

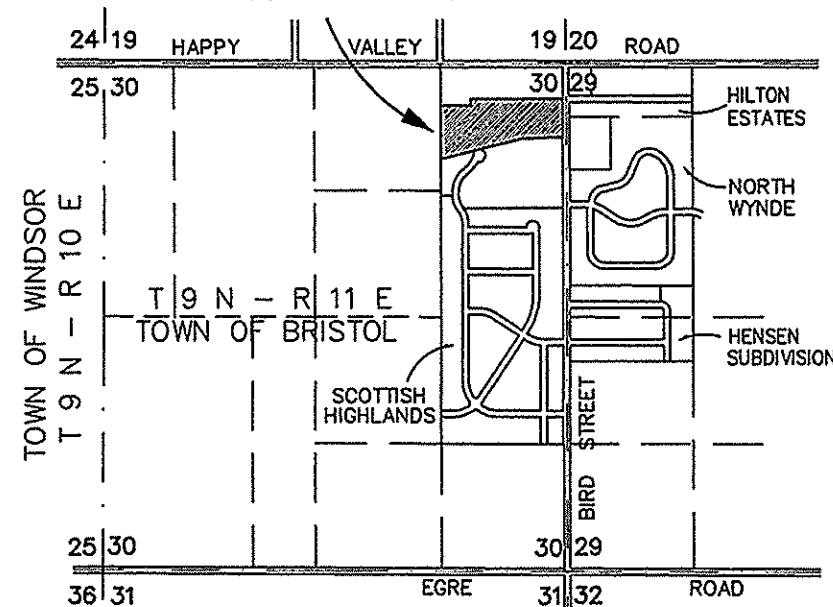
# GRANDVIEW PARK 4167515

BEING LOT 1 AND 2, CERTIFIED SURVEY MAP NO. 7967, LOCATED IN THE NE 1/4 OF THE NE 1/4 SECTION 30, T 9 N, R 11 E, TOWN OF BRISTOL, DANE COUNTY, WISCONSIN

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

Certified February 13, 2006  
Daniel A. Paulson  
Department of Administration

### THIS PLAT



### CURVE DATA TABLE

CURVE NO.	LOT NO.	CENTRAL ANGLE	RADIUS	CHORD BEARING	CHORD LENGTH	ARC LENGTH	TAN BEARING
C1		18°04'05"	433.00	S80°57'57"W	135.98	136.55	
C2		52°06'40"	80.00	N82°00'45"E	70.28	72.76	N55°57'26"W
C3		284°13'20"	104.00	S18°04'05"E	127.74	515.90	
	5	37°05'42"	104.00	N74°30'16"W	66.16	67.33	
	6	67°46'32"	104.00	S53°03'36"W	115.97	123.02	S86°58'52"W
	7	55°05'32"	104.00	S08°22'26"E	96.19	100.00	S19°10'20"W
	8	57°07'56"	104.00	S64°29'10"E	99.46	103.70	S35°59'12"E
	OL 1	67°07'38"	104.00	N53°23'03"E	115.00	121.85	N86°58'52"E
C4		52°06'40"	80.00	N45°52'34"E	70.28	72.76	N19°49'10"E
C5		18°04'05"	367.00	N80°57'57"E	115.25	115.73	

### RESTRICTIONS, NOTES AND NOTICES

- NO POLES, PEDESTALS OR CABLES ARE TO BE PLACED SUCH THAT THEIR INSTALLATION WOULD DISTURB ANY SURVEY STAKE OR OBSTRUCT VISION ALONG ANY LOT OR STREET LINE.
- DISTURBING SURVEY STAKES IS A VIOLATION OF SECTION 236.32 OF WISCONSIN STATE STATUTES.
- LANDS LYING WEST OF LOTS 6, 7 & 8 ARE CURRENTLY BEING USED AS A GOLF COURSE.
- SEE TOWN APPROVED ROAD PLANS FOR CULVERT REQUIREMENTS ON PRIVATE DRIVEWAYS.
- FUTURE LOT OWNERS SHALL NOT ALTER DRAINAGE PATTERNS OR DITCHLINES WITHOUT THE WRITTEN CONSENT OF THE TOWN OF BRISTOL.
- ALL UTILITIES WITHIN THE SUBDIVISION SHALL BE INSTALLED UNDERGROUND.
- NO DIRECT VEHICULAR ACCESS TO BIRD STREET FROM LOTS 1 OR 11.

### SURVEYOR'S CERTIFICATE

I, Daniel A. Paulson, Registered Land Surveyor, do hereby certify, that by direction of Randall M. Marten, I have surveyed, divided, monumented and mapped GRANDVIEW PARK, being LOT 1 and LOT 2, Dane County Certified Survey Map No. 7967, located in the Northeast Quarter of the Northeast Quarter of Section 30, Town 9 North, Range 11 East, Town of Bristol, Dane County, Wisconsin, described as follows:

Commencing at the Northeast Corner of Section 30;  
 thence S00°09'00"E, 377.00 feet along the east line of the NE 1/4 of Section 30;  
 thence West 40.00 feet to the northeast corner of Lot 1, CSM No. 7967 and the POINT OF BEGINNING;  
 thence continuing West 5.00 feet;  
 thence N71°22'58"W, 47.00 feet;  
 thence West, 833.37 feet;  
 thence S00°11'08"W, 48.00 feet;  
 thence S89°59'13"W, 399.76 feet;  
 thence S00°08'24"E, 579.68 feet;  
 thence N75°57'37"E (recorded as N76°02'43"E), 882.56 feet;  
 thence N88°12'37"E (recorded as N88°15'55"E), 426.42 feet;  
 thence N00°09'00"W, 385.33 feet to the POINT OF BEGINNING.  
 Containing 599,900 Square Feet (13.77 Acres).

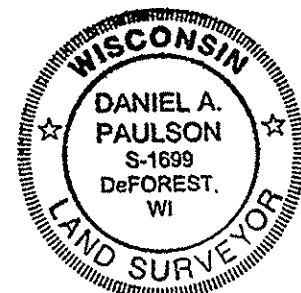
Subject to an existing electric line easement along the easterly 34 feet, recorded in Volume 305 of Records, Page 385 as Document No. 940131.

I do further certify that this survey is a correct representation of the exterior boundaries of land surveyed and the subdivision of it, and that I have fully complied with the provisions of Chapter 236 of the Wisconsin Statutes, Chapter 75 of the Dane County Land Division and Subdivision Regulations and the Town of Bristol Subdivision Ordinance in surveying, dividing and mapping the same.

Daniel A. Paulson  
DANIEL A. PAULSON  
Registered Land Surveyor No. S-1699  
Dated this 24th day of January, 2006.

CERTIFICATE OF COUNTY REGISTER OF DEEDS  
 Received for record this 6th day of March, 2006 at 11:23  
 o'clock, a.m., recorded in Volume 59-003A of Plats on Pages 11

Jane Licht by Krysta Chlebowski  
Dane County Register of Deeds Deputy



### CERTIFICATE OF THE DANE COUNTY ZONING AND LAND REGULATION COMMITTEE

This Plat of GRANDVIEW PARK has been approved by the DANE COUNTY ZONING AND LAND REGULATION COMMITTEE per action on the 6th day of MARCH, 2006.

Vernon W. Wendt  
Chair  
Dane County Zoning and Land Regulation Committee

### CITY OF SUN PRAIRIE CERTIFICATE

Pursuant to certain Agreements between the City of Sun Prairie, Dane County, Wisconsin and the Town of Bristol, Dane County, Wisconsin, executed on the 21st day of February, 2005, the City of Sun Prairie does hereby certify that it has agreed to waive its right to exercise its extraterritorial plat approval jurisdiction for this plat of "GRANDVIEW PARK".

Nancy Hermann  
Authorized Agent for the City of Sun Prairie Date: 2-17-06

### CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN )  
 DANE COUNTY ) SS  
 I, David M. Gawenda, being duly elected, qualified and acting treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments as of March 22, 2006 affecting the lands included in Grandview Park.

Date: 3-22-06  
David M. Gawenda  
David M. Gawenda, Dane County Treasurer

### TOWN BOARD RESOLUTION

Be it resolved, that GRANDVIEW PARK subdivision in the Town of Bristol, owned by Park Avenue Homes, LLC, and TCD Builders, INC is hereby approved by the Bristol Town Board and the public highway right-of-way dedication hereon is acknowledged and accepted.

Dated: February 13, 2006  
Gerald H. Derr  
Gerald H. Derr, Town of Bristol, Chairman

I, Sandra M. Klister, Town Clerk, do hereby certify that the foregoing is a copy of a resolution adopted by the Bristol Town Board on October 3, 2005.

Dated: February 13, 2006  
Sandra M. Klister  
Sandra M. Klister, Town of Bristol Clerk

### CERTIFICATE OF TOWN TREASURER

STATE OF WISCONSIN )  
 DANE COUNTY ) SS  
 I, Sandra M. Klister being duly qualified and acting Town Treasurer of the Town of Bristol, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or special assessments as of February 13, 2006 on any of the land included in GRANDVIEW PARK.

Date: 2/13/06  
Sandra M. Klister  
Sandra M. Klister  
Town of Bristol Treasurer

### OWNERS CERTIFICATION OF DEDICATION

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

- BRISTOL TOWN BOARD
- SUN PRAIRIE CITY COUNCIL LAND REGULATION
- DANE COUNTY ZONING AND NATURAL RESOURCES COMMITTEE
- DEPARTMENT OF ADMINISTRATION

Dated this 13 day of February, 2006.

M. Ervin Espedal  
M. Ervin Espedal, Managing Member  
Park Avenue Homes, LLC

Todd C. Draws  
Todd C. Draws, President  
TCD Builders, INC

STATE OF WISCONSIN )  
 COUNTY OF Dane ) SS  
 Signed before me on this 13 day of February, 2006, by M. Ervin Espedal and Todd C. Draws to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Kim Schueler  
Notary Public Dane, Wisconsin  
My Commission Expires: 07/07

