

CERTIFIED SURVEY MAP NO.

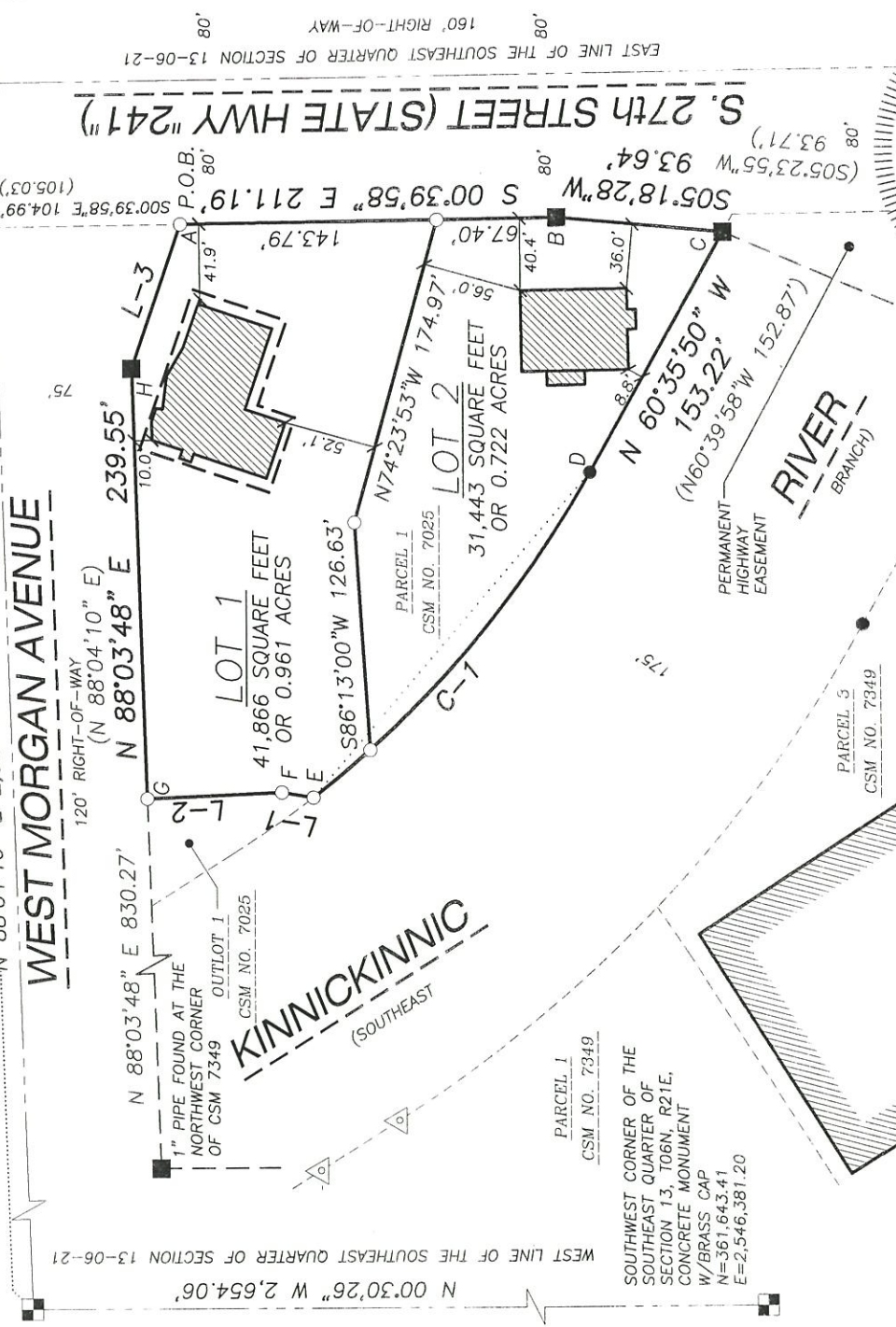
PARCEL 1, CERTIFIED SURVEY MAP NO. 7025, RECORDED ON REEL 5186, IMAGES 938 TO 941 OF CERTIFIED SURVEY MAPS OF MILWAUKEE COUNTY AS DOCUMENT NO. 8156513, LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 06 NORTH, RANGE 21 EAST, CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN

NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 13, T06N, R21E, CONCRETE MONUMENT
W/BRASS CAP
N=364,297.17
E=2,546,357.70

TAX KEY No.: 553-0741-000
ZONING: LB1

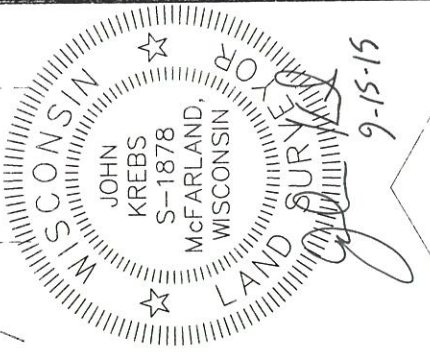
NORTHEAST CORNER OF SECTION 13, T06N, R21E, HAS BEEN REMOVED DURING CONSTRUCTION (LOCATION PER SEWRPC COORDINATES)

NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 13-06-21
N 88°04'10" E 2,560.50'



EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 13-06-21
S 00°39'58" E 211.19' (105.03')

S. 27th STREET (STATE HWY "241")
S 05°18'28" W 93.64' (93.71')



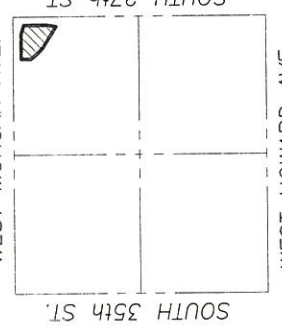
NOTES

- FIELD WORK PERFORMED BY JSD PROFESSIONAL SERVICES, INC. ON APRIL 02, 2015.
- BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN STATE PLAIN COORDINATE SYSTEM, SOUTH ZONE. THE WEST LINE OF THE SOUTHEAST QUARTER BEARS, N 00°30'26" W. (DECEMBER 2011 DATUM) SEE SHEET 3 FOR CURVE AND LINE TABLE AND INTERIOR ANGLES.

LEGEND

- GOVERNMENT CORNER
- 1" IRON PIPE FOUND
- ▣ 3/4" REBAR FOUND
- M.A.G. NAIL FOUND
- ▲ 3/4"x24" REBAR SET (1.50 LBS/LF)
- PLAT BOUNDARY
- SECTION LINE
- - - RIGHT-OF-WAY LINE
- CENTERLINE
- CHORD LINE
- PLATTED LOT LINE
- - - EASEMENT LINE
- () RECORDED AS PER CHAPTER 236.20 (2)(c)

VICINITY MAP
S.E. QUARTER SECTION 13-06-21
SCALE 1" = 2000'



PREPARED BY:
JSD Professional Services, Inc.
 Engineers • Surveyors • Planners
 161 HORIZON DRIVE, SUITE 101
 VERONA, WISCONSIN 53593
 PHONE: (608)848-5080

PREPARED FOR:
 LEARSI & COMPANY
 3100 DUNDEE ROAD,
 SUITE 308
 NORTHBROOK, IL 60062

PROJECT NO:	15-8760	SURVEYED BY:	RF
FILE NO:	B-278	DRAWN BY:	JK
FIELDBOOK/PG:	-	CHECKED BY:	TJB
SHEET NO:	1 OF 5	APPROVED BY:	HPJ

INFRASTRUCTURE SERVICES DIVISION
 CENTRAL DRAFTING & RECORDS MANAGER
 9/28/15
 IN CHARGE ENGR. ENVIRON. ENGR.
 CORRECT
 CITY ENGINEER
 APPROVED

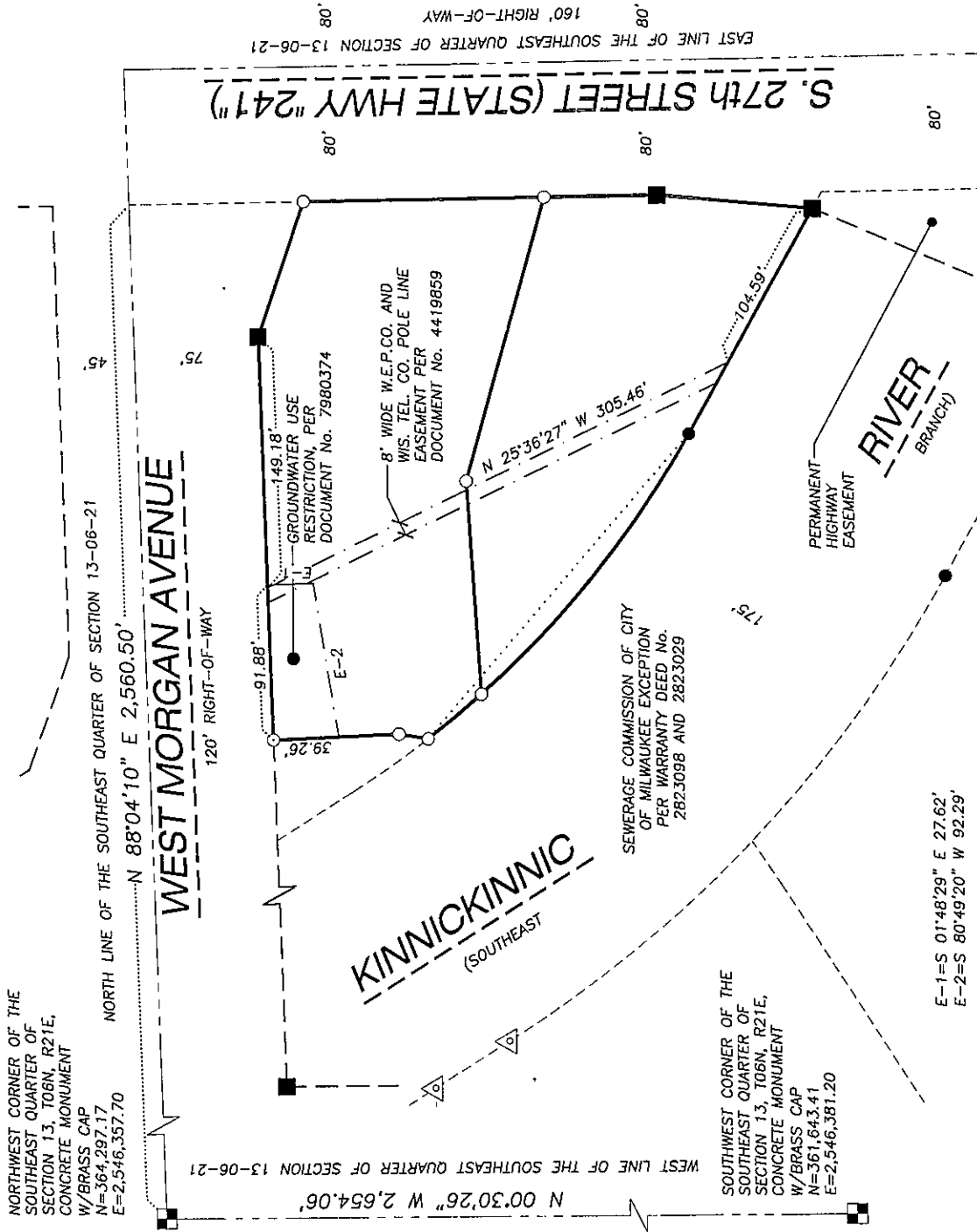
DEPARTMENT OF CITY DEVELOPMENT
CITY OF MILWAUKEE

AUG 13 2015
STAFF APPROVED

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EASEMENTS

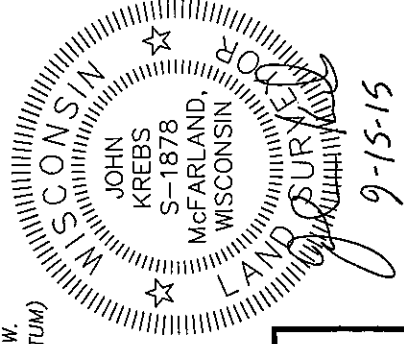
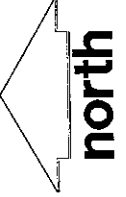


LEGEND

- GOVERNMENT CORNER
- PLAT BOUNDARY
- 1" IRON PIPE FOUND
- SECTION LINE
- 3/4" REBAR FOUND
- RIGHT-OF-WAY LINE
- CENTERLINE
- M.A.G. NAIL FOUND
- CHORD LINE
- 3/4"x24" REBAR SET (1.50 LBS/LF)
- PLATTED LOT LINE
- () RECORDED AS, PER CHAPTER 236.20 (2)(c)
- EASEMENT LINE

NOTES

1. FIELD WORK PERFORMED BY JSD PROFESSIONAL SERVICES, INC. ON APRIL 02, 2015.
2. BEARINGS FOR THIS SURVEY AND MAP ARE BASED ON THE WISCONSIN STATE PLAIN COORDINATE SYSTEM, SOUTH ZONE. THE WEST LINE OF THE SOUTHEAST QUARTER BEARS, N 00°30'26" W. (DECEMBER 2011 DATUM)



PREPARED BY: JSD Professional Services, Inc. Engineers • Surveyors • Planners	PREPARED FOR: LEARSI & COMPANY 3100 DUNDEE ROAD, SUITE 308 NORTHBROOK, IL 60062	PROJECT NO: 15-6760	SURVEYED BY: RF
161 HORIZON DRIVE, SUITE 101 VERONA, WISCONSIN 53593 PHONE: (608)848-5060		FILE NO: B-278	DRAWN BY: JK
		FIELDBOOK/PG: -	CHECKED BY: TJB
		SHEET NO: 2 OF 5	APPROVED BY: HPJ

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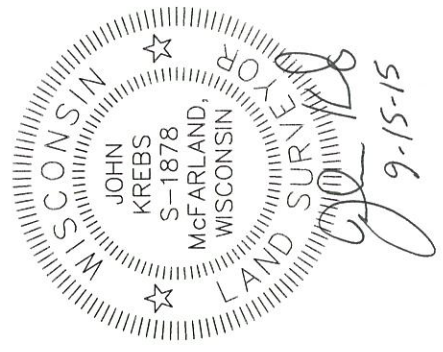
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CURVE TABLE								
CURVE	LENGTH	RADIUS	DELTA	DELTA/2	CHORD	CHORD BEARING	TAN. BEARING IN	TAN. BEARING OUT
C-1	239.74'	591.44'	23°13'28"	11°36'44"	238.10'	N 49°02'35" W	N 60°39'19" W	N 37°25'51" W
()	239.93'		23°14'37"	11°27'18.5"	238.29'	N 49°02'39.5" W	N 60°39'58" W	
LOT 1	41.39'	591.44'	04°00'36"	02°00'18"	41.39'	N 39°26'09" W	N 41°26'27" W	N 37°25'51" W
LOT 2	198.34'	591.44'	19°12'52"	09°36'26"	197.41'	N 51°02'53" W	N 60°39'19" W	N 41°26'27" W

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N 09°20'06" E	17.79'
()	N 09°20'28" E	
L-2	N 02°19'28" W	75.14'
()	N 02°19'06" W	
L-3	S 71°00'54" E	84.87'
()	S 71°13'10" E	84.85'

() - RECORDED AS, PER CERTIFIED SURVEY MAP No. 7025, AS REQUIRED BY CHAPTER 236.20 (2)(c).

INTERIOR ANGLES	
ITEM	ANGLE
A	109°39'04"
()	109°26'48"
B	174°01'34"
()	173°56'07"
C	65°54'18"
()	66°03'53"
D	168°26'45"
()	165°41'27.5"
E	121°37'19"
F	191°39'34"
G	89°36'44"
H	159°04'42"
()	159°17'20"



CERTIFICATE OF CITY TREASURER

STATE OF WISCONSIN) SS
MILWAUKEE COUNTY) SS

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.

10/20/15 DATE
Spencer Coggs SPENCER COGGS, CITY TREASURER

COMMON COUNCIL CERTIFICATE OF APPROVAL

I CERTIFY THAT THIS CERTIFIED SURVEY MAP WAS APPROVED UNDER RESOLUTION FILE No. 151025 ADOPTED BY THE COMMON COUNCIL OF THE CITY OF MILWAUKEE ON THIS 2nd DAY OF November, 2015.

James Owczarski JAMES OWCZARSKI, CITY CLERK
Tom Barrett TOM BARRETT, MAYOR

PREPARED BY: 161 HORIZON DRIVE, SUITE 101 VERONA, WISCONSIN 53593 PHONE: (608)848-5060	PREPARED FOR: LEARSI & COMPANY 3100 DUNDEE ROAD, SUITE 308 NORTHBROOK, IL 60062	PROJECT NO: <u>15-6760</u> FILE NO: <u>B-278</u> FIELDBOOK/PG: <u>-</u> SHEET NO: <u>3 OF 5</u>	SURVEYED BY: <u>RF</u> DRAWN BY: <u>JK</u> CHECKED BY: <u>TJB</u> APPROVED BY: <u>HPJ</u>
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SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
DANE COUNTY)

I, JOHN KREBS, PROFESSIONAL LAND SURVEYOR, CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED A RESUBDIVISION OF PARCEL 1, CERTIFIED SURVEY MAP NO. 7025, RECORDED ON REEL 5186, IMAGES 938 TO 941 OF CERTIFIED SURVEY MAPS OF MILWAUKEE COUNTY AS DOCUMENT NO. 8156513, LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 06 NORTH, RANGE 21 EAST, CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 13, AFORESAID; THENCE NORTH 88 DEGREES 04 MINUTES 10 SECONDS EAST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 2,560.50 FEET; THENCE SOUTH 00 DEGREES 39 MINUTES 58 SECONDS EAST, 104.99 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH 27th STREET AND THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 39 MINUTES 58 SECONDS EAST ALONG SAID WEST RIGHT-OF-WAY LINE, 211.19 FEET; THENCE SOUTH 05 DEGREES 18 MINUTES 28 SECONDS WEST ALONG SAID WEST RIGHT-OF-WAY LINE, 93.64 FEET; THENCE NORTH 60 DEGREES 35 MINUTES 50 SECONDS WEST, 153.22 FEET TO A POINT OF A NON-TANGENT CURVE; THENCE NORTHWESTERLY 239.74 FEET ALONG AN ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 591.44 FEET, THE CHORD BEARS NORTH 49 DEGREES 02 MINUTES 35 SECONDS WEST, 238.10 FEET; THENCE NORTH 09 DEGREES 20 MINUTES 06 SECONDS EAST, 17.79 FEET; THENCE NORTH 02 DEGREES 19 MINUTES 28 SECONDS WEST, 75.14 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF WEST MORGAN AVENUE; THENCE NORTH 88 DEGREES 03 MINUTES 48 SECONDS EAST ALONG SAID RIGHT-OF-WAY LINE, 239.55 FEET; THENCE SOUTH 71 DEGREES 00 MINUTES 54 SECONDS EAST, 84.87 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 73,309 SQUARE FEET OR 1.683 ACRES.

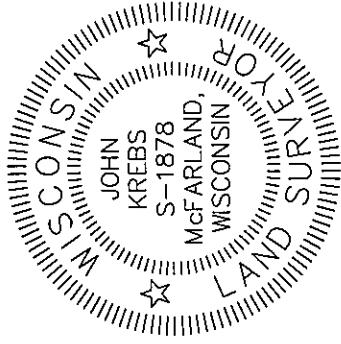
THAT I HAVE MADE THE SURVEY, LAND DIVISION, AND MAP BY THE DIRECTION OF LOOMIS CENTRE LLC.

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 ORDINANCES IN SURVEYING, DIVIDING AND MAPPING THE SAME.


JOHN KREBS, S-1878
PROFESSIONAL WISCONSIN LAND SURVEYOR

9/15/15
DATE



PREPARED BY:  Learsi & Company Engineers • Surveyors • Planners 161 HORIZON DRIVE, SUITE 101 VERONA, WISCONSIN 53593 PHONE: (608)848-5060	PREPARED FOR: LEARSI & COMPANY 3100 DUNDEE ROAD, SUITE 308 NORTHBROOK, IL 60062	PROJECT NO: 15-6760 FILE NO: B-278 FIELDBOOK/PG: - SHEET NO: 4 OF 5	SURVEYED BY: RF DRAWN BY: JK CHECKED BY: TJB APPROVED BY: HPU
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CORPORATE OWNER'S CERTIFICATE

LOOMIS CENTRE LLC, A LIMITED LIABILITY CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, AS OWNER, DOES HEREBY CERTIFY THAT SAID CORPORATION HAS 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 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 SYSTEM LINES OR CABLES TO THE LOTS 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.

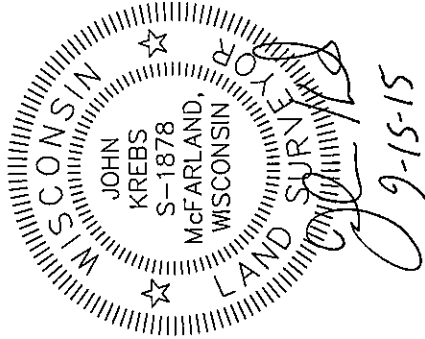
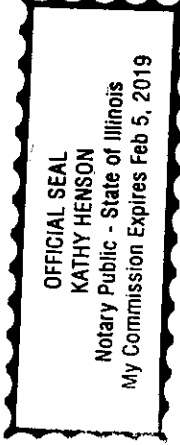
IN WITNESS WHERE OF, THE LOOMIS CENTRE LLC, HAS CAUSED THESE PRESENTS TO BE SIGNED BY DAVID ISRAEL, ITS REPRESENTATIVE THIS 16 DAY OF SEPTEMBER 2015.

BY: David Israel
DAVID ISRAEL, MANAGING MEMBER

STATE OF ILLINOIS) SS
COOK COUNTY) SS

PERSONALLY CAME BEFORE ME THIS 16 DAY OF September 2015, DAVID ISRAEL OF THE ABOVE NAMED LIMITED LIABILITY CORPORATION, TO ME KNOWN AS THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE THE MANAGING MEMBER OF THE CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICER AS THE DEED OF THE CORPORATION, BY ITS AUTHORITY.

David Israel
NOTARY PUBLIC, COOK COUNTY, ILLINOIS
MY COMMISSION EXPIRES 2/5/19



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JSD Professional Services, Inc.
- Engineers - Surveyors - Planners
161 HORIZON DRIVE, SUITE 101
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SHEET NO:	5 OF 5	APPROVED BY:	HPJ