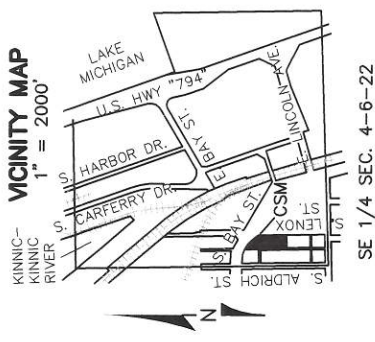


CERTIFIED SURVEY MAP NO.

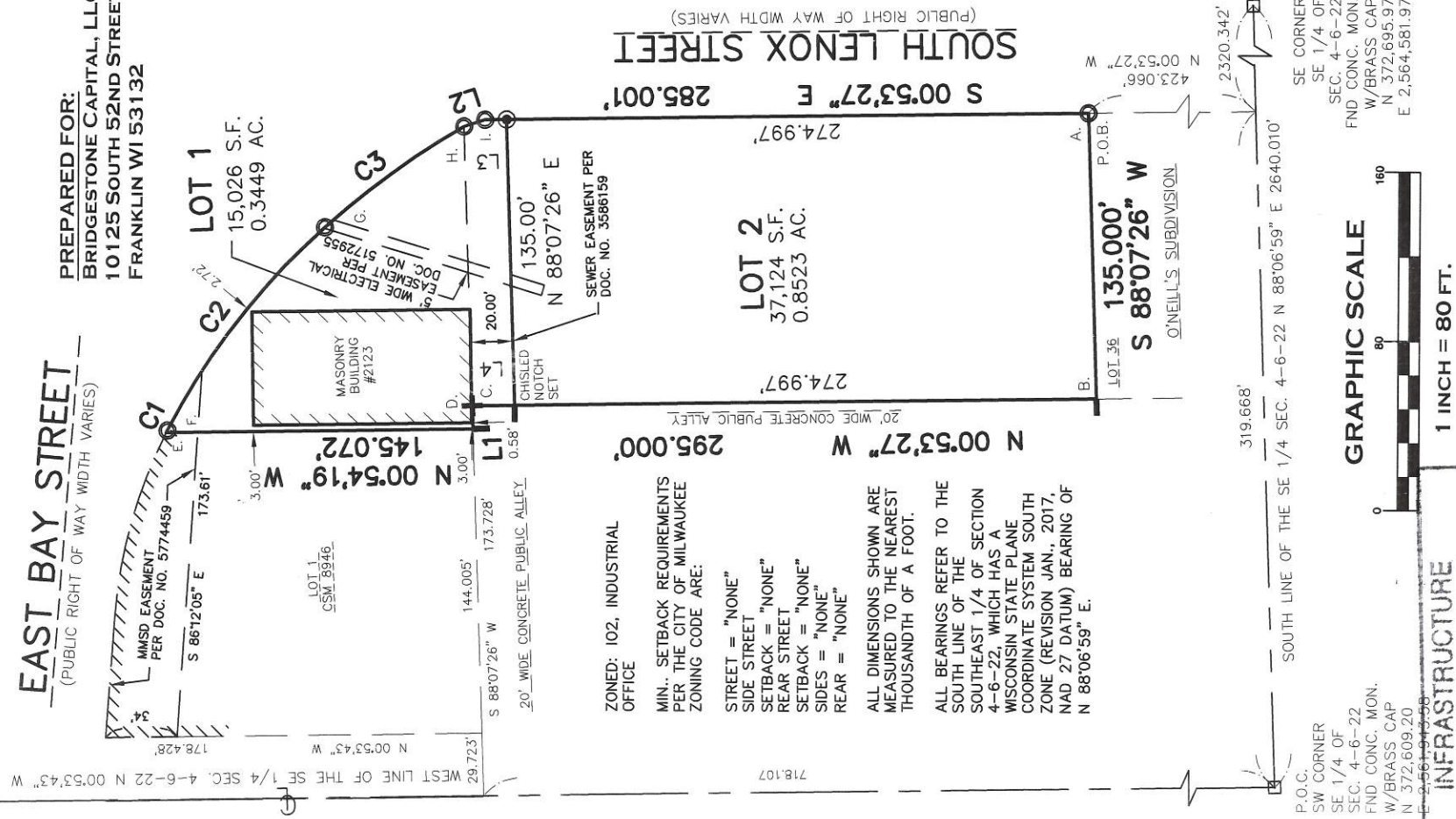
A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

PREPARED FOR:
BRIDGESTONE CAPITAL, LLC
10125 SOUTH 52ND STREET
FRANKLIN WI 53132



EAST BAY STREET
(PUBLIC RIGHT OF WAY WIDTH VARIES)

SOUTH ALDRICH STREET
(60' WIDE PUBLIC RIGHT OF WAY)



CAPITOL SURVEY ENTERPRISES
220 REGENCY CT., SUITE 210
BROOKFIELD, WI 53226
PH: (262) 786-6600
FAX: (262) 786-6608
WWW.CAPITOLSURVEY.COM

- INDICATES 1 INCH DIA. IRON PIPE, FOUND.
 - ⊙ INDICATES 1 INCH DIA. IRON PIPE. 18 INCHES IN LENGTH, WEIGHING 1.68 LBS. PER LINEAL FOOT, SET.
 - + INDICATES CHISELED CROSS FOUND
 - INDICATES CHISELED NOTCH SET
 - ▨ INDICATES NO VEHICULAR ACCESS PER DOC. NO. 5359819
- SUBJECT LANDS ARE IN ZONE "X" PER FLOOD INSURANCE RATE MAP #55079C0094E EFFECTIVE DATE SEPTEMBER 26, 2008.
- TAX KEY NOS.:
4650104110, 4650028000
- SEE SHEET 2 FOR LINE, CURVE, AND INTERIOR ANGLE TABLE

ZONED: I02, INDUSTRIAL OFFICE

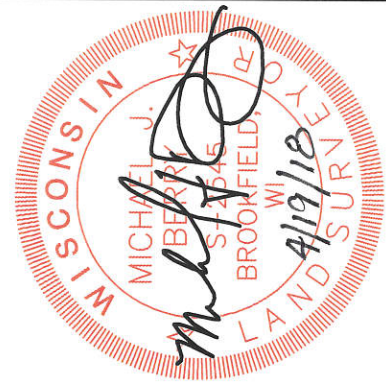
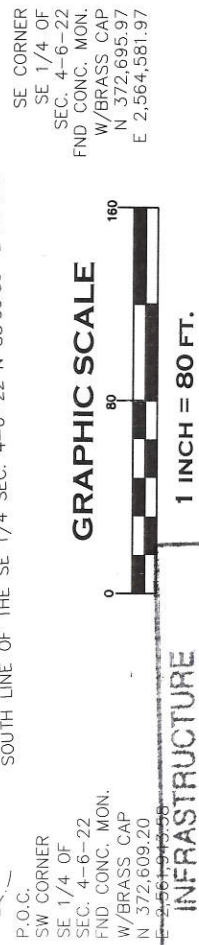
MIN.: SETBACK REQUIREMENTS PER THE CITY OF MILWAUKEE ZONING CODE ARE:

STREET = "NONE"
SIDE STREET
SETBACK = "NONE"
REAR STREET
SETBACK = "NONE"
SIDES = "NONE"
REAR = "NONE"

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST THOUSANDTH OF A FOOT.

ALL BEARINGS REFER TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 4-6-22, WHICH HAS A WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE (REVISION JAN., 2017, NAD 27 DATUM) BEARING OF N 88°06'59" E.

SOUTH LENOX STREET
(PUBLIC RIGHT OF WAY WIDTH VARIES)



INFRASTRUCTURE SERVICES DIVISION

Timothy J. Thoma 6/27/18
CENTRAL DRAFTING & RECORDS MANAGER

Wade John 6-25-18
ENGR. IN CHARGE ENVIRON. ENGR.

APPROVED
CORRECT

APPROVED
CORRECT

DEPARTMENT OF CITY DEVELOPMENT
CITY OF MILWAUKEE

JUN 29 2018

STAFF APPROVED

CERTIFIED SURVEY MAP NO.

A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN) SS
MILWAUKEE COUNTY)

I, MICHAEL J BERRY, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SAID 1/4 SECTION; THENCE N 88°06'59" E 319.666 FEET ALONG THE SOUTH LINE OF SAID 1/4 SECTION; THENCE N 00°53'27" W 423.066 FEET TO THE SOUTHEAST CORNER OF CERTIFIED SURVEY MAP NO. 8946 AND THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE S 88°07'26" W 135.000 FEET; THENCE N 00°53'27" W 295.000 FEET THENCE S 88°07'26" W 10.995 FEET, N 00°54'19" W 145.072 FEET; THENCE 1.163 FEET ALONG ARC OF A CURVE WHOSE CENTER LIES TO THE SOUTHWEST, WHOSE RADIUS IS 229.160 FEET, AND WHOSE CHORD BEARS S 62°52'59.7" E 1.163 FEET; THENCE 122.225 FEET ALONG THE ARC OF A CURVE WHOSE CENTER LIES TO THE SOUTHWEST, WHOSE RADIUS IS 338.000 FEET, AND WHOSE CHORD BEARS S 52°22'43.2" E 121.560 FEET; THENCE 81.346 FEET ALONG THE ARC OF A CURVE WHOSE CENTER LIES TO THE SOUTHWEST, WHOSE RADIUS IS 391.850 FEET, AND WHOSE CHORD BEARS S 36°04'19.6" E 81.200 FEET; THENCE S 18°05'23" E 10.420 FEET; THENCE S 00°53'27" E 285.001 FEET TO THE POINT OF BEGINNING.

CONTAINING: 52,150 SQUARE FEET OR 1.1972 ACRES

THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF BRIDGESTONE CAPITAL, LLC, AND WROUGHT WASHER MFG. INC., OWNERS OF SAID LAND.

THAT THE MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH CHAPTER 236 OF THE WISCONSIN STATUTES AND CHAPTER 119 OF THE CITY OF MILWAUKEE CODE OF ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME.

DATED THIS 19 DAY OF APRIL, 2018.

INTERIOR ANGLE TABLE	
NAME	ANGLE
A.	90°59'07"
B.	89°00'53"
C.	270°59'07"
D.	89°01'45"
E.	61°58'40.7"
F.	169°29'43.5"
G.	163°41'36.4"
H.	163°01'03.4"
I.	162°48'04"

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 88°07'26" W	10.995'
L2	S 18°05'23" E	10.420'
L3	S 00°53'27" E	10.004'
L4	N 00°53'27" W	20.003'


MICHAEL J BERRY
PROFESSIONAL LAND SURVEYOR, S-2545
STATE OF WISCONSIN



CURVE TABLE							
CURVE	ARC	RADIUS	CHD. BEARING	CHD. LENGTH	DELTA	DELTA/2	TAN. BEARING
C1	1.163'	229.160'	S 62°52'59.7" E	1.163'	0°17'27"	0°08'43.5"	S 63°01'43" E
C2	122.225'	338.000'	S 52°22'43.2" E	121.560'	20°43'08"	10°21'34"	
C3	81.346'	391.850'	S 36°04'19.6" E	81.200'	11°53'39.5"	05°56'50"	S 30°07'30" E

CERTIFIED SURVEY MAP NO. _____

A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

CORPORATE OWNER'S CERTIFICATE

BRIDGESTONE CAPITAL, LLC, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, CERTIFIES THAT SAID CORPORATIONS 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 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.

B. THAT DIRECT VEHICULAR ACCESS FROM LOT 1 TO EAST BAY STREET IS PROHIBITED AS DELINEATED ON THE ATTACHED MAP.

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

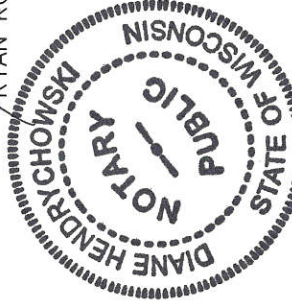
IN WITNESS WHERE OF, BRIDGESTONE CAPITAL, LLC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY RYAN KONICEK, (AGENT), AT MILWAUKEE, WISCONSIN, THIS 13 DAY OF JUNE, 2018.

IN THE PRESENCE OF:


(WITNESS)

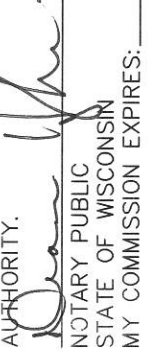
BRIDGESTONE CAPITAL, LLC


RYAN KONICEK, (AGENT)



STATE OF WISCONSIN) SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS 13 DAY OF JUNE, 2018, RYAN KONICEK, TO ME KNOWN AS THE PERSON WHO EXECUTED THE FORGOING INSTRUMENT, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF THE CORPORATION, BY ITS AUTHORITY.


NOTARY PUBLIC
STATE OF WISCONSIN
MY COMMISSION EXPIRES: 5/6/19



CERTIFIED SURVEY MAP NO. _____

A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

CORPORATE OWNER'S CERTIFICATE

WROUGHT WASHER MFG. INC., A COMPANY DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, CERTIFIES THAT SAID CORPORATIONS 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 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.

B. THAT DIRECT VEHICULAR ACCESS FROM LOT 1 TO EAST BAY STREET IS PROHIBITED AS DELINEATED ON THE ATTACHED MAP.

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS. IN WITNESS WHERE OF, WROUGHT WASHER MFG. INC., HAS CAUSED THESE PRESENTS TO BE SIGNED BY BRIAN MROCHINSKI, (REPRESENTATIVE), AT MILWAUKEE, WISCONSIN, THIS 2nd DAY OF MAY, 2018.

IN THE PRESENCE OF:

Diane Hendrychowski
(WITNESS)

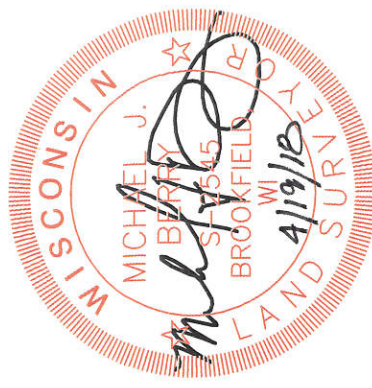
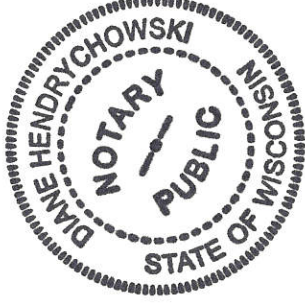
WROUGHT WASHER, MFG. INC.

Brian Mrochinski
BRIAN MROCHINSKI, (REPRESENTATIVE)

STATE OF WISCONSIN) SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS 2nd DAY OF MAY, 2018, BRIAN MROCHINSKI, TO ME KNOWN AS THE PERSON WHO EXECUTED THE FORGOING INSTRUMENT, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF THE CORPORATION, BY ITS AUTHORITY.

Diane Hendrychowski
NOTARY PUBLIC
STATE OF WISCONSIN
MY COMMISSION EXPIRES: 5/6/2019



CERTIFIED SURVEY MAP NO. _____

A DIVISION OF LOT 2 OF CERTIFIED SURVEY MAP NO. 8946 IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWN 6 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

CONSENT OF CORPORATE MORTGAGE

BANK OF AMERICA, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS MORTGAGEE OF THE ABOVE DESCRIBED LAND, CONSENTS TO THE SURVEYING, DIVIDING, MAPPING OF THE LAND DESCRIBED IN THE FOREGOING AFFIDAVIT OF MICHAEL J. BERRY, SURVEYOR, AND CONSENTS TO THE ABOVE CERTIFICATE OF BRIDGESTONE CAPITOL, LLC, AND WROUGHT WASHER MFG., INC.

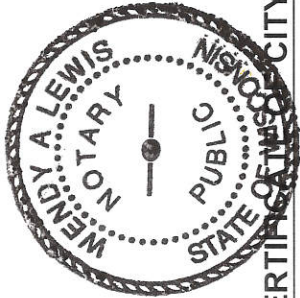
IN WITNESS WHEREOF, BANK OF AMERICA HAS CAUSED THESE PRESENTS TO BE SIGNED BY BRIAN CONOLE, ITS SENIOR VICE PRESIDENT, AT Wauwatosa, WISCONSIN, THIS 8th DAY OF May, 2018.

Bradley E. Hundlich
(WITNESS)
Brian Conole
BRIAN CONOLE, SENIOR VICE PRESIDENT

STATE OF WISCONSIN) SS
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS 8th DAY OF May, 2018, BRIAN CONOLE, OF THE ABOVE NAMED CORPORATION, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE SENIOR VICE PRESIDENT OF THE CORPORATION, AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF THE CORPORATION.

NOTARY PUBLIC
Kendy A. Lewis
STATE OF WISCONSIN
MY COMMISSION EXPIRES: 09/15/2021



CERTIFICATE OF SENIOR VICE 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.

THIS 13th DAY OF AUGUST, 2018.

James F. Kuydas
SPENCER COGGS, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE NO. 180766, ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON THIS 15th DAY OF September, 2018.

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

