler
 JOHN R. STIGLER - Wis. Reg. No. S-1820
 DATED this 27th day of March, 2017

CERTIFIED SURVEY MAP NO.

Sheet 5 of 7

Being a re-division of C.S.M. No. 2893 and being part of the NE 1/4, NW 1/4, SE 1/4,
and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East,
TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN.

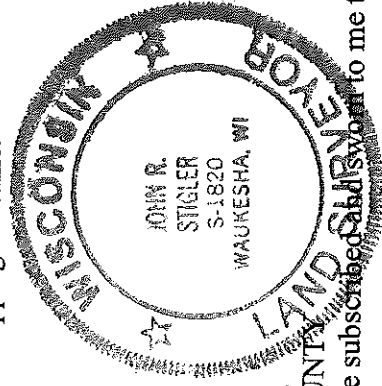
SURVEYOR'S CERTIFICATE:

I, John R. Stigler, professional land surveyor, being duly sworn on oath, hereby deposes and states that I have surveyed, divided and mapped the following land bounded and described as follows:

All that part of the Northeast Quarter (NE 1/4), Northwest Quarter (NW 1/4), Southeast Quarter (SE 1/4) and Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section 23, Town 6 North, Range 18 East and all of Certified Survey Map No. 2893, Town of Genesee, Waukesha County, Wisconsin bounded and described as follows: Beginning at the northeast corner of the Southeast Quarter (SE 1/4) of Section 23 being marked by a concrete monument with brass cap; thence South 89°31'42" West along the north line of said Southeast Quarter (SE 1/4) 1300.90 feet to the east right-of-way line of Hillside Road; thence South 00°30'07" East along said east right-of-way line 734.96 feet; thence North 89°29'22" East along the north line of Certified Survey Map No. 9086, 299.01 feet; thence South 00°30'38" East along the east line of said Certified Survey Map No. 9086, 579.32 feet; thence South 68°07'42" West along the south line of said Certified Survey Map No. 9086, 281.45 feet; thence South 00°30'07" East along the east right-of-way line of Hillside Road 180.71 feet and being the west line of Certified Survey Map No. 2893; thence South 56°08'21" East along said east right-of-way line and the west line of Certified Survey Map No. 2893, 157.63 feet to the north right-of-way line of (S.T.H. "59") Genesee Road; thence North 68°13'24" East along said north right-of-way line 1056.83 feet to a point of curvature; thence Northeasterly 161.08 feet along said northerly right-of-way line and the arc of a curve of radius 11379.16 feet, curve center lies to the north, chord bears North 67°49'04" East 161.07 feet to the east line of the Southeast Quarter (SE 1/4) of said Section 23; thence North 00°32'05" West along the east line of said Southeast Quarter (SE 1/4) 1242.82 feet to the place of beginning. Containing a net area of 1,737,366 square feet or 39.8844 acres of land. ALSO including the following described lands commencing at the northeast corner of the Southeast Quarter (SE 1/14) of Section 23, Town 6 North, Range 18 East, being marked by a concrete monument with brass cap; thence South 89°31'42" West along the north line of said Southeast Quarter (SE 1/4) 1366.90 feet to the west right-of-way line of Hillside Road and the place of beginning of the lands hereinafter described; thence South 00°30'07" East along said west right-of-way line 66.00 feet; thence South 89°31'42" West 381.00 feet; thence South 00°31'18" East 217.80 feet; thence North 89°31'42" East 380.93 feet to the west right-of-way line of Hillside Road; thence South 00°30'07" East along the west right-of-way line of Hillside Road 810.00 feet; thence South 89°29'54" West along said right-of-way line 37.00 feet; thence South 00°30'07" East along said right-of-way line 565.46 feet; thence South 33°51'39" West along said right-of-way line 193.09 feet; thence South 68°13'24" West along the northerly right-of-way line of (STH "59") Genesee Road; thence Westerly 652.41 feet along said north right-of-way line and the arc of a curve of radius 7539.41 feet, curve center lies to the north, chord bears South 70°42'08" West 652.20 feet to the west line of above said Southeast Quarter (SE 1/4); thence North 00°28'09" West along said west line 2233.27 feet to the northwest corner of said Southeast Quarter (SE 1/4) being marked by a concrete monument with brass cap; thence North 89°31'42" East along the north line of said Southeast Quarter (SE 1/4) 1300.90 feet to the place of beginning. Containing a net area of 2,494,928 square feet or 57.2757 acres of land.

DEDICATING road right-of-way of Hillside Road as shown on Sheet 4 of 7.

I further certify that I have made such survey, land division and map by the direction of the owners of said land; that such map is a correct representation of the exterior boundaries of the land surveyed and map thereof made; and that I have fully complied with the provisions of Chapter 236 of the Wisconsin State Statutes pertaining to Certified Survey Maps (Section 236.34) and the regulations of the Town of Genesee, Waukesha County and the City of Waukesha in surveying, dividing and mapping the same.



OF WISCONSIN)SS

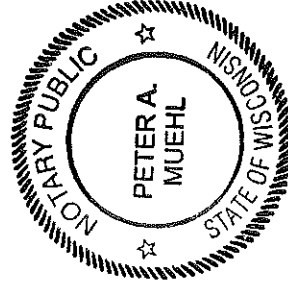
WAUKESHA COUNTY

The above certificate subscribed and sworn to me this 31TH day of MARCH, 2017.

My commission expires July 5, 2019.

John R. Stigler
JOHN R. STIGLER – Wis. Reg. No. S-1820

Peter A. Muehl
PETER A. MUEHL – NOTARY PUBLIC



OWNER: GENERAC POWER SYSTEMS INC.

Instrument drafted by John R. Stigler

P. S. Genesee 1452

CERTIFIED SURVEY MAP NO.

Sheet 6 of 7

Being a re-division of C.S.M. No. 2893 and being part of the NE 1/4, NW 1/4, SE 1/4, and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East, TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN.

CORPORATE OWNER'S CERTIFICATE:

GENERAC POWER SYSTEMS INC., a corporation duly organized and existing under and be virtue of the laws of the State of Wisconsin, as owner, certifies that said corporation caused the land described on this map to be surveyed, divided, and mapped as represented on this map. We also certify that this Certified Survey Map is required to be submitted to the following for approval: Waukesha County, Town of Genesee and City of Waukesha.

IN WITNESS WHEREOF, GENERAC POWER SYSTEMS INC. has caused these presents to be signed by _____ its _____, authorized to sign for the owners, this _____ day of _____, 2017.

GENERAC POWER SYSTEMS INC.

_____ its _____

STATE OF WISCONSIN) ss
WAUKESHA COUNTY

Personally came before me this _____ day of _____, 2017 the above named _____ and _____, the above named corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be the Managing Members of the corporation and acknowledged that they executed the foregoing instrument as such officers as the deed of the r, by its authority.

My commission expires _____, NOTARY PUBLIC -

TOWN OF GENESEE PLAN COMMISSION APPROVAL:

Approved by the Town Plan Commission of the Town of Genesee, this _____ day of _____, 2017.

SHARON L. LEAIR – CHAIRMAN

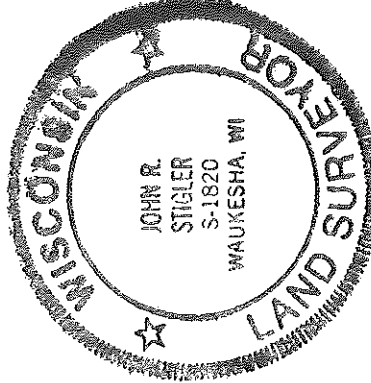
DEIDRE D. BUSHEY - SECRETARY

TOWN OF GENESEE BOARD APPROVAL:

Approved by the Town Board of the Town of Genesee, this _____ day of _____, 2017

SHARON L. LEAIR – CHAIRMAN

BARBARA A. WHITMORE – CLERK



John R. Stigler
JOHN R. STIGLER – Wis. Reg. No. S-1820
Dated this 27th day of MARCH, 2017

OWNER: GENERAC POWER SYSTEMS INC.

Instrument drafted by John R. Stigler

P.S. Genesee 1452

CERTIFIED SURVEY MAP NO.

Sheet 7 of 7

Being a re-division of C.S.M. No. 2893 and being part of the NE 1/4, NW 1/4, SE 1/4,
and SW 1/4 of the SE 1/4 of Section 23, Town 6 North, Range 18 East,
TOWN OF GENESEE, WAUKESHA COUNTY, WISCONSIN.

CITY OF WAUKESHA PLAN COMMISSION APPROVAL: EXTRA-TERRITORIAL JURISDICTION
Approved by the Plan Commission, of the City of Waukesha on this _____ day of _____, 2017.

SHAWN REILLY – CHAIRMAN

MARIA PANDAZI – SECRETARY

CITY OF WAUKESHA COMMON COUNCIL APPROVAL: EXTRA-TERRITORIAL JURISDICTION
Approved by the Common Council, City of Waukesha on this _____ day of _____, 2017.

CITY OF WAUKESHA
SHAWN REILLY - MAYOR

GINA KOZLIK – CLERK

NOTE:

No lot shall be further divided absent the express written approval of the Town Board of the Town of Genesee. No new lots or outlots shall be created absent the express written approval of the Town Board of the Town of Genesee. No lot line shall be adjusted or reconfigured in any way absent the express written approval of the Town Board of the Town of Genesee or unless otherwise expressly authorized by law.

NOTE:

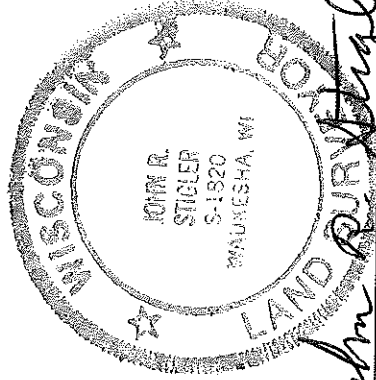
Any land below the Ordinary High Water Mark of a lake or a navigable stream is subject to the public trust in navigable waters that is established under Article IX, Section 1, of the State Constitution.

NOTE:

Driveways providing access to the lands in this CSM are subject to the approval of the State of Wisconsin.

WAUKESHA COUNTY DEPARTMENT OF PARKS AND LAND USE:

Resolved that the above Certified Survey Map, which has been filed for approval as required by Chapter 236, Wisconsin Statutes, is hereby approved this _____ day of _____, 2017.



JOHN R. STIGLER – Wis. Reg. No. S-1820

Dated this 27th day of MARCH, 2017

DALE R. SHAVER - DIRECTOR

OWNER: GENERAC POWER SYSTEMS INC.

Instrument drafted by John R. Stigler

P.S. Genesee 1452