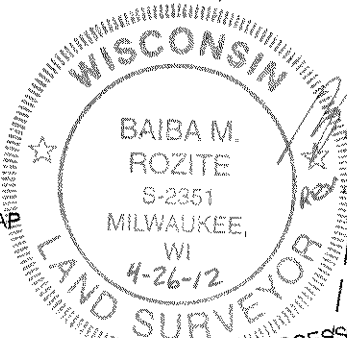


CERTIFIED SURVEY MAP NO.

LOT 1 OF BLOCK 4 OF MEMOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

TAX KEY NO.: 423-0017-000
ADDRESS: 3201 W. CANAL ST.



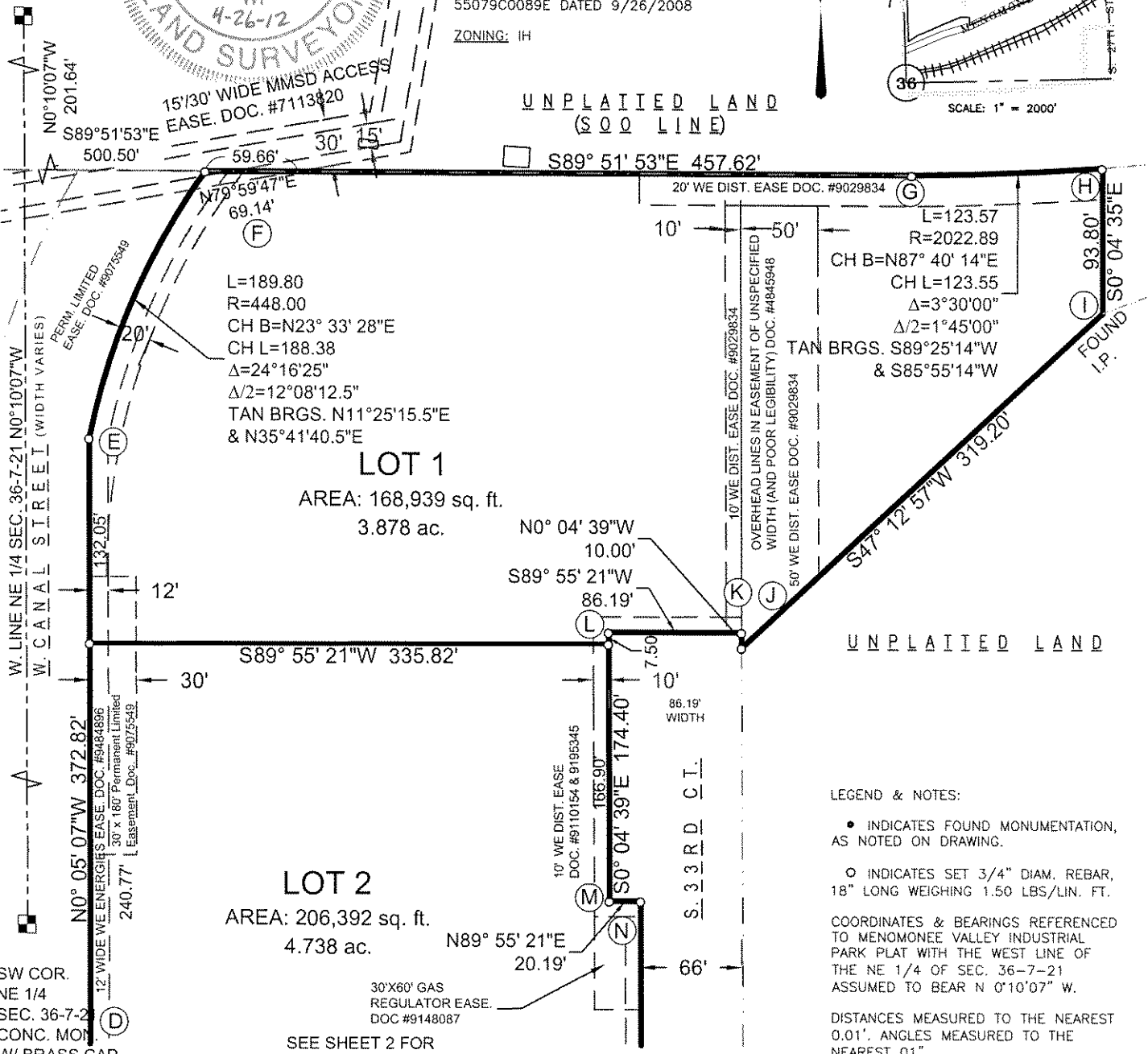
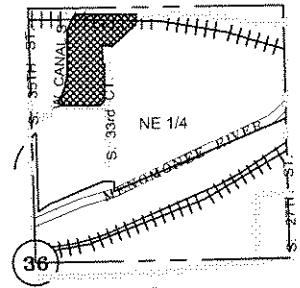
NW COR.
NE 1/4
SEC. 36-7-21
CONC. MON.
W/ BRASS CAP

OWNER:
REDEVELOPMENT AUTHORITY OF THE CITY
OF MILWAUKEE

FLOODPLAIN DESIGNATION:
PARCEL IN FLOOD ZONES AE AND X PER
FIRM COMMUNITY PANEL NO.
55079C0089E DATED 9/26/2008

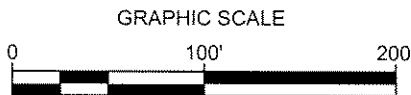
ZONING: IH

VICINITY MAP
NE 1/4 SEC. 36-7-21



SW COR.
NE 1/4
SEC. 36-7-21
CONC. MON.
W/ BRASS CAP

THE SIGMA GROUP
Single Source. Sound Solutions.
www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210



INFRASTRUCTURE SERVICES DIVISION
Marcia Cornell 5/3/12
CENTRAL DRAFTING & RECORDS MANAGER
Zy Martin 5/1/12
ENGR. IN CHARGE ENVIRON. ENGR.
CORRECT
Jeffrey Polenske 5/3/12
CITY ENGINEER
APPROVED

DEPARTMENT OF CITY DEVELOPMENT
CITY OF MILWAUKEE

APR 17, 2012

[Signature]
STAFF APPROVED

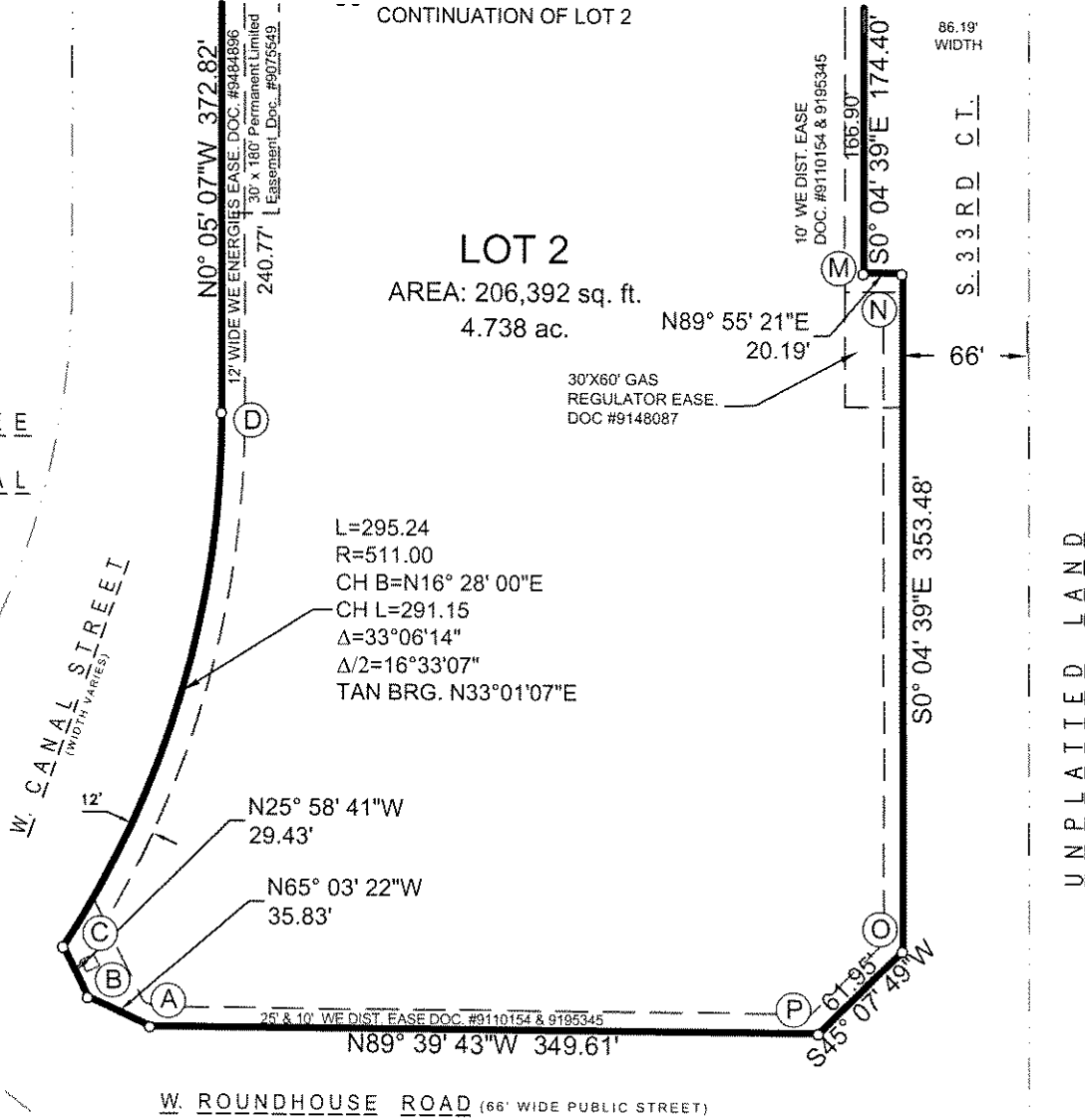
CERTIFIED SURVEY MAP NO. _____

LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN



BLOCK 1
LOT 2
MENOMONEE
VALLEY
INDUSTRIAL
PARK

SEE SHEET 1 FOR
CONTINUATION OF LOT 2



L=295.24
R=511.00
CH B=N16° 28' 00"E
CH L=291.15
Δ=33° 06' 14"
Δ/2=16° 33' 07"
TAN BRG. N33° 01' 07"E

N25° 58' 41"W
29.43'

N65° 03' 22"W
35.83'

25' & 10' WE DIST EASE DOC. #9110154 & 9195345

N89° 39' 43"W 349.61'

W. ROUNDHOUSE ROAD (66' WIDE PUBLIC STREET)

LOT 1
C.S.M. #8252

INTERIOR ANGLES

A	155°23'39"
B	140°55'19"
C	137°33'19"
D	196°33'07"
E	156°21'25"
F	113°25'21"
G	182°27'53"
H	87°44'49"
I	132°42'28"
J	47°17'36"
K	270°00'00"
L	270°00'00"
M	270°00'00"
N	90°00'00"
O	134°47'32"
P	134°47'32"

LEGEND & NOTES:

● INDICATES FOUND MONUMENTATION, AS NOTED ON DRAWING.

○ INDICATES SET 3/4" DIAM. REBAR, 18" LONG WEIGHING 1.50 LBS/LIN. FT.

COORDINATES & BEARINGS REFERENCED TO MENOMONEE VALLEY INDUSTRIAL PARK PLAT WITH THE WEST LINE OF THE NE 1/4 OF SEC. 36-7-21 ASSUMED TO BEAR N 0°10'07" W.

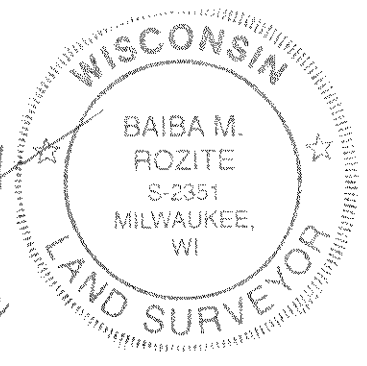
DISTANCES MEASURED TO THE NEAREST 0.01'. ANGLES MEASURED TO THE NEAREST 01".

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1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

GRAPHIC SCALE



PROJECT NUMBER SE-12790 DRAFTED BY BMR 4-26-12 REV. 5-10-12



Sheet 2 of 6

CERTIFIED SURVEY MAP NO. _____

LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE


STATE OF WISCONSIN)
SS
MILWAUKEE COUNTY)

I, BAIBA M. ROZITE, REGISTERED SURVEYOR, CERTIFY: THAT I HAVE SURVEYED, DIVIDED AND MAPPED ALL OF LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHEAST 1/4 SECTION; THENCE SOUTH 0°10'07" EAST, 201.64 FEET ALONG THE WEST LINE OF SAID NE 1/4 SECTION TO THE SOUTH LINE OF SOO LINE RAILROAD COMPANY RIGHT OF WAY; THENCE SOUTH 89°51'53" EAST, 500.50 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING OF THIS DESCRIPTION; CONTINUING THENCE SOUTH 89°51'53" EAST, 457.62 FEET TO THE BEGINNING OF A NON-TANGENT 2022.89 FOOT RADIUS CURVE TO THE LEFT, WHOSE CHORD BEARS NORTH 87°40'14" EAST, 123.55 FEET; THENCE NORTHEASTERLY, 123.57 FEET ALONG THE ARC OF SAID CURVE AND SAID SOUTH LINE TO A POINT OF NON-TANGENCY; THENCE SOUTH 0°04'35" EAST, 93.80 FEET; THENCE SOUTH 47°12'57" WEST, 319.20 FEET TO THE EAST LINE OF SOUTH 33RD COURT; THENCE THE FOLLOWING SIX COURSES ALONG THE EAST, NORTH AND WEST LINES OF SOUTH 33RD COURT: THENCE NORTH 0°04'39" WEST, 10.00 FEET; THENCE SOUTH 89°55'21" WEST, 86.19 FEET; THENCE SOUTH 0°04'39" EAST, 174.40 FEET; THENCE NORTH 89°55'21" EAST, 20.19 FEET; THENCE SOUTH 0°04'39" EAST, 353.48 FEET; THENCE SOUTH 45°07'49" WEST, 61.95 FEET TO THE NORTH LINE OF WEST ROUNDHOUSE ROAD; THENCE NORTH 89°39'43" WEST, 349.61 FEET ALONG SAID NORTH LINE; THENCE NORTH 65°03'22" WEST, 35.83 FEET ALONG SAID NORTH LINE; THENCE NORTH 25°58'41" WEST, 29.43 FEET ALONG SAID NORTH LINE TO THE EASTERLY LINE OF WEST CANAL STREET AND THE BEGINNING OF A 511.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, WHOSE CHORD BEARS NORTH 16°28'00" EAST, 291.15 FEET; THENCE NORTHEASTERLY 295.24 FEET ALONG THE ARC OF SAID CURVE AND ALONG SAID EASTERLY LINE TO A POINT OF TANGENCY; THENCE NORTH 0°05'07" WEST, 372.82 FEET ALONG SAID EASTERLY LINE TO THE BEGINNING OF A 448.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT, WHOSE CHORD BEARS NORTH 23°33'28" EAST, 188.38 FEET; THENCE NORTHEASTERLY, 189.80 FEET ALONG THE ARC OF SAID CURVE AND SAID EASTERLY LINE TO A POINT OF NON-TANGENCY AND TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 375,333 SQUARE FEET OR 8.616 ACRES OF LAND, MORE OR LESS.

THAT I HAVE MADE THE SURVEY, LAND DIVISION, AND MAP BY THE DIRECTION OF THE REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE AND TRIONY MILWAUKEE, LLC, OWNERS OF SAID LAND. 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 S. 236.34 OF THE WISCONSIN STATUTES AND CHAPTER 119 OF THE MILWAUKEE CODE OF ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME.


BAIBA M. ROZITE S-2351
4/26/12 REV. 5/10/12
DATE



CERTIFIED SURVEY MAP NO. _____

LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

CORPORATE OWNER'S CERTIFICATE

THE REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE, A CORPORATION 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, MAPPED AND DEDICATED 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 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 THEREFOR, WHERE FEASIBLE.

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

IN WITNESS WHEREOF, THE REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE HAS CAUSED THESE PRESENTS TO BE SIGNED BY LOIS A. SMITH, ITS CHAIR;

AND COUNTERSIGNED BY DAVID P. MISKY, ITS ASSISTANT EXECUTIVE DIRECTOR/SECRETARY, AT MILWAUKEE, WISCONSIN, THIS ____ DAY OF _____,

20____.

IN THE PRESENCE OF:

WITNESS

LOIS A. SMITH, CHAIR

WITNESS

DAVID P. MISKY, ASSISTANT EXECUTIVE DIRECTOR/SECRETARY

STATE OF WISCONSIN))SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 20____, LOIS A. SMITH, CHAIR, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE CHAIR OF THE ABOVE-NAMED CORPORATION, AND ACKNOWLEDGED THAT SHE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF THE CORPORATION, BY ITS AUTHORITY.

(SEAL) NOTARY PUBLIC, STATE OF WISCONSIN

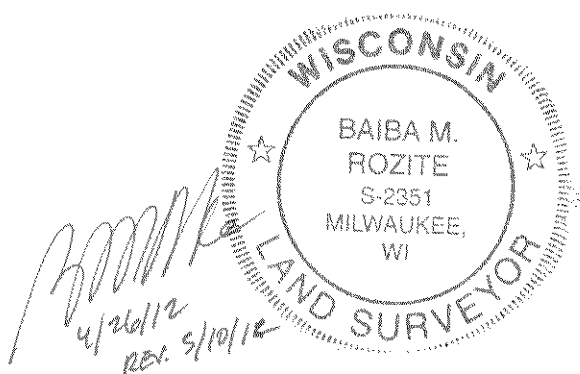
MY COMMISSION EXPIRES _____.

STATE OF WISCONSIN))SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 20____, DAVID P. MISKY, ASSISTANT EXECUTIVE DIRECTOR/SECRETARY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE ASSISTANT EXECUTIVE DIRECTOR/SECRETARY OF THE ABOVE-NAMED CORPORATION, AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF THE CORPORATION, BY ITS AUTHORITY.

(SEAM) NOTARY PUBLIC, STATE OF WISCONSIN

MY COMMISSION EXPIRES _____.



CERTIFIED SURVEY MAP NO. _____

LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

CORPORATE OWNER'S CERTIFICATE

TRIONY MILWAUKEE, 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 COMPANY CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED 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 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 THEREFOR, WHERE FEASIBLE.

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

IN WITNESS WHEREOF, TRIONY MILWAUKEE, LLC HAS CAUSED THESE PRESENTS TO

BE SIGNED BY _____ ITS _____ ; AT MILWAUKEE, WISCONSIN, THIS ____ DAY OF _____, 20____.

IN THE PRESENCE OF:

WITNESS SIGNATURE

STATE OF WISCONSIN))SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 20____, _____, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE _____ OF THE ABOVE-NAMED COMPANY, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT.

(SEAL) NOTARY PUBLIC, STATE OF WISCONSIN

PRINT NAME

MY COMMISSION EXPIRES _____.

CONSENT OF MORTGAGEE

FIRE SUBSIDIARY CDE IX, LLC, A WISCONSIN LIMITED LIABILITY COMPANY, DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, MORTGAGEE OF THE ABOVE-DESCRIBED LAND, DOES HEREBY CONSENT TO THE SURVEYING, DIVIDING, RESTRICTING, DEDICATION AND MAPPING OF THE LAND DESCRIBED IN THE FOREGOING AFFIDAVIT OF BAIBA M. ROZITE, SURVEYOR, AND DOES HEREBY CONSENT TO THE CERTIFICATE OF TRIONY MILWAUKEE, LLC, AS OWNER.

IN WITNESS WHEREOF, FIRE SUBSIDIARY CDE IX, LLC, MORTGAGEE, HAS CAUSED THESE PRESENTS TO BE SIGNED

BY: FIRST-RING INDUSTRIAL REDEVELOPMENT ENTERPRISE, INC., A WISCONSIN NONSTOCK CORPORATION, ITS MANAGING MEMBER

BY: JOHN F. STIBAL, PRESIDENT, AT (CITY, STATE) _____, THIS ____ DAY OF _____, 2012

WITNESS JOHN F. STIBAL

STATE OF _____))SS
_____ COUNTY)

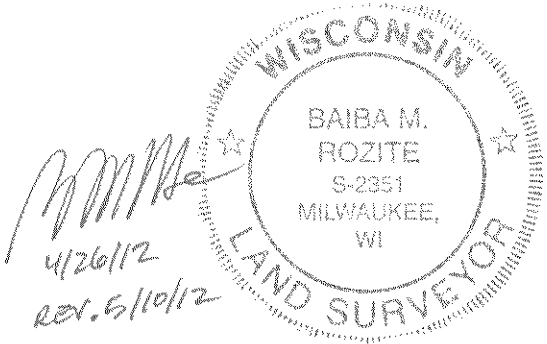
PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 2012, JOHN F. STIBAL, PRESIDENT, FIRST-RING INDUSTRIAL REDEVELOPMENT ENTERPRISE, INC., A WISCONSIN NONSTOCK CORPORATION, MANAGING MEMBER OF FIRE SUBSIDIARY CDE IX, LLC, A WISCONSIN LIMITED LIABILITY COMPANY TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT.

SIGNATURE OF NOTARY (SEAL)

PRINTED NAME

NOTARY PUBLIC, STATE OF _____

MY COMMISSION EXPIRES _____.



CERTIFIED SURVEY MAP NO. _____

LOT 1 OF BLOCK 4 OF MENOMONEE VALLEY INDUSTRIAL PARK, IN PART OF THE NW 1/4 OF THE NE 1/4 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN)

)SS

MILWAUKEE COUNTY)

I, SPENCER COGGS, BEING THE DULY ELECTED, QUALIFIED, AND ACTING TREASURER OF THE CITY OF MILWAUKEE, DO HEREBY 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.

James F. Krjzhar, Deputy
SPENCER COGGS
CITY OF MILWAUKEE TREASURER

05/11/2012
DATE

CITY OF MILWAUKEE COMMON COUNCIL CERTIFICATE OF APPROVAL

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE NO. 120146

ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON May 22, 2012

James R. Owczarski
JAMES R. OWCZARSKI, CLERK, CITY OF MILWAUKEE

Tom Barrett
TOM BARRETT, MAYOR, CITY OF MILWAUKEE

