

DCD # 3258

CERTIFIED SURVEY MAP NO. BEING A REDIVISION OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 5642, IN THE NE 1/4 AND THE SE 1/4 OF THE SE 1/4 OF SECTION 16, T 8 N, R 21 E, CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN. TAX KEY NO. 107-0321-000 ZONING: IL1



NE CORNER SE 1/4 SEC 16-8-21 CONC. MON. W/ BRASS CAP. W 45.90' E 2.539.827.63

NORTH LINE SE 1/4 SEC 16-8-21 S 00°36'59" W 45.04'

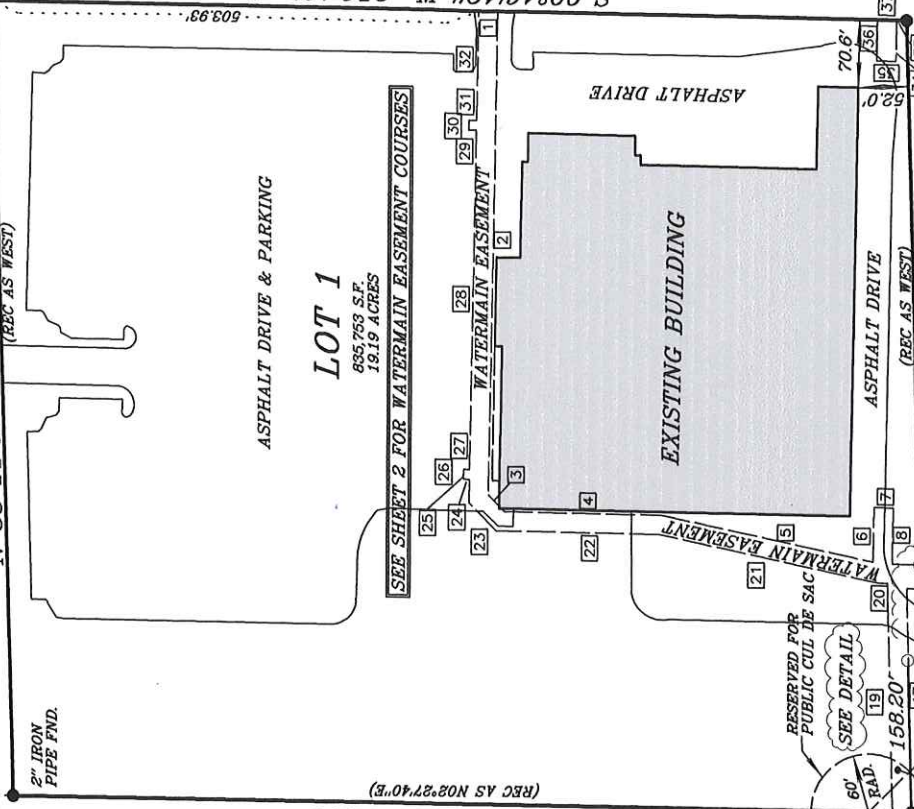
W. CALUMET ROAD (VARIABLE WIDTH) N 88°11'07" E 865.65' (REC AS WEST)

NE CORNER SE 1/4 SEC 16-8-21 CONC. MON. W/ BRASS CAP. W 45.90' E 2.539.827.63

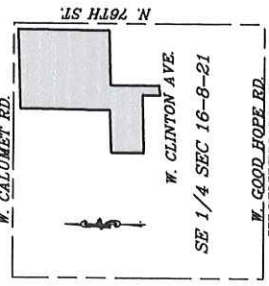
SET CHISELED CROSS

S 00°46'49" W 956.19' (REC AS N02°35'32"E) 603.93'

EAST LINE SE 1/4 SEC 16-8-21 N. 76TH STREET (120')

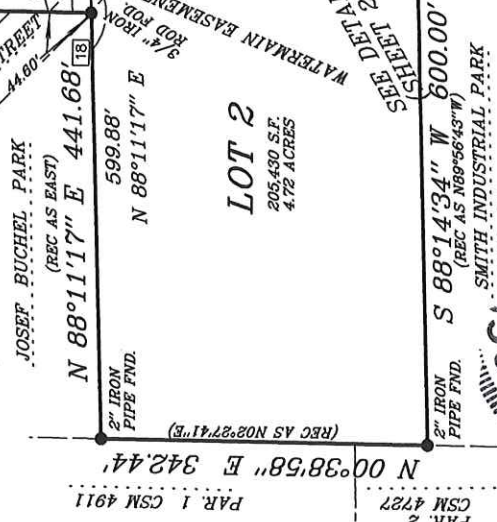


NOTE: 0--DENOTES 1"x18" IRON PIPE 1.13 LBS. PER LINEAL FOOT SET AT ALL LOT CORNERS UNLESS NOTED OTHERWISE. •--DENOTES 1" IRON PIPE FOUND BEARINGS REFER TO THE WISCONSIN STATE PLANE COORDINATE SYSTEM SOUTH ZONE IN WHICH THE NORTH LINE OF THE SE 1/4 SECTION 16-8-21 BEARS S88°11'07"W (SEPT. 2017 DATUM)



PREPARED FOR: GENCAP CALUMET, LLC 6938 N. SANTA MONICA BLVD. MILWAUKEE, WI 53217

PREPARED BY: CHRISTOPHER J. KUNKEL S-1755 EDGEWOOD SURVEYING, INC. 14195 BEECHWOOD TRAIL NEW BERLIN, WI 53151



SHEET 1 OF 4

THIS INSTRUMENT DRAFTED BY CHRISTOPHER J. KUNKEL S-1755

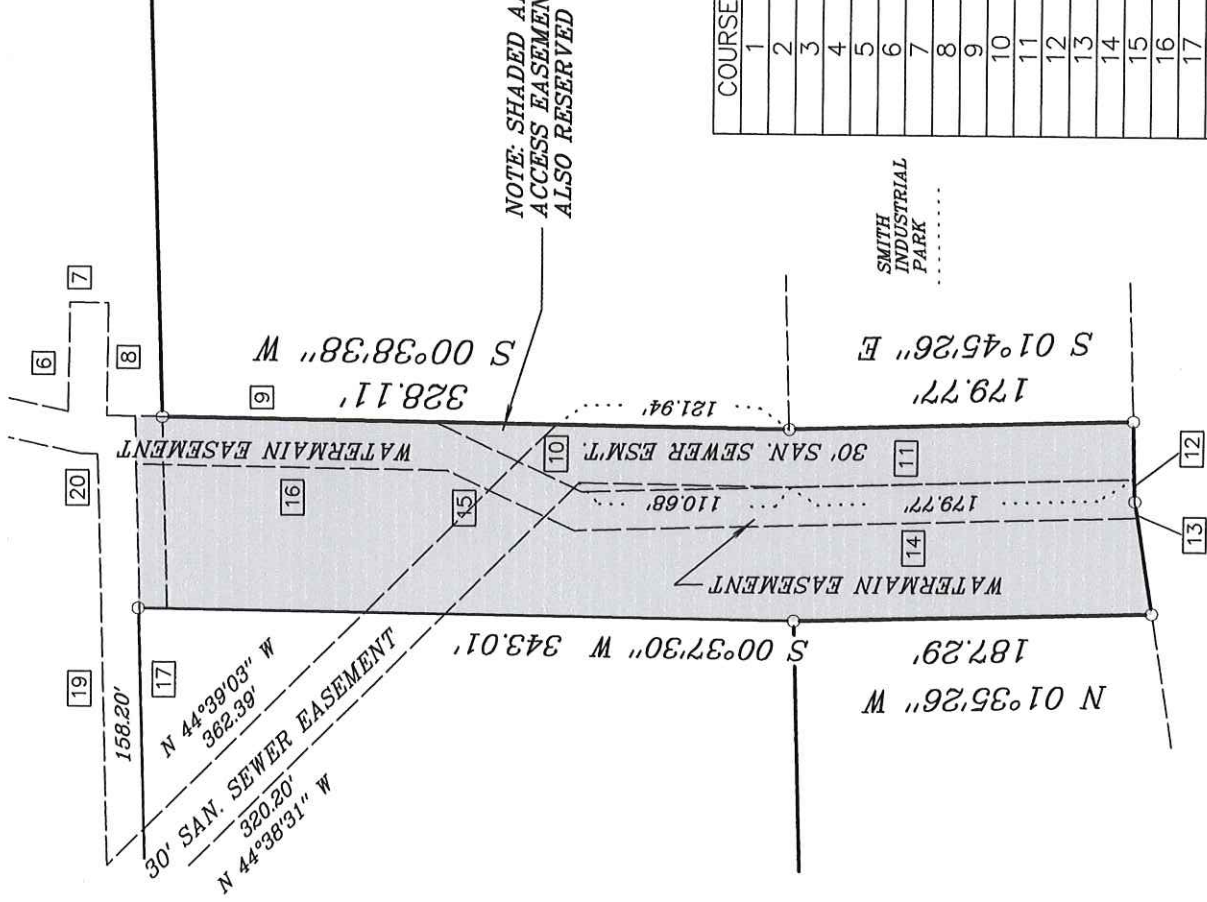
INFRASTRUCTURE SERVICES DIVISION. Central Drafting & Records Manager. Date: 7/20/2020. City Engineer Approved.

DEPARTMENT OF CITY DEVELOPMENT CITY OF MILWAUKEE

MAR 25 2020. STAFF APPROVED

CERTIFIED SURVEY MAP NO. _____
 BEING A REDIVISION OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 5642, IN THE NE 1/4
 AND THE SE 1/4 OF THE SE 1/4 OF SECTION 16, T 8 N, R 21 E, CITY OF MILWAUKEE,
 MILWAUKEE COUNTY, WISCONSIN.

DETAIL
 SCALE: 1"=100'

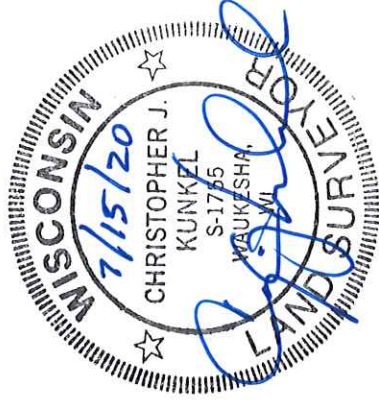


NOTE: SHADED AREA DENOTES INGRESS/EGRESS
 ACCESS EASEMENT FOR THE BENEFIT OF LOT 2.
 ALSO RESERVED FOR PUBLIC STREET PURPOSES.

WATER EASEMENT WE-718

COURSE	BEARING	DISTANCE
1	S 00°46' 49" W	20.00'
2	N 89°13' 11" W	502.07'
3	S 45°46' 50" W	24.14'
4	S 00°46' 49" W	164.78'
5	S 11°54' 10" W	226.71'
6	S 89°20' 51" E	56.70'
7	S 00°39' 12" W	20.00'
8	N 89°20' 51" W	58.50'
9	S 00°39' 11" W	171.79'
10	S 24°44' 01" W	84.71'
11	S 01°45' 26" E	288.95'
12	S 88°14' 34" W	11.54'
13	S 80°55' 13" W	8.53'
14	N 01°45' 26" W	294.75'
15	N 24°44' 01" E	72.90'
16	N 00°39' 10" E	162.81'
17	S 88°21' 00" W	233.23'
18	N 00°38' 51" E	20.02'
19	N 88°20' 59" E	238.24'
20	N 00°39' 10" E	8.60'
21	N 11°54' 10" E	235.98'
22	N 00°46' 49" E	171.11'
23	N 45°46' 50" E	40.71'
24	S 89°13' 11" E	24.21'
25	N 00°46' 49" E	6.10'
26	S 89°13' 11" E	10.00'
27	S 00°46' 49" W	6.10'
28	S 89°13' 11" E	353.00'
29	N 00°46' 49" E	7.75'
30	S 89°13' 11" E	10.00'
31	S 00°46' 49" W	7.75'
32	S 89°12' 31" E	113.14'
COURSE	BEARING	DISTANCE
33	N 00°46' 49" E	10.29'
34	N 89°13' 11" W	42.59'
35	N 00°46' 49" E	20.00'
36	S 89°13' 11" E	42.59'
37	S 00°46' 49" W	20.00'

W. CLINTON AVE.



CERTIFIED SURVEY MAP NO. _____
BEING A REDIVISION OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 5642, IN THE NE 1/4
AND SE 1/4 OF THE SE 1/4 OF SECTION 16, T 8 N, R 21 E, CITY OF MILWAUKEE,
MILWAUKEE COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN) SS
 MILWAUKEE COUNTY)

I Christopher J. Kunkel, Professional Land Surveyor, do hereby certify: that I have surveyed, divided, and mapped A REDIVISION OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 5642, IN THE NE 1/4 AND SE 1/4 OF THE SE 1/4 OF SECTION 16, T 8 N, R 21 E, CITY OF MILWAUKEE, MILWAUKEE COUNTY, WISCONSIN, bounded and described as follows: Commencing at the northeast corner of said SE 1/4 Section 16; thence S88°11'07"W along the north line of said SE 1/4 Section 16, 885.85 feet; thence S00°36'59"W, 45.04 feet to the place of beginning of the lands to be described; Thence N88°11'07"E along the south line of W. Calumet Road, 825.66 feet; thence S00°46'49"W along the west line of N. 76th Street, 956.19 feet; thence S88°11'17"W, 565.15 feet; thence S00°38'38"W, 328.11 feet; thence S01°45'26"E, 179.77 feet; thence S88°14'34"W along the north line of W. Clinton Street, 41.54 feet; thence S80°55'13"W along said north line, 58.95 feet; thence N01°35'26"W, 187.29 feet; thence S88°14'34"W, 600.00 feet; thence N00°38'58"E, 342.44 feet; thence N88°11'17"E, 441.68 feet; thence N00°36'59"E, 941.03 feet to the place of beginning.

Said lands containing 23.91 acres of land, more or less.

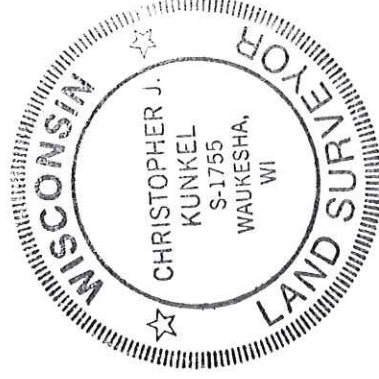
THAT I have made this survey, land division and map by the direction of GenCap Calumet, LLC owner of said land.

THAT such map is a correct representation of all exterior boundaries of the land Surveyed and the land division thereof made.

THAT I have fully complied with the provisions of Chapter 235 of the Wisconsin Statutes and Chapter 119 of the Milwaukee Code of Ordinances in surveying, Dividing, and mapping the same.


 Christopher J. Kunkel S-1755

Date: 7/15/20



**CERTIFIED SURVEY MAP NO. _____
BEING A REDIVISION OF PARCEL 1 OF CERTIFIED SURVEY MAP NO. 5642, IN THE NE 1/4
AND SE 1/4 OF THE SE 1/4 OF SECTION 16, T 8 N, R 21 E, CITY OF MILWAUKEE,
MILWAUKEE COUNTY, WISCONSIN.**

OWNERS CERTIFICATE

GenCap Calumet, LLC, a limited liability corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, as Owner, certifies that we have caused the land described on this certified survey map to be surveyed, divided, mapped and dedicated as represented on this certified survey 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 certified survey map by the 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 shall be installed underground in easements provided therefore, where feasible.

This agreement shall be binding on the undersigned and assigns.

Date: 7/16/20

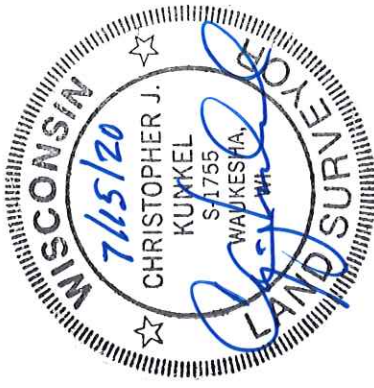
Entity Name: GenCap Calumet, LLC

Signature: 

Michael D. Weiss

Title: Authorized Signatory

STATE OF WISCONSIN) SS
COUNTY OF Milwaukee)



Personally came before me this 16th day of July, 2020.

Michael D. Weiss, authorized signatory of the above named entity, to me be known as the person who executed the forgoing instrument, and to me known to be the authorized signatory of the corporation, and acknowledged that he executed the foregoing instrument as such officer on behalf of the entity, by its authority.

Notary Signature: 
Print Notary Name: Renee A Adrian
Notary Public, State of Wisconsin
My Commission expires: May 28, 2024



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.

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.

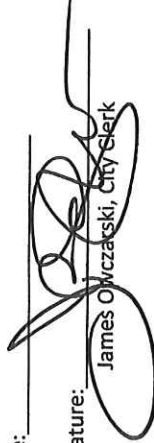
Date: _____


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. _____

_____, adopted by the Common Council of the City of Milwaukee on _____

Date: _____
Signature: 
James Owczarski, City Clerk