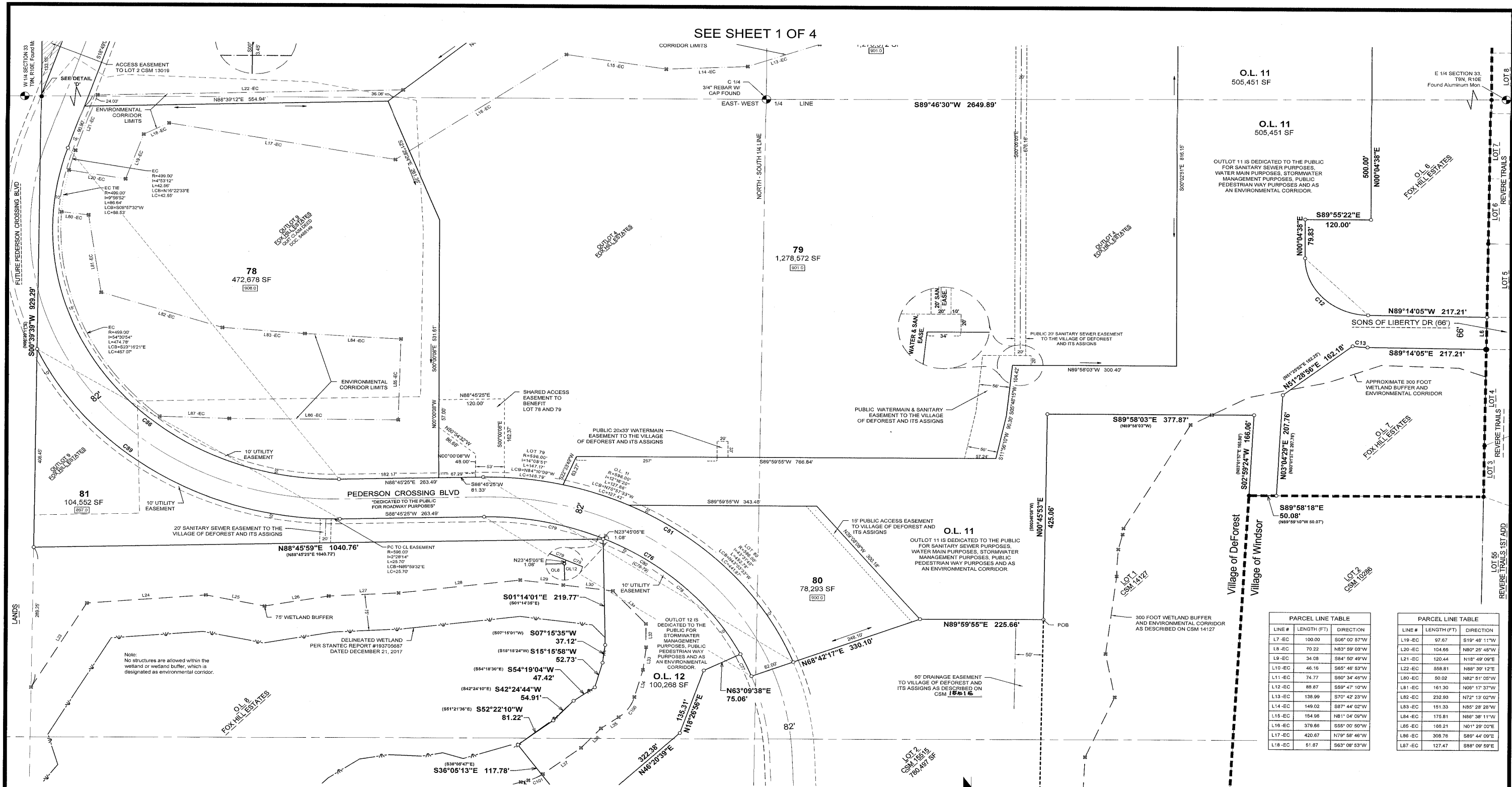


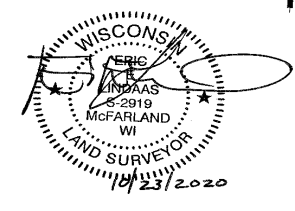
SEE SHEET 1 OF 4

SEE SHEET 3 OF 4



LINE #	LENGTH (FT)	DIRECTION
L7-EC	100.00	S06°00'57"W
L8-EC	70.22	N83°59'03"W
L9-EC	34.08	S84°50'49"W
L10-EC	46.16	S65°46'53"W
L11-EC	74.77	S60°34'48"W
L12-EC	88.87	S59°47'10"W
L13-EC	138.99	S70°42'23"W
L14-EC	149.02	S87°44'02"W
L15-EC	184.86	N81°04'08"W
L16-EC	379.66	S55°00'50"W
L17-EC	420.67	N79°58'46"W
L18-EC	51.67	S63°08'53"W

LINE #	LENGTH (FT)	DIRECTION
L19-EC	97.67	S19°48'11"W
L20-EC	104.66	N80°25'45"W
L21-EC	120.44	N18°42'09"E
L22-EC	558.81	N88°39'12"E
L80-EC	50.02	N82°51'05"W
L81-EC	161.30	N08°17'37"W
L82-EC	232.93	N72°13'02"W
L83-EC	151.33	N85°28'28"W
L84-EC	176.81	N86°38'11"W
L85-EC	198.21	N01°29'00"E
L86-EC	308.78	S89°44'09"E
L87-EC	127.47	S88°09'59"E



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 October 21, 2020
Rene M. Poney
 Department of Administration



OWNER/SUBDIVIDER:
 CAH CO DEFOREST, LLC
 2030 Pennsylvania Ave
 Madison, WI 53704

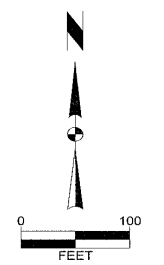
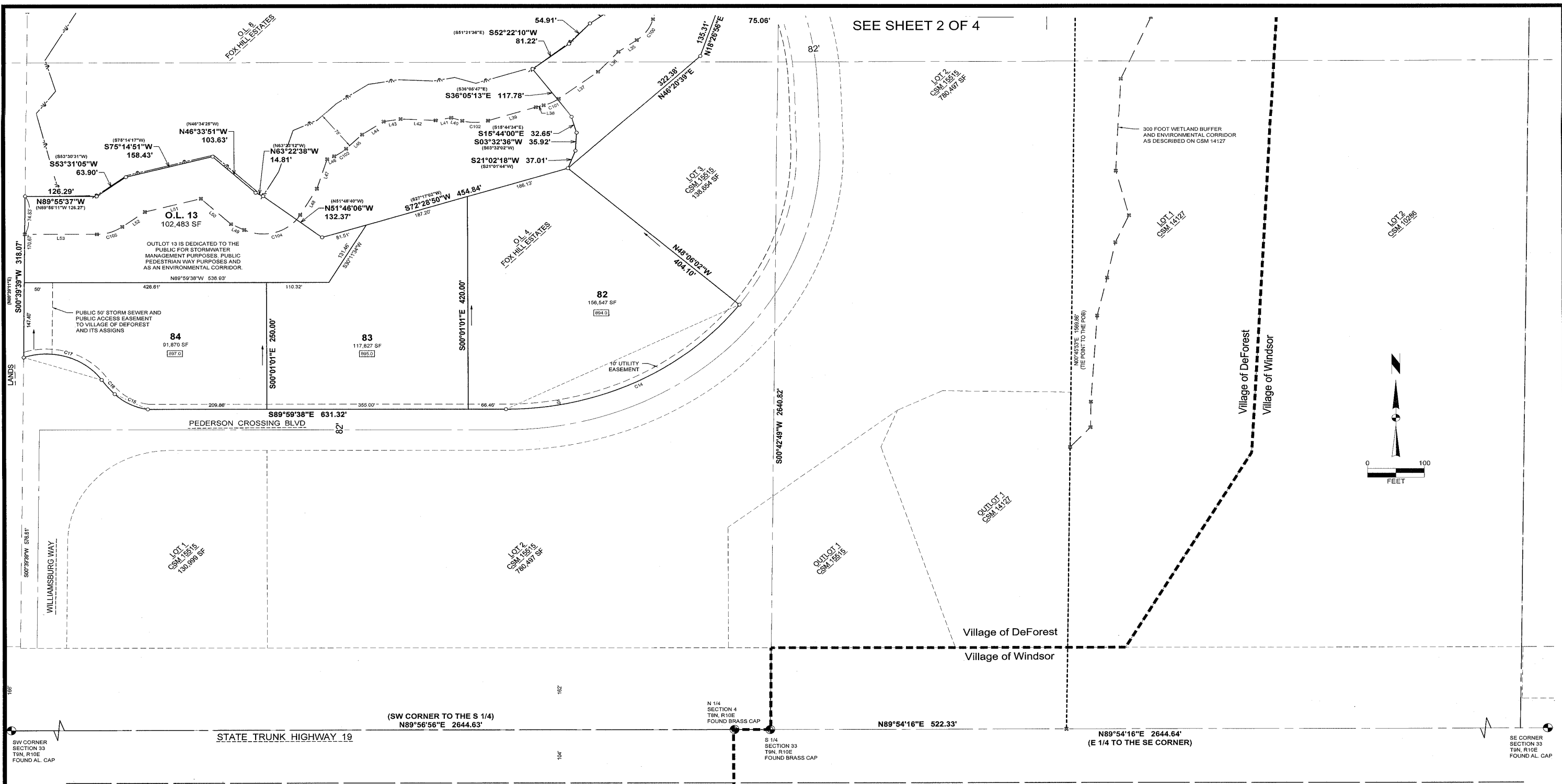
SURVEYED BY:
 Snyder & Associates, Inc.
 5010 Voges Road
 Madison, WI 53718
 (608) 838-0444
 www.snyder-associates.com

FOX HILL ESTATES REPLAT

PART OF OUTLOT 4, PART OF VACATED PEDERSON CROSSING BOULEVARD, ALL OF OUTLOT 9, LOCATED IN FOX HILLS ESTATES AND LOT 2 OF CSM 13075, ALL LOCATED IN PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4, PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, SECTION 33, T9N, R10E, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN

FN: 119.0550.30
 DATE: 05-22-2020
 REVISIONS:
 09-03-2020
 09-14-2020
 SHEET 2 OF 4

SEE SHEET 2 OF 4



LINE #	BEARING	DIST. (FT.)
L23	N30°03'28"E	201.06'
L24	N85°20'32"E	218.24'
L25	S78°18'30"E	109.64'
L26	N79°48'14"E	119.11'
L27	N86°52'04"E	127.74'
L28	N82°46'01"E	224.16'
L29	S82°49'45"E	79.44'
L30	S82°43'50"E	91.39'
L31	S41°35'00"E	91.37'
L32	S00°19'20"E	53.20'
L33	S07°15'01"W	42.37'

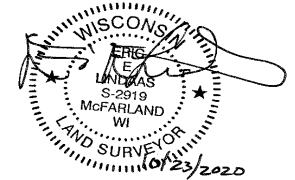
LINE #	BEARING	DIST. (FT.)
L34	S15°15'24"W	57.98'
L35	S54°19'30"W	39.60'
L36	S42°24'10"W	53.62'
L37	S52°21'36"W	87.78'
L38	S75°08'53"W	14.30'
L39	S72°05'43"W	87.88'
L40	N72°52'49"W	20.51'
L41	S79°12'18"W	27.82'
L42	N97°38'55"W	62.15'
L43	S80°27'52"W	30.36'
L44	S55°49'12"W	45.67'

LINE #	BEARING	DIST. (FT.)
L45	S45°04'57"W	59.77'
L46	S84°52'37"W	13.72'
L47	S17°27'41"W	51.10'
L48	S29°56'20"W	56.72'
L49	N63°23'12"W	25.89'
L50	N46°34'25"W	72.96'
L51	S75°14'17"W	102.31'
L52	S53°30'31"W	49.50'
L53	N89°56'11"W	127.24'

CURVE #	Δ	ARC LENGTH	RAD.	CHORD	CHORD BEARING
C100	39°03'06"	51.12'	75.00'	50.13'	S34°49'57"W
C101	22°45'17"	29.79'	75.00'	29.56'	S63°44'14"W
C102	35°01'28"	45.85'	75.00'	45.14'	S80°39'27"W
C103	19°47'40"	25.91'	75.00'	25.76'	S54°58'47"W
C104	86°40'28"	113.46'	75.00'	102.94'	S73°18'34"W
C105	38°33'19"	47.85'	75.00'	47.04'	S71°47'10"W

NOTES:

- All public utilities easements shown hereon to the benefit of the Village of DeForest and its assigns. No utility facilities are to be placed such that the installation would disturb any survey monument. All utilities shall be buried below ground. No overhead utility lines shall be permitted.
- Arrows indicate the direction of surface drainage flows in various components resulting from site grading and the construction of required public improvements. The drainage flow components shall be maintained and preserved with the construction of each principal structure and by the property owner. Lot corner elevations shall be per the approved subdivision grading plan. Modification(s) shall not be made without the approval of the Village of DeForest.
- Tree removal within the Environmental Corridor, Lots 77-79, requires prior review and approval by the Village of DeForest. OTHERWISE, DEVELOPMENT LIMITATIONS WITHIN THE ENVIRONMENTAL CORRIDOR IN THIS PLAT SHALL FOLLOW REGIONAL PLANNING COMMISSION GUIDELINES.
- No public utilities, landscaping, or other improvements (except for pavement / curb and gutter) may be placed within the easements without permission from the Village.
- RESOLUTION 2020-035, Adopted May, 5th, 2020 -The Village of DeForest releases all right, title and interest it has in those easements dedicated over Outlots 4, 8 and 9 of Fox Hill Estates subdivision plat and Lots 2 and 3 of Certified Survey Map No. 14127 and the Village Administrator is hereby authorized to execute and record a release evidencing the foregoing release, upon the recording of a replat and revised certified survey map approved by the Village Board redividing said lots in the Certified Survey map and Outlots 4 and 9 of the plat.



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 **October 21, 2020**

Rene M. Poney
Department of Administration



OWNER/SUBDIVIDER:
CAH CO DEFOREST, LLC
2030 Pennsylvania Ave
Madison, WI 53704

SURVEYED BY:
Snyder & Associates, Inc.
5010 Voges Road
Madison, WI 53718
(608) 838-0444
www.snyder-associates.com

FOX HILL ESTATES REPLAT

PART OF OUTLOT 4, PART OF VACATED PEDERSON CROSSING BOULEVARD, ALL OF OUTLOT 9, LOCATED IN FOX HILLS ESTATES AND LOT 2 OF CSM 13075, ALL LOCATED IN PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4, PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4, SECTION 33, T9N, R10E, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN

FN: 119.0550.30
DATE: 05-22-2020
REVISIONS:
09-03-2020
09-14-2020
REV3
SHEET 3 OF 4

SURVEYOR'S CERTIFICATE

I, Eric E. Lindaas, Professional Land Surveyor S-2919, do hereby certify that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the Village of DeForest and under the direction of CAH CO DEFOREST, LLC, owner(s) of said land, I have surveyed, divided and mapped Fox Hill Estates Replat and that such plat correctly represents all exterior boundaries and the subdivision of the land surveyed, and is a parcel of land as described hereon:

Part of Outlot 4, Part of vacated Pederson Crossing Boulevard, all of Outlot 9, located in Fox Hills Estates and Lot 2 of CSM 13075, all located in part of the Southwest 1/4 of the Northeast 1/4, part of the Northwest 1/4 of the Southeast 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Southwest 1/4, part of the Southeast 1/4 of the Northwest 1/4, Section 33, Township 9 North, Range 10 East, Village of DeForest, Dane County, Wisconsin is more fully described as follows:

Commencing at the South Quarter Corner of Section 33, Town 9 North, Range 10 East; Thence N89°54'16"E, 522.33 feet along the South line of the Southeast 1/4 of said Section 33; Thence N00°45'53"E, 1569.86 feet to the Point of Beginning; Thence continuing N00°45'53"E, 425.06 feet to the Northwest corner of Lot 1, CSM 14127; Thence S89°58'03"E, 377.87 feet to the Northeast corner of said Lot 1, CSM 14127; Thence S02°59'24"W, 166.06 feet along the East line of said Lot 1 to the Northwest corner of Lot 2, CSM 10286; Thence S89°58'18"E, 50.08 feet, to the Southwest corner of Outlot 7, Fox Hills Estates; Thence N03°04'29"E, 207.76 feet along the West line of said Outlot 7; Thence N51°28'56"E, 162.18 feet along the Northwest line of said Outlot 7 to a curve to the left; Thence along the arc of curve 27.53 feet having a radius of 183.00 feet, whose cord bears S84°55'27"E, 27.51 feet (C13); Thence S89°14'05"E, 217.21 feet to the West line or Revere Trails; Thence N00°45'55"E, 66.00 feet along said West line Revere Trails to the Southeast corner of Outlot 6 of said Fox Hills Estates; Thence N89°14'05"W, 217.21 feet along the South line of said Outlot 6 to a curve to the right; Thence along the arc of curve 162.38 feet having a radius of 117.00 feet, whose cord bears N44°34'53" W, 164.47 feet (C12); Thence N00°04'38"E, 79.83 feet; Thence S89°55'22"E, 120.00 feet; Thence N00°04'38"E, 500.00 feet; Thence N13°10'08"E, 86.92 feet; Thence N19°23'11"E, 166.29 feet; Thence S70°36'49"E, 120.17 feet; Thence N00°04'28"E, 144.77 feet to the beginning of a curve; Thence along the arc of curve 16.87 feet having a radius of 200.00 feet, to which cord bears S87°30'43"E, 16.87 feet (C11); Thence S89°55'44"E, 13.18 feet to the West line of said Revere Trails and being the Northeast corner of said Outlot 6 (L5); Thence N00°02'21"W, 66.00 feet along said West line to the Southeast corner of Outlot 5 of said Fox Hills Estates (L3); Thence N89°55'44"W, 13.06 feet (L4) to the beginning of a curve to the right; Thence along the arc of curve 32.16 feet having a radius of 134.00 feet, to which cord bears N83°03'13"W, 32.08 feet (C8); Thence N00°02'38"E, 137.09 feet along said Outlot 5; Thence N71°25'30"W, 110.01 feet along the said Outlot 5 to curve; Thence along the arc of curve 86.46 feet having a radius of 255.00 feet, to which cord bears N09°40'20"E, 86.05 feet to the Southwest corner of Lot 142 South line of Bear Trees Farm (C5); Thence S89°44'15"W, 388.73 feet along said South line of said Bear Trees Farm; Thence N80°06'15"W, 219.95 feet; Thence N80°43'19"W, 59.17 feet; Thence S70°11'46"W, 139.86 feet; Thence N89°05'02"W, 91.05 feet; Thence N68°44'45"W, 185.94 feet to the Northeast corner of Lot 25, CSM 14219; Thence S10°27'45"W, 196.04 feet along the East line of said Lot 25, CSM 14219 to the North right of way Great Bridge Road; Thence S00°18'33"E, 68.73 feet to the South right of way Great Bridge Road and being the Northeast corner of Outlot 3, Fox Hills Estates; Thence S20°30'13"W, 195.67 feet along said Outlot 3; Thence S30°54'50"E, 139.99 feet along said Outlot 3 to a curve; Thence along the arc of curve 30.02 feet having a radius of 233.00 feet, to which cord bears S59°05'10"W, 30.00 feet (C4); Thence N30°54'50"W, 136.99 feet along said Outlot 3; Thence S53°23'20"W, 91.57 feet; Thence S80°40'52"W, 74.22 feet to the Northeast corner of Lot 24 said Fox Hill Estates; Thence S00°25'14"W, 42.65 feet along the Easterly line of said Lot 24; Thence S48°17'59"W, 206.60 feet to Southwesterly right of way Bear Tree Parkway; Thence along the arc of curve to the left and being the southerly right of way said Bear Tree Parkway 546.65 feet having a radius of 645.00 feet, whose cord bears N65°58'05"W, 530.43 feet (C3); Thence S89°45'09"W, 236.19 feet along said Southerly right of way to a curve to the left; Thence along the arc of curve 145.41 feet having a radius of 100.66 feet, whose cord bears S48°30'27"W, 133.09 feet (C2); Thence S70°10'52"W, 90.99 feet to a curve; Thence along the arc of curve 175.41 feet having a radius of 100.00 feet, whose cord bears N39°59'48"W, 153.77 feet to the Southerly right of way of said Bear Tree Parkway (C1); Thence S89°45'09"W, 46.03 feet to the Northeast corner of Lot 3, CSM 13019; Thence S00°12'25"W, 573.48 feet along the East line of said CSM 13019; Thence S00°39'39"W, 929.29 feet to the Northwest corner of Outlot 8 of said Fox Hills Estates; Thence N88°45'59"E, 1040.76 feet along the North line of said Outlot 8; Thence S01°14'01"E, 219.77 feet; Thence S07°15'35"W, 37.12 feet; Thence S15°15'58"W, 52.73 feet; Thence S54°19'04"W, 47.42 feet; Thence S42°24'44"W, 54.91 feet; Thence S52°22'10"W, 81.22 feet; Thence S36°05'13"E, 117.78 feet; Thence S15°44'00"E, 32.65 feet; Thence S03°32'36"W, 35.92 feet; Thence S21°02'18"W, 37.01 feet; Thence S72°28'50"W, 454.84 feet; Thence N51°48'06"W, 132.37 feet; Thence N63°22'38"W, 14.81 feet; Thence N46°33'51"W, 103.63 feet; Thence S75°14'51"W, 158.43 feet; Thence S53°31'05"W, 63.90 feet; Thence N89°55'37"W, 126.28 feet; Thence S00°39'39"W, 318.07 feet; Thence along the arc of curve 155.26 feet having a radius of 119.00 feet, whose cord bears S72°06'27"E, 144.48 feet (C17); Thence along the arc of curve 36.40 feet having a radius of 236.00 feet, whose cord bears S39°08'56"E, 36.36 feet (C16); Thence along the arc of curve 66.60 feet having a radius of 100.00 feet, to whose cord bears S62°38'48"E, 65.38 feet (C15); Thence S89°59'38"E, 631.32 feet to the beginning of a curve to the left; Thence along the arc of curve 477.40 feet having a radius of 514.00 feet, whose cord bears N63°23'53"E, 480.43 feet (C14); Thence N48°06'02"W, 404.10 feet; Thence N48°20'39"E, 322.38 feet; Thence N18°26'56"E, 135.31 feet; Thence N63°09'38"E, 75.06 feet; Thence along the arc of curve 49.74 feet having a radius of 514.00 feet, whose cord bears S24°04'03"E, 49.72 feet (C77); Thence N68°42'17"E, 330.10; Thence N89°59'55"E, 225.66 feet to the Point of Beginning.

This description contains 4,574,246 square feet or 105.01 acres more or less.

Dated this 23rd day of October, 2020.

Signed: Eric E. Lindaas
Eric E. Lindaas, P.L.S. No. 2919
Snyder & Associates, Inc.
5010 Voges Road
Madison, WI 53718
608-838-0444
elindaas@snyder-associates.com



OWNER'S CERTIFICATE

CAH CO DEFOREST, LLC, as owner(s), do hereby certify that we caused the land described on this plat of Fox Hill Estates Replat to be surveyed, divided, mapped and dedicated as represented on the map hereon. I further certify that this plat is required by s. 236.10 and 236.12 to be submitted to the Village of DeForest, Dane County Zoning and Land Regulation, and the Department of Administration for approval or objection. Witness the hand and seal of said owner this 23rd day of October, 2020.

CAH CO DEFOREST, LLC

By: Robert Schaller Dated: 10/23/2020
Authorized Member Robert Schaller

State of Wisconsin)
County of Dane)

Personally came before me this 23rd day of OCTOBER, 2020, the above named ROBERT SCHALLER to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Michael Wahl My Commission expires: 4/2/2023
Notary Public, State of Wisconsin

MICHAEL WAHL
Printed Name Above



CERTIFICATE OF VILLAGE TREASURER

I, Steve Fahlgren, the duly elected, qualified and acting Finance Director for the Village of DeForest, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments due as of this day of October 26, 2020, on any of the lands included in the plat of FOX HILL ESTATES REPLAT.

Steve Fahlgren
Steve Fahlgren, Finance Director, Village of DeForest

10/26/20
Date

CERTIFICATE OF VILLAGE OF DEFOREST

Resolve that the plat of Fox Hill Estates Replat, being a subdivision located in the part of the Southwest 1/4 of the Northeast 1/4, part of the Northwest 1/4 of the Southeast 1/4, part of the Southeast 1/4 of the Southwest 1/4, part of the Northeast 1/4 of the Southwest 1/4, part of the Southeast 1/4 of the Northwest 1/4, Section 33, T9N, R10E, Village of DeForest, Dane County, Wisconsin is approved and that said resolution further provided for acceptance of those lands and rights dedicated by said FOX HILL ESTATES REPLAT to the Village of DeForest for public use.

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 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 ordinance to the effect adopted by said Village Board on the 26 day of October, 2020.

LuAnn Leggett
LuAnn Leggett, Village Clerk, Village of DeForest

10/26/2020
Date

CERTIFICATE OF DANE COUNTY TREASURER

I, Adam Gallagher, the duly elected, qualified and acting County Treasurer of Dane County, do hereby certify that in accordance with the records in my office, there are no unpaid taxes or unpaid special assessments due as of this day of October 27th, 2020, on any of the lands included in the plat of FOX HILL ESTATES REPLAT.

Adam Gallagher
Adam Gallagher, County Treasurer of Dane County

10.27.2020
Date

REGISTER OF DEEDS CERTIFICATE

Received for recording this 27 day of OCTOBER, 2020, at 11:22 o'clock A.m. and recorded in Volume 61-036B of Plats on pages 203-206, as Doc. No. 5654480

Kristi Chlebowski BY Dawn McCarthy, DEPUTY
Kristi Chlebowski, Dane County Register of Deeds

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 October 21, 2020
Rene M. Poneg
Department of Administration



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Madison, WI 53704

SURVEYED BY:
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FOX HILL ESTATES REPLAT
PART OF OUTLOT 4, PART OF VACATED PEDERSON CROSSING BOULEVARD, ALL OF OUTLOT 9, LOCATED IN FOX HILLS ESTATES AND LOT 2 OF CSM 13075, ALL LOCATED IN PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, SECTION 33, T9N, R10E, VILLAGE OF DEFOREST, DANE COUNTY, WISCONSIN

FN: 119.0550.30
DATE: 05-22-2020
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SHEET 4 OF 4