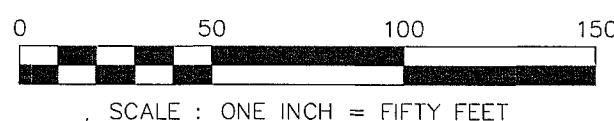


GRID NORTH
BEARINGS ARE BASED UPON THE
WISCONSIN COUNTY COORDINATE
SYSTEM (DANE ZONE 83 1997)
THE SOUTH LINE OF THE
SOUTHWEST QUARTER BEARS
S88°02'52"E



INSPIRATION AT SWAN CREEK, A CONDOMINIUM PLAT

LOT 1, CERTIFIED SURVEY MAP NUMBER 13827, AS RECORDED IN VOLUME 91 OF CERTIFIED
SURVEY MAPS, ON PAGES 271-273, AS DOCUMENT NUMBER 5104760, DANE COUNTY REGISTRY,
LOCATED IN THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHWEST
QUARTER OF SECTION 11, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE
COUNTY, WISCONSIN.

There are no objections to this
condominium with respect to Sec. 703
Wis. Stats. and is hereby approved for
recording.

Dated this 12 day of Nov, 2024

Jan S.
Dane County Planning and Development

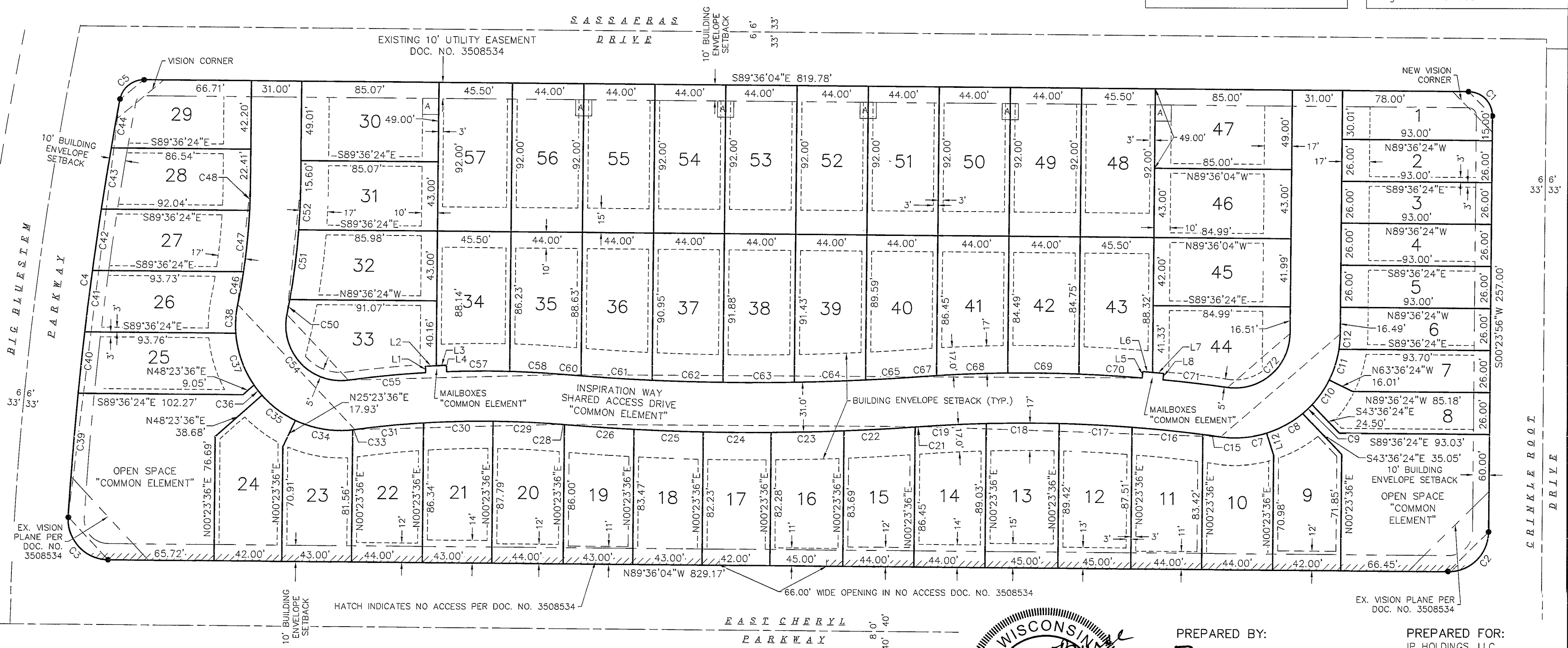
Office of the Register of Deeds
Dane County, Wisconsin

Received for Record
November 12, 2024 at
12:24 o'clock P.M. as

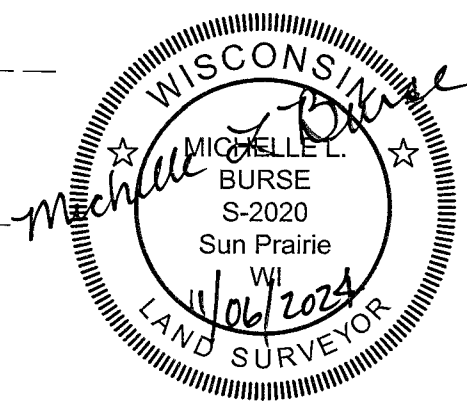
Document No. 5995696

in vol. 8-043B of
Condo Plats, Pgs 1-3

Kristi Chlebowski by:
Risa Stafford Deputy
Register of Deeds



- NOTES:
- 1) Unless otherwise noted, everything outside of the Unit Boundaries are common elements.
 - 2) See sheet 2 for Legend, Line Table, Curve Table, Unit Area Table, Minimum Basement Floor Elevations Table and Lowest Opening for Units 8, 9, 24 and 25.
 - 3) No grinder pumps allowed.
 - 4) See sheet 3 for spot elevations and drainage arrows.



PREPARED BY:
Burse
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Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

PREPARED FOR:
IP HOLDINGS, LLC
SHEET 1 OF 3
Date: November 06, 2024
Plot View: CONDO
\\BSE1691\\CONDO\\dwg\\BSE1691CONDOv20.dwg

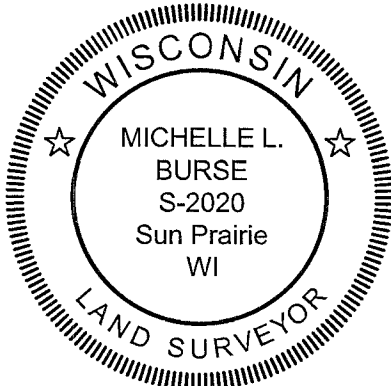
INSPIRATION AT SWAN CREEK, A CONDOMINIUM PLAT

LOT 1, CERTIFIED SURVEY MAP NUMBER 13827, AS RECORDED IN VOLUME 91 OF CERTIFIED SURVEY MAPS, ON PAGES 271-273, AS DOCUMENT NUMBER 5104760, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord L.
C1	23.56	15.00	90°00'00"	S44°36'04"E	21.21
C2	39.27	25.00	90°00'00"	S45°23'56"W	35.36
C3	40.60	25.00	93°02'19"	N43°04'55"W	36.28
C4	260.14	2132.00	6°59'28"	N06°55'59"E *	259.98
C5	20.94	15.00	79°58'13"	N50°24'49"E	19.28
C6	110.57	65.00	97°27'44"	S49°07'48"W	97.71
C7	28.89	65.00	25°28'03"	S85°07'38"W	28.65
C8	25.49	65.00	22°28'19"	S61°09'27"W	25.33
C9	8.01	65.00	7°03'22"	S46°23'36"W	8.00
C10	18.69	65.00	16°28'19"	S34°37'45"W	18.62
C11	19.95	65.00	17°35'02"	S17°36'05"W	19.87
C12	9.54	65.00	8°24'39"	S04°36'15"W	9.53
C13	186.26	885.00	12°03'32"	N88°10'07"W	185.92
C15	11.10	885.00	0°43'07"	N82°29'54"W	11.10
C16	44.19	885.00	2°51'40"	N84°17'18"W	44.19
C17	45.05	885.00	2°54'59"	N87°10'37"W	45.04
C18	45.01	885.00	2°54'50"	S89°54'28"W	45.00
C19	40.92	885.00	2°38'56"	S87°07'36"W	40.91
C20	222.22	1430.00	8°54'13"	N89°44'46"W	222.00
C21	3.16	1430.00	0°07'36"	S85°51'56"W	3.16
C22	44.09	1430.00	1°45'59"	S86°48'43"W	44.09
C23	45.02	1430.00	1°48'14"	S88°35'50"W	45.02
C24	42.00	1430.00	1°40'58"	N89°39'34"W	42.00
C25	43.02	1430.00	1°43'25"	N87°57'22"W	43.02
C26	43.08	1430.00	1°43'33"	N86°13'53"W	43.07
C27	128.13	585.00	12°32'57"	S88°25'52"W	127.87
C28	1.85	1430.00	0°04'26"	N85°19'53"W	1.85
C29	42.20	585.00	4°07'59"	N87°21'39"W	42.19
C30	43.03	585.00	4°12'53"	S88°27'55"W	43.02
C31	42.89	585.00	4°12'04"	S84°15'26"W	42.88
C32	123.99	65.00	109°17'45"	N43°11'44"W	106.03
C33	1.37	65.00	1°12'37"	S82°45'42"W	1.37
C34	36.33	65.00	32°01'36"	N80°37'12"W	35.86
C35	26.09	65.00	23°00'00"	N53°06'24"W	25.92
C36	8.02	65.00	7°04'11"	N38°04'18"W	8.02
C37	34.35	65.00	30°16'41"	N19°23'53"W	33.95
C38	17.82	65.00	15°42'41"	N03°35'48"E	17.77
C39	76.66	2132.00	2°03'37"	S04°28'03"W	76.66
C40	38.18	2132.00	1°01'34"	S06°00'39"W	38.18

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord L.
C41	38.26	2132.00	1°01'41"	S07°02'16"W	38.26
C42	38.34	2132.00	1°01'50"	S08°04'02"W	38.34
C43	38.44	2132.00	1°01'59"	S09°05'56"W	38.44
C44	30.25	2132.00	0°48'46"	S10°01'19"W	30.25
C45	74.31	385.00	11°03'33"	N05°55'22"E	74.20
C46	20.55	385.00	3°03'27"	N09°55'25"E	20.54
C47	38.17	385.00	5°40'50"	N05°33'16"E	38.15
C48	15.60	385.00	2°19'15"	N01°33'14"E	15.59
C49	80.30	416.00	11°03'33"	N05°55'22"E	80.17
C50	9.55	416.00	1°18'57"	N10°47'40"E	9.55
C51	43.32	416.00	5°58'00"	N07°09'12"E	43.30
C52	27.42	416.00	3°46'36"	N02°16'54"E	27.42
C54	64.86	34.00	109°17'45"	N43°11'44"W	55.46
C55	48.35	616.00	4°29'48"	S84°24'18"W	48.33
C56	73.57	616.00	6°50'36"	N88°42'57"W	73.53
C57	39.02	566.06	3°56'58"	S89°32'06"W	39.01
C58	34.56	566.06	3°29'54"	N86°44'28"W	34.56
C59	217.40	1399.00	8°54'13"	S89°44'46"E	217.18
C60	9.51	1399.00	0°23'22"	N85°29'21"W	9.51
C61	44.06	1399.00	1°48'17"	N86°35'10"W	44.06
C62	44.01	1399.00	1°48'09"	N88°23'23"W	44.01
C63	44.00	1399.00	1°48'08"	S89°48'29"W	44.00
C64	44.04	1399.00	1°48'13"	S88°00'18"W	44.04
C65	31.77	1399.00	1°18'04"	S86°27'09"W	31.77
C66	139.46	916.00	8°43'23"	N89°50'11"W	139.32
C67	12.34	875.29	0°48'28"	S86°00'10"W	12.34
C68	44.05	875.29	2°53'00"	S87°50'54"W	44.04
C69	44.01	875.29	2°52'50"	N89°16'11"W	44.00
C70	39.08	875.29	2°33'29"	N86°33'02"W	39.07
C71	40.33	790.22	2°55'27"	S83°24'02"E	40.33
C72	57.84	34.00	97°27'44"	N49°07'48"E	51.11

*RECORDED AS N06°32'23"E



Unit Area Table	
No.	Sq. Ft.
1	2742
2	2418
3	2418
4	2418
5	2418
6	2420
7	2473
8	2746
9	3697
10	3606
11	3769
12	3990
13	4024
14	3869
15	3738
16	3729
17	3450
18	3558
19	3639
20	3835

Unit Area Table	
No.	Sq. Ft.
21	3755
22	3706
23	3527
24	3931
25	3818
26	3539
27	3544
28	3400
29	3470
30	4169
31	3666
32	3790
33	4184
34	3905
35	3837
36	3956
37	4027
38	4038
39	3987
40	3876

Unit Area Table	
No.	Sq. Ft.
41	3753
42	3715
43	3881
44	3879
45	3569
46	3654
47	4165
48	4186
49	4048
50	4048
51	4048
52	4048
53	4048
54	4048
55	4048
56	4048
57	4186

Parcel Line Table		
Number	Direction	Length
L1	S03°20'48"E	4.00
L2	N87°15'28"E	6.76
L3	N87°15'28"E	6.32
L4	N02°08'15"W	4.00
L5	N04°31'31"E	4.00
L6	S85°04'03"E	6.21
L7	S85°04'03"E	6.84
L8	S05°20'23"W	4.00
L12	N17°36'24"W	14.40

LEGEND

- 1-1/4" SOLID IRON ROD FOUND
- () INDICATES RECORDED AS
- 10'x10' PUBLIC UTILITY EASEMENT
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
- DRAINAGE ARROW
- BUILDING ENVELOPE (TYP.)
- UNIT BOUNDARY

ELEVATION NOTE:
-ELEVATIONS ARE BASED UPON NAVD88 DATUM. THE TAGGED BURY FLANGE BOLT ON THE HYDRANT AT THE SE CORNER CRINKLE ROOT DRIVE AND SASSAFRAS DRIVE HAS AN ELEVATION OF 909.57', PROVIDED BY THE CITY OF FITCHBURG.

LOWEST OPENING ELEVATION	
UNIT No.	Elevation
8	908.50'
9	908.50'
24	904.00'
25	904.00'

Condo Unit #	Minimum Basement Floor Elevation	Condo Unit #	Minimum Basement Floor Elevation
1	902.33	30	897.79
2	902.33	31	897.99
3	901.90	32	898.14
4	901.90	33	898.34
5	902.19	34	899.05
6	902.19	35	899.30
7	901.52	36	899.55
8	901.52	37	899.65
9	901.45	38	900.18
10	901.05	39	900.10
11	900.90	40	900.25
12	900.75	41	900.45
13	900.60	42	900.65
14	900.40	43	900.80
15	900.15	44	901.02
16	900.00	45	901.67
17	899.75	46	901.82
18	899.60	47	902.20
19	899.50	48	907.82
20	899.77	49	907.82
21	899.05	50	910.78
22	898.90	51	908.76
23	898.30	52	906.58
24	898.77	53	906.36
25	898.48	54	903.25
26	898.37	55	903.25
27	898.13	56	901.60
28	897.95	57	899.92
29	897.83		

PREPARED FOR:
IP HOLDINGS, LLC

PREPARED BY:

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surveying & engineering llc
2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263
Fax: 608.250.9266
email: mburse@bse-inc.net
www.bursesurveyengr.com

Date: November 06, 2024
Plot View: CONDO
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SURVEYOR'S CERTIFICATE:

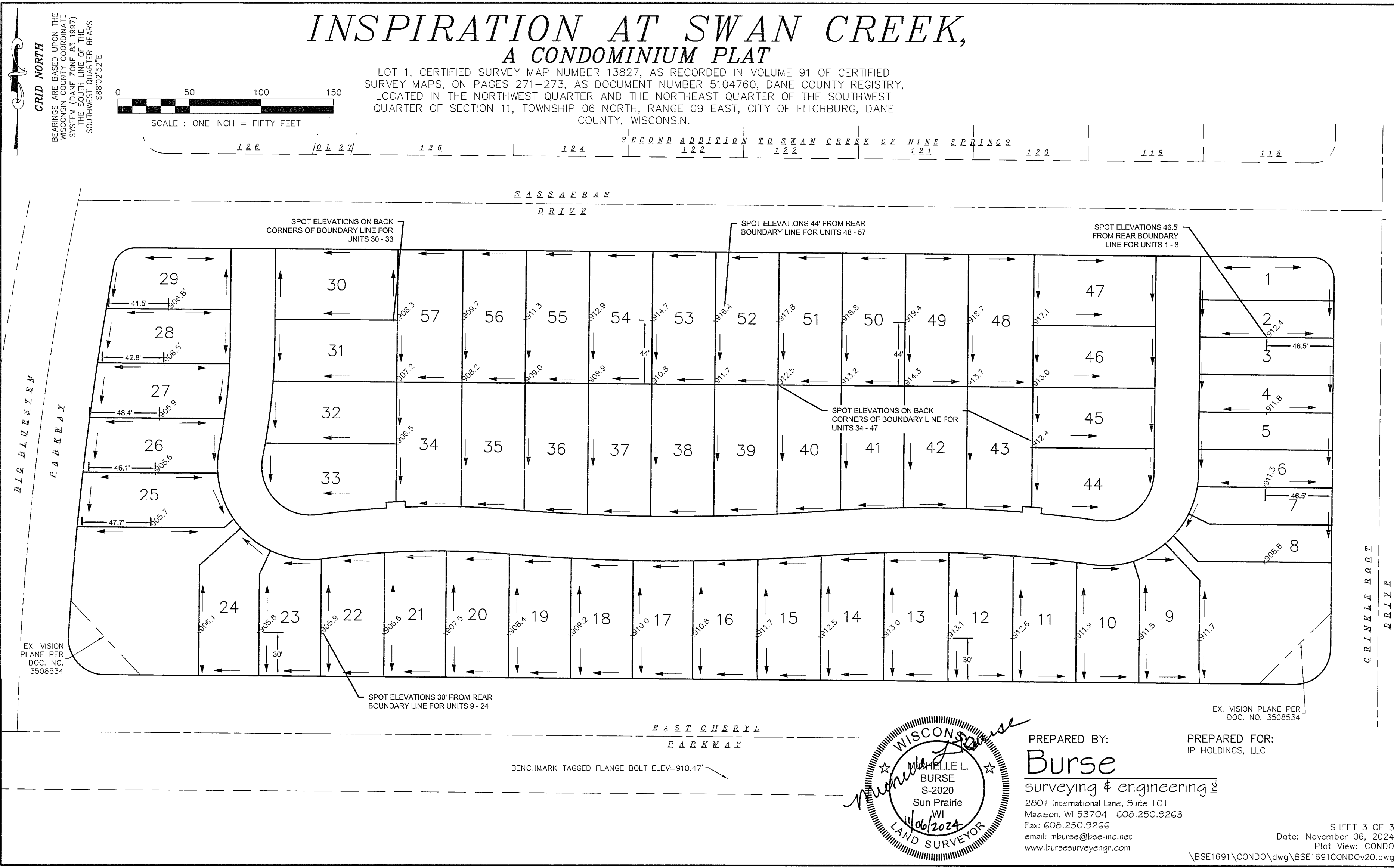
I, Michelle L. Burse, Professional Land Surveyor, No. 2020, hereby certify that in full compliance with the provisions of Chapter 703 of the Wisconsin Statutes, I have surveyed and mapped the following described lands:

LOT 1, CERTIFIED SURVEY MAP NUMBER 13827, AS RECORDED IN VOLUME 91 OF CERTIFIED SURVEY MAPS, ON PAGES 271-273, AS DOCUMENT NUMBER 5104760, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

I further certify that this condominium plat correctly represents the condominium described; that the floorplans are reproduced from plans furnished by the architect; and the location and identification of each unit and the common elements can be determined from the plat.

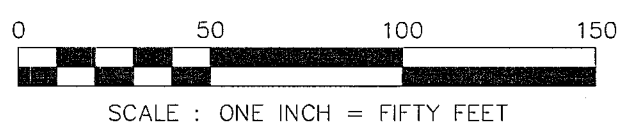
Dated this 6 day of NOVEMBER, 2024

Signed: Michelle L. Burse
Michelle L. Burse, P.L.S. No. 2020



INSPIRATION AT SWAN CREEK, A CONDOMINIUM PLAT

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GRID NORTH
BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM (DANE ZONE 83 1997) THE SOUTH LINE OF THE SOUTHWEST QUARTER BEARS S88°02'52"E

126 125 124 123 122 121 120 119 118
SECOND ADDITION TO SWAN CREEK OF NINE SPRINGS

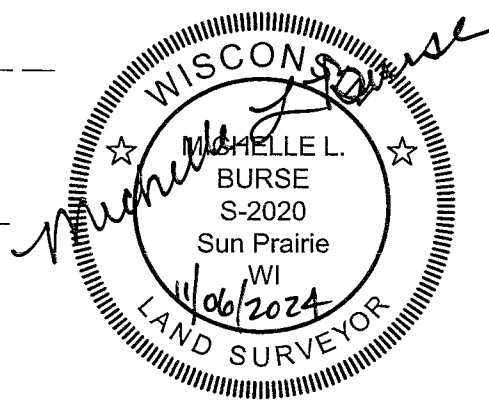
SASSAFRAS
DRIVE

BIG BLUESTEM
PARKWAY

CRINKLE ROOT
DRIVE

EAST CHERYL
PARKWAY

BENCHMARK TAGGED FLANGE BOLT ELEV=910.47'



PREPARED BY:
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PREPARED FOR:
IP HOLDINGS, LLC

EX. VISION PLANE PER
DOC. NO. 3508534

EX. VISION
PLANE PER
DOC. NO.
3508534