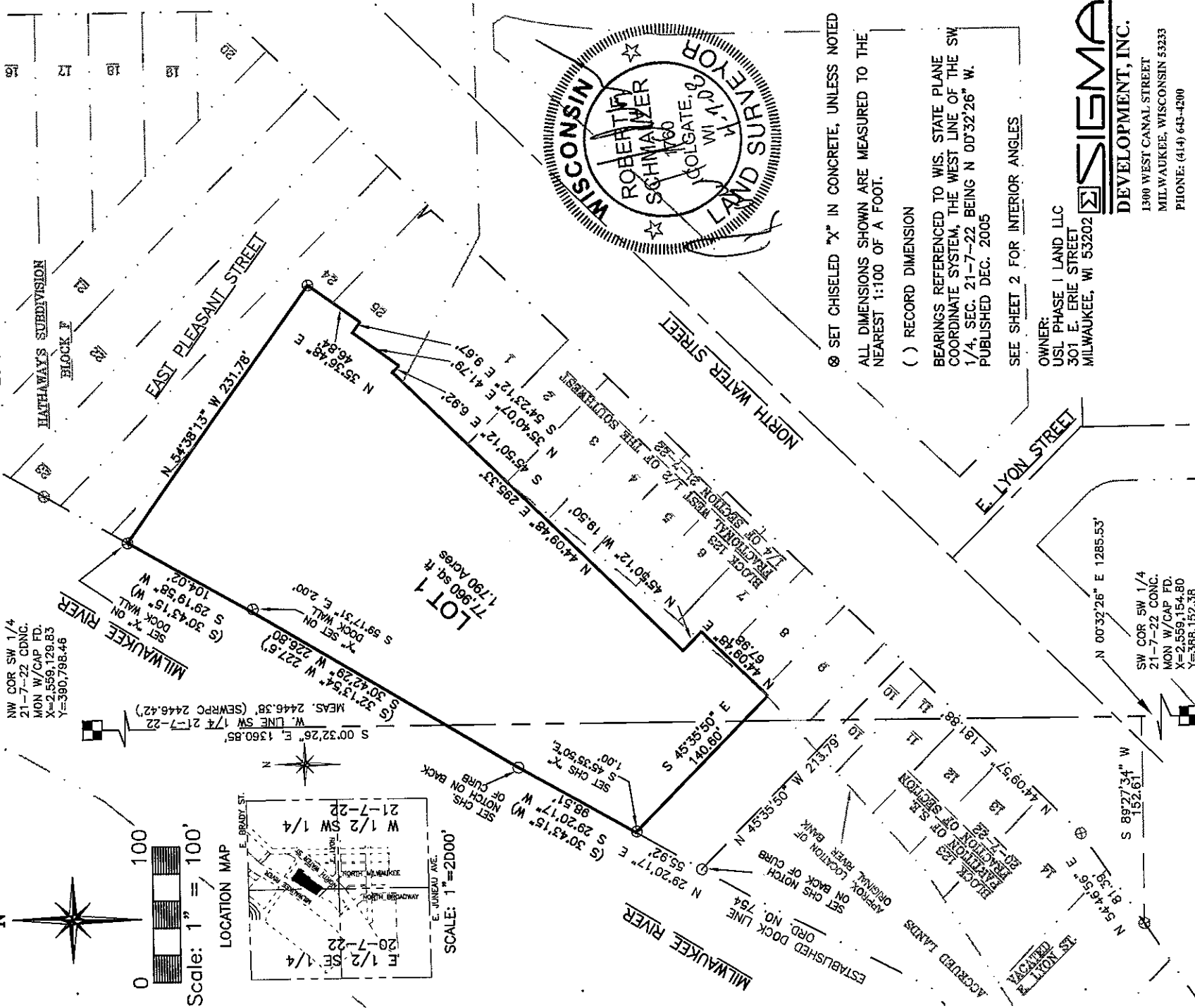


CERTIFIED SURVEY MAP NO.

BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

TAX KEY NO. PART OF 392-1818-112
ZONING: RED



⊗ SET CHISELED "X" IN CONCRETE, UNLESS NOTED
ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST 1:100 OF A FOOT.

() RECORD DIMENSION

BEARINGS REFERENCED TO WIS. STATE PLANE COORDINATE SYSTEM, THE WEST LINE OF THE SW 1/4, SEC. 21-7-22 BEING N 00°32'26" W. PUBLISHED DEC. 2005

SEE SHEET 2 FOR INTERIOR ANGLES

OWNER:
USL PHASE I LAND LLC
301 E. ERIE STREET
MILWAUKEE, WI 53202

SIGMA
DEVELOPMENT, INC.

1300 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE: (414) 643-4200

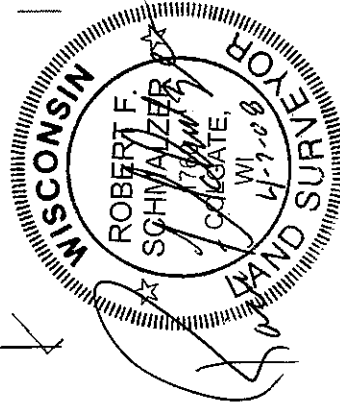
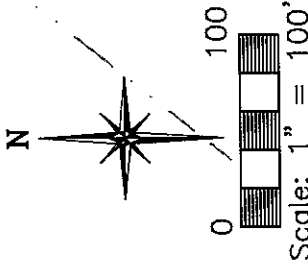
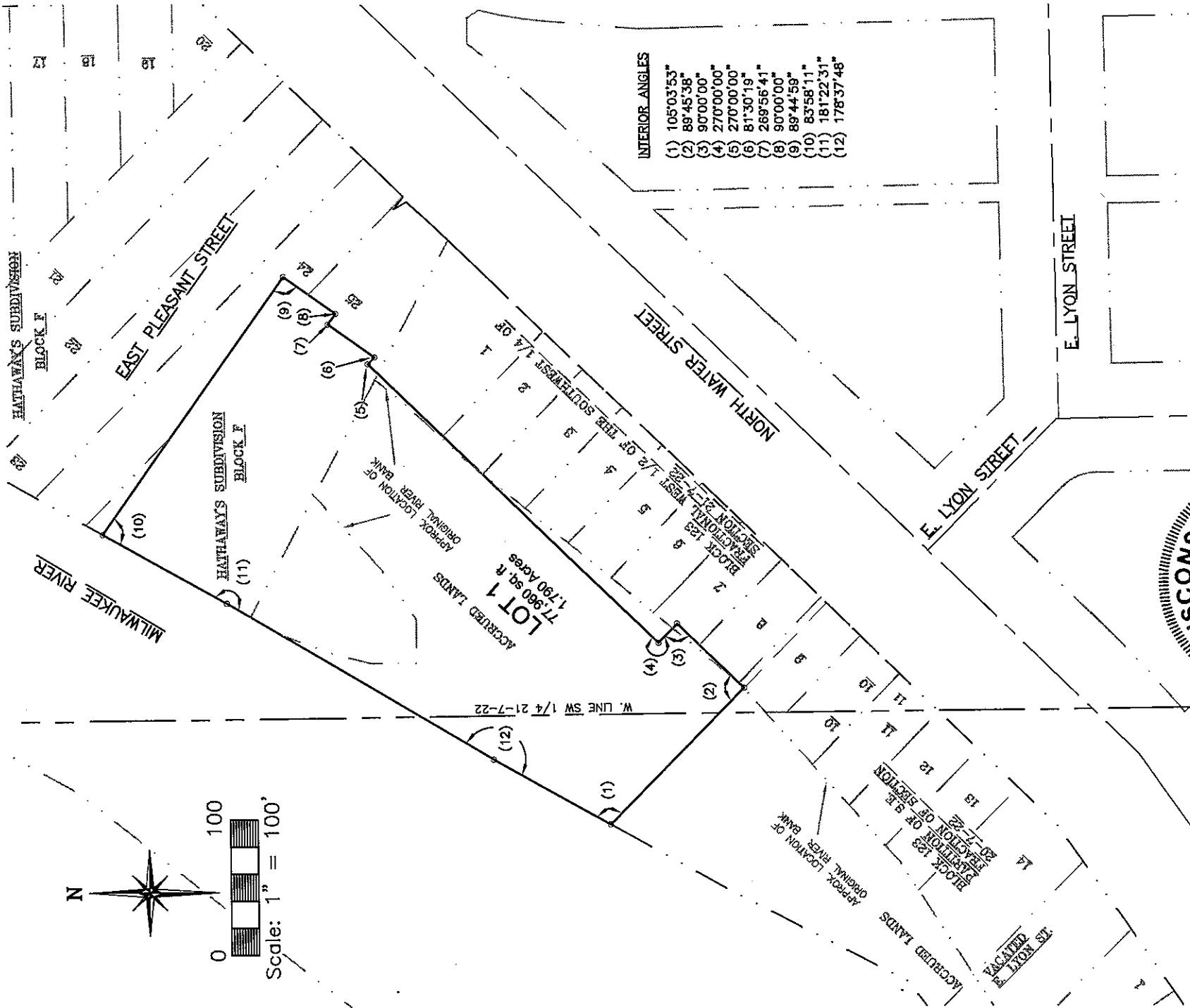
PROJECT NUMBER SD-2026 THIS INSTRUMENT DRAFTED BY ROBERT F. SCHMALZER

Sheet 1 of 5

INFRASTRUCTURE
SERVICES DIVISION
maria J. Induchewski 5/12/08
CENTRAL DRAFTING & RECORDS MANAGER
Timothy J. Dun 5/8/08
ENGR. IN CHARGE ENVIRON. ENGR.
Robert F. Schmalzer 5/12/08
CITY ENGINEER
APPROVED

CERTIFIED SURVEY MAP NO.

BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.



SIGMA
DEVELOPMENT, INC.
1300 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE: (414) 643-1200

CERTIFIED SURVEY MAP NO. _____

BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
(ss
WASHINGTON COUNTY)

I, ROBERT F. SCHMALZER, REGISTERED LAND SURVEYOR, CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED A PARCEL OF LAND BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS.

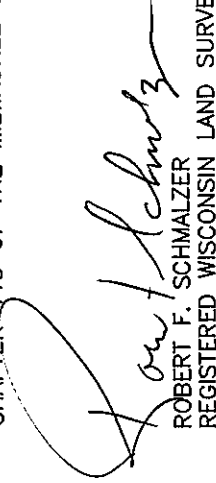
COMMENCING AT THE NORTHWEST CORNER OF THE SW 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST; THENCE S 00°32'26" E, 1360.85 FEET ALONG THE WEST LINE OF SAID SW 1/4 SECTION; THENCE S 89°27'34" W, 152.61 FEET TO THE WESTERLY LINE OF NORTH WATER STREET; THENCE ALONG SAID WESTERLY LINE OF NORTH WATER STREET N 54°46'56" E, 81.39 FEET; THENCE CONTINUING ALONG SAID WESTERLY LINE N 44°09'57" E, 181.88 FEET; THENCE N 45°35'50" W, 213.79 FEET TO THE EXISTING SOUTHEASTERLY DOCK LINE OF THE MILWAUKEE RIVER; THENCE ALONG SAID DOCK LINE N 29°20'17" E, 55.92 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE S 45°35'50" E, 140.60 FEET; THENCE N 44°09'48" E, 67.98 FEET; THENCE N 45°50'12" W, 19.50 FEET; THENCE N 44°09'48" E, 295.33 FEET; THENCE S 45°50'12" E, 6.92 FEET; THENCE N 35°40'07" E, 41.79 FEET; THENCE S 54°23'12" E, 9.67 FEET; THENCE N 35°36'48" E, 46.84 FEET; THENCE N 54°38'13" W, 231.78 FEET TO THE EXISTING SOUTHEASTERLY DOCK LINE OF THE MILWAUKEE RIVER; THENCE ALONG SAID DOCK LINE S 29°19'58" W, 104.02 FEET; THENCE CONTINUING ALONG SAID DOCK LINE S 30°42'29" W, 226.80 FEET; THENCE ALONG SAID DOCK LINE S 29°20'17" W, 98.51 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION.

SAID PARCEL CONTAINS 77,960 SQ. FT. OR 1.790 ACRES OF LAND.

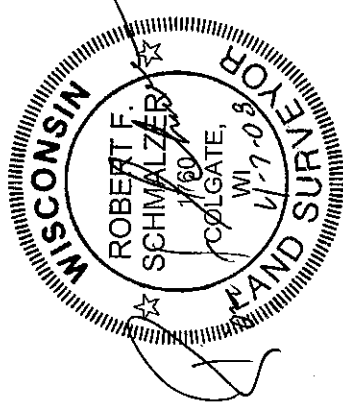
THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF USL PHASE I LAND LLC, OWNER OF SAID LAND.

THAT SUCH 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 THE PROVISIONS OF CHARTER 236 OF THE WISCONSIN STATUTES AND CHAPTER 119 OF THE MILWAUKEE CODE OF ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME.


ROBERT F. SCHMALZER
REGISTERED WISCONSIN LAND SURVEYOR NO. 1760

DATED: 4 - 7, 2008



CERTIFIED SURVEY MAP NO. _____

BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

CORPORATE OWNER'S CERTIFICATE:

USL PHASE I LAND LLC, AS OWNER, DOES HEREBY CERTIFY THAT AS OWNER, SAID COMPANY HAS CAUSED THE LAND DESCRIBED 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:

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

THIS AGREEMENT SHALL BE BINDING ON THE UNDERSIGNED AND ASSIGNS.

WITNESS THE HAND AND SEAL OF SAID OFFICER THIS 14th DAY OF APRIL, 2008.

USL PHASE I LAND LLC
BY: MANDEL/USL PHASE I LAND LLC
ITS: MANAGER

BY: [Signature]
BARRY R. MANDEL
MANAGER

STATE OF WISCONSIN)
(ss
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS 14th DAY OF APRIL, 2008, BARRY R. MANDEL, MANAGER OF THE MANAGER OF THE ABOVE NAMED COMPANY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE MANAGER OF THE MANAGER OF SAID COMPANY, AND ACKNOWLEDGED THAT HE EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF SAID COMPANY, BY ITS AUTHORITY.

[Signature]
NOTARY PUBLIC, STATE OF WISCONSIN
MY COMMISSION EXPIRES: 12/18/09

CERTIFICATE OF CITY TREASURER:

STATE OF WISCONSIN)
(ss
MILWAUKEE COUNTY)

I, WAYNE F. WHITROW, BEING THE DULY ELECTED, QUALIFIED AND ACTING CITY TREASURER OF THE CITY OF MILWAUKEE, CERTIFY THAT IN ACCORDANCE WITH THE RECORDS OF 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.

DATE: 05-14, 2008.

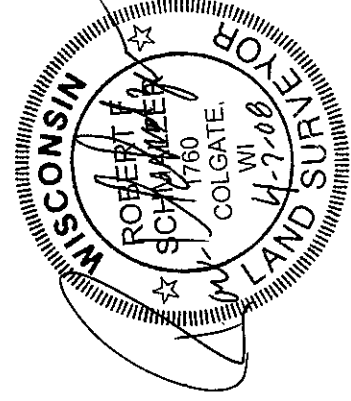
[Signature]
WAYNE F. WHITROW, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL:

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE NO. 080242, ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON THE 10th DAY OF June, 2008.

[Signature]
RONALD D. LEONHARDT, CITY CLERK

[Signature]
TOM BARRETT, MAYOR



1300 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE: (414) 643-4200

CERTIFIED SURVEY MAP NO.

BEING A PART OF LOTS 1 THROUGH 9 IN BLOCK 123 OF FRACTIONAL WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21; PART OF LOTS 24 AND 25 IN BLOCK F OF HATHAWAY'S SUBDIVISION AND ACCRUED LANDS IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20 AND THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN.

CONSENT OF CORPORATE MORTGAGEE:

JOHNSON BANK, AS AGENT, DULY ORGANIZED AND EXISTING BY VIRTUE OF THE LEASE OF THE UNITED STATES, MORTGAGEE OF THE ABOVE DESCRIBED LAND, HEREBY CONSENT TO THE SURVEYING, DIVIDING AND MAPPING OF THE LAND DESCRIBED IN THE FOREGOING AFFIDAVIT OF ROBERT F. SCHMALZER, SURVEYOR, AND DOES HEREBY CONSENT TO THE ABOVE CERTIFICATE OF USL PHASE I LAND LLC, OWNER.

IN WITNESS WHEREOF, JOHNSON BANK, AS AGENT, HAS CAUSED THESE PRESENTS TO BE SIGNED
BY: ROBERT N. BELL II IT'S SVP AT Milwaukee, WISCONSIN, THIS

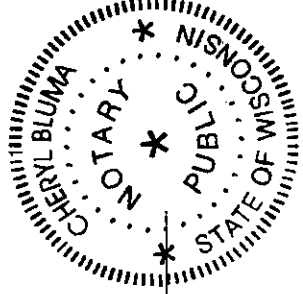
29 DAY OF April, 2008.

JOHNSON BANK

BY: RWB II

NAME: ROBERT N. BELL II ITS: SVP, JOHNSON BANK

STATE OF WISCONSIN)
(ss
MILWAUKEE COUNTY)



PERSONALLY CAME BEFORE ME THIS 29th DAY OF April, 2008, Robert N Bell II, OF THE ABOVE NAMED COMPANY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE Senior Vice President, OF SAID COMPANY, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF SAID COMPANY, BY ITS AUTHORITY.

Cheryl Bluma
NOTARY PUBLIC, STATE OF WISCONSIN
MY COMMISSION EXPIRES: 11/20/11

CONSENT OF CORPORATE MORTGAGEE:

REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE, DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, MORTGAGEE OF THE ABOVE DESCRIBED LAND, HEREBY CONSENT TO THE SURVEYING, DIVIDING AND MAPPING OF THE LAND DESCRIBED IN THE FOREGOING AFFIDAVIT OF ROBERT F. SCHMALZER, SURVEYOR, AND DOES HEREBY CONSENT TO THE ABOVE CERTIFICATE OF USL PHASE I LAND LLC, OWNER.

IN WITNESS WHEREOF, THE REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE, HAS CAUSED THESE PRESENTS TO BE SIGNED

BY: Kathryn West IT'S Chair AND David Misky IT'S
Assistant Executive Director AT Milwaukee, WISCONSIN, THIS 23 DAY OF April, 2008.

REDEVELOPMENT AUTHORITY OF THE CITY OF MILWAUKEE

BY: Kathryn West

NAME: Kathryn West ITS: Chair

BY: David P. Misky

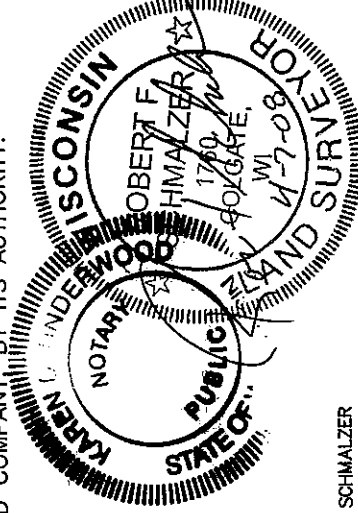
NAME: DAVID MISKY ITS: Assistant Executive Director

STATE OF WISCONSIN)
(ss
MILWAUKEE COUNTY)



PERSONALLY CAME BEFORE ME THIS 23rd DAY OF April, 2008, Kathryn M. West AND David P. Misky OF THE ABOVE NAMED COMPANY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE Chair AND THE Assistant Executive Director OF SAID COMPANY, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF SAID COMPANY, BY ITS AUTHORITY.

Karen D. Underwood
NOTARY PUBLIC, STATE OF WISCONSIN
MY COMMISSION EXPIRES: July 29, 2009



SIGMA
DEVELOPMENT, INC.

1300 WEST CANAL STREET
MILWAUKEE, WISCONSIN 53233
PHONE: (414) 643-4200