

# PLAT OF SURVEY

LOCATED IN THE NE1/4 OF THE SW1/4, THE SE1/4 OF THE SW1/4, THE NW1/4 OF THE SE1/4 AND THE SW1/4 OF THE SE1/4 OF SECTION 25, T8N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

## CURVE DATA

No.	DELTA	ARC	RADIUS	CHORD	CHORD BRG	TANGENT BRG
01	8°15'56"	21.92	151.93	21.90	N 78°13'23" E	S 82°21'21" W
C2	33°22'40"	25.05	43.00	24.70	S 89°13'15" E	S 74°05'25" W
C3	24°24'36"	23.01	54.00	22.83	S 84°44'13" E	
C4	19°11'00"	28.29	84.50	28.16	S 10°46'07" E	
C5	41°55'20"	42.44	58.00	41.50	N 0°36'03" E	
C6	29°42'20"	169.79	327.50	167.90	N 13°40'33" E	
C7	54°31'46"	224.61	236.00	216.22	N 55°47'36" E	
C8	23°04'48"	80.56	200.00	80.02	N 70°19'51" E	N 58°47'27" E & N 81°52'15" E
C9	29°42'20"	204.01	393.50	201.74	S 13°40'33" W	S 1°10'37" W

## PARCEL "A"

A PARCEL OF LAND LOCATED IN THE NE1/4 OF THE SW1/4, THE SE1/4 OF THE SW1/4 AND THE NW1/4 OF THE SE1/4 OF SECTION 25, T8N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN, BEING A PART OF VACATED LOTS 9, 10, 11 AND 14 OF HANOVER PLAT INCLUDING A PART OF VACATED HANOVER STREET MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 25; THENCE S89°29'43"E ALONG THE NORTH LINE OF THE SW1/4 OF SAID SECTION 25, 1727.30 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF BEGINNING; THENCE CONTINUING S89°29'43"E ALONG SAID NORTH LINE, 916.83 FT. TO A CONCRETE MONUMENT WITH A BRASS CAP AT THE NORTHEAST CORNER OF SAID SW1/4; THENCE S1°20'36"W, 716.37 FT. TO A 1" IRON PIPE; THENCE S1°19'37"W, 76.53 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S87°25'01"W, 194.85 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S3°14'10"E, 274.30 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S89°30'00"W, 125.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S28°31'43"W, 290.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 393.50 FT.; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, 204.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S13°40'33"W, 201.74 FT.; THENCE S88°49'24"W, 19.25 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°21'33"E, 511.78 FT. TO A 1 1/4" IRON PIPE; THENCE N1°21'33"E, 825.90 FT. TO A 1" IRON PIPE; THENCE N1°21'33"E, 237.05 FT. TO A 34" SOLID ROUND IRON ROD IN A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 23°04'48" AND A RADIUS OF 200.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 80.56 FT. TO THE POINT OF BEGINNING, SAID CURVE HAVING A LONG CHORD BEARING N70°19'51"E, 80.02 FT.

## PARCEL "B"

A PARCEL OF LAND LOCATED IN THE NE1/4 OF THE SW1/4, THE SE1/4 OF THE SW1/4 AND THE NW1/4 OF THE SE1/4 OF SECTION 25, T8N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN, BEING A PART OF VACATED LOTS 9, 10, 11, 14 AND 16 OF HANOVER PLAT INCLUDING A PART OF VACATED HANOVER STREET AND INCLUDING ALL OF LOT 15 AND LOT 16 OF BLOCK 2 OF LAKE VIEW HEIGHTS INCLUDING A PART OF VACATED ESCH STREET ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 25; THENCE S89°29'43"E ALONG THE NORTH LINE OF THE SW1/4 OF SAID SECTION 25, 2644.13 FT. TO A CONCRETE MONUMENT WITH A BRASS CAP AT THE NORTHEAST CORNER OF SAID SW1/4; THENCE S1°20'36"W, 716.37 FT. TO A 1" IRON PIPE; THENCE S1°19'37"W, 76.53 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF BEGINNING; THENCE S87°25'01"W, 194.85 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S3°14'10"E, 274.30 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S89°30'00"W, 330.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S78°00'00"W, 195.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S89°30'00"W, 125.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S28°31'43"W, 290.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 393.50 FT.; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, 204.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S13°40'33"W, 201.74 FT.; THENCE S88°49'24"W, 19.25 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S1°21'33"W, 140.60 FT. TO A 34" SOLID ROUND IRON ROD ON THE NORTHEAST SIDE OF NORTHPORT DRIVE; THENCE S65°34'21"E ALONG SAID NORTHEAST LINE, 96.41 FT.; THENCE N2°1'33"E, 43.53 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 41°55'20" AND A RADIUS OF 58.00 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 42.44 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N0°36'03"E, 41.50 FT.; THENCE N20°21'37"W, 27.05 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 19°11'00" AND A RADIUS OF 84.50 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 28.29 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N10°46'07"W, 28.16 FT.; THENCE N1°10'37"W, 47.19 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 327.50 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 169.79 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N13°40'33"E, 167.90 FT.; THENCE N28°31'43"E, 180.86 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 54°31'46" AND A RADIUS OF 236.00 FT.; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, 224.61 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N65°47'36"E, 216.22 FT.; THENCE N83°03'29"E, 13.24 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 24°24'36" AND A RADIUS OF 54.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 23.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S84°44'13"E, 22.83 FT.; THENCE S72°31'55"E, 12.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 33°22'40" AND A RADIUS OF 43.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 25.05 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF REVERSE CURVATURE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S89°13'57"E, 24.70 FT.; THENCE ON A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 8°15'56" AND A RADIUS OF 151.93 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 21.92 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N78°13'23"E, 21.90 FT.; THENCE S14°59'53"W, 133.33 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S84°00'00"E, 400.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S6°00'00"W, 120.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S84°00'00"E, 160.48 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°29'52"E, 185.36 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S88°56'48"E, 29.94 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°33'51"E, 174.59 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N89°13'57"W, 40.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°32'40"E, 126.27 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N88°51'22"W, 205.84 FT. TO A 1" IRON PIPE; THENCE N1°19'37"E, 197.67 FT. TO THE POINT OF BEGINNING.

## PARCEL "C"

A PARCEL OF LAND LOCATED IN THE NE1/4 OF THE SW1/4, THE SE1/4 OF THE SW1/4 AND THE NW1/4 OF THE SE1/4 OF SECTION 25, T8N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN BEING A PART OF VACATED LOTS 9, 10, 11, 14, 15 AND 16 OF HANOVER PLAT INCLUDING A PART OF VACATED HANOVER STREET AND INCLUDING ALL OF LOT 9, LOT 10, LOT 11 AND LOT 12 OF BLOCK 2 OF LAKE VIEW HEIGHTS ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 25; THENCE S89°29'43"E ALONG THE NORTH LINE OF THE SW1/4 OF SAID SECTION 25, 2644.13 FT. TO A CONCRETE MONUMENT WITH A BRASS CAP AT THE NORTHEAST CORNER OF SAID SW1/4; THENCE S1°20'36"W, 716.37 FT. TO A 1" IRON PIPE; THENCE S1°19'37"W, 76.53 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S87°25'01"W, 194.85 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S3°14'10"E, 274.30 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N83°30'00"W, 330.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S78°00'00"W, 195.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S89°30'00"W, 125.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S28°31'43"W, 290.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 393.50 FT.; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, 204.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S13°40'33"W, 201.74 FT.; THENCE S88°49'24"W, 19.25 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S1°21'33"W, 140.60 FT. TO A 34" SOLID ROUND IRON ROD ON THE NORTHEAST SIDE OF NORTHPORT DRIVE; THENCE S65°34'21"E ALONG SAID NORTHEAST LINE, 96.41 FT. TO THE POINT OF BEGINNING; THENCE N2°1'33"E, 43.53 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 41°55'20" AND A RADIUS OF 58.00 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 42.44 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N0°36'03"E, 41.50 FT.; THENCE N20°21'37"W, 27.05 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 19°11'00" AND A RADIUS OF 84.50 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 28.29 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N10°46'07"W, 28.16 FT.; THENCE N1°10'37"W, 47.19 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 327.50 FT.; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, 169.79 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N13°40'33"E, 167.90 FT.; THENCE N28°31'43"E, 180.86 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 54°31'46" AND A RADIUS OF 236.00 FT.; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, 224.61 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N65°47'36"E, 216.22 FT.; THENCE N83°03'29"E, 13.24 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 24°24'36" AND A RADIUS OF 54.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 23.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF TANGENCY THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S84°44'13"E, 22.83 FT.; THENCE S72°31'55"E, 12.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 33°22'40" AND A RADIUS OF 43.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 25.05 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF REVERSE CURVATURE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S89°13'57"E, 24.70 FT.; THENCE ON A CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 8°15'56" AND A RADIUS OF 151.93 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 21.92 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING N78°13'23"E, 21.90 FT.; THENCE S14°59'53"W, 133.33 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S84°00'00"E, 400.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S6°00'00"W, 120.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S84°00'00"E, 160.48 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°29'52"E, 185.36 FT. TO A 1" IRON PIPE; THENCE S1°39'00"W, 299.57 FT. TO A 1 1/4" IRON PIPE; THENCE S88°53'15"E, 80.06 FT. TO A 1 1/4" IRON PIPE; THENCE S1°50'54"W, 184.80 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N89°18'18"W, 244.19 FT. TO A 1" IRON PIPE; THENCE S1°26'45"W, 181.95 FT. TO A 1 1/4" IRON PIPE ON THE NORTHEAST SIDE OF NORTHPORT DRIVE; THENCE N65°34'21"W, 977.60 FT. TO THE POINT OF BEGINNING.

## TOTAL PARCEL

A PARCEL OF LAND LOCATED IN THE NE1/4 OF THE SW1/4, THE SE1/4 OF THE SW1/4 AND THE NW1/4 OF THE SE1/4 OF SECTION 25, T8N, R9E, CITY OF MADISON, DANE COUNTY, WISCONSIN, BEING A PART OF VACATED LOTS 9, 10, 11, 14, 15 AND 16 OF HANOVER PLAT INCLUDING A PART OF VACATED HANOVER STREET AND INCLUDING ALL OF LOT 9, LOT 10, LOT 11, LOT 12, LOT 15 AND LOT 16, ALL IN BLOCK 2 OF LAKE VIEW HEIGHTS INCLUDING A PART OF VACATED ESCH STREET ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 25; THENCE S89°29'43"E ALONG THE NORTH LINE OF THE SW1/4 OF SAID SECTION 25, 1727.30 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF BEGINNING; THENCE CONTINUING S89°29'43"E ALONG SAID NORTH LINE, 916.83 FT. TO A CONCRETE MONUMENT WITH A BRASS CAP AT THE NORTHEAST CORNER OF SAID SW1/4; THENCE S1°20'36"W, 716.37 FT. TO A 1" IRON PIPE; THENCE S1°19'37"W, 76.53 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S87°25'01"W, 194.85 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S3°14'10"E, 274.30 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S89°30'00"W, 125.00 FT. TO A 34" SOLID ROUND IRON ROD; THENCE S28°31'43"W, 290.00 FT. TO A 34" SOLID ROUND IRON ROD AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 29°42'20" AND A RADIUS OF 393.50 FT.; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE, 204.01 FT. TO A 34" SOLID ROUND IRON ROD AT THE END OF SAID CURVE THEREOF, SAID CURVE HAVING A LONG CHORD BEARING S13°40'33"W, 201.74 FT.; THENCE S88°49'24"W, 19.25 FT. TO A 34" SOLID ROUND IRON ROD; THENCE N1°21'33"E, 511.78 FT. TO A 1 1/4" IRON PIPE; THENCE N1°21'33"E, 825.90 FT. TO A 1" IRON PIPE; THENCE N1°21'33"E, 237.05 FT. TO A 34" SOLID ROUND IRON ROD IN A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 23°04'48" AND A RADIUS OF 200.00 FT.; THENCE EASTERLY ALONG THE ARC OF SAID CURVE, 80.56 FT. TO THE POINT OF BEGINNING, SAID CURVE HAVING A LONG CHORD BEARING N70°19'51"E, 80.02 FT.