

ALTA/ACSM LAND TITLE SURVEY

-OF-

PARCEL A: (QA435500002)

LOT 2 OF CERTIFIED SURVEY MAP NO. 4355 RECORDED MAY 11, 2011 IN VOLUME 28 OF CERTIFIED SURVEY MAPS ON PAGE 127 AS DOCUMENT NO. 814894 BEING A REDVISION OF LOT 1 OF CERTIFIED SURVEY MAP NO. 1470 AS RECORDED IN VOLUME 7 OF CERTIFIED SURVEY MAPS ON PAGE 37 AS DOCUMENT NO. 1470 AND PART OF LANDS LOCATED IN THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 15 EAST OF THE FOURTH PRINCIPAL MERIDIAN, IN THE VILLAGE OF DAREN, WALWORTH COUNTY, WISCONSIN.

PARCEL B: (QA426400002)

LOT 2 OF CERTIFIED SURVEY MAP NO. 4264 RECORDED ON DECEMBER 30, 2009 IN VOLUME 27 OF CERTIFIED SURVEYS ON PAGE NO. 173 AS DOCUMENT NO. 776033 AND BEING A REPLAT OF LOT 1 OF CERTIFIED SURVEY MAP NO. 2867 AND LOT 4 OF CERTIFIED SURVEY MAP NO. 1921, LOCATED IN THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 15 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF DAREN, WALWORTH COUNTY, WISCONSIN.

PARCEL C:

A PARCEL OF LAND LOCATED IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 15 EAST, VILLAGE OF DAREN, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4, THENCE WEST ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4, 659.66 FEET; THENCE SOUTH 75°30' WEST PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST 1/4, 1750.13 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD PROPERTY, THENCE NORTH 85°20'30" EAST ALONG SAID NORTHERLY LINE OF THE CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD PROPERTY, THENCE NORTH 01°28'32" WEST ALONG THE EASTERN LINE OF SAID SOUTHEAST 1/4, 1127.00 FEET TO THE SOUTHEAST CORNER OF CERTIFIED SURVEY MAP NO. 1702 AND THE PLACE OF BEGINNING; THENCE CONTINUE SOUTH 01°31'52" EAST ALONG SAID EAST LINE 250.00 FEET OF THE NORTHEAST CORNER OF CERTIFIED SURVEY MAP NO. 1702; THENCE CONTINUE SOUTH 01°31'52" EAST ALONG SAID EAST LINE 250.00 FEET TO THE PLACE OF BEGINNING.

ALSO EXCEPTING THEREFROM: A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 15 EAST OF THE FOURTH PRINCIPAL MERIDIAN, VILLAGE OF DAREN, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4, THENCE SOUTH 01°31'52" EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4, 1127.00 FEET TO THE SOUTHEAST CORNER OF CERTIFIED SURVEY MAP NO. 1702; THENCE CONTINUE SOUTH 01°31'52" EAST ALONG SAID EAST LINE 250.00 FEET TO THE PLACE OF BEGINNING.

AND FURTHER EXCEPTING THEREFROM ALL THAT PORTION AS SET FORTH IN WARRANTY DEED FROM BADGER GRAIN COMPANY, INC., TO STATE OF WISCONSIN, DEPARTMENT OF TRANSPORTATION DATED AUGUST 4, 2008 AND RECORDED AUGUST 30, 2008 AS DOCUMENT NO. 868722.

ADDRESS: PARCEL A
461 WEST MADISON STREET, DAREN, WI 53114

ADDRESS: PARCEL B
100 NORTH BADGER PARKWAY, DAREN, WI 53114

SURVEYOR'S CERTIFICATION
TO: BADGER GRAIN COMPANY, INC.
BY: B.W. SURVEYING, INC.
CHICAGO TITLE INSURANCE COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION. I HEREBY CERTIFY THAT I AM A PROFESSIONAL SURVEYOR AND THAT I AM A MEMBER OF THE PROFESSIONAL SURVEYING BOARD OF WISCONSIN. MY PERSONAL ACADEMY OF THIS SURVEY DOES NOT EXCEED THAT WHICH IS SPECIFIED THEREIN.

REVISED: JULY 3, 2013

ROBERT J. WETZEL
5/1778

DATE: JUNE 27, 2013



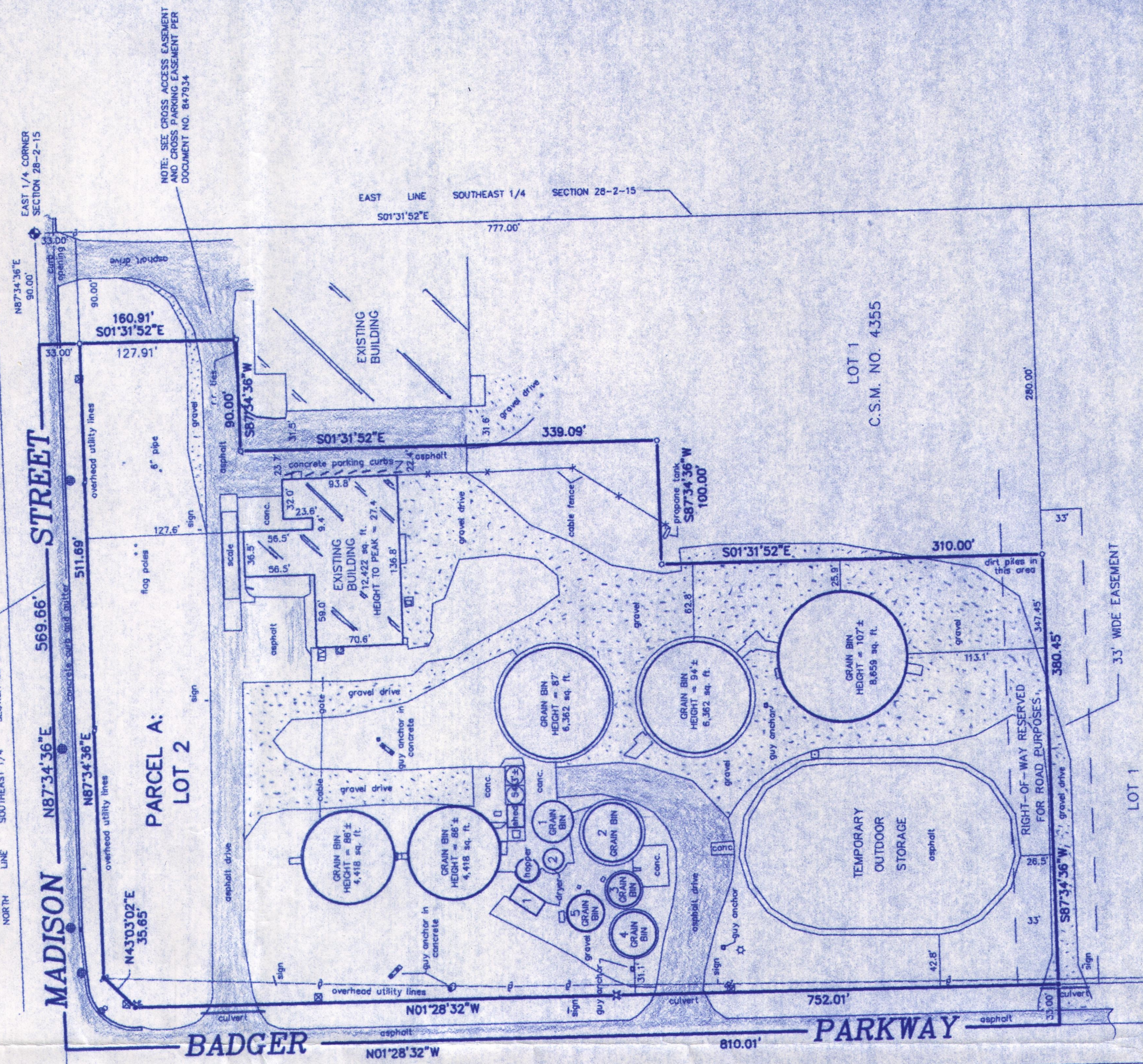
PARCELS A, B, AND C
LANDS ARE ZONED URBAN INDUSTRIAL DISTRICT
SETBACKS AND YARDS

- 1) BUILDING TO FRONT OR STREET LOT LINE: 25 FEET
- 2) BUILDING TO NONRESIDENTIAL SIDE LOT LINE: 25 FEET
- 3) BUILDING TO NONRESIDENTIAL REAR LOT LINE: 25 FEET
- 4) APPROVED SETBACK SIZE SECTION 17.08.100D, TABLE 17.08.100D-1
- 5) SIGNAGE SETBACKS: 5 FEET FROM SIDE LOT LINE AND 10 FEET FROM STREET
- 6) MAXIMUM BUILDING SEPARATION: 50 FEET
- 7) MAXIMUM BUILDING HEIGHT: 60 FEET
- 8) MINIMUM NUMBER OF OFF-STREET PARKING SPACES REQUIRED ON THE LOT: SEE PARKING LOT REQUIREMENTS PER CHICAGO ZONING ORDINANCE SECTION 17.08.100D-1

BEARINGS HEREON RELATIVE TO THE NORTH LINE OF SECTION 28-2-15, ASSUMED BEARING NORTH 87°54'39" EAST.

PARCEL A:
LOT 2
327,527 sq. ft.
7.52 acres
excl. right of way

- 1) GRAIN BIN HEIGHT = 87' 0"
- 2) GRAIN BIN HEIGHT = 87' 0"
- 3) GRAIN BIN HEIGHT = 87' 0"
- 4) GRAIN BIN HEIGHT = 87' 0"
- 5) GRAIN BIN HEIGHT = 87' 0"



EASEMENT NOTES:

16) DRAINAGE EASEMENT DATED MAY 19, 1917, DOCUMENT NO. 213302 MAKES REFERENCE TO STATIONS THAT THIS OFFICE CANNOT RELOCATE AND THIS EASEMENT CANNOT BE PLOTTED. ALSO EASEMENTS FOR DRAINAGE RECORDED AS DOCUMENT NO. 341783 AND DOCUMENT NO. 491893 ARE NONNECESSARY AND CANNOT BE PLOTTED.

17) DOCUMENT NO. 623863 GENERAL TELEPHONE COMPANY EASEMENT FALLS IN ROAD RIGHT OF WAY BUT THIS OFFICE CANNOT DETERMINE WHAT ROAD IS BEING MADE REFERENCE TO.

NOTE: HEIGHT OF GRAIN BINS AND DRYERS AS SHOWN ARE FROM TOP OF BIN AND DRYER TO TOP OF CONCRETE BASE.

NOTE: GRAIN BIN LEGS, LEG HEIGHTS AND SUPPORT TOWER HEIGHTS NOT MEASURED.

NOTE: NO ANTICIPATED ROAD WIDENING FOR MADISON STREET OR BADGER STREET AT THIS TIME PER VILLAGE ENGINEER.

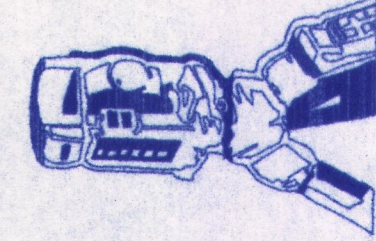
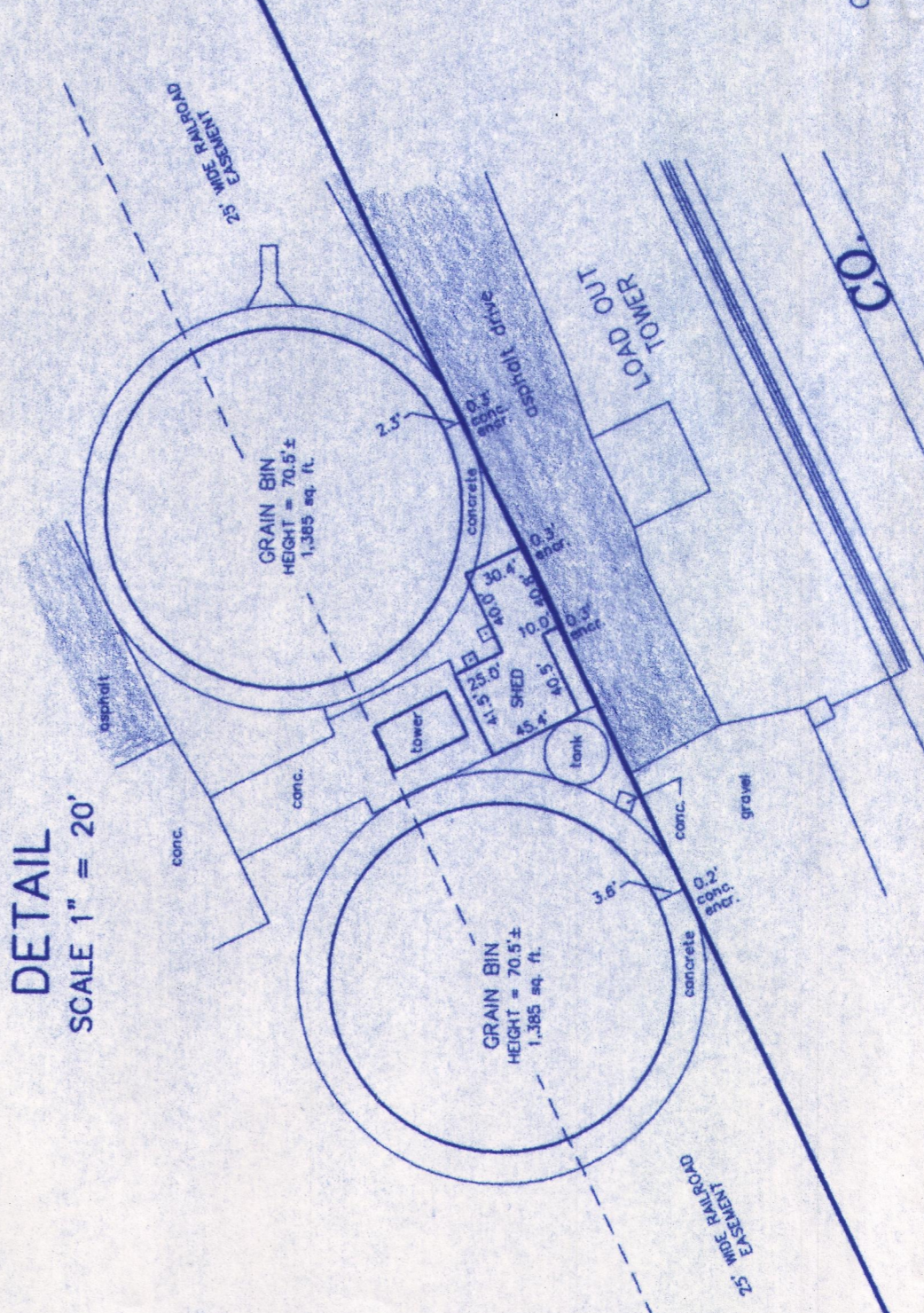
NOTE: NO EVIDENCE OF SITE BEING USED AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.

NOTE: NO CURRENT EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS.

NOTE: THE PROPERTY SHOWN ON THIS SURVEY IS THE SAME PROPERTY THAT IS REFERRED TO IN CHICAGO TITLE INSURANCE COMPANY COMMITMENT FOR TITLE INSURANCE HAVING NBU NO. 21300846, LOCAL NO. 447146 ISSUED ON JUNE 17, 2013.

DETAIL

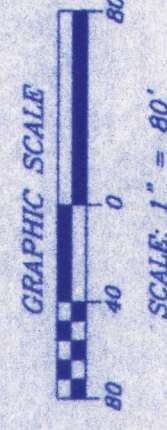
SCALE 1" = 20'



B.W. SURVEYING, INC.

412 N. PINE STREET
BURLINGTON, WI 53105
(262)-767-0225

- LEGEND**
- FOUND IN NORTH COUNTY HIGHWAY (CONC./DIP)
 - FOUND IN NORTH COUNTY HIGHWAY (DIP)
 - FOUND P.E. LINE IN PARCELS
 - SUPPORT TOWER
 - UTILITY POLE
 - LIGHT POLE
 - MANHOLE
 - HYDRANT
 - WATER VALVE
 - RECORDED AS ELECTRIC BOX
 - COMMUNICATION BOX
 - OVERHEAD UTILITY LINES



DATE: OCT 24 2013

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| REVISION: | JULY 3, 2013 |
| DATE: | JUNE 27, 2013 |
| DRAWN BY: | bw |
| CHECKED BY: | rw/dw |
| DRAWING NO.: | 8633-ALTA |
| SHEET: | 1 OF 1 |

QA4355-2
QA4264-2

001-578