

ALTA/ACSM LAND TITLE SURVEY

Being Located in the Northeast 1/4 of the Southwest 1/4, the Northwest 1/4 of the Southwest 1/4, the Southwest 1/4 of the Southwest 1/4, the Southeast 1/4 of the Southwest 1/4, and the Southwest 1/4 of the Southeast 1/4, of Section 28, also located in the North 1/2 of Section 33, all in Town 29 North, Range 8 West, City of Chippewa Falls, Chippewa County, Wisconsin. Including Lots 1 - 6 in Block 3, and part of Lot 1 in Block 4 of Lake Wissota Business Park First Addition, Lots 1 - 3 and Outlot 1 in Block 5, part of Lots 1 - 5 in Block 6, part of Lot 1 in Block 7, Lots 1 - 2 in Block 8, Lots 1 - 3, and 5 - 7 in Block 9, Lots 1 - 4 in Block 10, Lots 1 - 2 and Outlots 1 - 2 in Block 11 of Lake Wissota Business Park Second Addition.

BEARINGS ARE REFERENCED TO THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 28, T29N, R18W, WHICH IS ASSUMED TO BEAR S00°44'32"W.

0 75 150 300
SCALE 1" = 150'

LEGEND

- FOUND 2" O.D. CAST IRON MONUMENT
- FOUND P.C. NAIL
- FOUND 3/4" IRON REBAR
- FOUND 1-1/4" IRON REBAR
- SET 3/4" x 18" IRON REBAR WEIGHING 3.50 LBS/LIN. FT.
- (M. 447) - PREVIOUSLY RECORDED AS
- FIRE HYDRANT
- SANITARY OR STORM MANHOLE
- ELECTRIC PULL BOX
- STORM CHOWDRA
- AREA DRAIN
- CURB INLET
- TELEPHONE PEDESTAL
- ELECTRIC PEDESTAL
- GAS MAIN
- WATER MAIN
- STORM SEWER
- SANITARY SEWER
- UNDERGROUND ELECTRIC
- PLATTED LANDS ACQUIRED BY W.D.O.T. TRANSPORTATION PROJECT PLAT 09-21-0001.1 AND TRANSPORTATION PROJECT PLAT 09-21-0001.2

CURVE DATA TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	1201.44	1217.39	84°02'41"	S 3°30'25"E	1315.19
C2	1710.09	1217.39	147°47'54"	S 58°27'03"E	1760.03
C3	1718.12	1217.39	171°13'33"	S 4°37'05"E	1768.27
C4	569.01	1217.39	24°48'38"	S 13°30'01"E	565.20
C5	1066.00	1178.02	80°42'54"	S 21°32'12"W	1193.11
C6	1710.10	1178.02	171°03'00"	S 10°54'48"W	1760.00
C7	543.70	1178.02	21°13'38"	S 21°10'59"W	432.24
C8	403.00	1178.02	15°38'00"	S 44°22'13"W	401.03
C9	278.09	1178.02	10°40'39"	S 15°35'31"W	279.37
C10	100.00	1178.02	3°37'12"E	S 17°32'12"E	118.32
C11	588.21	1112.02	30°36'58"	S 46°42'41"E	581.38
C12	582.74	1112.02	30°36'58"	S 10°18'04"E	585.76
C13	50.39	104.93	14°43'04"	S 10°18'04"E	33.78
C14	227.27	104.93	17°13'38"	S 17°38'52"E	228.20
C15	184.01	104.93	13°58'00"	S 16°01'04"E	183.46
C16	301.10	1005.62	38°18'39"	S 47°37'33"E	438.14
C17	300.27	1005.62	38°18'39"	S 10°17'42"E	398.03
C18	71.63	1005.62	5°39'38"	S 31°50'25"E	71.80
C19	101.80	70.00	152°30'00"	S 66°20'51"E	128.14
C20	101.80	70.00	89°03'33"	S 45°40'03"E	84.93
C21	52.10	70.00	47°34'46"	S 16°48'39"E	50.87
C22	52.10	70.00	47°34'46"	S 16°48'39"E	50.87

PARCEL "A"
2,206,091 Sq. Feet
50.64 Acres

PARCEL "B"
2,301,056 Sq. Feet
52.82 Acres

LOT 1
252,787 Sq. Feet
5.80 Acres

LOT 2
855,530 Sq. Feet
19.64 Acres

LOT 3
101,990 Sq. Feet
2.34 Acres

LOT 4
101,990 Sq. Feet
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LOT 5
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LOT 6
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LOT 51
101,990 Sq. Feet
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LOT 52
101,990 Sq. Feet
2.34 Acres

LOT

A location sketch map showing the parcel location. The map includes the following features:

- Streets:** ST. HUBERT, 81ST AV, COMMERCIAL BLVD, SEYMOUR, GRAY ST, BLVD, 160TH ST, CHIPPewa DR, LAKEVIEW DR, LAKELAND DR, FALLS DR, 1ST AV, CTY-TK 5, CTY-TK 1.
- Parcel:** A large green-shaded area labeled "THIS PARCEL" is located between COMMERCIAL BLVD and SEYMOUR.
- Landmarks:** A north arrow is located in the upper right quadrant, labeled "N" and "(NOT TO SCALE)".
- Other Features:** A small green circle labeled "FALLS DR" is located near the bottom left of the parcel. A small green circle labeled "CHIPPewa" is located near the bottom center of the parcel.

DESCRIPTIONS:

DARGEL ^{MA}

Commencing at the Southwest Corner of Section 28; thence, N 89°50'48"E, along the South Line of the Southwest 1/4 of said Section 28, 50.01 feet; thence, N 00°44'47"E, along the Eastern right-of-way line of Commerce Parkway, 95.28 feet to the **POINT OF BEGINNING**, thence, continuing along said right-of-way line N 00°44'46"E, 193.72 feet; thence, continuing along said right-of-way line N 00°44'46"E, 100.00 feet; continuing along said right-of-way line N 00°44'46"E, 100.00 feet; thence, continuing along said right-of-way line N 26°52'02"E, 111.05 feet; thence, N 89°18'48"E, 933.14 feet; thence, S 52°02'53"E, along the Western right-of-way line of Seymour Scarf S.W. Boulevard, 90.13 feet; thence, continuing along said right-of-way line N 26°52'02"E, 100.00 feet; continuing along said right-of-way line N 26°52'02"E, 100.00 feet; thence, continuing along said right-of-way line N 26°52'02"E, 1388.24 feet and a long chord which bears S 17°51'07"E, for a distance of 874.29 feet; thence, continuing along said Western right-of-way line and the arc of said curve, Southeasteary, 889.42 feet; thence, S 47°25'40"W, along the Northernly line of a 100' wide street right-of-way line, 100.00 feet to the **POINT OF BEGINNING**. Being subject to all easements of record. Said parcel contains 2,206,091 square feet or 50.64 total acres, more or less.

PARCEL "B"

[illegible]

SURVEYOR'S CERTIFICATE:

I further certify that this map or plat and the survey on which it is based were made in accordance with the 2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 3, 4, 5, 8, 11a, and 15 of Table A thereof. The fieldwork was completed on October 22, 2012.

Dated this _____ day of October, 2012.

SURVEYOR'S NOTES:

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UTILITY / DIGGERS HOTLINE NOTE: