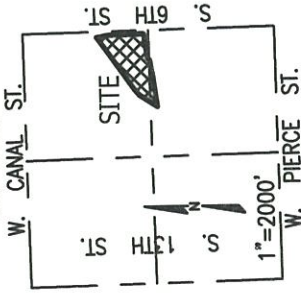


# CERTIFIED SURVEY MAP NO.

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

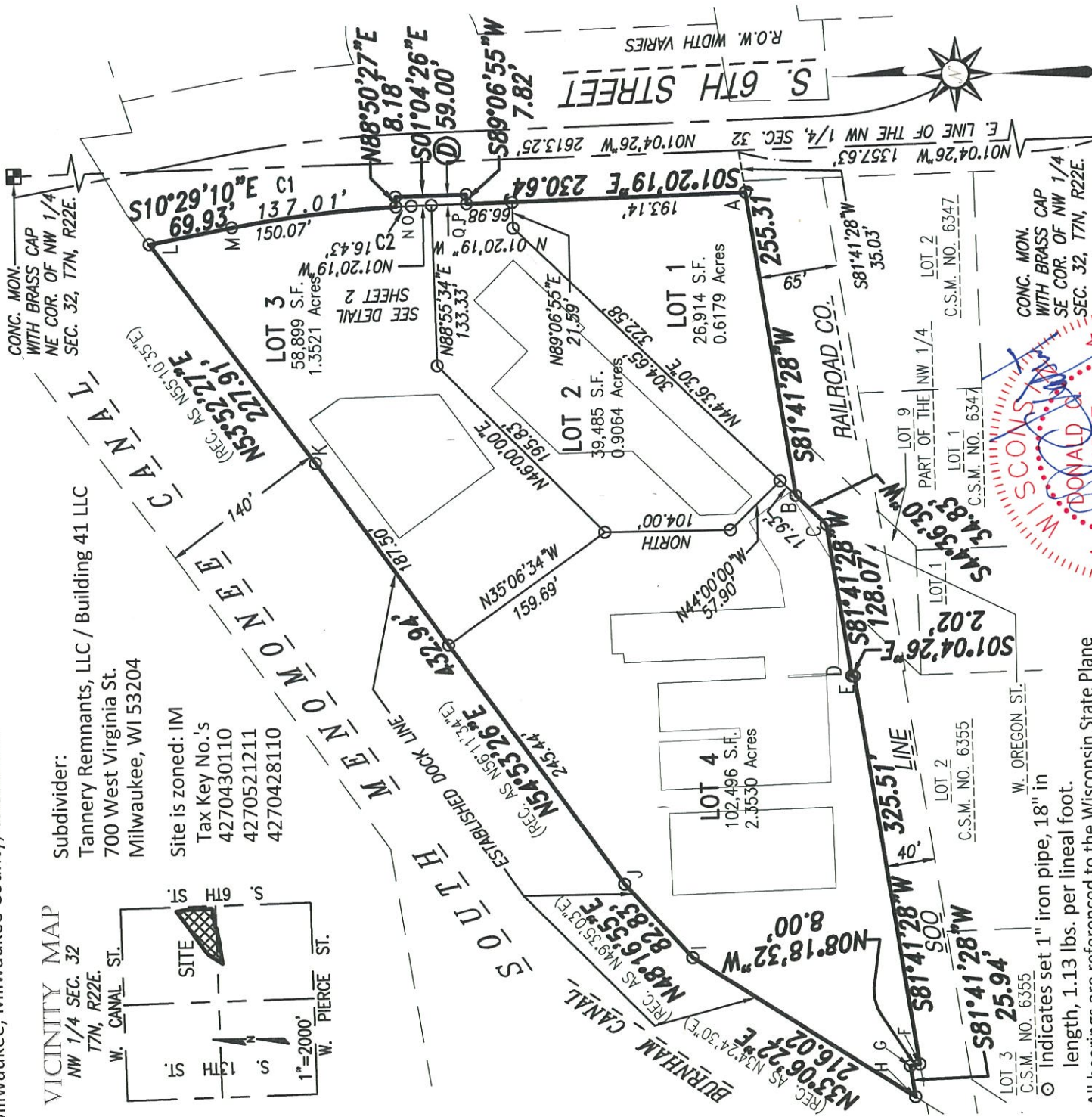
## VICINITY MAP

NW 1/4 SEC. 32  
T7N, R22E.

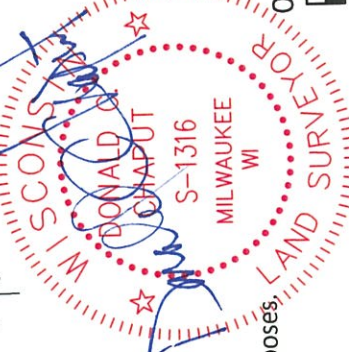


Subdivider:  
Tannery Remnants, LLC / Building 41 LLC  
700 West Virginia St.  
Milwaukee, WI 53204

Site is zoned: IM  
Tax Key No.'s  
4270430110  
4270521211  
4270428110



LOT 3  
C.S.M. NO. 6355  
W. OREGON ST.  
Indicates set 1" iron pipe, 18" in length, 1.13 lbs. per lineal foot.  
All bearings are referenced to the Wisconsin State Plane Coordinate System (South zone) in which the East line of the NW 1/4, Sec. 32 bears N01°04'26"W (Dec. 2012 Datum).  
See page 2 & 3 for easement and building locations.



Conc. Mon. with Brass Cap NE Cor. of NW 1/4 Sec. 32, T7N, R22E.  
Date: September 27, 2013  
Revised: November 1, 2013  
Revised: November 19, 2013  
Revised: December 19, 2013



1" = 120'  
Survey No. 1524-grb  
Page 1 of 7 Pages

CHAPUT LAND SURVEYS LLC  
234 W. FLORIDA STREET  
MILWAUKEE, WI 53204  
414-224-8068  
www.chaputlandsurveys.com

This instrument was drafted by Donald C. Chaput  
Registered Land Surveyor S-1316

INFRASTRUCTURE SERVICES DIVISION

*[Signature]* 1/27/15  
CENTRAL DRAFTING & RECORDS MANAGER

*[Signature]* 1/27/15  
ENGR. IN CHARGE ENVIRON. ENGR.

*[Signature]* 1/27/15  
CITY ENGINEER APPROVED

DEPARTMENT OF CITY DEVELOPMENT  
CITY OF MILWAUKEE

NOV 07 2013  
*[Signature]*  
STAFF APPROVED



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

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

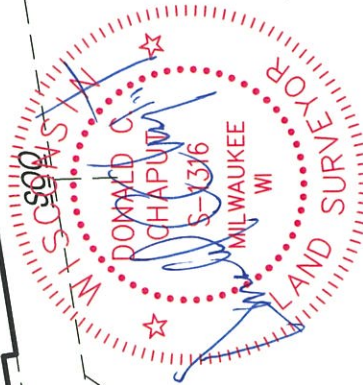
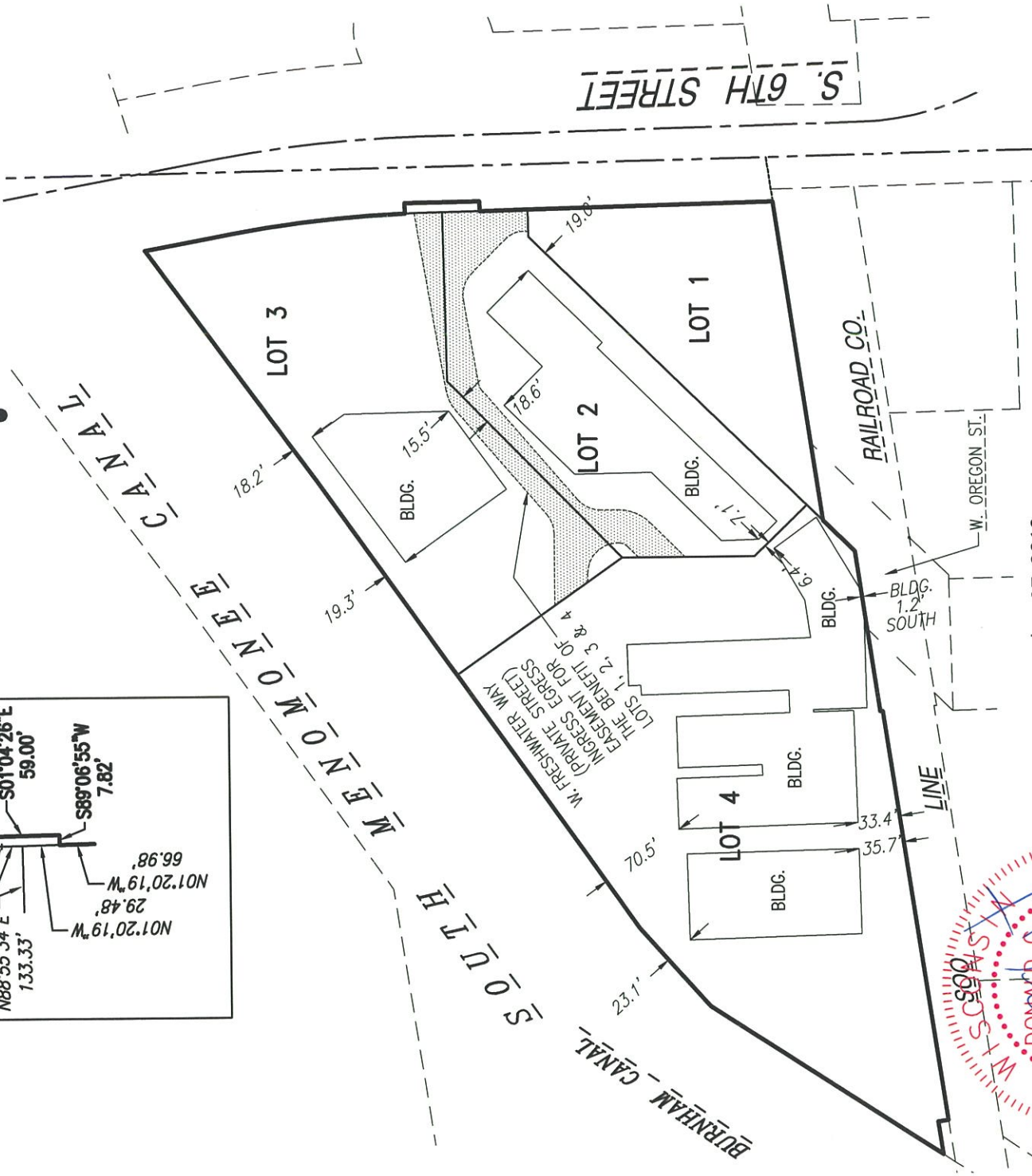
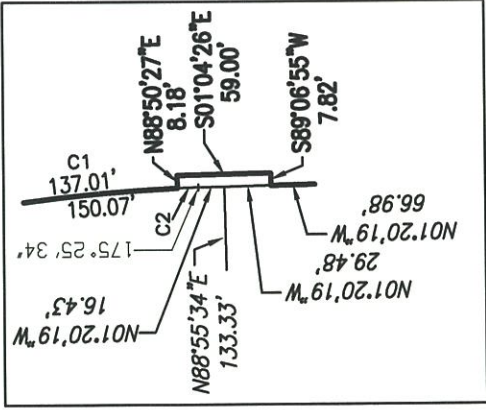
CURVE	ARC	RADIUS	DELTA	DELTA/2	CHORD BEARING	CHORD DISTANCE	TANGENT BEARING	TANGENT BEARING
C1	137.01°	940.00	08°21'04"	04°10'32"	S06°18'38"E	136.89'	S10°29'10"E	S02°08'06"E
C2	13.06°	940.00	00°47'47"	00°23'53.5"	S01°44'12.5"E	13.06'	S02°08'06.5"E	S01°20'19.5"E
LOT 3	150.07°	940.00	09°08'51"	04°34'25.5"	S05°54'44.5"E	149.91'	S10°29'10"E	S01°20'19"E

## INTERIOR ANGLES SEE SHEET 1

A	96°58'13"
B	217°04'58"
C	142°55'02"
D	262°45'54"
E	97°14'06"
F	90°00'00"
G	270°00'00"
H	48°35'06"
I	164°49'27"
J	173°23'29"
K	181°00'59"
L	64°21'37"
M	175°49'28"
N	264°50'55"
O	89°54'53"
P	89°48'39"
Q	270°27'14"



### DETAIL



Date: September 27, 2013  
 Revised: November 1, 2013  
 Revised: November 19, 2013  
 Revised: December 19, 2013  
 Revised: January 6, 2015

This instrument was drafted by Donald C. Chaput  
 Registered Land Surveyor S-1316



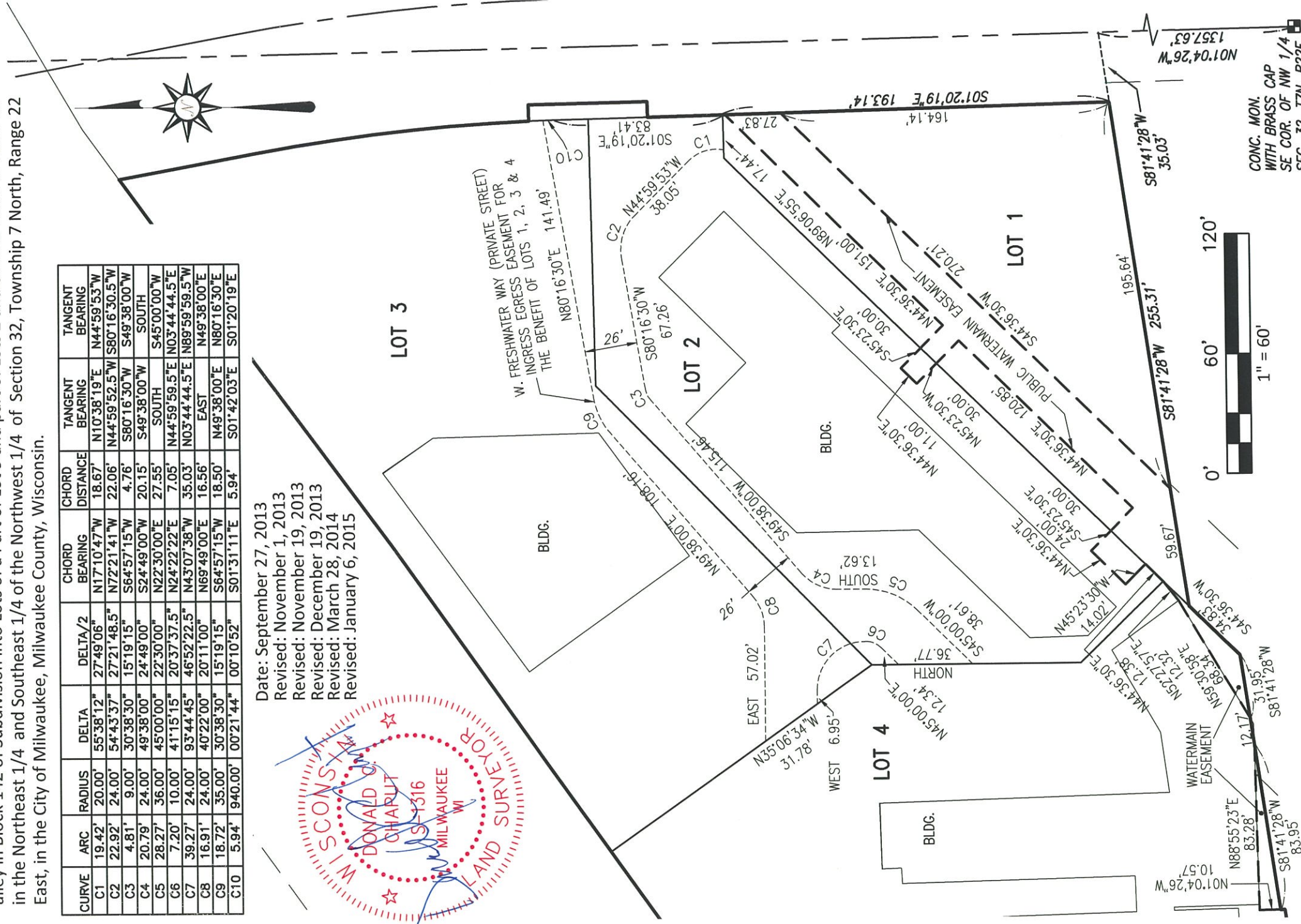


# CERTIFIED SURVEY MAP NO.

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

CURVE	ARC	RADIUS	DELTA	DELTA/2	CHORD BEARING	CHORD DISTANCE	TANGENT BEARING	TANGENT BEARING
C1	19.42°	20.00'	55°38'12"	27°49'06"	N17°10'47"W	18.67'	N10°38'19"E	N44°59'53"W
C2	22.92°	24.00'	54°43'37"	27°21'48.5"	N72°21'41"W	22.06'	N44°59'52.5"W	S80°16'30.5"W
C3	4.81°	9.00'	30°38'30"	15°19'15"	S64°57'15"W	4.76'	S80°16'30"W	S49°38'00"W
C4	20.79°	24.00'	49°38'00"	24°49'00"	S24°49'00"W	20.15'	S49°38'00"W	SOUTH
C5	28.27°	36.00'	45°00'00"	22°30'00"	N22°30'00"E	27.55'	SOUTH	S45°00'00"W
C6	7.20°	10.00'	41°15'15"	20°37'37.5"	N24°22'22"E	7.05'	N44°59'59.5"E	N03°44'44.5"E
C7	39.27°	24.00'	93°44'45"	46°52'22.5"	N43°07'38"W	35.03'	N03°44'44.5"E	N89°59'59.5"W
C8	16.91°	24.00'	40°22'00"	20°11'00"	N69°49'00"E	16.56'	EAST	N49°38'00"E
C9	18.72°	35.00'	30°38'30"	15°19'15"	S64°57'15"W	18.50'	N49°38'00"E	N80°16'30"E
C10	5.94°	940.00'	00°21'44"	00°10'52"	S01°31'11"E	5.94'	S01°42'03"E	S01°20'19"E

Date: September 27, 2013  
 Revised: November 1, 2013  
 Revised: November 19, 2013  
 Revised: December 19, 2013  
 Revised: March 28, 2014  
 Revised: January 6, 2015



This instrument was drafted by Donald C. Chaput  
 Registered Land Surveyor S-1316



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

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

## SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

I, DONALD C. CHAPUT, Registered Land Surveyor, do hereby certify:

THAT I have surveyed, divided and mapped a part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 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 the Northwest 1/4 of said Quarter Section; thence North 01°04'26" West along the East line of said Quarter Section 1357.63 feet to a point on the North line of Soo Line Railroad Company right of way; thence South 81°41'28" West along said North line 35.03 feet to a point on the West line of South 6th Street and the point of beginning of the land to be described, thence continuing South 81°41'28" West along said North line 255.31 feet to a point; thence South 44°36'30" West along said North line 34.83 feet to a point; thence South 81°41'28" West along said North line 128.07 feet to a point; thence South 01°04'26" East along said North line 2.02 feet to a point; thence South 81°41'28" West along said North line 325.51 feet to a point; thence North 08°18'32" West along said North line 8.00 feet to a point; thence South 81°41'28" West along said North line 25.94 feet to a point on the South line of the established dock line of the Burnham Canal; thence North 33°06'22" East along said South line 216.02 feet to its point of intersection with the south line of the established dock line of the South Menomonee Canal; thence North 48°16'55" East along said South line 82.83 feet to a point; thence North 54°53'26" East along said South line 432.94 feet to a point; thence North 53°52'27" East along said South line 227.91 feet to a point the West line of South 6th Street; thence South 10°29'10" East along said West line 69.93 feet to a point; thence Southeasterly 137.01 along said West line and arc of a curve, whose center lies to the West, whose radius is 940.00 feet , and whose chord bears South 06°18'38" East 136.89 feet to a point; thence North 88°50'27" East along said West line 8.18 feet to a point; thence South 01°04'26" East along said West line 59.00 feet to a point; thence South 89°06'55" West along said West line 7.82 feet to a point; thence South 01°20'19" East along said West line 230.64 feet to the point of beginning.

Said lands as described contains 228,263 square feet or 5.2402 acres.

THAT I have made the survey, land division and map by the direction of Tannery Remnants, LLC and Building 41 LLC, owner.

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 in surveying, dividing and mapping the same.

September 27, 2013  
DATE

Revised: November 1, 2013  
Revised: November 19, 2013

  
DONALD C. CHAPUT  
REGISTERED LAND SURVEYOR S-1316





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

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

## CORPORATE OWNERS CERTIFICATE

As to Lot 1; Building 41 LLC, a Wisconsin limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said corporation caused the land described on this map to be surveyed, divided, dedicated 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 of the City of Milwaukee 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.

This agreement shall be binding on the undersigned and assigns.

In Witness Where of, Building 41 LLC has caused these presents to be signed by Peter H. Moede, its Manager and countersigned by Allison Harrison its Secretary, at Milwaukee, Wisconsin this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

In the presence of:

Allison

Witness

[Signature]

Peter H. Moede, Managing partner

STATE OF WISCONSIN }  
MILWAUKEE COUNTY }

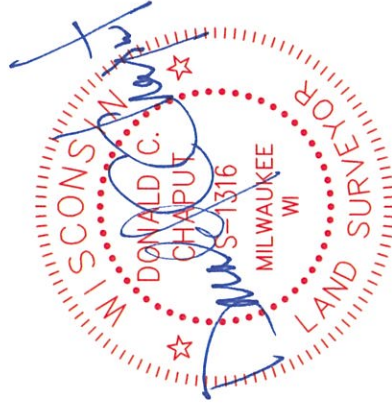
Personally came before me this 6 day of December, 2013, Peter H. Moede, \_\_\_\_\_, to me known as the person who executed the foregoing instrument and acknowledged that he executed the foregoing instrument as such officer as the deed of said limited liability company, by its authority.

[Signature]  
Notary Public

State of Wisconsin

My commission expires. 12-7-2014

My commission is permanent.



Date: September 27, 2013  
Revised: November 1, 2013  
Revised: November 19, 2013

This instrument was drafted by Donald C. Chaput  
Registered Land Surveyor S-1316

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

Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

## CORPORATE OWNER'S CERTIFICATE

As to Lot 2, 3 & 4; Tannery Remnants, LLC, a Wisconsin limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, certifies that said corporation caused the land described on this map to be surveyed, divided, dedicated 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 of the City of Milwaukee 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.

This agreement shall be binding on the undersigned and assigns.

In Witness Where of, Tannery Remnants, LLC has caused these presents to be signed by Peter H. Moede, its Manager and countersigned by Allison Harrison its Secretary, at Milwaukee, Wisconsin this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

In the presence of:

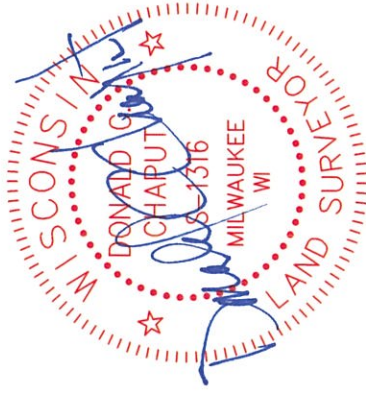
Allison Harrison  
Witness

Peter H. Moede  
Peter H. Moede, Managing partner

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

Personally came before me this 6 day of December, 2013, Peter H. Moede, \_\_\_\_\_ to me known as the person who executed the foregoing instrument and acknowledged that he executed the foregoing instrument as such officer as the deed of said limited liability company, by its authority.

Janet Plaszkiewicz  
Notary Public  
State of Wisconsin  
My commission expires. 12-7-2014  
My commission is permanent.



Date: September 27, 2013  
Revised: November 1, 2013  
Revised: November 19, 2013

This instrument was drafted by Donald C. Chaput  
Registered Land Surveyor S-1316



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


Part of Lots 7, 8, and 9 in Partition of the North West Quarter; part of Lots 1, 2, 3, 4, 7 and 8 and vacated alley in Block 142 of Subdivision into Lots of a Part of Lot 9 and part of Lots 2 and 3 in Partition of Lot 1 all in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 32, Township 7 North, Range 22 East, in the City of Milwaukee, Milwaukee County, Wisconsin.

### CONSENT OF CORPORATE MORTGAGEE

Pyramax Bank, N.A., a corporation duly organized and existing by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, consents to the surveying, dividing, dedicating, mapping and restricting of the land described in the foregoing affidavit of DONALD C. CHAPUT, surveyor, and consents to the above certificate of Building 41 LLC and Tannery Remnants, LLC, owner.

In Witness Whereof, the Pyramax Bank, N.A., has caused these presents to be signed by JAMES F. BOHANNON its SA. VICE PRES., and countersigned by \_\_\_\_\_, its \_\_\_\_\_, at MILWAUKEE, WISCONSIN, this 19 day of DECEMBER, 2013.

In the presence of:


  
Andrew Freter  
Witness

  
SR. VICE PRESIDENT  
Its

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

Personally came before me this 19 day of December, 2013, James Bohannon, to me known as the person who executed the foregoing instrument and acknowledged that he executed the foregoing instrument as such officer as the deed of said limited liability company, by its authority.



  
Notary Public  
State of Wisconsin  
My commission expires: 12/07/2014  
My commission is permanent.

STATE OF WISCONSIN} :SS  
MILWAUKEE COUNTY}

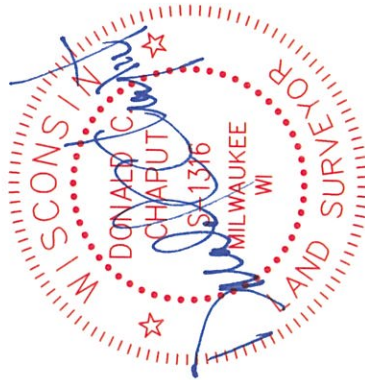
I, SPENCER COGGS, being the duly elected, qualified and acting City Treasurer of the City of Milwaukee, certify that in accordance with the records in the office of the City Treasurer of the City of Milwaukee there are no unpaid taxes or unpaid special assessments on the land included in this Certified Survey Map.

2-3-15  
DATE

  
SPENCER COGGS, CITY TREASURER

### COMMON COUNCIL CERTIFICATE OF APPROVAL

I, certify that this Certified Survey Map was approved under Resolution File No. 141588 adopted by the Common Council of the City of Milwaukee on February 10, 2015.



  
JAMES R. OWCZARSKI, CITY CLERK  
  
TOM BARRETT, MAYOR

Date: September 27, 2013  
Revised: November 1, 2013  
Revised: November 19, 2013