

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20__

Department of Administration



HOMETOWN GROVE

LOT 2, CERTIFIED SURVEY MAP NO. 11581, RECORDED IN VOLUME 70 OF CERTIFIED SURVEY MAPS ON PAGES AS DOCUMENT NUMBER 4126607, DANE COUNTY REGISTRY, LOCATED IN THE NE1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 23, T6N, R8E, CITY OF VERONA, DANE COUNTY, WISCONSIN



0 50' 100'
1"=50'

GRID NORTH
WISCONSIN STATE PLANE COORDINATE
SYSTEM (SOUTH ZONE) NAD27
SOUTH LINE OF THE SW1/4 OF SEC. 23, T6N, R8E
BEARS N89°34'56"W

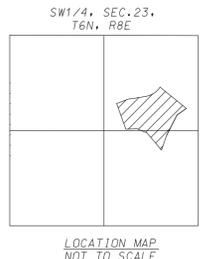
LOT 1
CERTIFIED SURVEY
MAP NO. 11581

OLD C.T.H. PB
WIDTH VARIES

- LEGEND**
- Found Aluminum Monument
 - Found 3/4" Iron Rebar (unless noted)
 - Placed 1-1/4" x 18" solid round iron rebar stake, weighing 4.30 lbs/ft. All other lot and outlot corners are marked with 3/4" x 18" solid round iron rebar stakes, weighing 1.50 lbs/ft.
 - Public utility easement (6' wide unless otherwise dimensioned). Utility easements as herein set forth are for the use of PUBLIC BODIES and PRIVATE PUBLIC UTILITIES having the right to serve the area.
 - Recorded as Information

CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING
1	41	267.00	50.46	50.53	N75°30'14"E	010°50'37"	
2	16	267.00	35.71	35.73	N73°54'57"E	007°40'04"	
3	1	283.00	14.80	14.80	N79°20'16"E	003°10'33"	OUT-N32°47'24"E
4	8	283.00	230.82	237.75	N56°51'30"E	048°08'06"	
5	7	283.00	54.54	54.63	N75°23'45"E	011°03'34"	
6	6	283.00	105.54	106.16	N59°07'10"E	021°29'36"	
7	5	283.00	76.73	76.97	N40°34'53"E	015°34'58"	
8	4	20.00	30.54	34.75	N01°23'45"W	099°32'22"	OUT-N48°22'22"E
9	3	153.00	192.83	208.62	N12°06'18"W	078°07'24"	
10	2	153.00	33.31	33.37	N20°42'29"E	012°29'50"	
11	1	153.00	42.58	42.72	N06°27'39"E	015°59'50"	
12	15	153.00	42.58	42.72	N09°32'11"W	015°59'50"	
13	14	153.00	42.58	42.72	N25°32'01"W	015°59'50"	
14	13	153.00	42.58	42.72	N41°29'05"W	015°54'19"	
15	12	153.00	4.62	4.62	N50°18'07"W	001°43'46"	
16	11	159.00	219.34	242.05	N70°34'02.5"E	087°13'17"	
17	10	159.00	110.19	112.53	S86°05'48.5"E	040°32'59"	
18	9	20.00	26.33	28.74	S61°05'03"E	082°19'56"	IN-N77°44'59"E
19	8	20.00	30.83	35.20	N80°30'13.5"E	100°50'37"	
20	7	109.00	85.01	87.33	N42°52'12"W	045°54'14"	
21	6	109.00	65.19	66.20	N48°25'22"W	034°47'54"	
22	5	109.00	21.09	21.13	N25°28'15"W	011°06'20"	
23	4	93.00	128.29	141.57	S70°34'02.5"W	087°13'17"	
24	3	93.00	8.36	8.37	S29°32'02"W	005°09'16"	
25	2	93.00	122.11	133.21	S73°08'40.5"W	082°04'01"	
26	1	87.00	109.65	118.63	S12°06'18"E	078°07'24"	
27	19	87.00	105.84	113.77	S13°42'10"E	074°55'40"	
28	20	20.00	19.69	20.58	S80°39'01"E	058°58'02"	IN-N69°51'58"E

- NOTES**
- All lots and blocks are hereby restricted so that no owner, possessor, user, licensee or other person may have any right of direct vehicular ingress from or egress to any highway lying within the right-of-way of U.S.H. 18/151; it is expressly intended that this restriction constitute a restriction for the benefit of the public as provided in 236.293, Stats., and shall be enforceable by the department or its assigns. Access is controlled by WisDOT Project ID 1201-04-21. Any access shall be allowed only by special exception. Any access allowed by special exception shall be confirmed and granted only through the driveway permitting process and all permits are revocable.
 - No improvements or structures are allowed between the right-of-way and the highway setback line. Improvements and structures include, but are not limited to signs, parking areas, driveways, wells, septic systems, drainage facilities, buildings and retaining walls. It is expressly intended that this restriction be for the benefit of the public as provided in section 236.293, Wisconsin Statutes, and shall be enforceable by the Wisconsin Department of Transportation or its assigns. Contact the Wisconsin Department of Transportation for more information. The phone number may be obtained by contacting the County Highway Department.
 - The lots of this land division may experience noise at levels exceeding levels in s. Trans 405.04 Table 1. These levels are based on Federal standards. The Department of Transportation is not responsible for abating noise from existing state trunk highways or connecting highways. In the absence of any increase by the department to the highway's through-lane capacity.
 - Distances, lengths and widths are measured to the nearest hundredth of a foot. Distances shown along curves are chord lengths.
 - The minimum unprotected foundation opening elevation (City of Verona USGS Datum) for Lot 68 (Hawthorne Hills) shall be as follows: 1018.0



D'ONFRIO KOTTKE AND ASSOCIATES, INC.
7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089
YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

SURVEYED FOR:
APEX PROPERTY MANAGEMENT
1741 COMMERCIAL AVE.
MADISON, WI 53704

SW CORNER
SEC. 23, T6N, R8E
BENCHMARK TOP OF
MONUMENT = 1001.78
NAVD88 DATUM

SOUTH 1/4 CORNER
SEC. 23, T6N, R8E
WISCONSIN STATE
PLANE
COORDINATES
N: 254,794.41
E: 2,130,112.36
BENCHMARK TOP
MONUMENT = 1044.06
NAVD88 DATUM

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____



Department of Administration

HOMETOWN GROVE

LOT 2, CERTIFIED SURVEY MAP NO. 11581, RECORDED IN VOLUME 70 OF CERTIFIED SURVEY MAPS ON PAGES AS DOCUMENT NUMBER 4126607, DANE COUNTY REGISTRY, LOCATED IN THE NE1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 23, T6N, R8E, CITY OF VERONA, DANE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Brett T. Stoffregan, Professional Land Surveyor S-2742 do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the City of Verona, and under the direction of the owners listed below, I have surveyed, divided and mapped "Hometown Grove" and that such plat correctly represents all the exterior boundaries and the subdivision of the land surveyed as is described as follows:

Lot 2, Certified Survey Map No. 11581, recorded in Volume 70 of Certified Survey Maps on pages 301-303 as Document Number 4126607, Dane County Registry, located in the NE1/4 and the SE1/4 of the SW1/4 of Section 23, T6N, R8E, City of Verona, Dane County, Wisconsin. Containing 401,445 square feet (9.22 acres).

Dated this 6th day of May, 2016.


Brett T. Stoffregan, Professional Land Surveyor S-2742



VERONA COMMON COUNCIL CERTIFICATE

Resolved that the plat of "Hometown Grove" located in the City of Verona, was hereby approved by Resolution adopted on _____, 2016 and further resolve that the conditions of said approval were fulfilled on _____, 2016 and that said resolution further provided for the acceptance of those lands and rights dedicated by said "Hometown Grove" to the City for public use.

Dated this _____ day of _____, 2016.

Kami Schafeld, City Clerk, City of Verona, Dane County, Wisconsin

CITY OF VERONA TREASURER'S CERTIFICATE

I, Cindy Engelke, being the duly appointed, qualified, and acting Treasurer of the City of Verona, Dane County, Wisconsin, do hereby certify that, in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments as of this _____ day of _____, 2016 on any of the lands included in the plat of "Hometown Grove".

Cindy Engelke, City Treasurer, City of Verona, Dane County, Wisconsin

COUNTY TREASURER'S CERTIFICATE

I, Adam Gallagher, being the duly elected, qualified, and acting treasurer of the County of Dane, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or special assessments as of this _____ day of _____, 2016 affecting the land included in "Hometown Grove".

Adam Gallagher, Treasurer, Dane County, Wisconsin

REGISTER OF DEEDS CERTIFICATE

Received for recording this _____ day of _____, 2014 at _____ o'clock _____ M. and recorded in Volume _____ of Plats on Pages _____ as Document Number _____.

Kristi Chlebowski, Dane County Register of Deeds

<u>CURVE TABLE</u>									
CURVE NUMBER	LOT	RADIUS (FEET)	CHORD (FEET)	ARC (FEET)	CHORD BEARING	CENTRAL ANGLE	TANGENT BEARING		
1	41	267.00	50.46	50.53	N75°30'14"E	010°50'37"			
	ROW	267.00	35.71	35.73	N73°54'57"E	007°40'04"			
2		267.00	14.80	14.80	N79°20'16"E	003°10'33"			
		283.00	230.82	237.75	N56°51'30"E	048°08'06"	OUT-N32°47'27"E		
	33	283.00	0.32	0.32	N80°53'58"E	000°03'50"			
	34	283.00	52.24	52.32	N75°33'58"E	010°35'30"			
	35	283.00	28.52	28.53	N67°22'55"E	005°46'36"			
	ROW	283.00	93.35	93.78	N59°00'00"E	018°59'14"			
	1	283.00	62.68	62.81	N39°08'55"E	012°42'56"			
3		130.00	80.01	81.33	S85°53'00"E	035°50'37"	OUT-N76°11'42"E		
4		50.00	41.74	43.06	S79°08'06"E	049°20'24"	OUT-S54°27'54"E		
5		50.00	89.43	110.68	N62°07'06"E	126°50'00"	OUT-S01°17'54"E		
	15	50.00	18.13	18.23	S64°54'45"E	020°53'42"			
	14	50.00	37.00	37.90	N82°55'27"E	043°25'54"			
	13	50.00	39.00	40.06	N38°15'15"E	045°54'30"			
	12	50.00	14.43	14.48	N07°00'03"E	016°35'54"			
6		50.00	36.83	37.72	N20°18'52"E	043°13'32"	OUT-N41°55'38"E		
7		148.00	38.56	38.67	N34°26'31"E	014°58'14"			
	12	148.00	10.11	10.11	N39°58'14"E	003°54'48"			
	11	148.00	28.52	28.56	N32°29'07"E	011°03'26"			
8		148.00	186.53	201.80	N12°06'18"W	078°07'24"			
	8	148.00	33.52	33.59	N20°27'18"E	013°00'12"			
	7	148.00	37.00	37.10	N06°46'22"E	014°21'40"			
	6	148.00	37.00	37.10	N07°35'18"W	014°21'40"			
	5	148.00	46.11	46.30	N23°43'50"W	017°55'24"			
	4	148.00	47.51	47.72	N41°55'46"W	018°28'28"			
9		20.00	29.88	33.75	N02°49'49"W	096°40'22"	OUT-N45°30'22"E		
10		20.00	35.57	43.84	S47°07'33"E	125°35'04"			
11		92.00	18.18	18.13	S21°18'42"W	011°17'25"			
12		92.00	67.61	69.25	S48°31'10"W	043°07'51"			
	16	92.00	59.37	60.45	S45°46'52"W	037°38'56"			
	17	92.00	8.79	8.79	S67°20'38"W	005°28'35"			
13		97.00	137.18	152.37	N64°55'05"W	090°00'00"			
	18	97.00	126.89	138.32	N69°04'02"W	081°42'06"			
	DL1	97.00	14.04	14.05	N24°04'02"W	008°17'54"			
14		20.00	28.28	31.42	N25°04'55"E	090°00'00"			
15		60.00	47.73	49.09	S86°28'50"E	046°52'30"			
16		84.00	66.82	68.72	N86°28'50"W	046°52'30"			
	DL2	84.00	13.90	13.92	N67°47'20"W	009°29'30"			
	23	84.00	50.99	51.81	S89°47'49"W	035°20'12"			
	22	84.00	3.00	3.00	S71°06'19"W	002°02'48"			
17		20.00	34.86	42.32	S09°27'28"W	121°14'55"			
18		20.00	28.28	31.42	N64°55'05"W	090°00'00"			
19		20.00	30.83	35.20	N30°30'14"E	100°50'37"			
20		20.00	21.30	22.46	S83°20'12"E	064°20'23"			
21		20.00	26.33	28.74	S61°05'03"E	082°19'56"	IN-N77°44'59"E		
22		160.00	130.27	134.16	S43°56'23"E	048°02'36"			

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.

7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089

YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT This instrument was drafted by D'Onofrio Kottke and Associates. FN: 14-07-103

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified _____, 20____

Department of Administration



HOMETOWN GROVE

LOT 2, CERTIFIED SURVEY MAP NO. 11581, RECORDED IN VOLUME 70 OF CERTIFIED SURVEY MAPS ON PAGES AS DOCUMENT NUMBER 4126607, DANE COUNTY REGISTRY, LOCATED IN THE NE1/4 AND THE SE1/4 OF THE SW1/4 OF SECTION 23, T6N, R8E, CITY OF VERONA, DANE COUNTY, WISCONSIN

OWNER'S CERTIFICATE

Apex Investment Group IX, LLC a limited liability company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

Apex Investment Group IX, LLC does further certify that this plat is required by S236.10 or S236.12 Wisconsin Statutes to be submitted to the following agencies for approval or objection:

Department of Administration
Common Council, City of Verona
Dane County Zoning and Land Regulation Committee
Wisconsin Department of Transportation

In witness whereof, Apex Investment Group IX, LLC has caused these presents to be signed by its official officer(s) of said limited liability company at Madison, Wisconsin this _____ day of _____, 2016.

Apex Investment Group IX, LLC

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2014, the above named officer(s) of the above named Apex Investment Group IX, LLC to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission expires _____ Notary Public, Dane County, Wisconsin

OWNER'S CERTIFICATE

As owners we hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection.

Department of Administration
Common Council, City of Verona
Dane County Zoning and Land Regulation Committee
Wisconsin Department of Transportation

In presence of:

Debra Sumnicht

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2016, the above named Debra Sumnicht to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission expires _____ Notary Public, Dane County, Wisconsin

OWNER'S CERTIFICATE

As owner, I hereby certify that I caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection.

Department of Administration
Common Council, City of Verona
Dane County Zoning and Land Regulation Committee
Wisconsin Department of Transportation

In presence of:

Karen G. Wilson

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2016, the above Karen G. Wilson to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission expires _____ Notary Public, Dane County, Wisconsin

OWNER'S CERTIFICATE

As owners we hereby certify that we caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection.

Department of Administration
Common Council, City of Verona
Dane County Zoning and Land Regulation Committee
Wisconsin Department of Transportation

In presence of:

Ray and Marlene Sears Trust

STATE OF WISCONSIN)
COUNTY OF DANE) S.S

Personally came before me this _____ day of _____, 2016, the above authorized signatory of Ray and Marlene Sears Trust to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My Commission expires _____ Notary Public, Dane County, Wisconsin

MORTGAGEE CERTIFICATE

The Anchor Bank, fsb, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the lands contained in this plat, does hereby consent to the above Owner's Certificate and to the surveying, dividing, mapping and dedicating of the lands described in this plat.

In witness whereof, said Anchor Bank, fsb has caused these presents to be signed by its corporate officer(s) listed below this _____ day of _____, 2016.

Anchor Bank, fsb

State of Wisconsin)
County of Dane) S.S

Personally came before me this _____ day of _____, 2016, the above named corporate officer(s) to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

My commission expires _____ Notary Public, Dane County, Wisconsin

D'ONOFRIO KOTTKE AND ASSOCIATES, INC.

7530 Westward Way, Madison, WI 53717
Phone: 608.833.7530 • Fax: 608.833.1089

YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT This instrument was drafted by D'Onofrio Kottke and Associates. FN: 14-07-103