

# APPLE VALLEY

Part of the Southeast 1/4 of the Southeast 1/4 of Section 35, T3N, R10E, Town of Windsor, Dane County, Wisconsin

Surveyor's Certificate  
 I, Mark A. Pynnnon, Registered Land Surveyor, S-2536, hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the Subdivision Regulations and the City of Sun Prairie, Wisconsin, and under the direction of the owner listed hereon, I have surveyed, divided and mapped the plot of SCHROEDER'S FIELD and that such plot correctly represents all existing boundaries and the subdivision of the land and is a parcel of land as described below.

*Mark A. Pynnnon*  
 Mark A. Pynnnon  
 Registered Land Surveyor, S-2536



Document # 4831300

Description  
 Part of the Southeast 1/4 of the Southeast 1/4 of Section 35, T3N, R10E, Town of Windsor, Dane County, Wisconsin, described as follows: Commencing at the Southeast corner of said Section 35, Thence along the South line of said Southeast 1/4, S89°02'29"W (recorded as S89°02'29"W, 746.2 feet) to a point on the West right of way line of County Trunk Highway C and the point of beginning, Thence along the North line of Finnermor Hills, S89°02'29"W, 1242.78 feet to the Southeast corner of Lot 108, plot of Second Addition to Finnermor Hills, Thence along the East line of said plot and the East line of Certified Survey Map Numbers 8690 and 2167, N00°01'14"E, 516.99 feet (recorded as N00°01'30"E, 518.30 feet) to the Southeast corner of Certified Survey Map No. 8698, Thence along the South line of said Certified Survey Map No. 8698, W88°52'44"E (recorded as N88°44'10"E), 1317.63 feet to the East line of said Southeast 1/4, Thence along said East line, S00°01'04"W, 728.83 feet, Thence along S89°02'29"W, 43.30 feet to the West right of way line of County Trunk Highway C and a point on a curve, Thence along a curve to the right having a radius of 5886.25 feet and a long chord bearing and distance of S03°26'18"W, 540.51 feet to the point of beginning, containing 1,709,556 square feet, or 39,255 acres.

Owners Certificate  
 45 LLC, as owner, hereby certifies that it has caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented hereon. It also certifies that this plat is required by S. 236.10 and S.236.12 to be submitted to the following agencies for approval or objection:  
 Department of Administration, Dane County Zoning and Land Regulation Committee  
 Town of Windsor, City of Sun Prairie  
 Noting hereon, 45 LLC has caused these presents to be executed this 14 day of March, 2012.

45 LLC  
*Michael Schulte*  
 Michael Schulte, Member

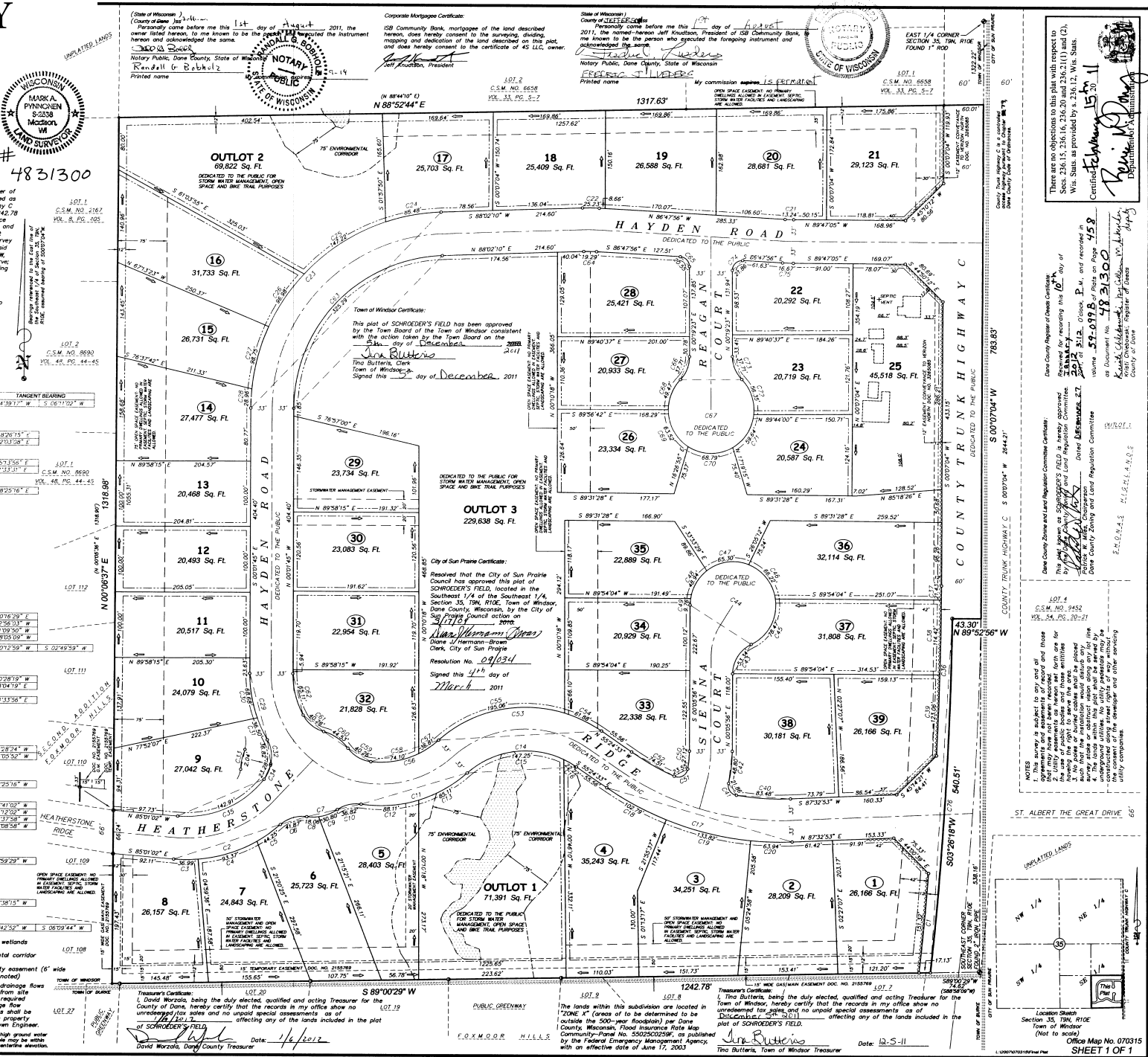
Distances shown on curves are chord measure

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD LENGTH	CHORD BEARING	TANGENT BEARING
C1	5699.25	151.32	01°31'45"	151.32	S 25°25'39" W	S 06°11'02" W
C2	216.00	10.20	02°44'00"	10.20	S 04°19'17" W	S 06°11'02" W
C3	216.00	37.34	9°49'26"	36.39	N 29°25'45" W	S 06°11'02" W
C4	216.00	94.11	24°25'49"	93.33	N 72°07'37" W	S 06°11'02" W
C5	216.00	144.11	37°43'28"	144.29	N 74°52'04" W	N 80°20'15" W
C6	50.00	43.21	49°30'37"	41.87	N 73°11'31" W	N 80°20'15" W
C7	69.00	49.20	68°17'01"	48.17	N 73°02'01" W	N 80°20'15" W
C8	66.00	18.11	15°41'34"	18.06	N 89°54'54" W	N 80°20'15" W
C9	66.00	37.19	31°22'51"	37.09	N 89°54'54" W	N 80°20'15" W
C10	50.00	17.71	20°25'11"	17.69	N 53°12'56" E	N 80°20'15" W
C11	200.00	174.60	50°01'31"	169.11	S 31°25'36" W	N 80°20'15" W
C12	200.00	368.84	100°03'02"	352.94	S 81°52'51" W	N 80°20'15" W
C13	200.00	551.76	149°58'23"	528.11	S 81°52'51" W	N 80°20'15" W
C14	134.00	131.61	104.81	128.11	S 89°54'54" W	N 80°20'15" W
C15	134.00	155.89	123°22'23"	147.25	N 81°44'28" W	N 80°20'15" W
C16	134.00	225.25	180°00'00"	225.25	S 00°00'00" E	N 80°20'15" W
C17	456.00	301.28	170°24'24"	298.06	N 89°54'54" W	N 80°20'15" W
C18	466.00	103.00	12°39'50"	102.79	N 81°44'28" W	N 80°20'15" W
C19	466.00	134.26	16°52'09"	133.82	N 81°44'28" W	N 80°20'15" W
C20	466.00	63.99	07°52'05"	63.34	N 88°31'04" W	N 80°20'15" W
C21	754.00	133.24	05°25'00"	132.45	N 88°31'04" W	N 80°20'15" W
C22	280.00	25.24	05°00'54"	25.24	N 89°54'54" W	N 80°20'15" W
C23	300.00	46.11	08°03'25"	45.70	N 84°00'12" E	N 80°20'15" W
C24	300.00	86.29	16°06'50"	85.88	N 84°00'12" E	N 80°20'15" W
C25	300.00	148.74	28°24'25"	147.25	N 81°44'28" W	N 80°20'15" W
C26	300.00	97.29	16°06'50"	96.88	N 84°00'12" E	N 80°20'15" W
C27	300.00	99.20	18°08'45"	98.75	N 14°58'19" E	N 80°20'15" W
C28	300.00	28.97	05°32'02"	28.96	N 02°44'16" E	N 80°20'15" W
C29	200.00	108.58	31°04'44"	104.38	N 02°00'00" E	N 80°20'15" W
C30	200.00	57.01	15°06'28"	56.68	N 02°44'16" E	N 80°20'15" W
C31	200.00	56.55	14°58'19"	56.12	N 02°00'00" E	N 80°20'15" W
C32	50.00	17.13	43°12'32"	16.82	S 08°40'11" E	S 30°16'29" E
C33	66.00	2.60	01°06'13"	2.54	N 87°16'29" E	S 30°16'29" E
C34	50.00	21.49	39°58'11"	21.28	N 87°16'29" E	S 30°16'29" E
C35	150.00	148.96	56°53'49"	142.91	S 62°32'03" W	S 30°16'29" E
C36	569.85	126.56	12°28'00"	126.56	S 00°00'00" E	S 30°16'29" E
C37	569.85	21.44	00°13'00"	21.42	S 00°00'00" E	S 02°49'53" W
C38	569.85	114.42	00°13'00"	114.29	S 00°00'00" E	S 02°49'53" W
C39	569.85	123.07	01°14'31"	123.06	S 00°00'00" E	S 02°49'53" W
C40	400.00	83.64	11°38'48"	83.48	N 86°27'43" W	N 80°20'15" W
C41	15.00	24.49	83°35'39"	24.49	N 13°41'58" W	N 80°20'15" W
C42	216.00	48.91	12°58'24"	48.80	S 06°38'08" W	N 73°04'19" E
C43	66.00	68.31	64°28'00"	67.84	N 89°54'54" W	N 80°20'15" W
C44	66.00	281.81	244°28'00"	271.66	S 57°40'04" E	N 80°20'15" W
C45	66.00	84.03	72°36'49"	78.47	S 28°05'15" W	N 80°20'15" W
C46	66.00	68.31	64°28'00"	67.84	N 89°54'54" W	N 80°20'15" W
C47	66.00	68.31	39°17'50"	65.50	N 81°45'03" E	N 80°20'15" W
C48	66.00	50.11	43°21'24"	49.86	N 80°20'15" W	N 80°20'15" W
C49	66.00	9.77	08°28'48"	9.76	N 04°20'00" W	N 80°20'15" W
C50	150.00	27.18	10°22'28"	27.12	S 10°28'24" W	N 80°20'15" W
C51	15.00	22.08	10°22'28"	22.05	S 04°01'55" W	N 80°20'15" W
C52	400.00	74.62	10°47'19"	74.51	N 62°45'12" W	N 80°20'15" W
C53	200.00	295.89	78°01'11"	292.71	N 86°50'22" W	N 80°20'15" W
C54	200.00	62.13	17°47'54"	61.88	S 64°18'50" E	N 80°20'15" W
C55	134.00	121.93	39°25'10"	120.28	S 76°24'24" E	N 80°20'15" W
C56	134.00	134.26	46°07'42"	133.82	S 76°24'24" E	N 80°20'15" W
C57	134.00	36.93	15°47'28"	36.81	S 56°19'00" E	N 80°20'15" W
C58	134.00	134.26	46°07'42"	133.82	S 76°24'24" E	N 80°20'15" W
C59	50.00	41.44	47°39'00"	40.26	N 83°41'00" W	N 80°20'15" W
C60	66.00	68.31	64°28'00"	67.84	N 89°54'54" W	N 80°20'15" W
C61	50.00	41.44	47°39'00"	40.26	S 51°33'28" W	N 75°37'58" W
C62	134.00	65.71	28°07'11"	65.11	N 14°00'21" W	N 28°08'28" W
C63	214.00	159.66	68°03'53"	152.29	N 40°02'12" W	N 28°08'28" W
C64	214.00	19.29	08°09'54"	19.29	S 89°22'53" E	N 28°08'28" W
C65	50.00	56.26	64°28'00"	55.84	N 89°54'54" W	N 80°20'15" W
C66	50.00	16.67	44°18'52"	16.71	S 21°50'03" W	N 80°20'15" W
C67	66.00	39.44	43°01'24"	39.45	S 89°40'17" W	N 80°20'15" W
C68	66.00	66.27	52°31'56"	63.52	N 28°47'34" W	N 80°20'15" W
C69	66.00	68.31	64°28'00"	67.84	N 89°54'54" W	N 80°20'15" W
C70	66.00	61.88	53°42'59"	59.64	S 39°45'43" W	N 80°20'15" W
C71	66.00	58.39	48°18'52"	57.71	S 21°50'03" W	N 80°20'15" W
C72	50.00	16.67	44°18'52"	16.71	S 21°50'03" W	N 44°18'10" W
C73	15.00	24.48	31°31'27"	23.86	N 44°26'20" E	N 80°20'15" W
C74	350.00	16.68	00°00'00"	16.67	S 87°16'29" W	N 80°20'15" W
C75	588.65	540.70	39°28'52"	540.51	S 03°26'18" W	N 80°20'15" W

LEGEND  
 Found 1" iron pipe  
 Found 3/4" iron pipe  
 Found 1-1/4" iron pipe  
 Set 1-1/4" iron bar, wght. 4.003 lbs./ft.  
 All other lot various corners marked by 1/2" x 1/4" iron pipes, wght. 1.58 lbs./ft.

Arrows indicate the direction of drainage flows in various corners resulting from site grading and the construction of required public utilities. The drainage flow components located in easements shall be maintained and preserved by the property owner unless approved by the Town Engineer.

Other lots may have seasonal high ground water levels. The ground water table may be within 8 feet of the proposed street centerline elevation.



RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WINDSOR  
 I, David Worzala, being the duly elected, qualified and acting Treasurer for the County of Dane, hereby certify that the records in my office show no unrecorded (tax sales and no unpaid special assessments as of affecting any of the lands included in the plot of SCHROEDER'S FIELD.

David Worzala, Dane County Treasurer  
 Date: 1/6/2012

RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WINDSOR  
 I, The Butters, being the duly elected, qualified and acting Treasurer for the Town of Windsor, hereby certify that the records in my office show no unrecorded (tax sales and no unpaid special assessments as of affecting any of the lands included in the plot of SCHROEDER'S FIELD.

The Butters, Town of Windsor Treasurer  
 Date: 12-5-11

RESOLUTION OF THE TOWN BOARD OF THE TOWN OF WINDSOR  
 I, The Butters, being the duly elected, qualified and acting Treasurer for the Town of Windsor, hereby certify that the records in my office show no unrecorded (tax sales and no unpaid special assessments as of affecting any of the lands included in the plot of SCHROEDER'S FIELD.

The Butters, Town of Windsor Treasurer  
 Date: 12-5-11

There are no objections to this plat with respect to Secs. 236.13, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by S. 236.12, Wis. Stats.

Certified February 15, 2012  
*Mark A. Pynnnon*  
 Mark A. Pynnnon, Registered Land Surveyor, S-2536

There are no objections to this plat with respect to Secs. 236.13, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by S. 236.12, Wis. Stats.

Certified February 15, 2012  
*Michael Schulte*  
 Michael Schulte, Member

NOTES  
 1. All utility easements are shown and located in accordance with the plat and are for the use of the utility companies.  
 2. Utility easements as shown and located in accordance with the plat and are for the use of the utility companies.  
 3. All utility easements are shown and located in accordance with the plat and are for the use of the utility companies.  
 4. All utility easements are shown and located in accordance with the plat and are for the use of the utility companies.

Location Certificate  
 Section 35, T3N, R10E  
 Town of Windsor  
 Dane County, Wisconsin  
 (Not to scale)

Official Map No. 070315  
 SHEET 1 OF 1