

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Lot 1, Certified Survey Map No. 11042, Lots 3 and 4 Certified Survey Map No. 8677, Lots 25, 45, 46, 47, 54 and that part of Lots 26, 48, 49, 50, 51, 52, 53 in Daniel Wells, Jr. Plat of Prairieville Village and lands in the Southwest 1/4 of the Northwest 1/4 and the Northwest 1/4 of the Southwest 1/4 of Section 2, Township 6 North and Range 19 East, in the City of Waukesha, Waukesha County, Wisconsin.

Owner: La Casa De Esperanza, Inc.  
410 Arcadian Ave.  
Waukesha, WI 53186

- Indicates found 3/4" iron pipe
- Indicates found 1" iron pipe
- Indicates set 1.315" O.D. iron pipe 18" in length, weighing 1.68 lbs. per lineal foot.

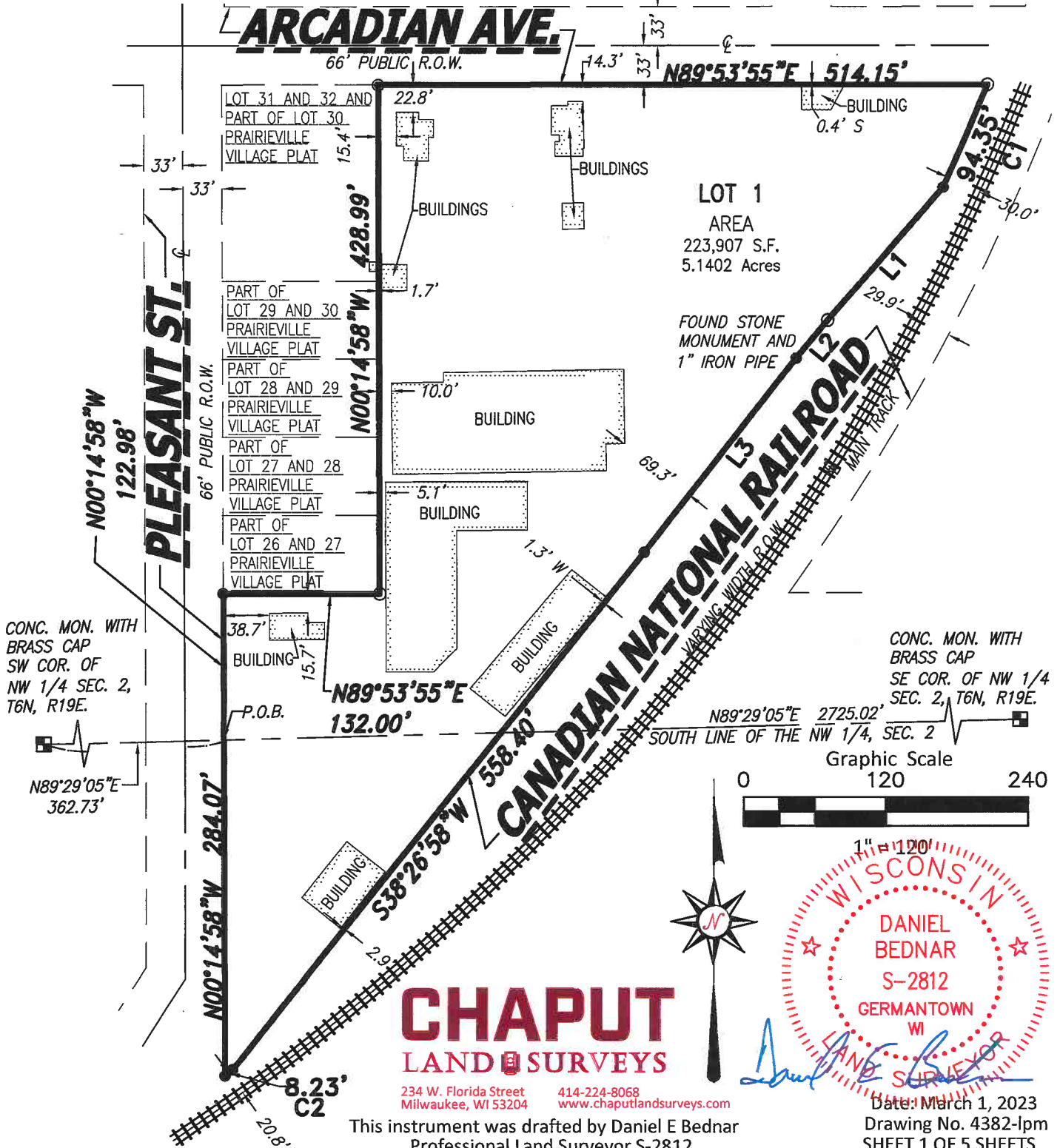
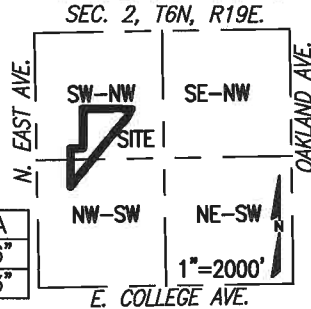
All bearings are referenced to the Wisconsin State Plane Coordinate System (South zone) (NAD-83) in which the South line of the NW 1/4, Sec. 2 bears N89°29'05"E.

LINE	BEARING	DISTANCE
L1	S40°56'40"W	148.11'
L2	S39°26'07"W	41.57'
L3	S38°00'24"W	208.09'

N EAST

CURVE	ARC	RADIUS	CH. BEARING	CHORD	DELTA
C1	94.35'	1901.27'	S23°21'13"W	94.34'	2°50'36"
C2	8.23'	4111.96'	S49°49'18"W	8.23'	0°06'53"

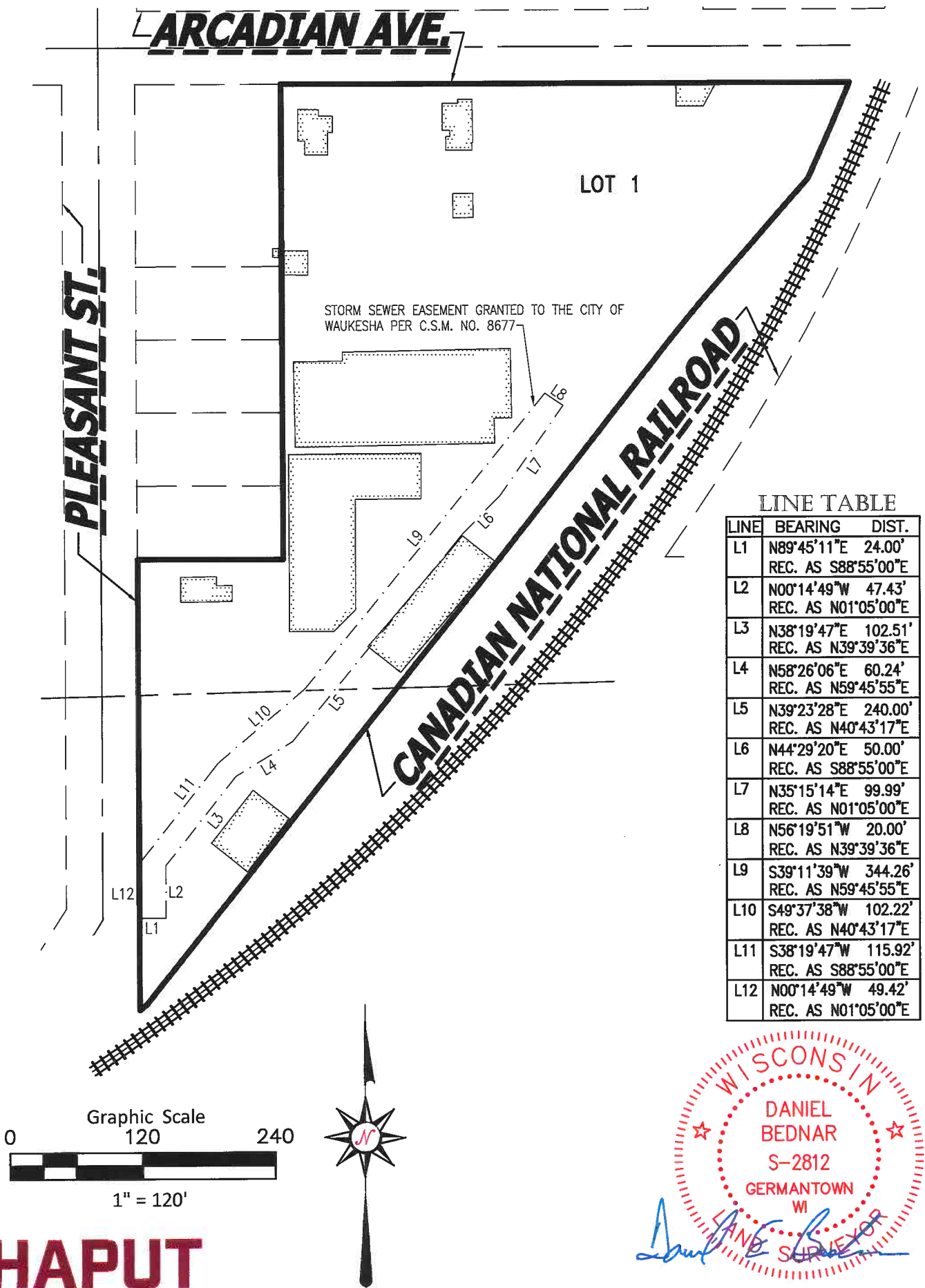
## VICINITY MAP



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EXISTING RECORDED EASEMENTS  
For reference only



CHAPUT  
LAND SURVEYS

234 W. Florida Street  
Milwaukee, WI 53204  
414-224-8068  
www.chaputlandsurveys.com

This instrument was drafted by Daniel E Bednar  
Professional Land Surveyor S-2812

Date: March 1, 2023  
Drawing No. 4382-lpm  
SHEET 2 OF 5 SHEETS

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SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN}  
:SS  
MILWAUKEE COUNTY}

I, DANIEL E BEDNAR, Professional Land Surveyor, do hereby certify:

THAT I have surveyed, divided and mapped Lot 1, Certified Survey Map No. 11042, Lots 3 and 4 Certified Survey Map No. 8677, Lots 25, 45,46, 47, 54 and that part of Lots 26, 48, 49, 50, 51, 52, 53 in Daniel Wells, Jr. Plat of Prairieville Village and lands in the Southwest 1/4 of the Northwest 1/4 of and the Northwest 1/4 of the Southwest 1/4 of Section 2, Township 6 North and Range 19 East, in the City of Waukesha, Waukesha County, Wisconsin, bounded and described as follows:

COMMENCING at the Southwest corner of the Northwest 1/4 of said Section 2; thence North 89°29'05" East along the South line of said 1/4 Section 362.73 feet to a point on the East line of Pleasant Street and the point of beginning of lands hereinafter described; thence North 00°14'58" West along said East line 122.98 feet to a point; thence North 89°53'55" East 132.00 feet to a point on the East line of Lot 26 of Daniel Wells, Jr. Plat of Prairieville Village; thence North 00°14'58" West along the East line of Lots 26-32 inclusive of said Plat 428.99 feet to a point on the South line of Arcadian Avenue and the Northeast corner of Lot 32 of said Plat; thence North 89°53'55" East along said South line 514.15 feet to a point on the West line of the Canadian National Railroad; thence Southwesterly along said West line and the arc of a curve 94.35 feet, whose radius is 1901.27 feet, whose center lies to the Northwest and whose chord bears South 23°21'13" West 94.34 feet to a point; thence South 40°56'40" West along said West line 148.11 feet to a point; thence South 39°26'07" West along said West line 41.57 feet to a point; thence South 38°00'24" West along said West line 208.09 feet to a point; thence South 38°26'58" West along said West line 558.40 feet to a point; thence Southwesterly along said West line and the arc of a curve 8.23 feet, whose radius is 4111.96 feet, whose center lies to the Northwest and whose chord bears South 49°49'18" West 8.23 feet to a point on the East line of Pleasant Street; thence North 00°14'58" West along said East line 284.07 feet to the point of beginning.

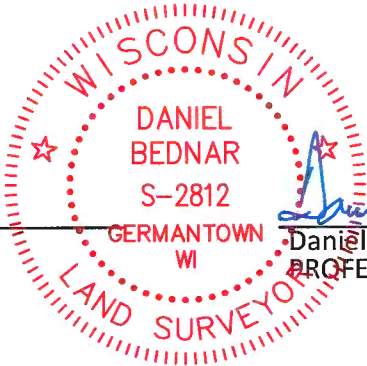
Said lands contain 223,907 square feet, or 5.1402 acres.

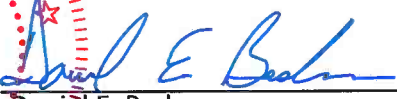
THAT I have made the survey, land division and map by the direction of LA CASA DE ESPERANZA, INC., owner.

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 the provisions of Chapter 236 of the Wisconsin Statutes and the Land Division and Ordinances of the City of Waukesha in surveying, dividing and mapping the same.

February 28, 2023  
DATE



  
Daniel E. Bednar  
PROFESSIONAL LAND SURVEYOR S-2812



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## OWNER'S CERTIFICATE

LA CASA DE ESPERANZA, INC., duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, hereby certifies that said corporation caused the land described on this Certified Survey Map to be surveyed, divided and mapped as represented on this map in accordance with the requirements of the City of Waukesha.

LA CASA DE ESPERANZA, INC., as owner, does further certify that this map is required by S.236.20 or 236.12 to be submitted to the following for approval or objection: City of Waukesha.

IN WITNESS WHEREOF, LA CASA DE ESPERANZA, INC., has caused these presents to be signed by the hand of Shari Campbell President, on this 15<sup>th</sup> day of March, 2023

In the presence of:

LA CASA DE ESPERANZA, INC.  
By: Shari Campbell  
GINA M SANCHEZ JUAREZ  
Notary Public  
State of Wisconsin

STATE OF WISCONSIN}

:SS

WAUKESHA COUNTY}

Personally came before me this 15<sup>th</sup> day of March, 2023, Shari Campbell of LA CASA DE ESPERANZA, INC., to me known as the person who executed the foregoing instrument and acknowledged that he executed the foregoing instrument as such officer as the deed of said limited liability company, by its authority.

Notary Public  
State of Wisconsin  
My commission expires 7/8/2026  
My commission is permanent.

## CONSENT OF CORPORATE MORTGAGEE

Waukesha State Bank, a Wisconsin banking association, mortgagee of the above described land, does hereby consent to the surveying, dividing and mapping the land described on this map and does hereby consent to the above certificate of La Casa De Esperanza, Inc., OWNER.

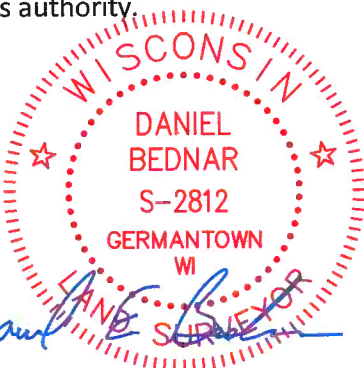
By Claire Bessette Its  
Name: Claire Bessette  
Title: V.P. Commercial Banker

STATE OF WISCONSIN}

:SS

Waukesha COUNTY}

Personally came before me this 15<sup>th</sup> day of March, 2023, Claire Bessette of Waukesha State Bank to me known as the person who executed the foregoing instrument and acknowledged that he executed the foregoing instrument as such officer as the deed of said corporation, by its authority.



Shari Campbell Notary Public  
State of Wisconsin  
My commission expires 05/10/2026  
My commission is permanent.

This instrument was drafted by Daniel E Bednar  
Professional Land Surveyor S-2812

Date: March 1, 2023  
Drawing No. 4382-lpm  
SHEET 4 OF 5 SHEETS

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PLAN COMMISSION CERTIFICATE OF APPROVAL

Approved by the Plan Commission of the City of Waukesha on this \_\_\_\_\_, day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Shawn Reilly, Chairman

\_\_\_\_\_  
Maria Pandazi, Secretary

COMMON COUNCIL CERTIFICATE OF APPROVAL

Approved by the Common Council of the City of Waukesha in accordance with the Resolution adopted on this \_\_\_\_\_, day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Gina Kozlik, City Clerk/Treasurer

\_\_\_\_\_  
Shawn Reilly, Mayor

