

DLD # 3084

# CERTIFIED SURVEY MAP NO.

A revision of the South 1/2 of Lot 1, the East 40 feet of Lot 11 and all of Lot 12, in Block 13 in Hubbard and Pearson's Addition in the Southeast 1/4 of the Northwest 1/4 of Section 21, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

Tax Key: 3540814000 & 3540798000

Site is zoned: PD

- Indicates set 1" iron pipe, 18" in length, 1.13 lbs. per lineal foot.
- Indicates found 3/4" iron rod

Owner : Keystone on Brady LLC  
1665 N. Water Street  
Milwaukee, WI 53202

All bearings are referenced to the Wisconsin State Plane Coordinate System (South zone) dated Dec., 2012 in which the East line of the NW 1/4, Sec. 21 bears S00°18'59"E.

### INTERIOR ANGLES

A	89° 23' 04"
B	90° 36' 56"
C	261° 23' 04"
D	90° 36' 56"
E	89° 23' 04"
F	90° 36' 56"

### GRAPHIC SCALE



( IN FEET )  
1 inch = 30 ft.

S89°04'05"W 2637.55'

SOUTH LINE OF THE NW 1/4, SEC. 21

CONC. MON. WITH BRASS CAP  
SW COR. OF NW 1/4 SEC. 21, T7N, R22E.

## CHAPUT LAND SURVEYS LLC

234 W. FLORIDA STREET  
MILWAUKEE, WI 53204  
414-224-8068  
www.chaputlandsurveys.com

INFRASTRUCTURE SERVICES DIVISION

*John V. Whit* 6/30/16  
CENTRAL DRAFTING & RECORDS MANAGER

for *Jeffrey A. Polonsky* 6/30/2016  
ENGR. IN CHARGE ENVIRON. ENGR.

*Jeffrey A. Polonsky* 7/1/16  
CITY ENGINEER

CORRECT APPROVED

This instrument was drafted by Donald C. Chaput Professional Land Surveyor S-1316

DEPARTMENT OF CITY DEVELOPMENT  
CITY OF MILWAUKEE

MAY 31 2016  
*John V. Whit*

STAFF APPROVED

PART OF LOT 1, BLOCK NE COR. OF NW 1/4, SEC. 21, T7N, R22E.  
HUBBARD PEARSON ADDITION  
CONC. MON. WITH BRASS CAP  
2453.33' 39.9'

N89°04'05"E 50.00'  
A P.O.B. 33.00'

N00°18'59"W 50.00'

N89°04'05"E 40.00'

N00°18'59"W 100.00'

LOT 1  
11,499 S.F.  
0.2640 AC.

EXISTING BUILDING

EXISTING BUILDING #1701

66' PUBLIC R.O.W.

EAST BRADY ST.

S89°04'05"W 90.00'

SET 3' 0/S CHISELED CROSS

66' PUBLIC R.O.W.

N. HUMBOLDT AVE.

CONC. MON. WITH BRASS CAP  
SE COR. OF NW 1/4 SEC. 21, T7N, R22E.

VICINITY MAP  
NW 1/4 SEC. 21-7-22  
E. NORTH AVE.

1"=2000'

SITE

E. BRADY ST.

Sheet 1 of 4 Sheets  
Date: June 27, 2016  
Drawing No. 1959



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

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## SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

I, DONALD C. CHAPUT, Professional Land Surveyor, do hereby certify:

THAT I have surveyed, divided and mapped a revision of the South 1/2 of Lot 1, the East 40 feet of Lot 11 and all of Lot 12 in Block 13 in Hubbard and Pearson's Addition in the Southeast 1/4 of the Northwest 1/4 of Section 21, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin, which is bounded and described as follows:

COMMENCING at the Northeast corner of said Northwest 1/4 Section; thence South 00°18'59" East along the East line of said 1/4 Section 2453.39 feet to a point; thence South 89°04'05" West 33.00 feet to the West line of North Humboldt Avenue and the point of beginning of lands hereinafter described; thence South 00°18'59" East along said West line 150.00 feet to the North line of East Brady Street; thence South 89°04'05" West along said North line 90.00 feet to a point; thence North 00°18'59" West 100.00 feet to a point on the South line of Lot 2; thence North 89°04'05" East along said South line 40.00 feet to a point on the East line of said Lot 2; thence North 00°18'59" West along said East line 50.00 feet to a point; thence North 89°04'05" East 50.00 feet to the point of beginning.

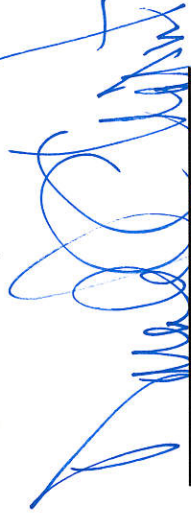
Said lands as described contains 11,499 square feet or 0.2640 Acres.

THAT I have made the survey, land division and map by the direction of Keystone on Brady LLC, 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 Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code in surveying, dividing and mapping the same.

June 27, 2016  
DATE

  
DONALD C. CHAPUT  
PROFESSIONAL LAND SURVEYOR S-1316



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### CORPORATE OWNER'S CERTIFICATE

Keystone on Brady LLC., a Wisconsin limited liability company duly organized and existing under and by 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 in accordance with the requirements of Chapter 119 of the Milwaukee Code of Ordinances.

In consideration of the approval of the map by the Common Council of the City of Milwaukee and in accordance with Chapter 119 of the Milwaukee Code, the undersigned agrees:  
a. That all utility lines to provide electric power and telephone services and cable television or communications systems lines or cables to all lots in the Certified Survey Map shall be installed underground in easements provided therefore, where feasible.

This agreement shall be binding on the undersigned and assigns.

In Witness Whereof, the Keystone on Brady LLC has caused these presents to be signed by Jason Pietsch, its Manager, and countersigned by [Signature] this 28<sup>th</sup> day of June, 2016, at \_\_\_\_\_, Wisconsin.

In the presence of:

Mary C. Fleischman  
Witness Mary C. Fleischman  
STATE OF WISCONSIN }  
MILWAUKEE COUNTY } :SS

Jason Pietsch, Manager

Personally came before me this 28<sup>th</sup> day of June, 2016, Jason Pietsch, Manager, 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.

DANIELLE M. FARINA  
NOTARY PUBLIC  
STATE OF WISCONSIN

[Signature]  
Notary Public  
State of Wisconsin  
My commission expires: 3/21/17  
My commission is permanent.

### CONSENT OF CORPORATE MORTGAGEE

NORTH SHORE BANK, a national banking association, mortgagee of the above described land, consents to the surveying, dividing, mapping and restricting of the land described in the foregoing affidavit of DONALD C. CHAPUT, surveyor, and consents to the above certificate of Keystone on Brady LLC, owner.

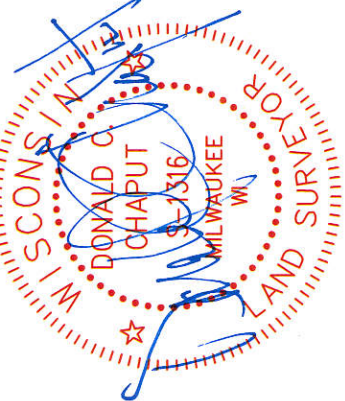
In Witness Whereof, the Vice President, has caused these presents to be signed by Eric Freeman, its Vice President, and countersigned by [Signature] this 28<sup>th</sup> day of JUNE, 2016.

In the presence of:

Mary C. Fleischman  
Witness Mary C. Fleischman  
STATE OF WISCONSIN }  
MILWAUKEE COUNTY } :SS

By Eric Freeman its VICE-PRESIDENT

Personally came before me this 28<sup>th</sup> day of June, 2016, Eric Freeman, Vice President, 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.



DANIELLE M. FARINA  
NOTARY PUBLIC  
STATE OF WISCONSIN  
My commission expires: 3/21/17  
My commission is permanent.

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## CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

I, SPENCER COGGS, being the duly elected, qualified 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.

07/07/16 \_\_\_\_\_  
DATE James F. Kuyler DEPUTY  
SPENCER COGGS, CITY TREASURER

## COMMON COUNCIL CERTIFICATE OF APPROVAL

I, certify that this Certified Survey Map was approved under Resolution File No. 160461 adopted by the Common Council of the City of Milwaukee on July 26, 2016.

James R. Owczarski  
JAMES R. OWCZARSKI, CITY CLERK  
Tom Barrett  
TOM BARRETT, MAYOR

