

D&D# 3087

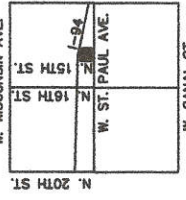
CERTIFIED SURVEY MAP NO.

BEING A DIVISION OF THAT PART OF LANDS IN THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 30, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, COUNTY OF MILWAUKEE, STATE OF WISCONSIN

- INDICATES IRON PIPE FOUND, 1 INCH DIA.
 - INDICATES IRON PIPE SET, 1 INCH IN DIA., 18 INCHES LONG, WEIGHING 1.13 LBS PER LINEAL FOOT.
- ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDRETH OF A FOOT.
- ALL BEARINGS SHOWN ARE REFERENCED TO THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 30-07-22, WISCONSIN STATE PLANE COORDINATE SYSTEM GRID, SOUTH ZONE, AND ALL BEARINGS ARE REFERENCED TO GRID NORTH (FEB 2008)



SE 1/4 SEC. 30-7-22



TAX ID NO.: 399-9988-100-2
ZONING: IC

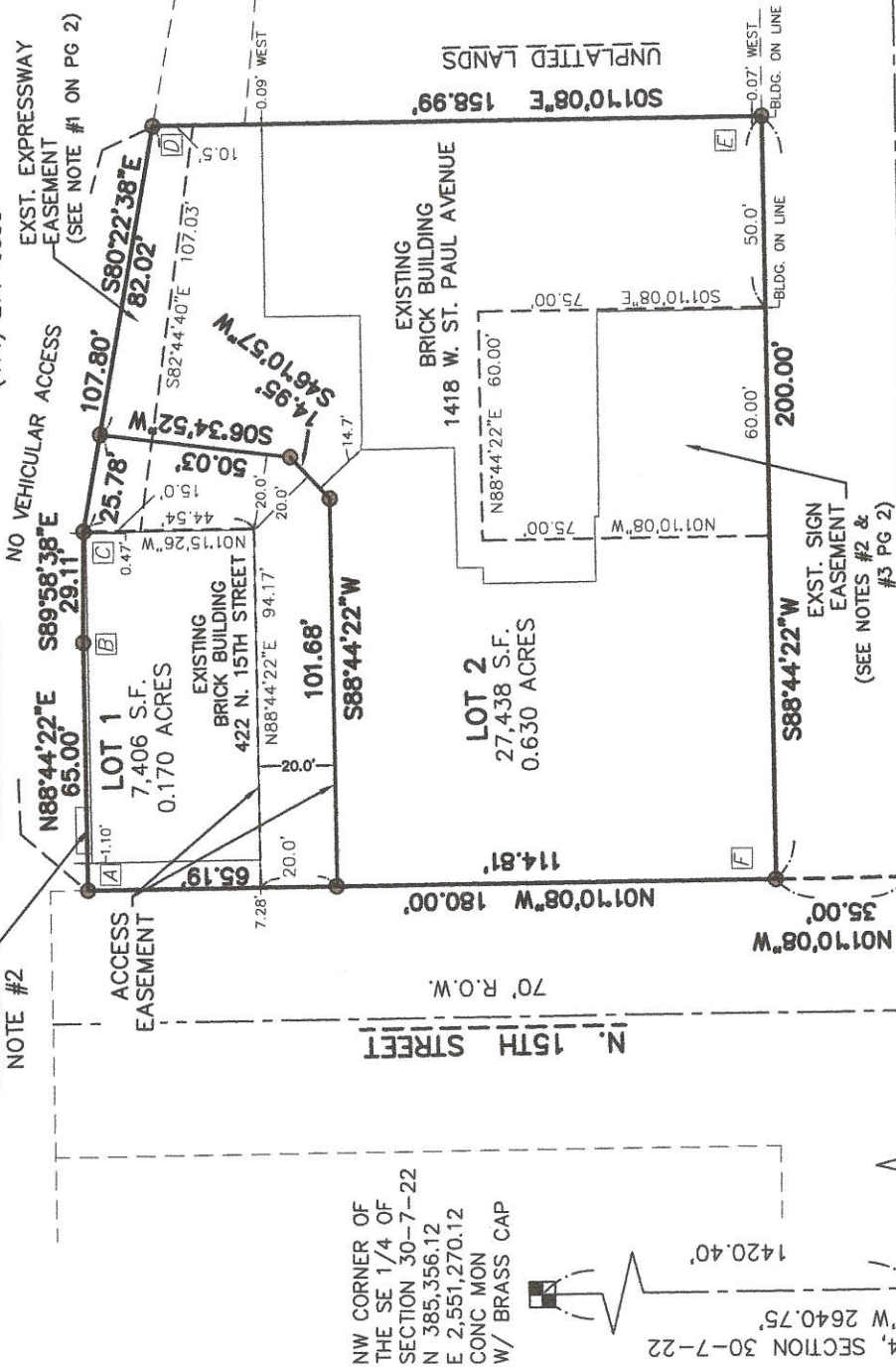
NOTE: ACCESS EASEMENT ON LOT 1 IS FOR THE BENEFIT OF LOT 2

SEE EXST. EASEMENT NOTE #2

VICINITY MAP
SCALE 1" = 3000'

OWNER:
PRUNE LLC
316 N MILWAUKEE ST.
SUITE 400
MILWAUKEE, WI 53202
(414) 271-6650

I-94 R-O-W



NW CORNER OF THE SE 1/4 OF SECTION 30-7-22
N 385,356.12
E 2,551,270.12
CONC MON
W/ BRASS CAP

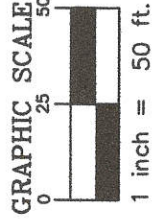
W/L OF THE SE 1/4, SECTION 30-7-22
N 01°11'16"W 2640.75'
1220.35'
1420.40'

SW CORNER OF THE SE 1/4 OF SECTION 30-7-22
N 382,716.14
E 2,551,324.86
CONC MON
W/ BRASS CAP



INTERIOR ANGLES

A	90°05'30"
B	178°43'00"
C	170°24'00"
D	100°47'30"
E	90°05'30"
F	89°54'30"



THIS INSTRUMENT DRAFTED BY CHRISTOPHER A. JACKSON S-2851

INFRASTRUCTURE SERVICES DIVISION
CENTRAL DRAFTING & RECORDS MANAGER
ENGR. IN CHARGE ENVIRON. ENGR.
CORRECT

Christopher A. Jackson 8/18/16
ENGINEER APPROVED

DEPARTMENT OF CITY DEVELOPMENT
CITY OF MILWAUKEE

JUN 07 2016
Christopher A. Jackson
STAFF APPROVED

CERTIFIED SURVEY MAP NO.

BEING A DIVISION OF THAT PART OF LANDS IN THE NORTHEAST ¼ AND THE SOUTHEAST ¼ OF THE SOUTHEAST 1/4 OF SECTION 30, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, COUNTY OF MILWAUKEE, STATE OF WISCONSIN

EXISTING EASEMENT NOTES

1. EASEMENTS GRANTED TO MILWAUKEE COUNTY, WISCONSIN FOR EXPRESSWAY PURPOSES, AND RESTRICTIONS SET FORTH THEREIN, AS CONTAINED IN INSTRUMENT DATED JANUARY 30, 1964 AND RECORDED ON FEBRUARY 21, 1964, IN REEL 177, IMAGE 1034, AS DOCUMENT NO. 4084169 – AS SHOWN ON SURVEY.
 2. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS SET FORTH IN EXHIBIT "A" TO LAND CONTRACT DATED DECEMBER 23, 1986 AND RECORDED ON DECEMBER 29, 1986, IN REEL 2016, IMAGE 938, AS DOCUMENT NO. 6003642, AND AS REFERENCED IN WARRANTY DEED RECORDED ON NOVEMBER 4, 1987, IN REEL 2157, IMAGE 507, AS DOCUMENT NO. 6120211 – AS SHOWN ON SURVEY.
 3. TERMS, PROVISIONS CONDITIONS, EASEMENTS AND RESTRICTIONS SET FORTH IN DECLARATION OF EASEMENT DATED DECEMBER 23, 1986 AND RECORDED ON DECEMBER 29, 1986, IN REEL 2016, IMAGE 945, AS DOCUMENT NO. 6003643; WHICH INSTRUMENT WAS RE-RECORDED ON OCTOBER 29, 1987, IN REEL 2155, IMAGE 1349, AS DOCUMENT NO. 6118677.
- ASSIGNMENT OF EASEMENT DATED DECEMBER 23, 1992 AND RECORDED ON DECEMBER 23, 1992, IN REEL 2934, IMAGE 1400, AS DOCUMENT NO. 6706589.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN) SS
MILWAUKEE COUNTY)

I, CHRISTOPHER A. JACKSON, A PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY:

THAT I HAVE SURVEYED AND MAPPED A DIVISION OF THAT PART OF LANDS IN THE NORTHEAST ¼ AND THE SOUTHEAST ¼ OF THE SOUTHEAST 1/4 OF SECTION 30, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:

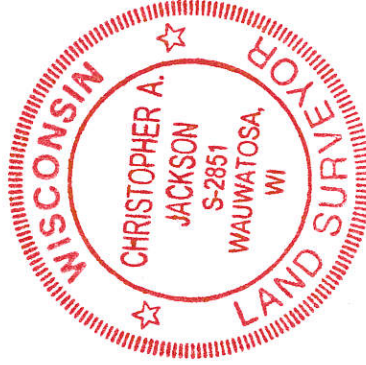
COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION; THENCE NORTH 01°11'16" WEST ALONG THE WEST LINE OF SAID 1/4 SECTION, 1220.35 FEET TO A POINT ON THE CENTER LINE OF WEST ST PAUL AVENUE; THENCE NORTH 88°44'22" EAST ALONG SAID CENTER LINE, 1732.96 FEET; THENCE NORTH 01°10'08" WEST, 35.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 01°10'08" WEST, 180.00 FEET; THENCE NORTH 88°44'22" EAST, 65.00 FEET; THENCE SOUTH 89°58'38" EAST, 29.11 FEET; THENCE SOUTH 80°22'38" EAST, 107.80 FEET; THENCE SOUTH 01°10'08" EAST, 158.99 FEET; THENCE SOUTH 88°44'22" WEST, 200.00 FEET TO THE POINT OF BEGINNING.
SAID LANDS CONTAINING 34,844 SF (0.800 ACRES) MORE OR LESS.

THAT I HAVE MADE SUCH SURVEY AND MAP BY THE DIRECTION OF PRUME LLC, OWNERS OF SAID LAND.

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

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE STATUTES OF THE STATE OF WISCONSIN AND CHAPTER 119 OF THE CITY OF MILWAUKEE CODE OF ORDINANCES IN SURVEYING, DIVIDING, AND MAPPING THE SAME.

DATED THIS 2ND DAY OF August, 2016



CHRISTOPHER A. JACKSON
PROFESSIONAL LAND SURVEYOR, S-2851
STATE OF WISCONSIN

CERTIFIED SURVEY MAP NO.

BEING A DIVISION OF THAT PART OF LANDS IN THE NORTHEAST ¼ AND THE SOUTHEAST ¼ OF THE SOUTHEAST 1/4 OF SECTION 30, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, COUNTY OF MILWAUKEE, STATE OF WISCONSIN

CORPORATE OWNER'S CERTIFICATE

PRUNE, LLC, A COMPANY DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, DO HEREBY CERTIFY THAT SAID OWNER 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 THIS MAP BY THE COMMON COUNCIL, AND IN ACCORDANCE WITH CHAPTER 119 OF THE MILWAUKEE CODE OF ORDINANCES, THE UNDERSIGNED AGREES:

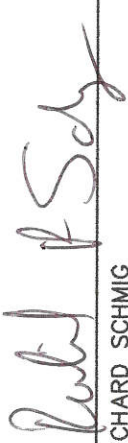
A. THAT ALL UTILITY LINES TO PROVIDE ELECTRIC POWER AND TELEPHONE SERVICE AND CABLE TELEVISION OR COMMUNICATIONS SYSTEMS LINES OR CABLES TO ALL LOTS IN THE CERTIFIED SURVEY MAP SHALL BE INSTALLED UNDERGROUND IN EASEMENTS PROVIDED THEREFORE WHERE FEASIBLE.

B. THAT DIRECT VEHICULAR ACCESS FROM LOTS 1 AND 2 TO INTERSTATE HIGHWAY 94 IS PROHIBITED AS DELINEATED ON THE ATTACHED MAP.

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

IN WITNESS WHERE OF PRUME, LLC HAS CAUSED THESE PRESENTS TO BE SIGNED BY RICHARD SCHMIG, ITS MANAGING MEMBER, AT MILWAUKEE, WISCONSIN, THIS 4th DAY OF August, 2016.

IN THE PRESENCE OF:



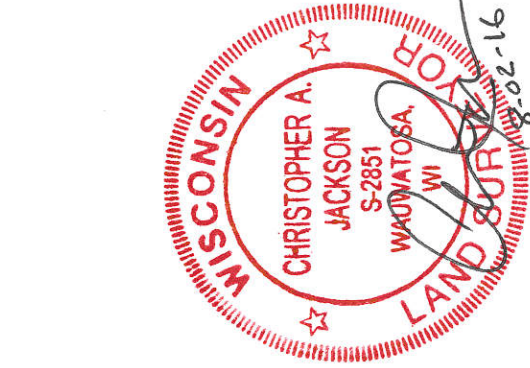
RICHARD SCHMIG
Managing Member


STATE OF WISCONSIN) SS
MILWAUKEE COUNTY) SS
Portage

ON THIS 4 DAY OF August, 2016, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SUCH COUNTY AND STATE, PERSONALLY APPEARED RICHARD SCHMIG, MANAGING MEMBER OF PRUME, LLC, OWNER, KNOWN OR IDENTIFIED TO ME TO BE THE OWNER OF SAID LANDS, THAT THEY EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SUCH INSTRUMENT IS A FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY ARE AUTHORIZED TO EXECUTE SUCH INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL HERETO, AFFIXED THE DAY, MONTH AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

DATED THIS 4 DAY OF August, 2016.




NOTARY PUBLIC LAURA WACHOWIAK
STATE OF WISCONSIN County of Portage
MY COMMISSION EXPIRES: 2/25/2019



CERTIFIED SURVEY MAP NO.

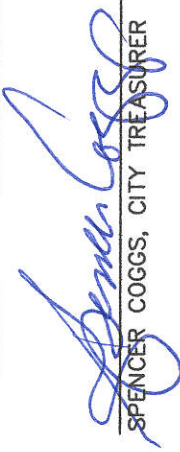
BEING A DIVISION OF THAT PART OF LANDS IN THE NORTHEAST ¼ AND THE SOUTHEAST ¼ OF THE SOUTHEAST 1/4 OF SECTION 30, TOWN 7 NORTH, RANGE 22 EAST, IN THE CITY OF MILWAUKEE, COUNTY OF MILWAUKEE, STATE OF WISCONSIN

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.

THIS 25TH DAY OF AUGUST, 2016.


SPENCER COGGS, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION NO. 160682 ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON THIS 20TH DAY OF September, 2016.


JAMES R. OWCZARSKI, CITY CLERK

TOM BARRETT, MAYOR

