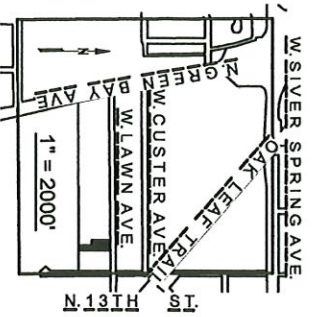


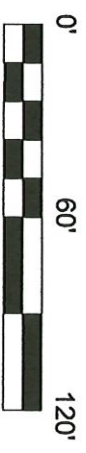
Certified Survey Map

Part of Lots 18 and 19 in Block 2 in Assessment Subdivision No. 77, being part of the Southeast 1/4 of the Northeast 1/4 of Section 31, in Township 8 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin

OWNER
 1325 West Lawn Avenue, LLC
 1331 W. Lawn Ave.
 Milwaukee, WI 53209
 TAX KEY 1950093000
 TAX KEY 1950094100
 ZONING: RS-4



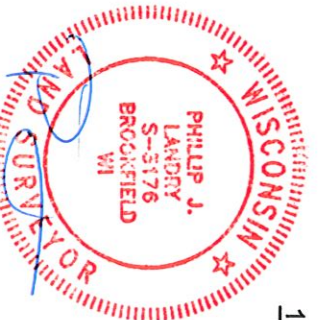
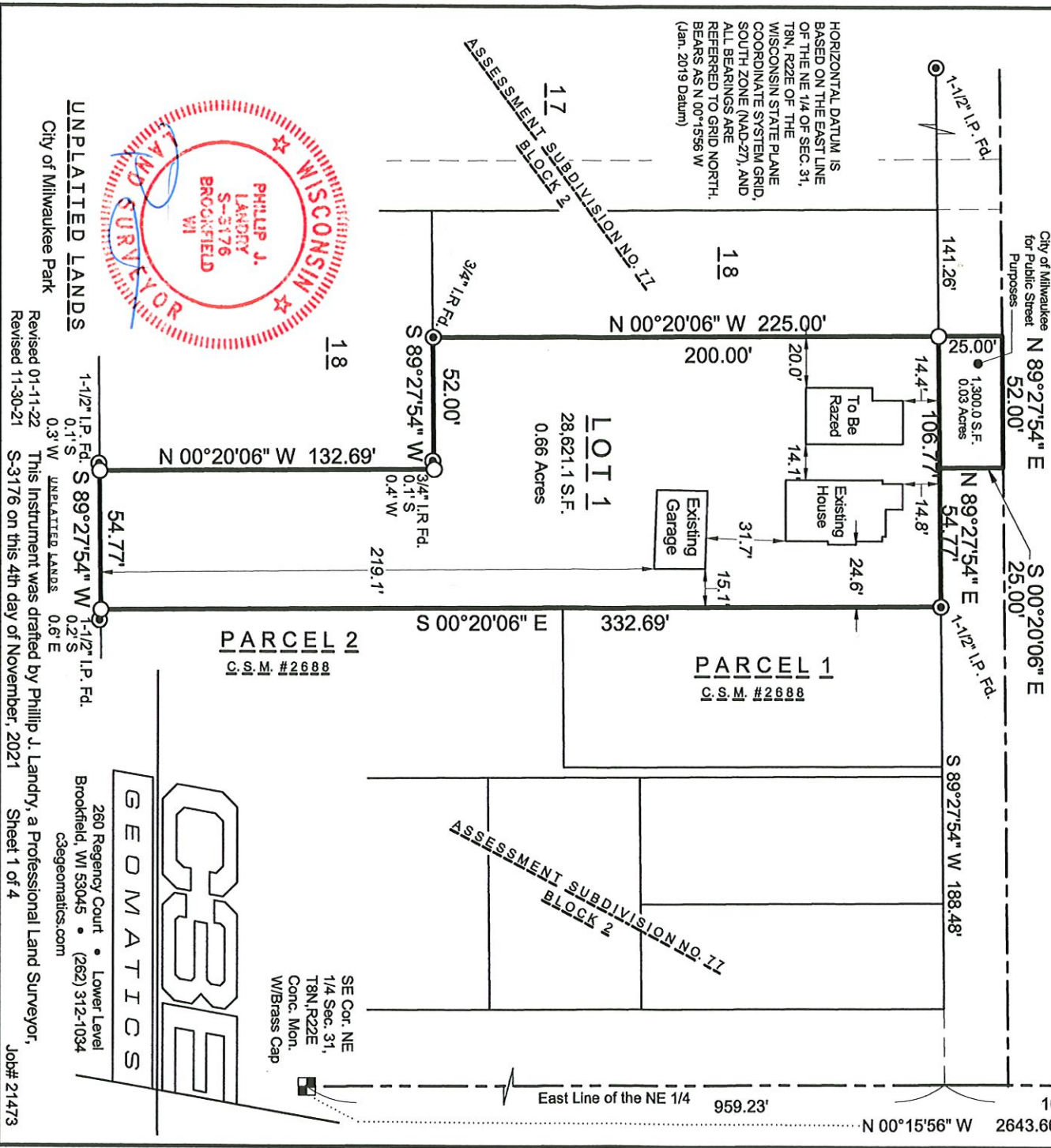
- LEGEND**
- 3/4"x18" IRON ROD SET
1.50LBS./LINEAL FOOT
 - ⊙ MONUMENT FOUND AS NOTED
(Measured Outside Diam.)
 - () INDICATES RECORDED AS
DISTANCES ARE MEASURED TO THE
NEAREST HUNDREDTH OF A FOOT



W. LAWN AVE.
 (50' R.O.W.)

Dedicated to the
 City of Milwaukee
 for Public Street
 Purposes

HORIZONTAL DATUM IS
 BASED ON THE EAST LINE
 OF THE NE 1/4 OF SEC. 31,
 T8N, R22E OF THE
 WISCONSIN STATE PLANE
 COORDINATE SYSTEM GRID,
 SOUTH ZONE (NAD-27), AND
 ALL BEARINGS ARE
 REFERRED TO GRID NORTH,
 BEARS AS N 00°15'56" W
 (Jan. 2019 Datum)



UNPLATTED LANDS
 City of Milwaukee Park

UNPLATTED LANDS
 0.3' W
 0.1' S
 0.2' S
 0.6' E

260 Regency Court • Lower Level
 Brookfield, WI 53045 • (262) 312-1034
 c3geomatics.com
GEOMATICS

This instrument was drafted by Phillip J. Landry, a Professional Land Surveyor,
 Sheet 1 of 4
 Job# 21473

INFRASTRUCTURE SERVICES DIVISION
 CENTRAL DRAFTING & RECORDS MANAGER
 ENGR. IN CHARGE ENYRON. ENGR.
 CORRECT
 CITY ENGINEER
 APPROVED

DEPARTMENT OF CITY DEVELOPMENT CITY OF MILWAUKEE
 NOV 12 2021
 STAFF APPROVED

Certified Survey Map

Part of Lots 18 and 19 in Block 2 in Assessment Subdivision No. 77, being part of the Southeast 1/4 of the Northeast 1/4 of Section 31, in Township 8 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin

SURVEYOR'S CERTIFICATE:

I Phillip J. Landry, Professional Land Surveyor, do hereby certify:

That I have surveyed, Divided Dedicated and mapped Part of Lots 18 and 19 in Block 2 in Assessment Subdivision No. 77, being part of the Southeast 1/4 of the Northeast 1/4 of Section 31, in Township 8 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, now being more particularly bounded and described and follows:

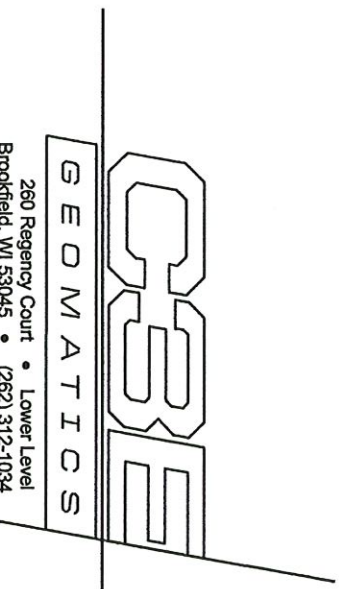
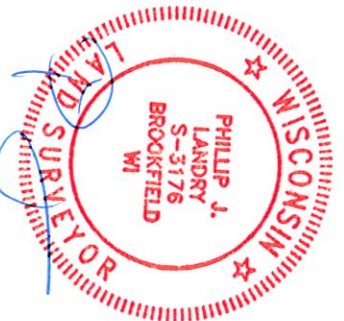
Commencing at the Southeast Corner of the Northeast 1/4 of Section 31, Township 8 North, Range 22 East; thence N 00°15'56" W along the East Line of said Northeast 1/4, 959.23 feet to the South Right of Way line of W. Lawn Ave. extended; thence S 89°27'54" W along said South Right of Way line, 188.48 feet to the point of beginning. Said point lying 6.115 feet West of the Northeast Corner of Lot 19 in Block 2 in Assessment Subdivision No. 77; thence S 00°20'06" E along a line parallel to the East Line of said Lot 19, 332.69 feet, to a point lying 6.115 feet West of the Southeast Corner of said Lot 19; thence S 89°27'54" W along the South line of said Lot 19, 54.77 feet to the Southwest Corner of said Lot 19; thence N 00°20'06" W along the East line of Lot 18 in Block 2 of the aforementioned Subdivision, 132.69 feet to a point; thence S 89°27'54" W, parallel to the North Line of said Lot 18, 52.00 feet; thence N 00°20'06" W parallel to the East Line of said Lot 18, 225.00 feet to the North Line of said Lot 18; thence N 89°27'54" E along the North Line of said Lot 18, 52.00 feet; thence S 00°20'06" E along the east line of said Lot 18, 25.00 feet to the South Right of Way Line of W. Lawn Ave.; thence N 89°29'06" E along said south Right of Way Line, 54.77 feet to the Point of Beginning.

The gross area of said parcel contains 29,921.1 Square feet or 0.69 Acres of land more or less.

That I have made such survey, land division and map by the direction of 1325 West Lawn Avenue, LLC, owner's of said land. That such map is a correct representation of all exterior boundaries of land surveyed and land division made thereof. That I have complied with Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code of Ordinances in surveying, dividing and mapping the same. Per Wis. Stat. 236.21 (1), this certificate has the same force and effect as an affidavit.

Dated this 11th day of JANUARY, 2022.


Phillip J. Landry, PLS
Professional Land Surveyor S-3176



Certified Survey Map

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ENTITY OWNERS CERTIFICATE

1325 West Lawn Avenue, LLC, a Limited Liability Company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said entity caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with the requirements of Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code of Ordinances.

In consideration of the approval of the map by the Milwaukee Common Council, the undersigned agrees: That all utility lines to provide electric power and telephone service and cable television or communications systems lines or cables to all lots in the certified survey map (other than already-existing lines and cables) shall be installed underground in easements provided therefore, where feasible.

This agreement is binding on the undersigned and successors and assigns.

Date: 2-1-22

Entity Name: 1325 West Lawn Avenue, LLC

Signature: Thomas W. Reep

Type or Print Name: Thomas W. Reep

Title: Managing Member

STATE OF WI

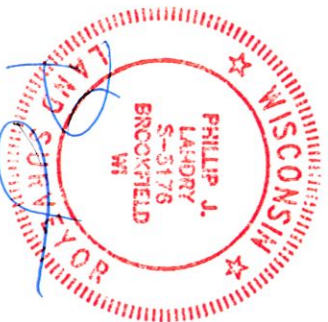
Milwaukee COUNTY

Personally came before me this 1st day of February, 2022 Thomas (name), the Managing Member (title) of the above named entity, to me known to be the person who executed the foregoing instrument, and acknowledged that he/she executed the foregoing instrument as such officer on behalf of the entity, by its authority.

Notary Signature: Sage Husanu

Print Notary Name: Sage Husanu

Notary Public, State of Wisconsin. My commission expires: 6/4/24
(Notary Seal)



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c3geomatics.com

Certified Survey Map _____

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CERTIFICATE OF CITY TREASURER

I, Spencer Coggis, being the duly elected and acting City Treasurer of the City of Milwaukee, certify that in accordance with the records in the office of the City Treasurer of the City of Milwaukee there are no unpaid taxes or unpaid special assessments on the land included in this Certified Survey Map.

Per Wis. Stat. 75.06 and 74.87, the City of Milwaukee collects property taxes and enforces nonpayment of same on parcels in the City of Milwaukee. Per Wis. Stat. 74.83, the City of Milwaukee and Milwaukee County entered into an Intergovernmental Cooperation Agreement approved by Council Resolution 901408, whereby the city is the sole collector and enforcer of property taxes for parcels in the city.

Date: 02/07/2022

Signature: James F. Klugman, DEPUTY
Spencer Coggis
(City Treasurer)

CERTIFICATE OF CITY CLERK REGARDING COMMON COUNCIL APPROVAL

I certify that this Certified Survey Map was approved under Resolution File No. 211708, adopted by the Common Council of the City of Milwaukee on 3-22-2022.

Date: 3-30-2022

Signature: [Signature]
Jim Omczarski
(City Clerk)

