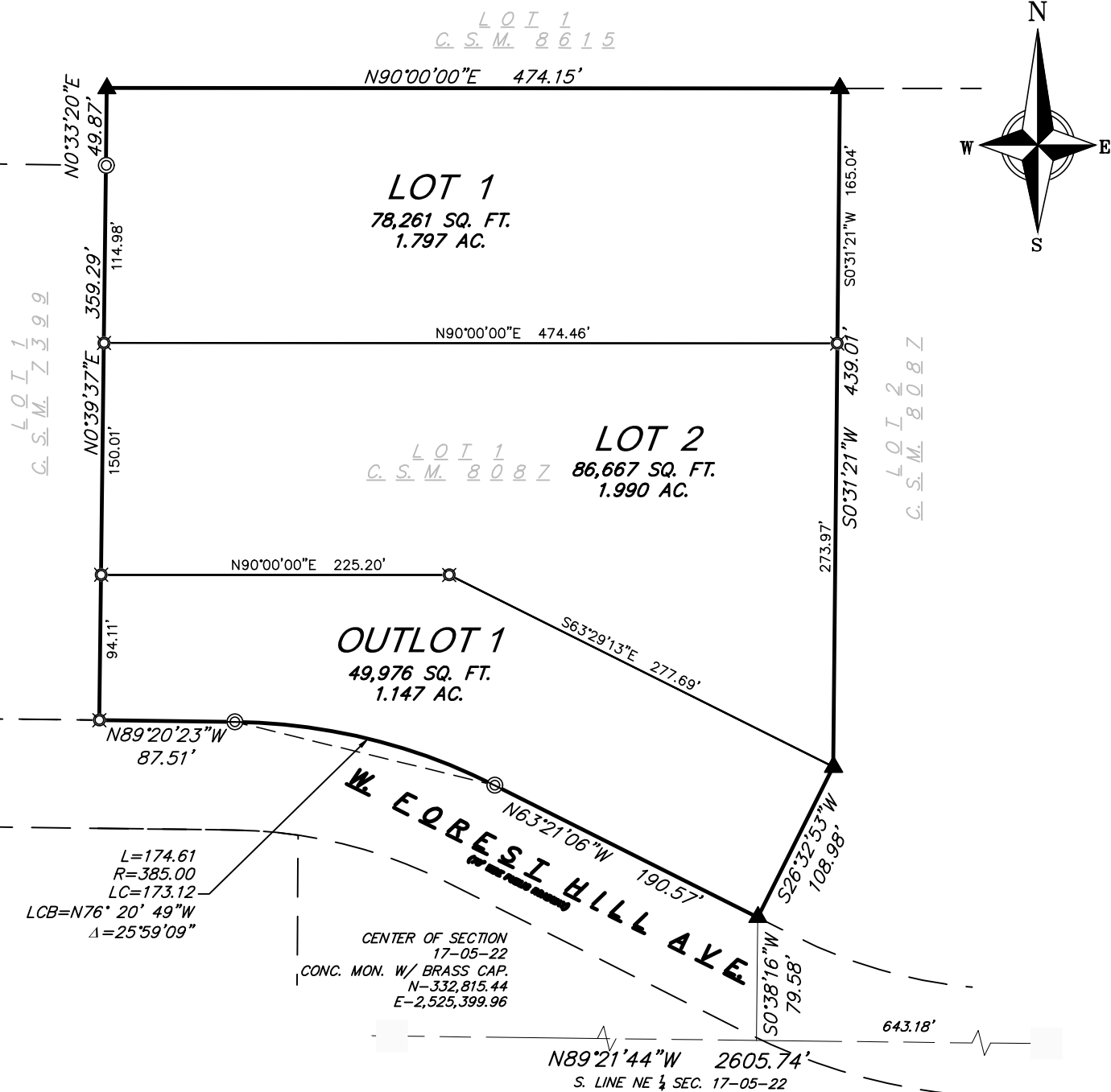


CERTIFIED SURVEY MAP No.

LOT 1 OF CERTIFIED SURVEY MAP NO. 8087, RECORDED IN THE MILWAUKEE COUNTY REGISTRY ON SEPTEMBER 30, 2008 AS DOCUMENT NO. 09654891, BEING A DIVISION OF LOT 1 OF CERTIFIED SURVEY MAP NO. 7830, IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, TOWN 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK. MILWAUKEE COUNTY, WISCONSIN

SEE SHEET 2 FOR EXISTING EASEMENTS



DRAFT

SURVEY LEGEND

- ⊙ FOUND 1" ∅ IRON PIPE
- ▲ FOUND PK NAIL IN ASPHALT
- ⊗ SET 3/4" x 18" SOLID IRON RE-ROD, MIN. WT. 1.50 lbs./ft.
- () INDICATES RECORDED AS

BEARINGS ARE REFERENCED TO THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83.



DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT

vierbicher
planners | engineers | advisors

Phone: (800) 261-3898

FN: 220075
DATE: 08/16/2022
REV: 03/17/2016
Drafted By: BROZ
Checked By:

SURVEYED FOR:
The Bradford Real Estate Companies
106 Barrington Commons Ct., Ste. 726
Barrington, IL 60010

C.S.M. No.

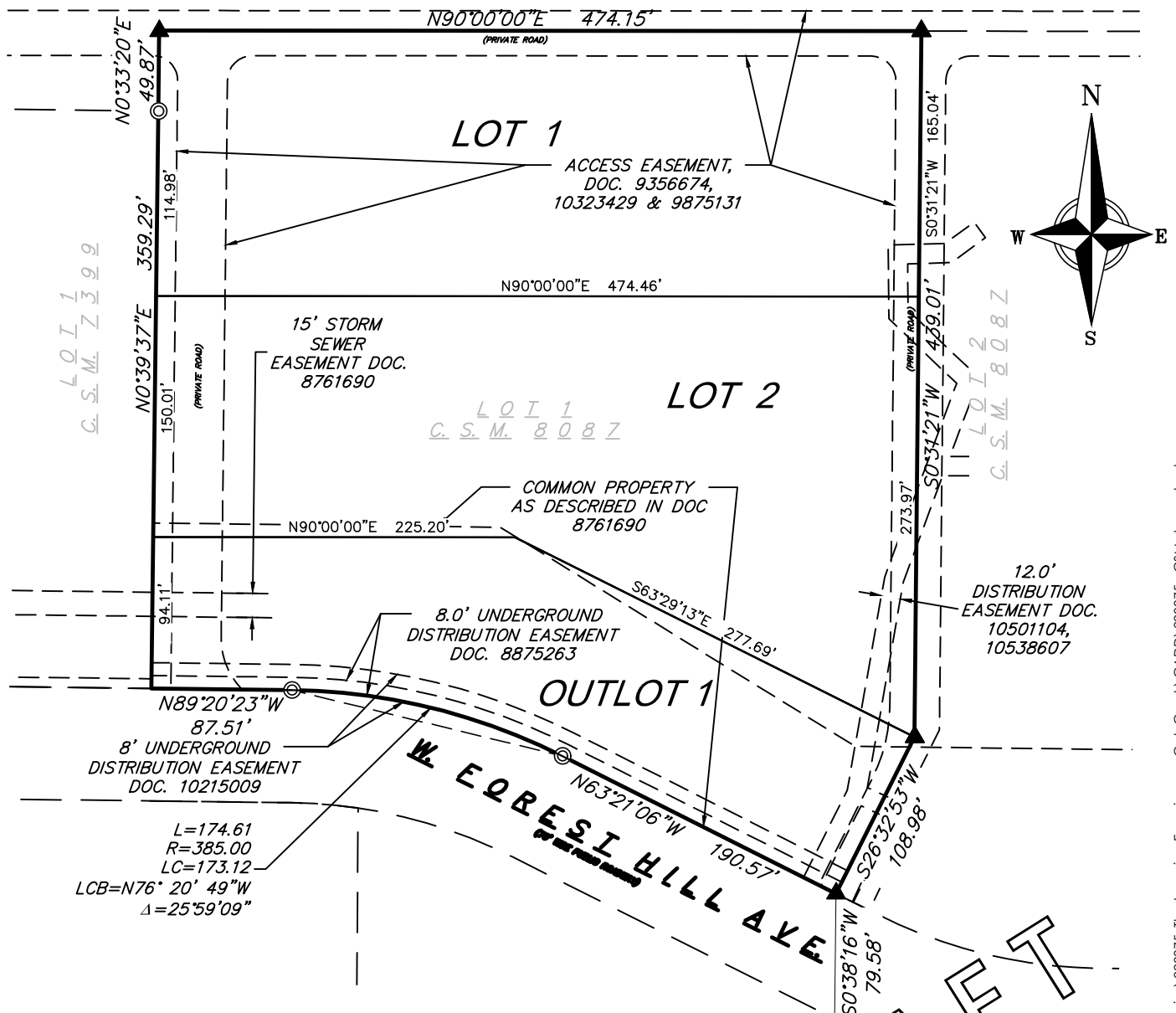
Doc. No.

Vol. Page

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LOT 1 OF CERTIFIED SURVEY MAP NO. 8087, RECORDED IN THE MILWAUKEE COUNTY REGISTRY ON SEPTEMBER 30, 2008 AS DOCUMENT NO. 09654891, BEING A DIVISION OF LOT 1 OF CERTIFIED SURVEY MAP NO. 7830, IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, TOWN 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK. MILWAUKEE COUNTY, WISCONSIN

C. S. M. 8 6 1 5



◎ FOUND 1" Ø IRON PIPE
 ▲ FOUND PK NAIL IN ASPHALT
 ✖ SET 3/4" x 18" SOLID IRON
 RE-ROD, MIN. WT. 1.50 lbs./ft.
) INDICATES RECORDED AS

SCALE: 1" = 100'

Phone: (800) 261-3898

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Estate Companies
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SHEET
2 OF 5

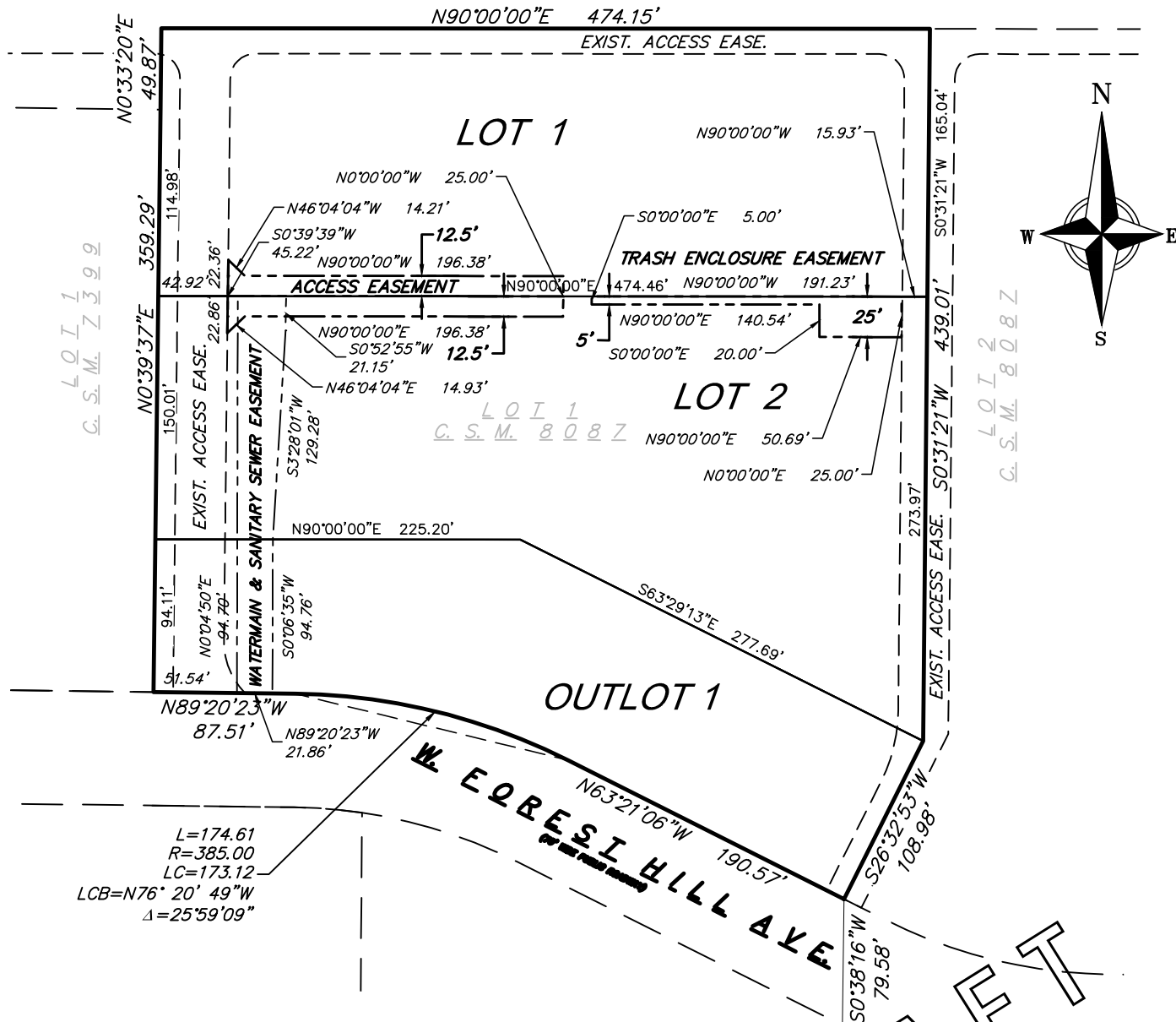
6 Aug 2022 - 1:32p M:\Bradford Real Estate Companies\220075_The Learning Experience - Oak Creek\CADD\220075 - CSM.dwg by: broz

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NEW EASEMENTS

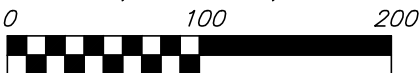
LOI 1
C. S. M. 8615



SURVEY LEGEND

- ⊙ FOUND 1" ∅ IRON PIPE
- ▲ FOUND PK NAIL IN ASPHALT
- ⊗ SET 3/4" x 18" SOLID IRON RE-ROD, MIN. WT. 1.50 lbs./ft.
- () INDICATES RECORDED AS

BEARINGS ARE REFERENCED TO THE WISCONSIN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83.



SCALE: 1" = 100'

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT

vierbicher
planners | engineers | advisors

Phone: (800) 261-3898

FN: 220075
DATE: 08/16/2022
REV: 03/17/2016
Drafted By: BROZ
Checked By:

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Barrington, IL 60010

C.S.M. No.

Doc. No.

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SHEET
3 OF 5

CERTIFIED SURVEY MAP No. _____

LOT 1 OF CERTIFIED SURVEY MAP NO. 8087, RECORDED IN THE MILWAUKEE COUNTY REGISTRY ON SEPTEMBER 30, 2008 AS DOCUMENT NO. 09654891, BEING A DIVISION OF LOT 1 OF CERTIFIED SURVEY MAP NO. 7830, IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 17, TOWN 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK. MILWAUKEE COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Baiba M. Rozite, Professional Land Surveyor, S-2351, do hereby certify to the best of my knowledge and belief, that this Certified Survey Map is in full compliance with Section 236.34 of the Wisconsin State Statutes, Chapter A-E7 of the Wisconsin Administrative Code and the Subdivision Ordinance of the City of Oak Creek and under the direction of DEMCO WISCONSIN 1, LLC, owners of said land, I have surveyed, divided and mapped the lands described herein and that the map on sheet one (1) is a correct representation of the exterior boundaries of the land surveyed and the division of that land in accordance with the information provided and that this land is described as follows:

Lot 1 of Certified Survey Map No. 8087, recorded in the Milwaukee County Registry on September 30, 2008 as Document No. 09654891, being a division of Lot 1 of Certified Survey Map No. 7830, in the Southeast 1/4 of the Northeast 1/4 of Section 17, Town 5 North, Range 22 East in the City of Oak Creek. Milwaukee County, Wisconsin.

Said parcel contains approximately 214,914 SQ. FT. or 4.934 acres, more or less.

Vierbicher Associates, Inc.
By: Baiba M. Rozite

Date: _____

Signed: _____
Baiba M. Rozite, P.L.S. S-2351

DRAFT

OWNER'S CERTIFICATE

DEMCO WISCONSIN 1, LLC, as owner(s), hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on the map hereon. We further certify that this Certified Survey Map is required by s. 236.34 to be submitted to the City of Oak Creek for approval. Witness the hand and seal of said owner this _____ day of _____, 2022.

DEMCO WISCONSIN 1, LLC

By: _____

State of Wisconsin)
)ss.
County of Milwaukee)

Personally came before me this _____ day of _____, 2022, the above named _____, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, State of Wisconsin

My Commission expires: _____

SCALE: 1" = 100'

vierbicher
planners | engineers | advisors

Phone: (800) 261-3898



FN: 220075
DATE: 08/16/2022
REV: 03/17/2016
Drafted By: BROZ
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C.S.M. No. _____
Doc. No. _____
Vol. _____ Page _____

**SHEET
4 OF 5**

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CERTIFIED SURVEY MAP No. _____

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CONSENT OF MORTGAGEE

_____, a banking association duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping, and dedicating of the land described on this Certified Survey Map and does hereby consent to the Owner's Certificate.

IN WITNESS WHEREOF, the said _____k, has caused these presents to be signed by _____ its _____, at _____, on this _____ day of _____, 2016.

By: _____

State of Wisconsin)
County of Dane)ss.

Personally came before me this _____ day of _____, 20____, _____, of the above named banking association, to me known to be the persons who executed the foregoing instrument, and to me known to be such _____ of said banking association, and acknowledged that they executed the foregoing instrument as such officer as the deed of said banking association, by its authority.

Notary Public, State of Wisconsin

My Commission expires: _____

PLAN COMMISSION APPROVAL

Approved by the Plan Commission of the City of Oak Creek on this _____ day of _____, _____.

Daniel Bukiewicz, Chair Date

Kari Papelbon, Secretary Date

COMMON COUNCIL APPROVAL

Approved by the Common Council of the City of Oak Creek, per Plan Commission recommendation on this _____ day of _____, _____ by Resolution No. _____.

Daniel Bukiewicz, Mayor Date

Catherine Roeske, Clerk Date

DRAFT

SCALE: 1" = 100'

vierbicher
planners | engineers | advisors

Phone: (800) 261-3898



FN: 220075
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SHEET
5 OF 5

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