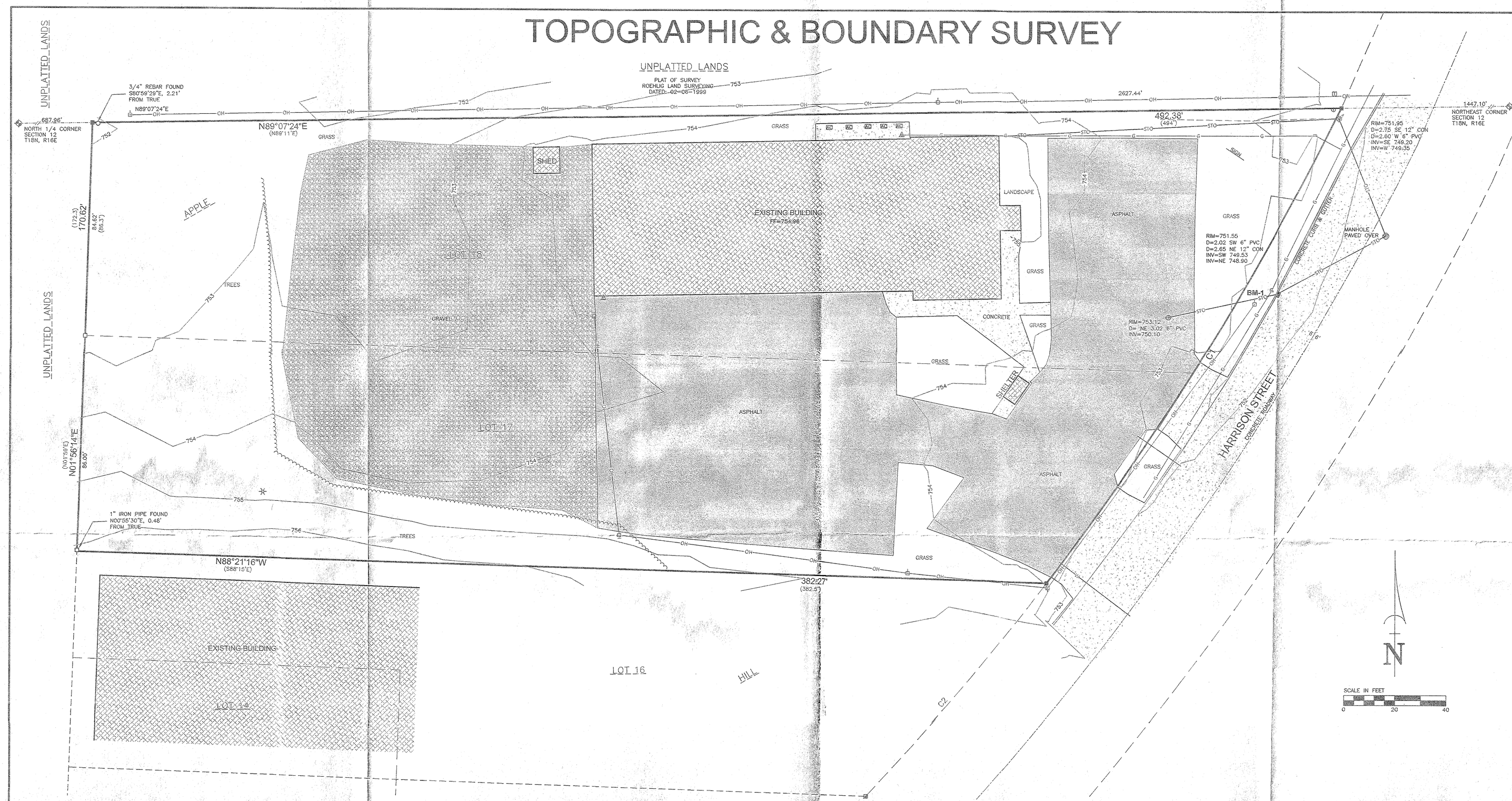
TOPOGRAPHIC & BOUNDARY SURVEY



LEGAL DESCRIPTION:
ALL OF LOTS 17 AND 18, APPLE HILL, BEING PART OF NORTHWEST 1/4 OF THE NORTHEAST 1/4, SECTION 12, TOWNSHIP 18 NORTH, RANGE 16 EAST, CITY OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN

OWNER: ADVOCAP INC.

PARCEL ID: 91521000000

DOCUMENT NO.: 558626

SITE ADDRESS: 2929 HARRISON STREET OSHKOSH, WI 54901

CURRENT ZONING CLASSIFICATION: URBAN INDUSTRIAL (UI)

CURVE TABLE

CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD
1	1172.89'	10°85'01"	222.11'	S 31°31'48" W	221.78'
2	1172.89'	05°40'48"	110.64'	S 39°39'27" W (S 39°50 W)	110.60'

TOPOGRAPHIC SURVEY NOTES

1.	UTILITY AND LATERAL LOCATIONS SHOWN ARE BASED ON FIELD MARKINGS BY LOCATING COMPANIES AND THE CITY OF OSHKOSH, AND/OR MAPPING FROM THE RESPECTIVE UTILITY. THEREFORE THE LOCATIONS SHOWN ON THIS DRAWING CANNOT BE GUARANTEED. CONTACT DIGGERS HOTLINE AND THE CITY OF OSHKOSH PRIOR TO CONSTRUCTION.
2.	BASE SURVEY WAS PREPARED BY M&E, JULY 2022. UNDERGROUND UTILITIES AND STRUCTURES HAVE BEEN SHOWN TO A REASONABLE DEGREE OF ACCURACY AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THEIR EXACT LOCATION AND AVOID DAMAGE THERETO.
3.	HORIZONTAL DATUM IS BASED ON WINNEBAGO COUNTY, WISCONSIN COUNTY COORDINATE SYSTEM.

DIGGERS HOTLINE

TO OBTAIN LOCATION OF
PARTICIPANTS' UNDERGROUND
FACILITIES BEFORE YOU DIG
IN WISCONSIN

CALL 811 or
Toll Free 1-800-242-8511
(262)432-7910
Emergency Only (877) 500-9592
FAX 1-800-338-3860
FAX (414) 259-0947
Hearing Impaired TDD 1-800-542-2289

WIS. STATUTE 182.0175 (1974)
REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

BENCHMARK DATA

I.D.	DESCRIPTION:	ELEVATION:
BM1	40D NAIL SET IN POWERPOLE	754.02

TOPOGRAPHIC LEGEND

- 1" x 18" IRON PIPE SET
- 1-1/4" x 30" REBAR SET
- CHISELED "X" SET
- 3/4" REBAR FOUND
- 1" IRON PIPE FOUND
- 1-1/4" REBAR FOUND
- 2" IRON PIPE FOUND
- GOVERNMENT CORNER
- ( ) RECORDED AS
- BUSH
- CONIFEROUS TREE
- DECIDUOUS TREE
- EXIST. WOODS LINE
- WETLANDS
- FLAG POLE
- SEPTIC VENT
- —OH— OVERHEAD POWER LINES
- —E— UNDERGROUND ELECTRIC
- —T— UNDERGROUND TELEPHONE
- —FO— UNDERGROUND FIBEROPTIC
- —G— UNDERGROUND GAS
- —TV— UNDERGROUND CABLE TV
- —X— EXIST. FENCE LINE
- RIPRAP
- SIGN
- POWER POLE
- GUY
- LIGHT POLE
- TELEPHONE PEDESTAL
- ELECTRIC PEDESTAL
- ELECTRIC METER
- CABLE PEDESTAL
- GAS METER
- AIR CONDITIONER
- EXIST. HYDRANT
- WATER STOP BOX
- WATER VALVE
- MAIL BOX
- GAS VALVE
- EXIST STORM MANHOLE
- STORM INLET
- CATCH BASIN
- EXIST SEPTIC TANK COVER
- —SAN— EXIST. SAN. SEWER
- —STO— EXIST. STO. SEWER
- —W— EXIST. WATER MAIN
- 000.00 EXIST. SPOT ELEVATION
- 000.00c CONTOUR W/ ELEVATION
- 000.00te EXIST. TOP OF CURB ELEV.
- 000.00fl EXIST. FLOW LINE ELEV.
- FF = 000.00 FIRST FLOOR = 000.00
- SANITARY CLEANOUT

SURVEYOR'S CERTIFICATE
I, MICHAEL L. ROUBAL, HEREBY CERTIFY THAT I HAVE SURVEYED THIS PROPERTY AND THIS MAP IS A TRUE REPRESENTATION THEREOF AND IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, A TRUE AND ACCURATE REPRESENTATION THEREOF.

DATED THIS THE 18TH DAY OF JULY, 2022

MICHAEL L. ROUBAL,
PROFESSIONAL LAND SURVEYOR S-2442

WISCONSIN
MICHAEL L. ROUBAL
S-2442
HORTONVILLE
WIS.
REGISTERED LAND SURVEYOR

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920.731.0381 1.800.236.0381

DRAWN BY	CHECKED	APPROVED	FIELDWORK
LWL	MLR	GAZ	MLR

REVISIONS

NO.	DATE	NO.	DATE	NO.	DATE

TOPOGRAPHIC & BOUNDARY SURVEY
ADVOCAP INC.
2929 HARRISON STREET CITY OF OSHKOSH
WINNEBAGO COUNTY, WISCONSIN

SCALE	DATE
BARSCALE	JULY2022

COMPUTER FILE
1-1677-001TOPO.DWG

ORIGINAL
WHEN STAMPED IN RED

DRAWING NO.
1-1677-001