

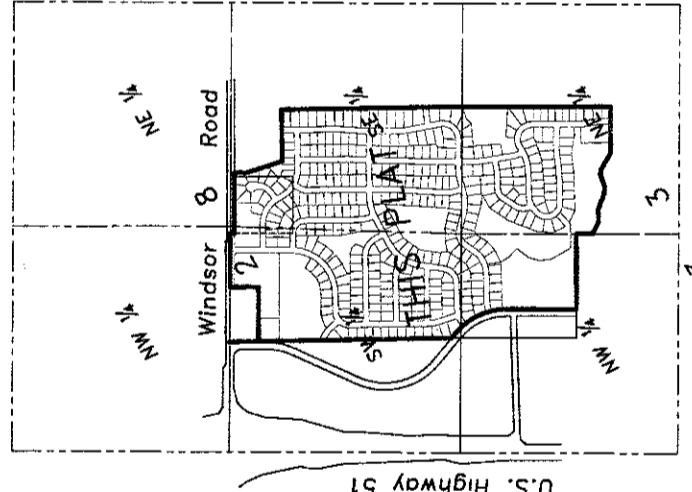
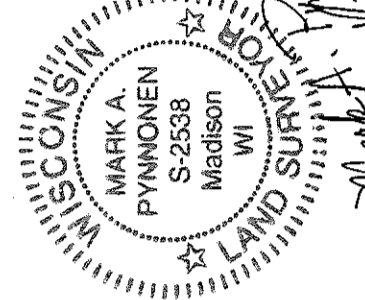
# BEAR TREE FARMS

Lot 1, Certified Survey Map No. 11197 as recorded in Volume 67 of Dane County Certified Survey Maps on Pages 258-259, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Northwest 1/4 of the Southeast 1/4, and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4 of the Northwest 1/4 of the Northeast 1/4, and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, 1/2 Sec. 28, Windsor, Dane County, Wisconsin.

Doc# 5196369

Bearings referenced to the North line of the Southeast 1/4 of Section 28, bearing S89°22'37"W.

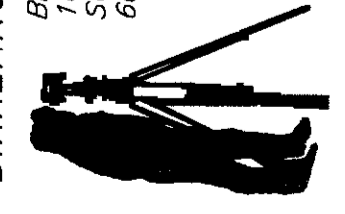
Scale: 1" = 200'  
SHEET 1 of 8



Dated: June 3, 2015

Surveyor:

**BIRRENKOTT SURVEYING**  
BIRRENKOTT SURVEYING, INC.  
1677 N. BRISTOL STREET  
SUN PRAIRIE, WIS. 53590  
608-637-7463



Developer / Subdivider:  
Bear Tree Farms, Inc.  
4052 State Highway 19  
DeForest, WI 53532  
608-846-2800

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 October 28<sup>th</sup>, 2015  
Renee M. Dow  
Department of Administration

LOCATION SKETCH  
SECTIONS 28 & 33, T9N, R10E  
1/2 SEC. 28, WINDSOR

NOT TO SCALE

SHEET 1 of 8

# BEAR TREE FARMS

Lot 1, Certified Survey Map No. 11197 as recorded in Volume 67 of Dane County Certified Survey Maps on Pages 258-259, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Northwest 1/4 of the Southeast 1/4, and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4, the Northwest 1/4 of the Northeast 1/4, and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, 1/2 Sec. 28, bearing S89°52'23"W.

Scale: 1" = 100'  
SHEET 2 OF 8

June 3, 2015 Rev: October 14, 2015

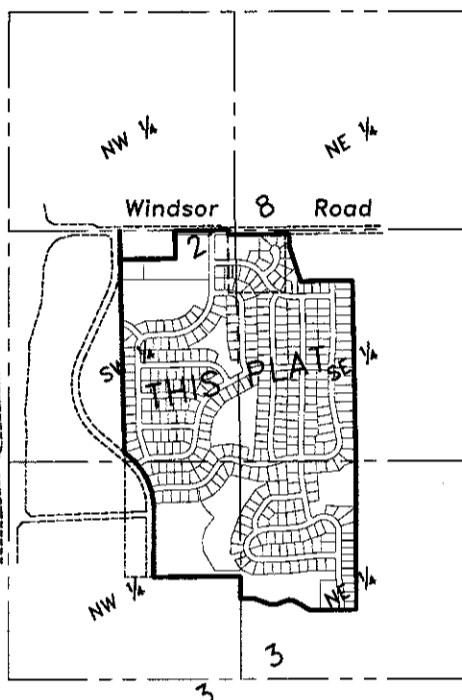
There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified October 29, 2015

*Renee M. Poir*  
Department of Administration



*Mark A. Pynnönen*  
11/4/2015

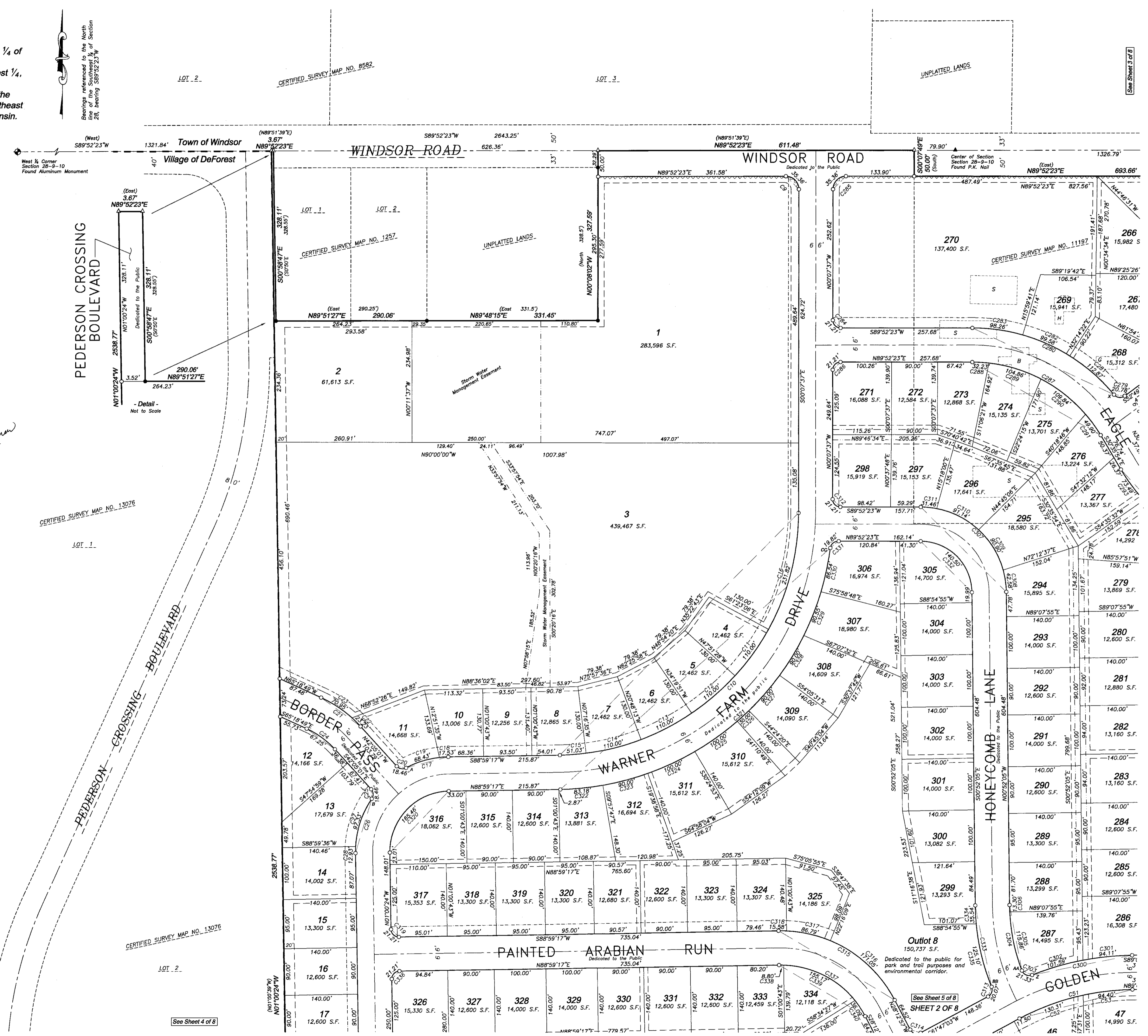


### Notes:

- This survey is subject to any and all agreements and easements of record and those that may have not been recorded.
- Before any digging, boring, construction, etc., is done on or near the lands in this subdivision, Diggers Hotline shall be called at 1-800-242-8511 for the safety and liability purposes for all involved.
- The lands within this subdivision shall be served by underground utilities.
- UTILITY EASEMENTS: No utility pedestals may be constructed along street rights of way without the developer and other servicing utility companies consent.
- Outlet 1 dedicated to the public for storm water management. Outlets 2, 5, 6 and 8 dedicated to the public for park and trail purposes. Outlets 3 and 4 dedicated to the public for storm water management and trail purposes. Outlet 7 dedicated to the public for municipal purposes. Outlets 1, 2, 3, 4, 5, 6, and 8 to be environmental corridors.
- All streets within this plat of BEAR TREE FARMS are dedicated to the public.
- 70-foot storm water management easement also public utility crossing easement. Utility connections between abutting 8-foot public utility easements are allowed to cross storm water management easement only. No utility pedestals, transformers, or other structures allowed within the storm water management easement.

### Legend:

- = Found 1-1/4" O.D. Iron Pipe
- ⊙ = Found 3/4" Rebar
- ⊙ = Found 1-1/4" Rebar
- ⊙ = Found 1" Pinch Top Pipe
- ⊙ = Found 2" Iron Pipe
- ▲ = Found PK Nail
- △ = Set Mag Nail
- = 1-1/4" O.D. x 30" Iron Rebar Set, Weight = 4.303 Lbs/Ft
- All other Lot and Outlet corners are marked with a 1-1/4" O.D. x 24" Iron Pipe weighing 1.68 lbs./lin. ft.
- = 20' Storm water Drainage Easement (See Note 7)
- = 20' Pedestrian/Bike Path Easement
- = Public Utility Easement (Except as noted)
- = Conservation Easement
- = Corporate Boundary
- = No Vehicular Access
- = Existing Structure  
H = House  
G = Garage  
B = Barn  
S = Shed



See Sheet 4 of 8

See Sheet 5 of 8

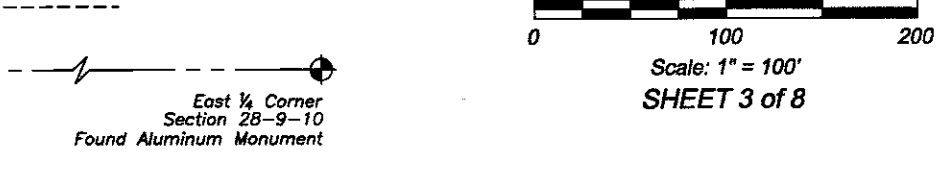
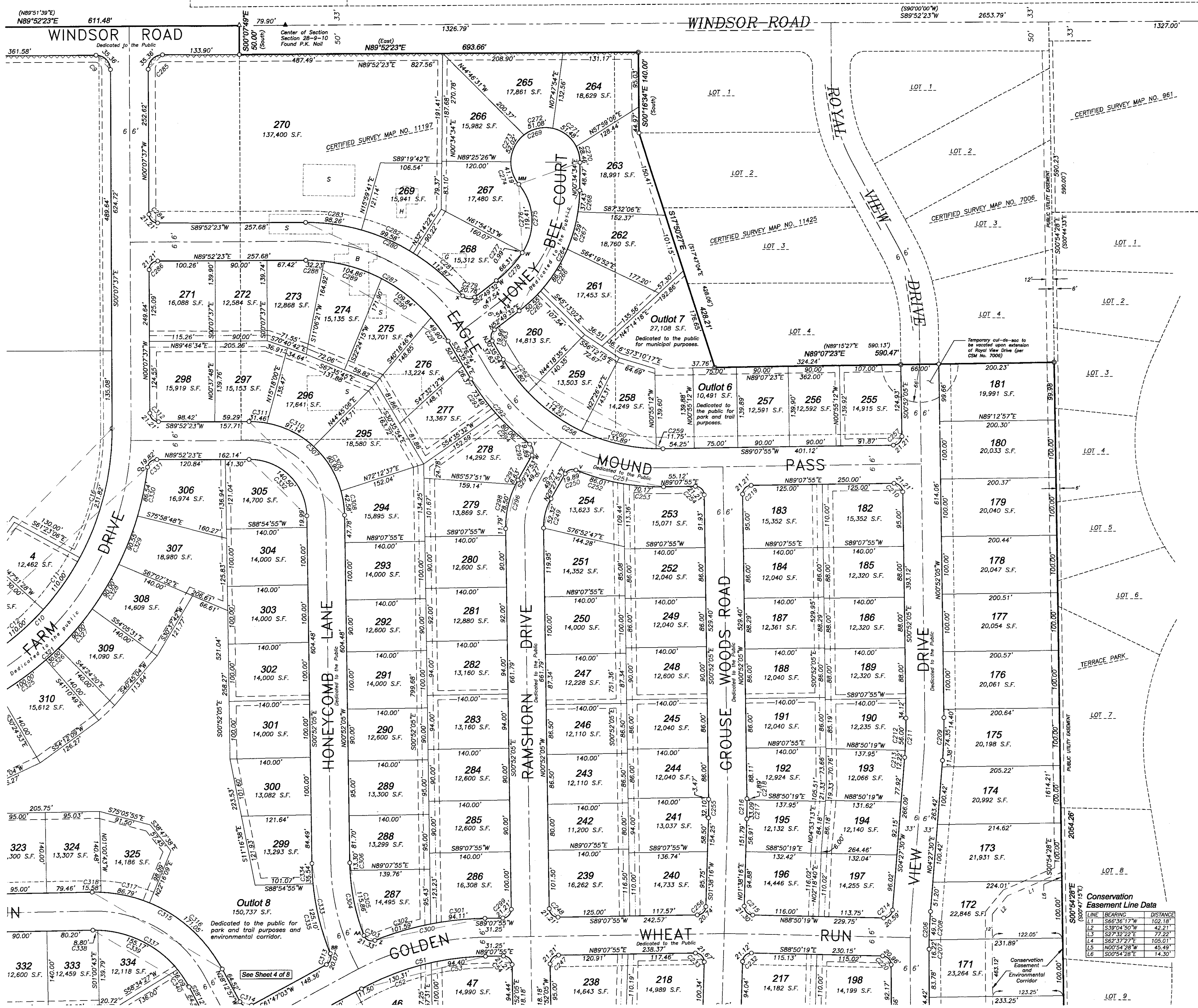
SHEET 2 OF 8

# BEAR TREE FARMS

Lot 1, Certified Survey Map No. 11197 as recorded in Volume 67 of Dane County Certified Survey Maps on Pages 258-259, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4, part of the Southwest 1/4 of the Southeast 1/4, and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4, the Northwest 1/4 of the Northeast 1/4, and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, 1/4 of Windsor, Dane County, Wisconsin.

Bearings referenced to the North line of the Southeast 1/4 of Section 28, bearing S89°52'23"W

See Sheet 2 of 8



June 3, 2015 Rev. October 14, 2015

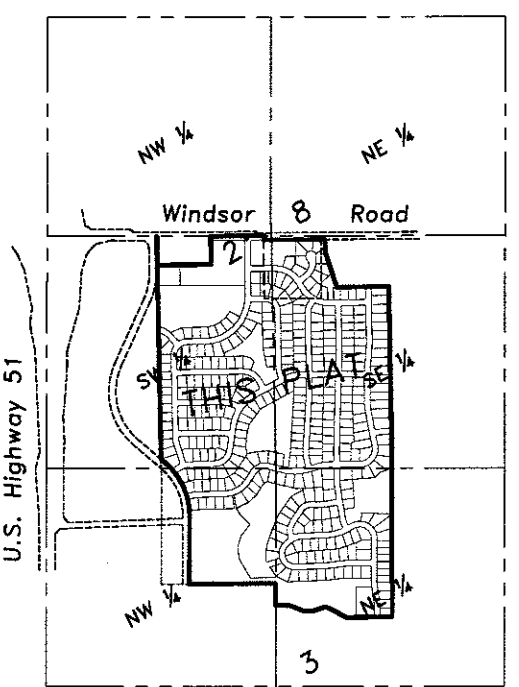
There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified October 29th, 2015

*Rene M. Jones*  
Department of Administration

WISCONSIN  
MARK A. PYNNONEN  
S-2538  
MADISON  
WI  
LAND SURVEYOR

*Mark A. Pynnönen*  
11/4/2015



- Notes:**
- This survey is subject to any and all agreements and easements of record and those that may have not been recorded.
  - Before any digging, boring, construction, etc., is done on or near the lands in this subdivision, Diggers Hotline shall be called at 1-800-242-8511 for the safety and liability purposes for all involved.
  - The lands within this subdivision shall be served by underground utilities.
  - UTILITY EASEMENTS: No utility pedestals may be constructed along street rights of way without the developer and other servicing utility companies consent.
  - Outlot 1 dedicated to the public for storm water management. Outlots 2, 5, 6 and 8 dedicated to the public for park and trail purposes. Outlots 3 and 4 dedicated to the public for storm water management and trail purposes. Outlot 7 dedicated to the public for municipal purposes. Outlots 1, 2, 3, 4, 5, 6, and 8 to be environmental corridors.
  - All streets within this plat of BEAR TREE FARMS are dedicated to the public.
  - 20-foot storm water management easement also public utility crossing easement. Utility connections abutting 8-foot public utility easements are allowed to cross storm water management easement only. No utility pedestals, transformers, or other structures allowed within the storm water management easement.

- Legend:**
- = Found 1-1/4" O.D. Iron Pipe
  - = Found 3/4" Rebar
  - ⊙ = Found 1-1/4" Rebar
  - ⊖ = Found 1" Finch Top Pipe
  - ⊗ = Found 2" Iron Pipe
  - ▲ = Found PK Nail
  - △ = Set Mag Nail
  - = 1-1/4" O.D. x 30" Iron Rebar
  - = Set, Weight = 4,303 Lbs/Ft
  - All other Lot and Outlot corners are marked with a 1-1/4" O.D. x 24" Iron Pipe weighing 1.68 lbs./lin. ft.
- = 20' Storm water Drainage Easement (See Note 7)
- = 20' Pedestrian/Bike Path Easement
- = Public Utility Easement (Except as noted)
- = Existing Structure
- = Conservation Easement
- = Corporate Boundary
- = No Vehicular Access
- = House
- = Garage
- = Barn
- = Shed

Conservation Easement Line Data

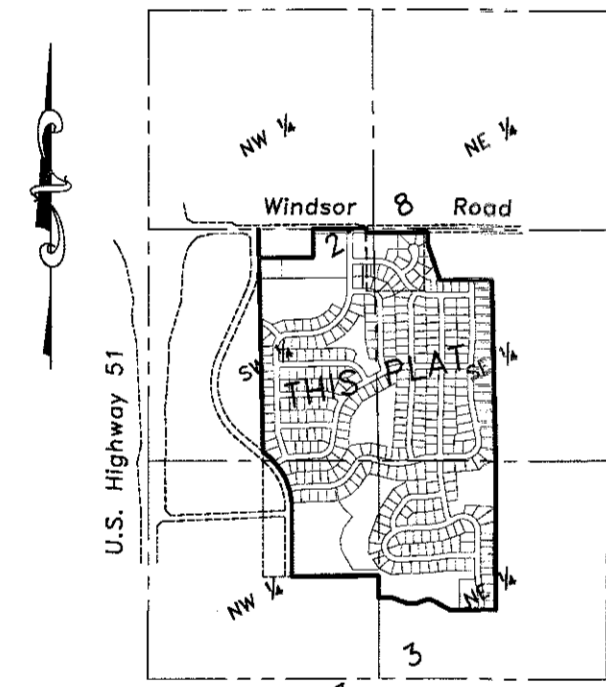
LINE	BEARING	DISTANCE
L1	S86°36'17"W	102.18'
L2	S39°04'30"W	42.21'
L3	S27°32'22"E	77.22'
L4	S62°37'27"E	105.01'
L5	N02°54'28"W	45.49'
L6	S07°54'28"E	14.30'

See Sheet 5 of 8

SHEET 3 of 8

- Legend:**
- = Found 1-1/4" O.D. Iron Pipe
  - = Found 3/4" Rebar
  - = Found 1-1/4" Rebar
  - = Found 1" Pinch Top Pipe
  - = Found 2" Iron Pipe
  - ▲ = Found PK Nail
  - △ = Set Mag Nail
  - = 1-1/4" O.D. x 30" Iron Rebar Set, Weight = 4.303 Lbs/Ft
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- = 20' Storm water Drainage Easement (See Note 7)
  - = 20' Pedestrian/Bike Path Easement
  - = Public Utility Easement (Except as noted)
  - = Conservation Easement
  - = Corporate Boundary
  - = No Vehicular Access
  - = Existing Structure
    - H = House
    - G = Garage
    - B = Barn
    - S = Shed

- Notes:**
- This survey is subject to any and all agreements and easements of record and those that may have not been recorded.
  - Before any digging, boring, construction, etc., is done on or near the lands in this subdivision, Diggers Hotline shall be called at 1-800-242-8511 for the safety and liability purposes for all involved.
  - The lands within this subdivision shall be served by underground utilities.
  - UTILITY EASEMENTS: No utility pedestals may be constructed along street rights of way without the developer and other servicing utility companies consent.
  - Outlot 1 dedicated to the public for storm water management. Outlots 2, 5, 6 and 8 dedicated to the public for park and trail purposes. Outlots 3 and 4 dedicated to the public for storm water management and trail purposes. Outlot 7 dedicated to the public for municipal purposes. Outlots 1, 2, 3, 4, 5, 6, and 8 to be environmental corridors.
  - All streets within this plat of BEAR TREE FARMS are dedicated to the public.
  - 20-foot storm water management easement also public utility crossing easement. Utility connections between abutting 8-foot public utility easements are allowed to cross storm water management easement only. No utility pedestals, transformers, or other structures allowed within the storm water management easement.



LOCATION SKETCH  
SECTIONS 28 & 33, T9N, R10E  
TOWN OF WINDSOR  
NOT TO SCALE

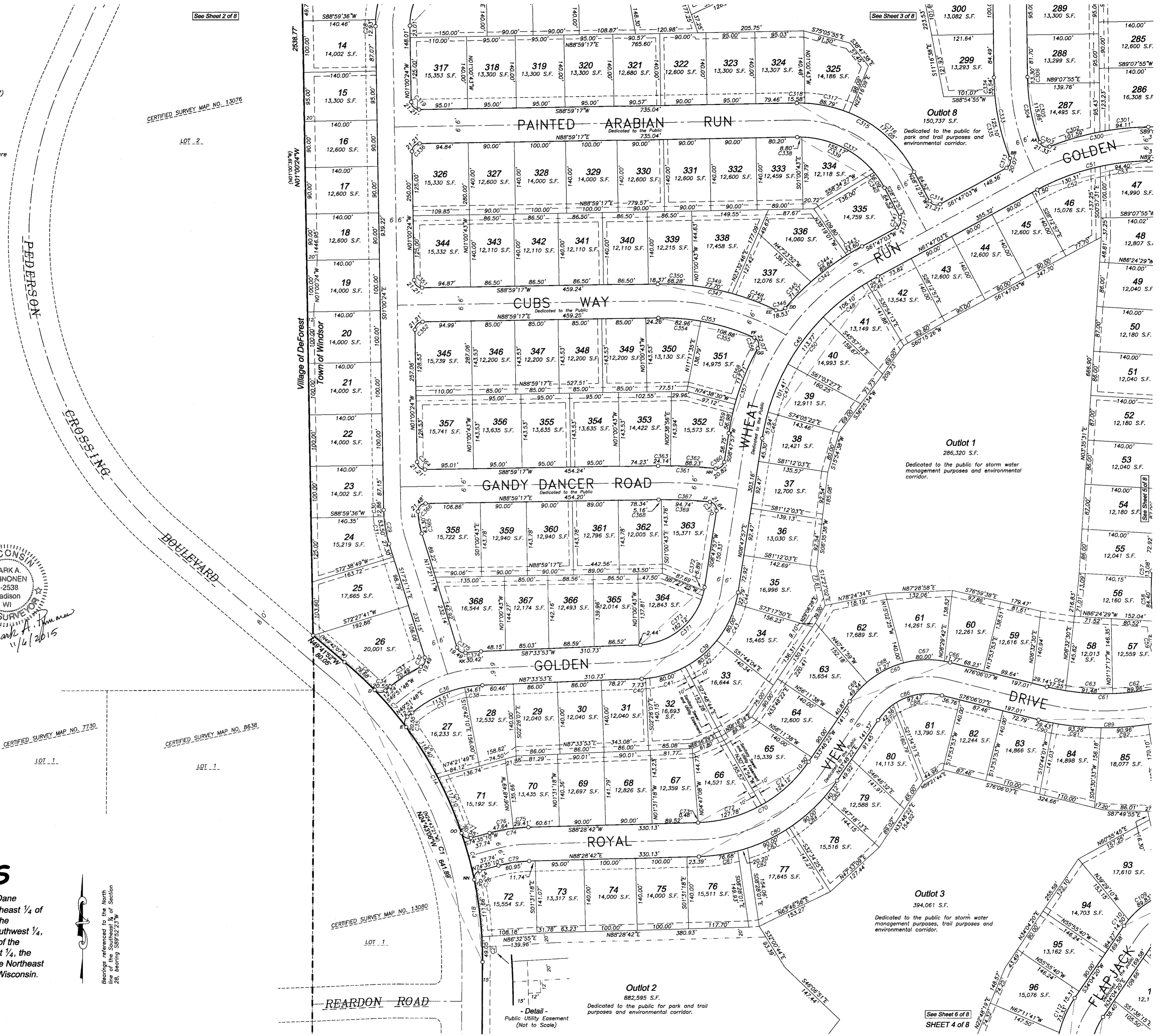
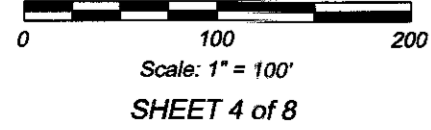
June 3, 2015 Rev: October 14, 2015

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 *October 29th*, 2015  
*Renie L. Dan*  
Department of Administration

# BEAR TREE FARMS

Lot 1, Certified Survey Map No. 11197 as recorded in Volume 67 of Dane County Certified Survey Maps on Pages 258-259, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Northwest 1/4 of the Southeast 1/4, and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4, the Northwest 1/4 of the Northeast 1/4, and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, 1/4 of Windsor, Dane County, Wisconsin.



WISCONSIN  
MARK A. PYNNONEN  
S-2538  
Madison WI  
*Mark A. Pynnonen*  
11/4/2015

CERTIFIED SURVEY MAP NO. 7730  
LOT 1

CERTIFIED SURVEY MAP NO. 8638  
LOT 1

CERTIFIED SURVEY MAP NO. 13080  
LOT 1

Outlot 2  
862,595 S.F.  
Dedicated to the public for park and trail purposes and environmental corridor.

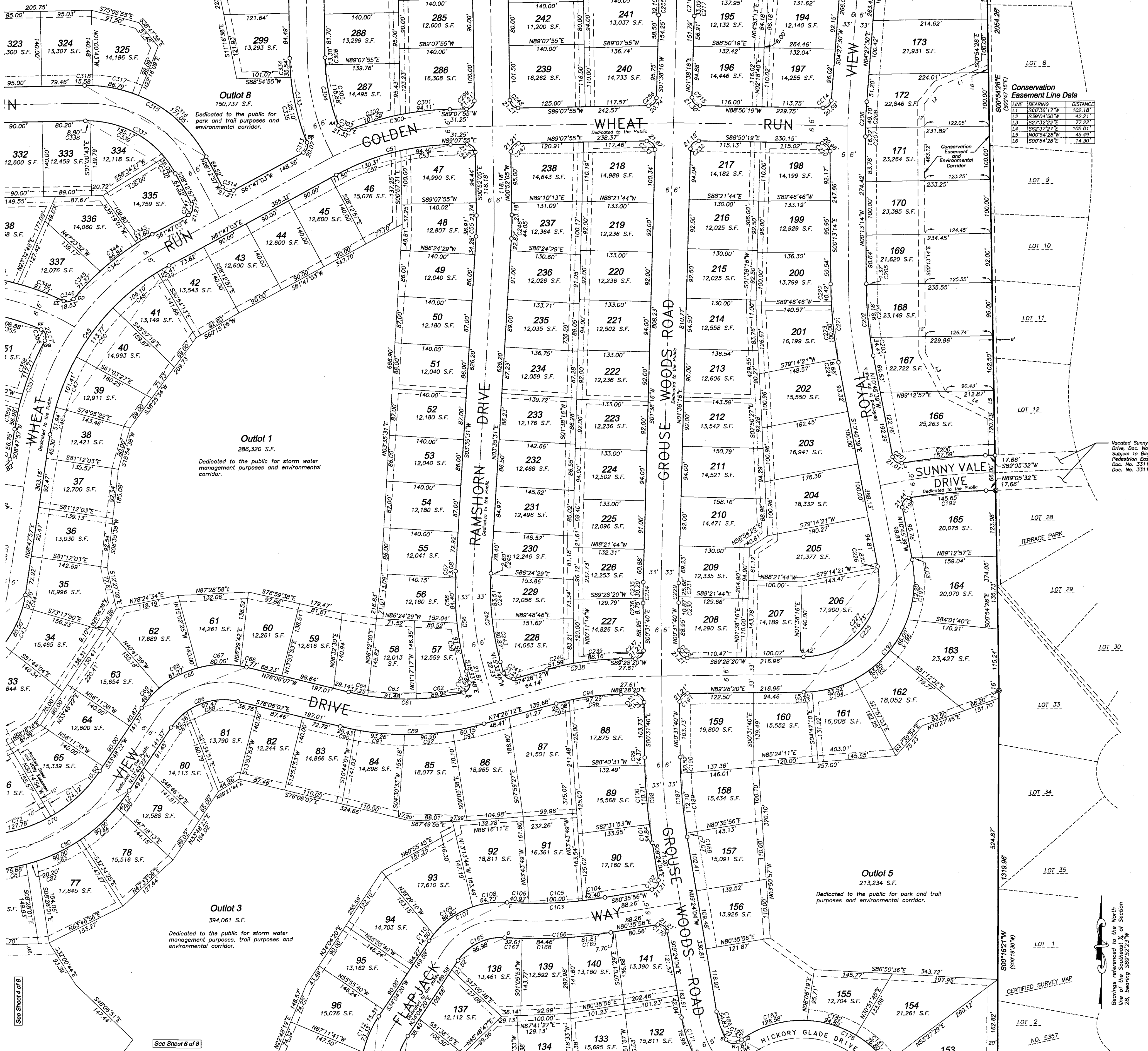
Outlot 3  
394,061 S.F.  
Dedicated to the public for storm water management purposes, trail purposes and environmental corridor.

See Sheet 6 of 8  
SHEET 4 of 8

Bearings referenced to the North line of the Southeast 1/4 of Section 28, bearing S89°22'22\"

See Sheet 2 of 8

See Sheet 3 of 8



**Legend:**

- = Found 1-1/4" O.D. Iron Pipe
- = Found 3/4" Rebar
- ⊙ = Found 1-1/4" Rebar
- ⊖ = Found 1" Pinch Top Pipe
- ⊕ = Found 2" Iron Pipe
- ▲ = Found PK Nail
- △ = Set Mag Nail
- = 1-1/4" O.D. x 30" Iron Rebar Set, Weight = 4.303 Lbs/Ft
- All other Lot and Outlot corners are marked with a 1-1/4" O.D. x 24" Iron Pipe weighing 1.68 lbs./lin. ft.

--- = 20' Storm water Drainage Easement (See Note 7)

--- = 20' Pedestrian/Bike Path Easement

--- = Public Utility Easement (Except as noted)

--- = Conservation Easement

--- = Corporate Boundary

--- = No Vehicular Access

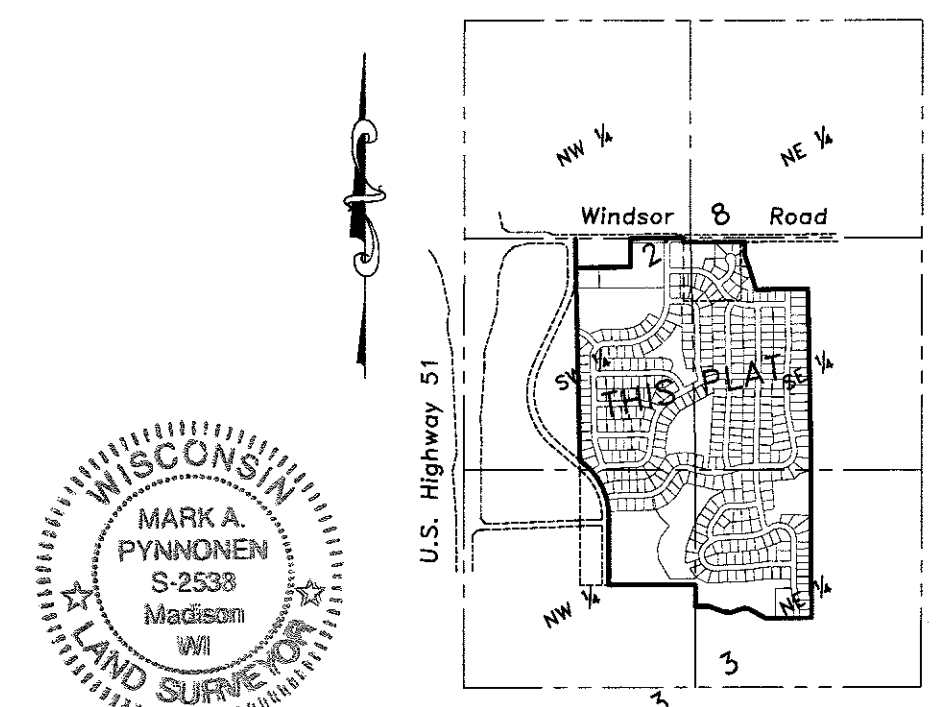
--- = Existing Structure  
 H = House  
 G = Garage  
 B = Barn  
 S = Shed

**Conservation Easement Line Data**

LINE	BEARING	DISTANCE
L1	S89°36'17"W	102.18'
L2	S39°04'50"W	42.21'
L3	S27°32'22"E	77.22'
L4	S82°37'27"E	105.01'
L5	N04°54'28"W	45.49'
L6	S00°54'28"E	14.30'

- Notes:**
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  - The lands within this subdivision shall be served by underground utilities.
  - UTILITY EASEMENTS: No utility pedestals may be constructed along street rights of way without the developer and other servicing utility companies consent.
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Vacated Sunny Vale Drive, Doc. No. 3311462, Subject to Bicycle and Pedestrian Easement, Doc. No. 3311463 and Doc. No. 3311464.



Mark A. Pynnönen  
11/6/2015

June 3, 2015 Rev: October 14, 2015

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 *October 2nd*, 2015

*Reinhold*  
Department of Administration

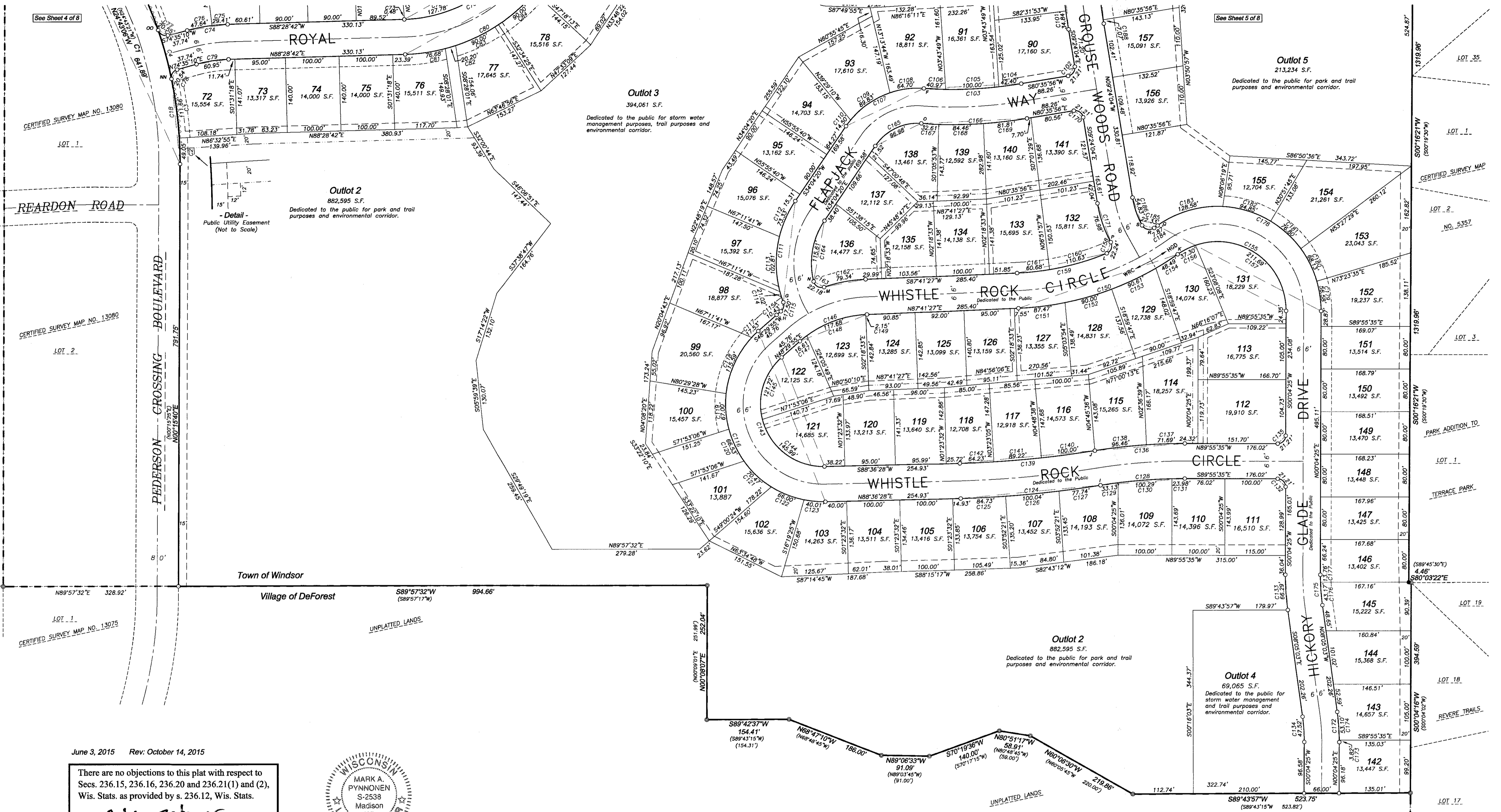
# BEAR TREE FARMS

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Scale: 1" = 100'  
SHEET 5 of 8

See Sheet 4 of 8

See Sheet 5 of 8



REARDON ROAD

PEDERSON CROSSING BOULEVARD

WHISTLE ROCK CIRCLE

WHISTLE ROCK CIRCLE

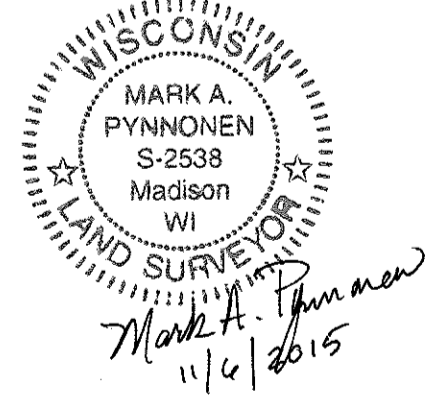
HICKORY DRIVE

June 3, 2015 Rev: October 14, 2015

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 October 29, 2015

Denise M. Dow Department of Administration



# BEAR TREE FARMS

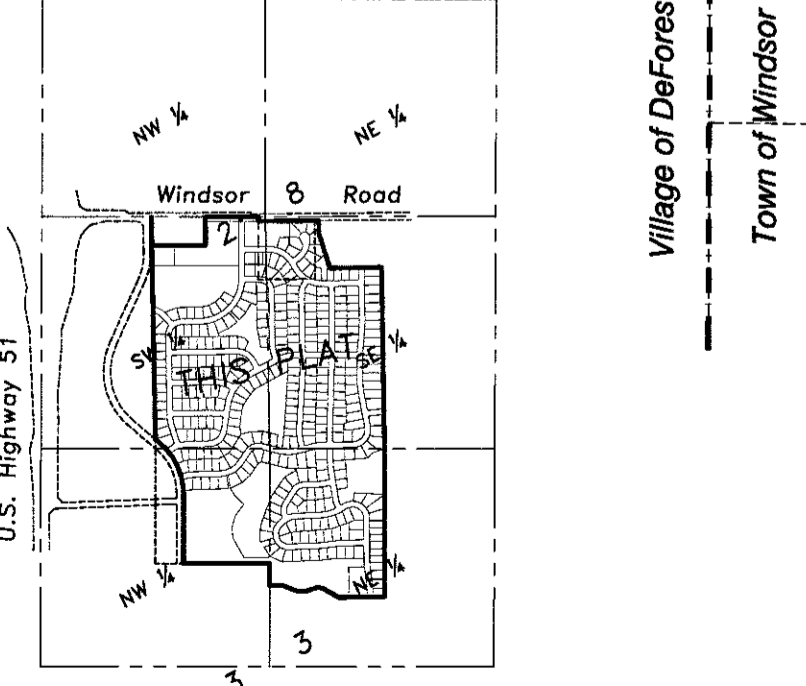
Lot 1, Certified Survey Map No. 11197 as recorded in Volume 67 of Dane County Certified Survey Maps on Pages 258-259, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Northwest 1/4 of the Southeast 1/4, and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4, the Northwest 1/4 of the Northeast 1/4, and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, Village of Windsor, Dane County, Wisconsin.

Scale: 1" = 100'  
SHEET 6 of 8

Bearings referenced to the North  
Magnetic bearing 355°52'23"W  
28'

- Legend:**
- = Found 1-1/4" O.D. Iron Pipe
  - = Found 3/4" Rebar
  - = Found 1-1/4" Rebar
  - = Found 1" Pinch Top Pipe
  - = Found 2" Iron Pipe
  - ▲ = Found PK Nail
  - △ = Set Mag Nail
  - = 1-1/4" O.D. x 30" Iron Rebar
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  - = 20' Pedestrian/Bike Path Easement
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  - = Corporate Boundary
  - = No Vehicular Access
  - = Existing Structure
  - H = House
  - G = Garage
  - B = Barn
  - S = Shed

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  - 2) Before any digging, boring, construction, etc., is done on or near the lands in this subdivision, Diggers Hotline shall be called at 1-800-242-8511 for the safety and liability purposes for all involved.
  - 3) The lands within this subdivision shall be served by underground utilities.
  - 4) UTILITY EASEMENTS: No utility pedestals may be constructed along street rights of way without the developer and other servicing utility companies consent.
  - 5) Outlot 1 dedicated to the public for storm water management. Outlots 2, 5, 6 and 8 dedicated to the public for park and trail purposes. Outlots 3 and 4 dedicated to the public for storm water management and trail purposes. Outlot 7 dedicated to the public for municipal purposes. Outlots 1, 2, 3, 4, 5, 6, and 8 to be environmental corridors.
  - 6) All streets within this plat of BEAR TREE FARMS are dedicated to the public.
  - 7) 20-foot storm water management easement also public utility crossing easement. Utility connections between abutting 8-foot public utility easements are allowed to cross storm water management easement only. No utility pedestals, transformers, or other structures allowed within the storm water management easement.





# BEAR TREE FARMS

Lot 1, Certified Survey Map No. 11197, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4; part of the Southeast 1/4 of the Southwest 1/4; part of the Northwest 1/4 of the Southeast 1/4; and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4; the Northwest 1/4 of the Northeast 1/4; and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, Town of Windsor, Dane County, Wisconsin.

0 100 200  
SHEET 8 OF 8

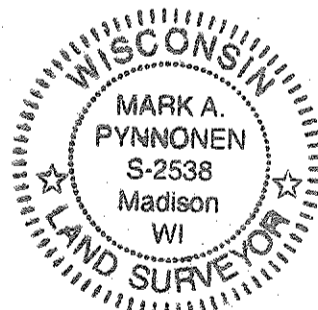
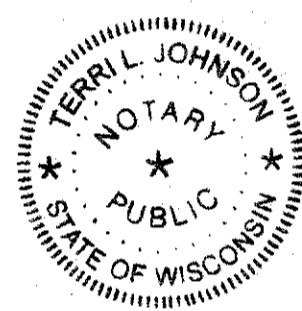
## Surveyor's Certificate

I, Mark A. Pynnönen, Professional Land Surveyor S-2538, do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the Subdivision Regulations of the Town of Windsor and the Village of DeForest, and under the direction of the owners listed herein, I have surveyed, divided and mapped BEAR TREE FARMS and that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed and is a parcel of land as described below:

Lot 1, Certified Survey Map No. 11197, located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4; part of the Southeast 1/4 of the Southwest 1/4; part of the Northwest 1/4 of the Southeast 1/4; and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4; the Northwest 1/4 of the Northeast 1/4; and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, Town of Windsor, Dane County, Wisconsin, described as follows:

Commencing at the East 1/4 Corner of said Section 28; thence S89°52'23"W (recorded as S90°00'00"W), 1327.00 feet along the North line of said Southeast 1/4, to the East line of Certified Survey Map (CSM) No. 7006; thence along said East line S00°54'28"E, 590.23 feet (recorded as S00°44'33"E, 590.00 feet) to the Southeast corner of said CSM No. 7006 and the point of beginning; thence continuing S00°54'28"E (recorded as S00°47'15"E), 2054.26 feet along the West line of Terrace Park; thence continuing along said West line, the West line of CSM No. 5357 and the West line of Park Addition to Terrace Park, S00°16'21"W (recorded as S00°19'30"W), 1319.96 feet to the Southwest corner of Lot 1 of said Park Addition to Terrace Park; thence S89°03'22"E (recorded as N89°45'30"E), 4.46 feet along the South line of said Lot 1 to the West line of Reverse Trails; thence S00°04'16"W (recorded as S00°04'02"W), 394.59 feet along said West line; thence S89°43'57"W, 523.75 feet (recorded as S89°43'15"W, 523.82 feet); thence N60°06'30"W, 219.86 feet (recorded as N60°05'45"W, 220.00 feet); thence N80°51'17"W, 58.91 feet (recorded as N80°48'45"W, 59.00 feet); thence S70°19'36"W (recorded as S70°17'15"W), 140.00 feet; thence N89°06'33"W, 91.09 feet (recorded as N89°03'45"W, 91.00 feet); thence N68°47'10"W (N68°48'45"W), 186.00 feet; thence S89°42'37"W, 154.41 feet (recorded as S89°43'15"W, 154.31 feet) to the West line of said Southwest 1/4 of the Northeast 1/4; thence N00°08'07"E, 252.04 feet along said West line to the Southeast corner of said Northeast 1/4 of the Northwest 1/4; thence S89°57'32"W, 994.66 feet along the South line of said Northeast 1/4 of the Northwest 1/4 to the East right of way line of Pederson Crossing Boulevard; thence N00°15'40"E (recorded as N00°15'25"E), 791.75 feet along said East right of way line to a point of curvature; thence continuing along said East right of way line along a curve to the left with a radius of 760.00 feet and a long chord bearing and distance of N24°43'06"W, 641.89 feet to the point of tangency; thence continuing along said East right of way line N49°41'52"W (recorded as N49°42'07"W), 80.05 feet to the East line of Certified Survey Map No. 13076; thence N01°00'24"W (recorded as N01°00'39"W), 2538.77 feet along said East line to the North line of said Southwest 1/4; thence N89°52'23"E (recorded as N89°51'39"E), 3.67 feet along said North line to the West line of Certified Survey Map No. 1257; thence S00°58'47"E, 328.11 feet (recorded as S0°50'E, 328.55 feet) along said West line; thence N89°51'27"E, 290.06 feet (recorded as East, 290.25 feet); thence N89°48'15"E, 331.45 feet (recorded as East, 331.5 feet); thence N00°08'02"W, 327.59 feet (recorded as North, 328.5 feet) to the North line of said Southwest 1/4; thence N89°52'23"E (recorded as N89°51'39"E), 611.17 feet along said North line to the West line of said Certified Survey Map No. 11197; thence S00°07'49"E (recorded as South), 50.00 feet to the South right of way line of Windsor Road; thence N89°52'23"E (recorded as East), 693.66 feet to the Westerly line of CSM No. 11425; thence S00°16'34"E (recorded as South), 140.00 feet along said Westerly line; thence continuing along said Westerly line S17°50'27"E, 428.21 feet (recorded as S17°47'04"E, 428.06 feet); thence N89°07'23"E, 590.47 feet (recorded as N89°15'27"E, 590.13 feet) along the South line of said CSM No. 11425 and CSM No. 7006 to the Southeast corner of said CSM No. 7006 and the point of beginning; Containing 9,889,934 square feet, or 227.04 acres.

Mark A. Pynnönen 11/6/2015  
Mark A. Pynnönen PLS S-2538 Dated



## Owner's Certificate:

Bear Tree Farms, Inc., and Steven D. Pederson, as owners, hereby certify that they have caused the land described on this plat of BEAR TREE FARMS 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:

Village of DeForest  
Town of Windsor  
Department of Administration  
Dane County Zoning and Land Regulation Committee

In witness hereof, Bear Tree Farms, Inc., and Steven D. Pederson, have caused these presents to be executed this 14<sup>th</sup> day of October, 2015.

Bear Tree Farms, Inc.

Steven D. Pederson, Manager Steven D. Pederson

State of Wisconsin

County of Dane ) ss

Personally came before me this 14<sup>th</sup> day of October, 2015, the above-named Steven D. Pederson, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Kimberly K. Pederson  
Notary Public, Dane County, State of Wisconsin

Kimberly K. Pederson My commission expires 03/20/2018  
Printed name

## Consent of Mortgagee:

Wisconsin River Bank, mortgagee of the lands described hereon, does hereby consent to the surveying, dividing, mapping and dedicating of the land described on this plat of BEAR TREE FARMS, and does hereby consent to the owners certificate hereon.

Wisconsin River Bank

By: Richard T. Hanson

Richard T. Hanson  
(printed name)

Its: President & CEO

State of Wisconsin

County of Sauk ) ss

Personally came before me this 15<sup>th</sup> day of October, 2015, the

above-named Richard T. Hanson, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Terri L. Johnson  
Notary Public, Sauk County, State of Wisconsin

Terri L. Johnson My commission expires 3/1/17  
Printed name

## Town Treasurer's (Finance Director's) Certificate:

I, Tina Butteris, being the duly elected, qualified and acting Finance Director for the Town of Windsor, hereby certify that in accordance with the records in my office, there are no unpaid taxes and no unpaid special assessments as of October 15, 2015 affecting any of the lands included in the plat of BEAR TREE FARMS.

Tina Butteris Date: 10/15/15  
Tina Butteris, Finance Director  
Town of Windsor

## County Treasurer's Certificate:

I, Adam Gallagher, being the duly elected, qualified and acting Treasurer for the County of Dane, hereby certify that in accordance with the records in my office, there are no unpaid taxes and no unpaid special assessments as of November 6, 2015 affecting any of the lands included in the plat of BEAR TREE FARMS.

Adam Gallagher Date: 11-6-15  
Adam Gallagher, Treasurer  
County of Dane

## Owner's Certificate:

Statz Brothers, Inc., as owner, hereby certifies that it has caused the land described on this plat of BEAR TREE FARMS 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:

Village of DeForest  
Town of Windsor  
Department of Administration  
Dane County Zoning and Land Regulation Committee

In witness hereof, Statz Brothers, Inc., has caused these presents to be executed this 14<sup>th</sup> day of October, 2015.

Statz Brothers, Inc.

Wesley A. Statz  
Wesley A. Statz, President of Statz Brothers, Inc.

State of Wisconsin

County of Dane ) ss

Personally came before me this 14<sup>th</sup> day of October, 2015, the

above-named Wesley Statz, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Kimberly K. Pederson  
Notary Public, Dane County, State of Wisconsin

Kimberly K. Pederson My commission expires 03/20/2018  
Printed name

## Consent of Mortgagee:

Badgerland Financial, mortgagee of the lands described hereon, does hereby consent to the surveying, dividing, mapping and dedicating of the land described on this plat of BEAR TREE FARMS, and does hereby consent to the owners certificate hereon.

Badgerland Financial

By: John P. Crowley, AUP

John P. Crowley  
(printed name)

Its: For Badgerland Financial

State of Wisconsin

County of Dane ) ss

Personally came before me this 14<sup>th</sup> day of October, 2015, the

above-named John P. Crowley, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Kimberly K. Pederson  
Notary Public, Dane County, WI

Kimberly K. Pederson My commission expires 03/20/2018  
Printed name

## Town of Windsor Certificate:

This plat of BEAR TREE FARMS has been approved by the Town Board of the Town of Windsor consistent with the action taken by the Town Board on this 14<sup>th</sup> day of October, 2015.

Christine Capstran Date: 10-14-15  
Christine Capstran, Clerk  
Town of Windsor

## Village of DeForest Certificate:

Resolved that the plat of BEAR TREE FARMS, being a subdivision located in the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4; part of the Northeast 1/4 of the Southwest 1/4; part of the Southeast 1/4 of the Southwest 1/4; part of the Northwest 1/4 of the Southeast 1/4; and the Southwest 1/4 of the Southeast 1/4 of Section 28; part of the Northeast 1/4 of the Northwest 1/4; the Northwest 1/4 of the Northeast 1/4; and part of the Southwest 1/4 of the Northeast 1/4 of Section 33; all in T9N, R10E, Town of Windsor, Dane County, Wisconsin, and that said resolution further approves said BEAR TREE FARMS, under the Village of DeForest's extraterritorial right of review.

I, LuAnn Leggett, do hereby certify that I am the duly appointed, qualified and acting Village Clerk of the Village of DeForest and this plat of BEAR TREE FARMS was approved by the Village Board of the Village of DeForest, Dane County, Wisconsin, and do further certify that the foregoing is a true copy of the resolution to that effect adopted by said Village Board on the 2<sup>nd</sup> day of

November, 2015.  
LuAnn Leggett Date: 11/2/2015  
LuAnn Leggett, Clerk  
Village of DeForest

## Dane County Zoning and Land Regulation Committee Certificate

This plat known as BEAR TREE FARMS is hereby approved by the Dane County Zoning and Land Regulation Committee this 14<sup>th</sup> day of October, 2015.

Patrick Miles Date: 10/14/15  
Patrick Miles, Chair  
Dane County Zoning and Land Regulation Committee

## Dane County Register of Deeds Certificate:

Received for recording this 9<sup>th</sup> day of November

2015, at 8:58 o'clock, A.M. and recorded in Volume 60-0448

of Plats on Pages 222-229 as Document No. 5196369

Witnessed by Kristi Chlebowski, Register of Deeds, County of Dane, on 11/09/15

Kristi Chlebowski, Register of Deeds  
County of Dane

L:\2013\130451-Bear Tree\Bear Tree Windsor\130451-FP  
J:\2013\CARLSON\130451

130451-FP

## BIRRENKOTT SURVEYING

BIRRENKOTT SURVEYING INC.  
1677 N. BRISTOL STREET  
SUN PRAIRIE, WIS. 53590  
608-837-7463

PREPARED FOR:  
BEAR TREE FARMS, INC.  
370 CAMPBELL HILL COURT  
DEFOREST, WI 53532  
846-2800

June 3, 2015 Rev: October 14, 2015  
L:\2013\130451-Bear Tree\Bear Tree Windsor\130451-FP.dwg

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 October 29<sup>th</sup>, 2015

Brian M. Dorn  
Department of Administration

