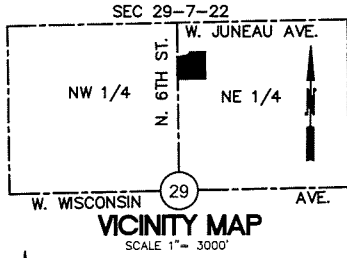


**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

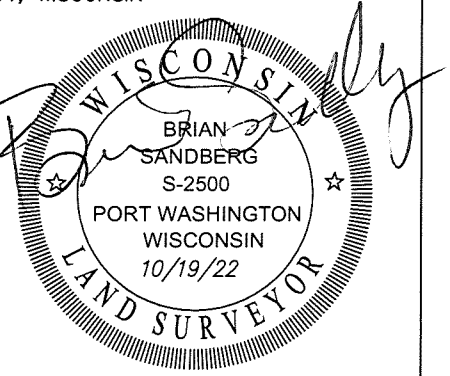
Sheet 1 of 5 Sheets

BEING A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE 1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN



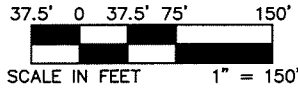
**LEGEND:**

- = 1-1/4" O.D.X24" LONG. IRON PIPE SET, WEIGHING 1.68 LBS./FT.
- ⊗ = CHISELED CROSS SET
- ⊗ = CHISELED CROSS FOUND
- POB = POINT OF BEGINNING
- = SECTION CORNER MON.
- ▭ = BUILDING OUTLINE



PREPARED FOR  
MKE BLK23 LLC

PREPARED BY  
Brian E. Sandberg  
KAPUR INC.  
400 E. Wisconsin Ave.  
Milwaukee, WI. 53202

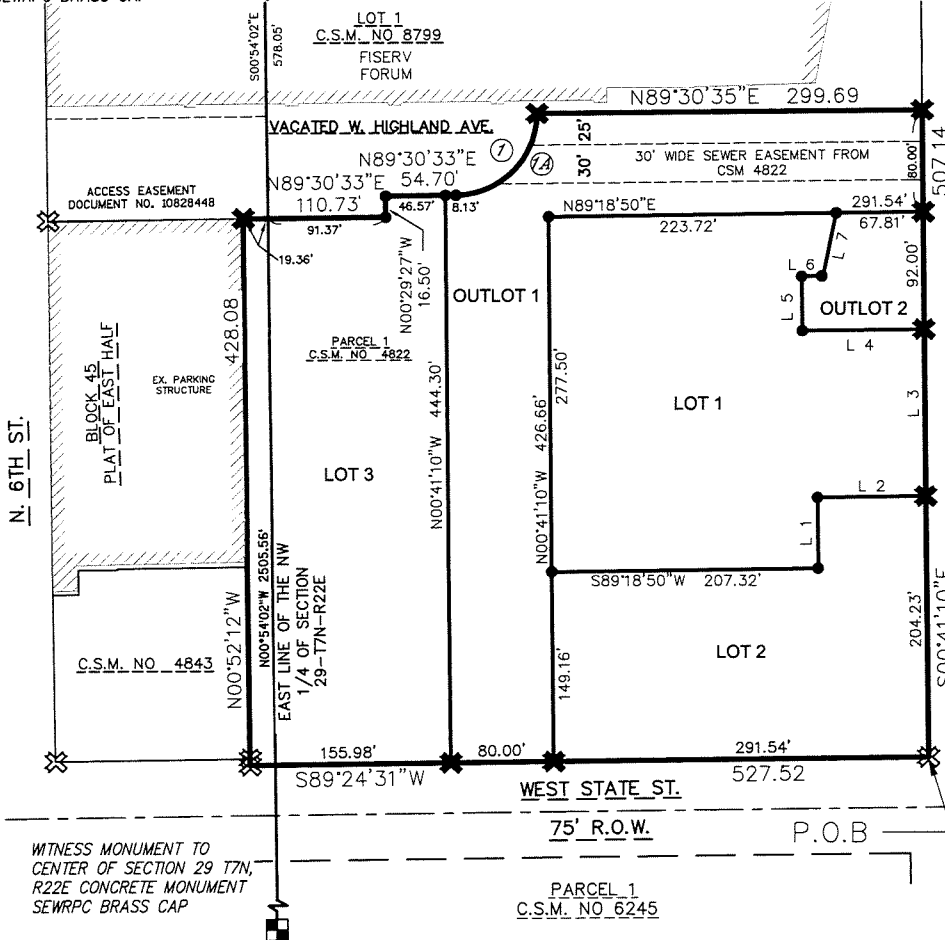


TAX KEYS:  
392-2371-110  
ZONING: PD

HORIZONTAL DATUM IS THE WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE NAD27. NORTH IS REFERENCED TO THE W. LINE OF THE NE 1/4 OF SECTION 29-7-22 PUBLISHED BY SEWRPC AS N00°54'02"E. ALL DISTANCES ARE GROUND MEASURED. (DEC. 2013 DATUM)

NO	RADIUS	ARC L.	CHORD BEARING	CHORD	CENTRAL ANGLE	TANGENT IN	TANGENT OUT
1	63.50'	99.74'	N44°30'33"E	89.80'	89°59'54"	N89°30'33"E	N00°29'21"E
1A	63.50'	40.82	N41°06'53"E	40.12	36°49'56"	N59°31'51"E	N22°41'55"E

N 1/4 CORNER, SECTION 29 T7N, R22E CONCRETE MONUMENT SEWRPC BRASS CAP



WEST HIGHLAND AVE.  
80' R.O.W.

LINE TABLE		
LINE #	LENGTH	DIRECTION
L 1	54.58	S0° 41' 10" E
L 2	84.22	S89° 18' 50" W
L 3	130.91	S0° 41' 10" E
L 4	94.81	N89° 18' 50" E
L 5	42.55	S0° 52' 55" E
L 6	16.62	S89° 18' 50" W
L 7	50.56	S11° 18' 50" W

LOT AREA TABLE		
LOT	ACRES	SQUARE FEET
LOT 1	1.5760	68,653
LOT 2	1.1054	48,155
LOT 3	1.5567	67,812
OUTLOT 1	1.3865	60,397
OUTLOT 2	0.1756	7,650

INFRASTRUCTURE SERVICES DIVISION  
*Yuan Urdi* 10/20/2022  
 CENTRAL DRAFTING & RECORDS MANAGER  
*Zafe Young* 10/20/2022  
 ENGR. IN CHARGE ENVIRON. ENGR.  
 CORRECT  
*[Signature]* 10/20/2022  
 CITY ENGINEER  
 APPROVED

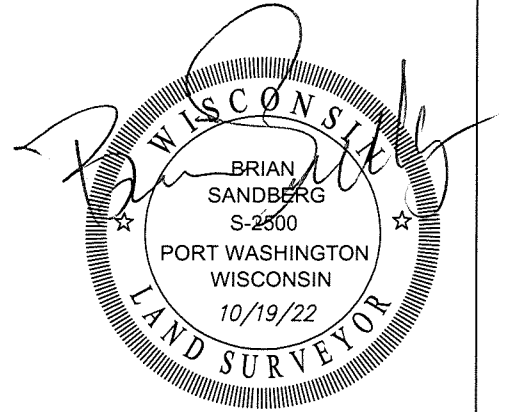
DEPARTMENT OF CITY DEVELOPMENT  
 CITY OF MILWAUKEE  
 JUL 28 2022  
 STAFF APPROVED

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

Sheet 2 of 5 Sheets

BEING A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE 1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

LOCATION OF EASEMENT GRANTED TO THE CITY OF MILWAUKEE FOR CITY UNDERGROUND CONDUIT



OUTLOT 1

CURVE TABLE

NO	RADIUS	ARC L	CHORD BEARING	CHORD	CENTRAL ANGLE
1	63.50'	23.04	N09°54'25"E	22.92	20°47'32"

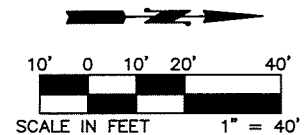
LOT 1  
C.S.M. NO 8799

LOT 1

LINE TABLE

Line #	Length	Direction
L1	20.00	S0° 41' 10"E
L2	163.86	S89° 30' 33"W
L3	30.73	N61° 16' 25"W
L4	105.81	S89° 30' 35"W
L5	7.87	S70° 40' 51"W
L6	114.34	N89° 30' 35"E
L7	30.73	S61° 16' 25"E
L8	43.27	N89° 30' 33"E
L9	68.15	N76° 47' 40"E
L10	24.78	N89° 30' 35"E
L11	4.98	S10° 49' 05"W
L12	45.98	S76° 47' 40"W
L13	69.88	N89° 30' 33"E

OUTLOT 2



N. VEL R. PHILLIPS AVE.

CERTIFIED SURVEY MAP NO. \_\_\_\_\_ Sheet 3 of 5 Sheets

BEING A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN) )SS  
MILWAUKEE COUNTY)

I, BRIAN E. SANDBERG, PROFESSIONAL LAND SURVEYOR S-2500, HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS:

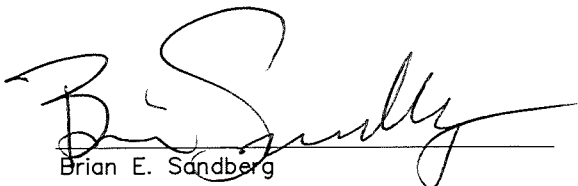
COMMENCING AT THE SOUTHEAST CORNER OF SAID CERTIFIED SURVEY MAP 4822 BEING THE INTERSECTION OF THE WEST LINE OF N. VEL R. PHILLIPS AVENUE AND THE NORTH LINE OF WEST STATE STREET; THENCE S89°24'31"W COINCIDENT WITH THE SOUTH LINE OF SAID CERTIFIED SURVEY MAP 4822, ALSO BEING THE NORTH LINE OF WEST STATE STREET 527.52 FEET TO A POINT; THENCE N00°52'12"W 428.08 FEET TO A POINT; THENCE N89°30'33"E 110.73 FEET TO A POINT; THENCE N00°29'27"W 16.50 FEET TO A POINT; THENCE N89°30'33"E 54.70 FEET TO THE POINT OF A CURVE TO THE LEFT HAVING A RADIUS OF 63.50 FEET AND A CHORD BEARING N44°30'33"E 89.80 FEET; THENCE ALONG THE ARC OF SAID CURVE 99.74 FEET TO A POINT; THENCE N89°30'35"E 299.69 FEET TO A POINT ON THE WEST LINE OF N. VEL R. PHILLIPS AVE. THENCE S00°41'10"E COINCIDENT WITH SAID WEST LINE 507.14 FEET TO THE POINT OF BEGINNING.

That I have made the survey, land division, and map by the direction of MKE BLK23 LLC owner of said land.

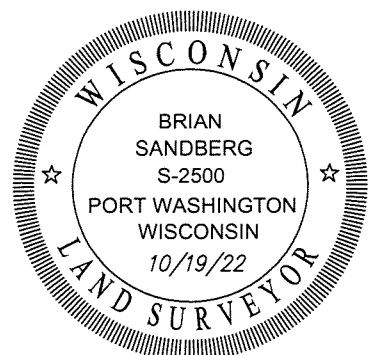
that the map is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made,

that I have fully complied with Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code of Ordinance in surveying, dividing and mapping the same. Per Wis. Stat 236.21 (1), this certificate has the same force and effect as an affidavit.

DATE: 10/19/22

  
\_\_\_\_\_  
Brian E. Sandberg

Professional Land Surveyor Number: 2500



CERTIFIED SURVEY MAP NO. \_\_\_\_\_ Sheet 4 of 5 Sheets

BEING A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

ENTITY OWNER'S CERTIFICATE

MKE BLK23 LLC, duly organized and existing under and by virtue of the laws of the State of Delaware, as owner, certifies that said entity caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with the requirements of Chapter 236 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code of Ordinances.

In consideration of the approval of the map by the Milwaukee Common Council, 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 lots in the certified survey map (other than already existing lines and cables) shall be installed underground in easements provided therefore, where feasible.

this agreement is binding on the undersigned and successors and assigns.

Date: oct 19, 2022

MKE BLK23 LLC

By:

[Signature]  
Peter Feigin President

STATE OF Wisconsin

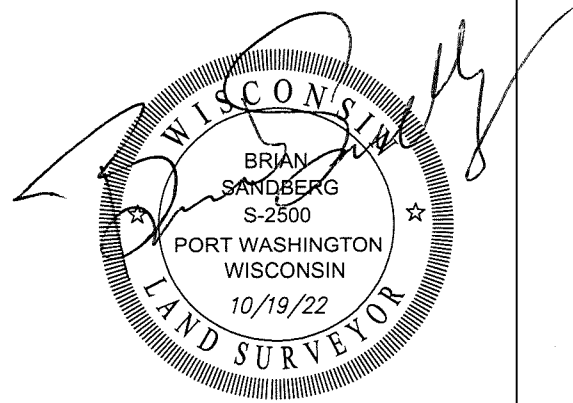
COUNTY OF Milwaukee

Personally came before me this 19th day of OCTOBER, 2022, the above-named Peter Feigin, President of MKE BLK23 LLC, to me known to be the person who executed the foregoing instrument, and to me known to be such President and acknowledged that he executed the foregoing instrument as such officer as the deed of said entity, by its authority.

Notary Signature: [Signature]

Print Notary Name: MICHAEL T. SWEATHERS

Notary Public, State of Wisconsin  
My commission expires is permanent



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

Sheet 5 of 5 Sheets

BEING A DIVISION OF PARCEL 1, MILWAUKEE COUNTY CERTIFIED SURVEY MAP NO. 4822 IN THE NE 1/4 OF THE NW 1/4 AND THE NW 1/4 OF THE NE1/4 OF SECTION 29, TOWN 7 NORTH, RANGE 22 EAST IN THE CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

CERTIFICATE OF CITY TREASURER

I, Spencer Coggs, being the duly elected 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.

Per Wis. Stat. 75.06 and 74.87, the City of Milwaukee collects property taxes and enforces nonpayment of same on parcels in the City of Milwaukee. Per Wis. Stat. 74.83, the City of Milwaukee and Milwaukee County entered into an Intergovernmental Cooperation Agreement approved by Council Resolution 901408, whereby the city is the sole collector and enforcer of property taxes for parcels in the city.

Date: 10/20/2022

*James F. Kuyhor*, DEPUTY  
for Spencer Coggs  
City Treasurer

CERTIFICATE OF CITY CLERK REGARDING COMMON COUNCIL APPROVAL

I certify that this certified survey map was approved under Resolution File No. 220991, adopted by the Common Council of the City of Milwaukee on 11-1-2022

Date: 11-8-2022

*James R. Owczarski*  
James R. Owczarski, Clerk, City of Milwaukee

