



PARENT PARCEL DESCRIPTION PER TITLE REPORT BY KNIGHT BARRY TITLE SERVICES LLC (PARCEL NUMBER: 010-00130-0000)

PARCEL 1:
PART OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 ALL IN SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST, TOWN OF CASWELL, FOREST COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4-NORTHWEST 1/4 SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST; THENCE SOUTH ALONG THE EAST LINE OF THE SOUTHWEST 1/4-NORTHWEST 1/4 SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST, A DISTANCE OF 75 FEET; THENCE WESTERLY AND PARALLEL TO THE NORTH LINE OF THE SOUTHWEST 1/4-NORTHWEST 1/4 TO THE SECTION LINE BETWEEN SECTION 26 AND SECTION 27, TOWNSHIP 37 NORTH, RANGE 14 EAST; THENCE NORTH ALONG THIS SECTION LINE A DISTANCE OF 660 FEET; THENCE EASTERLY AND PARALLEL TO THE SOUTH LINE OF THE NORTHWEST 1/4-NORTHWEST 1/4 SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST TO THE EAST LINE OF THE NORTHWEST 1/4-NORTHWEST 1/4 SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST; THENCE SOUTH ALONG THE EAST LINE OF THE NORTHWEST 1/4-NORTHWEST 1/4 TO THE POINT OF BEGINNING; EXCEPT THE RIGHT OF WAY OF COUNTY TRUNK "O".

PARCEL 2:
THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 EXCEPT THE NORTH 75 FEET THEREOF, IN SECTION 26, TOWNSHIP 37 NORTH, RANGE 14 EAST, IN THE TOWN OF CASWELL, FOREST COUNTY, WISCONSIN.

TITLE REVIEW

REPORT PREPARED BY: KNIGHT BARRY TITLE SERVICES LLC
FILE NUMBER: 1101381
DOCUMENT DATE: 03/03/2020

SCHEDULE B - PART 2 EXCEPTIONS:

EXCEPTIONS 001-008 : **GENERAL ITEMS.**

EXCEPTIONS 100: **NOT A SURVEY RELATED ITEM.**

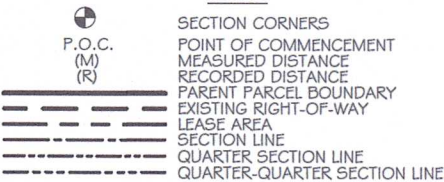
200. PUBLIC OR PRIVATE RIGHTS, IF ANY, IN SUCH PORTION OF THE LAND AS MAY BE PRESENTLY USED, LAID OUT, OR DEDICATED IN ANY MANNER WHATSOEVER, FOR STREET, HIGHWAY AND/OR ALLEY PURPOSES. **THE PUBLIC RIGHT-OF-WAY OF COUNTY TRUNK "O" IS SHOWN ON SURVEY.**

500. MINERAL RESERVATION AND OTHER MATTERS CONTAINED IN THE INSTRUMENT EXECUTED BY CONSOLIDATED PAPERS, INC. AND RECORDED ON MAY 10, 1991 AS DOCUMENT NO. 141805. **GENERAL ITEMS.**

501. MINERAL RESERVATION AND OTHER MATTERS CONTAINED IN THE INSTRUMENT EXECUTED BY CONSOLIDATED PAPERS, INC. AND RECORDED ON JANUARY 20, 1972 AS DOCUMENT NO. 101031. **GENERAL ITEMS.**

502. STATEMENT OF MINERAL CLAIM AND OTHER MATTERS CONTAINED IN THE INSTRUMENT EXECUTED BY CONSOLIDATED PAPERS, INC. AND RECORDED ON JUNE 30, 1987 AS DOCUMENT NO. 133134. **GENERAL ITEMS.**

LEGEND



FOREST CO SURVEYOR

FILE # 371426-20210520

DATE 05/05/2023 BY JA

NORTHWEST CORNER OF SECTION 26, T37N, R14E
NO MONUMENT FOUND,
PLACED BY REFERENCE MONUMENT

FOUND A REFERENCE POST WITH
STAMPED METAL PLATE,
NORTHWEST MONUMENT IS 4
CHAINS NORTH OF SAID POST

N1/2 - NW1/4 - NW1/4
SECTION 26, T37N, R14E

PARCEL NUMBER:
010-00130-0000
PARCEL #1
OWNER: JAMES R. ODEKIRK

S1/2 - NW1/4 - NW1/4
SECTION 26, T37N, R14E

100' X 100' LEASE AREA,
SEE DETAIL ON PAGE 2 OF 2

PARCEL NUMBER: 010-00130-0000
PARCEL #2
OWNER: JAMES R. ODEKIRK AND KIMBERLY
A. ODEKIRK, HUSBAND AND WIFE

N1/2 - SW1/4 - NW1/4
SECTION 26, T37N, R14E

S1/2 - SW1/4 - NW1/4
SECTION 26, T37N, R14E

WEST QUARTER CORNER OF
SECTION 26, T37N, R14E,
FOUND 1-1/2 INCH IRON PIPE,
(P.O.C.)

100' X 100' LEASE AREA DESCRIPTION

A PORTION OF LAND LOCATED IN THE NORTHWEST QUARTER (NW1/4) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION TWENTY-SIX (26), TOWNSHIP THIRTY-SEVEN (37) NORTH, RANGE FOURTEEN (14) EAST, TOWN OF CASWELL, FOREST COUNTY, WISCONSIN, AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND 1-1/2" IRON PIPE LOCATING THE WEST QUARTER CORNER OF SAID SECTION 26; THENCE N0° 04' 54"E, 1582.30 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 26; THENCE N90° 00' 00"E, 186.02 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N90° 00' 00"E, 100.00 FEET; THENCE S0° 00' 00"E, 100.00 FEET; THENCE N90° 00' 00"W, 100.00 FEET; THENCE N0° 00' 00"E, 100.00 FEET TO THE POINT OF BEGINNING. SAID LEASE AREA CONTAINS 10,000 SQUARE FEET (0.23 ACRES) AND IS SUBJECT TO ANY AND ALL EASEMENTS OR AGREEMENTS, RECORDED OR UNRECORDED.

SURVEYOR'S NOTES

- 1) ALL EASEMENTS AND/OR LEASE AREAS SHOWN AND NOT LABELED AS EXISTING SHALL BE PENDING UNTIL RECORDED.
- 2) AN ATTEMPT WAS MADE TO LOCATE ALL PROPERTY CORNERS AND MONUMENTS. WHERE NO MONUMENTS WERE FOUND, THE PROPERTY LINE WAS DRAWN BASED ON RECORDED AND/OR FILED DOCUMENTS.
- 3) NOT TO BE USED AS CONSTRUCTION DRAWINGS.
- 4) LOCATION OF UTILITIES EXISTING ON OR SERVING THE SURVEYED PROPERTY WAS DETERMINED BY OBSERVED EVIDENCE, EVIDENCE FROM PLANS PROVIDED TO THE SURVEYOR OR MARKINGS PURSUANT TO A UTILITY LOCATE REQUESTED BY THE SURVEYOR. WISCONSIN DIGGER'S HOTLINE UTILITY LOCATE NUMBER 20203809331.
- 5) FIELDWORK WAS PERFORMED BY RAMAKER & ASSOCIATES AND REVIEWED BY CHARLES G. LOVELL, WISCONSIN SURVEYOR NUMBER S-3206-8.
- 6) THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE A LEASE AREA AND ASSOCIATED EASEMENTS. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL.
- 7) AT TIME OF SURVEY, THERE WERE NO ENCROACHMENTS AFFECTING THE VERTICAL BRIDGE DEVELOPMENT, LLC LEASE AREA OR ASSOCIATED EASEMENTS OTHER THAN THE ROCK PILE NOTED ON GUY EASEMENT #3.
- 8) THE VERTICAL BRIDGE DEVELOPMENT, LLC LEASE AREA AND ASSOCIATED EASEMENTS LIE WITHIN THE PARENT PARCEL.
- 9) THE VERTICAL BRIDGE DEVELOPMENT, LLC 30' WIDE ACCESS & UTILITY EASEMENT TERMINATES AT THE WESTERLY PUBLIC RIGHT-OF-WAY OF COUNTY TRUNK "O".
- 10) PARENT PARCEL DESCRIPTION FROM RECORDED AND/OR FILED DOCUMENTS.
- 11) THIS MAP WAS PREPARED WITH THE AID OF A TITLE REPORT BY KNIGHT BARRY TITLE SERVICES LLC, FILE NUMBER: 1101381, DOCUMENT DATE: 03/03/2020.
- 12) BEARINGS ARE REFERENCED TO THE WEST LINE OF THE NW1/4 OF SECTION 26, T37N, R14E, MEASURED TO BEAR N0° 04' 54"E BY GPS GRID USING THE WISCONSIN COUNTY COORDINATE SYSTEM, FOREST COUNTY, U.S. FOOT.
- 13) VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988.
- 14) F.E.M.A. FLOOD PANEL MAP NUMBER 55041 C03G5C, ZONE X, AREA OF MINIMAL FLOOD HAZARD.

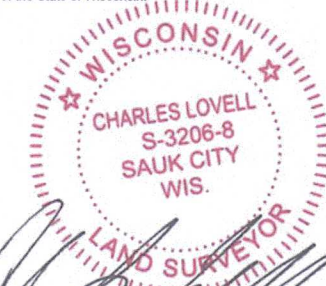


VERTICAL BRIDGE DEVELOPMENT, LLC



Certification & Seal:

I hereby certify to Vertical Bridge REIT, LLC, a Delaware limited liability company, its subsidiaries, and their respective successors and/or assigns; Toronto Dominion (Texas) LLC, as Administrative Agent, for itself and on behalf of the lenders parties from time to time to that certain Second Amended and Restated Loan Agreement dated June 17, 2016 with Vertical Bridge Holdco, LLC, as borrower, and Vertical Bridge Holdco Parent, LLC, as a parent, as may be amended, restated, modified or renewed, their successors and assigns as their interests may appear; and Knight Barry Title Services LLC; that this Survey Document was prepared and the related Survey Work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Wisconsin.



Charles G. Lovell, PLS
License Number: S-3206-8

REV	DATE	DESCRIPTION
2	05/20/21	VERTICAL BRIDGE DEVELOPMENT, LLC UPDATES
1	12/30/20	VBHV, LLC UPDATES
ISSUE PHASE FINAL DATE ISSUED 05/20/2021		
PROJECT TITLE:		

CAVOUR
VERTICAL BRIDGE DEVELOPMENT, LLC
US-WI-5310

PROJECT ADDRESS:
COUNTY HWY O
ARGONNE, WI 54511
FOREST COUNTY

SHEET TITLE:

SITE SURVEY

SCALE:

NONE

PROJECT NUMBER 47054
SHEET NUMBER 1 OF 3

WEST LINE OF THE NW1/4 OF SECTION 26, T37N, R14E

2747.50 (R)
2719.60 (M)
N0° 04' 54"E 1582.30'



OVERALL SITE PLAN
SCALE: AS NOTED

PARCEL NUMBER: 010-00130-0000
PARCEL #2
OWNER: JAMES R. ODEKIRK AND KIMBERLY
A. ODEKIRK, HUSBAND AND WIFE

PARCEL NUMBER: 010-00130-0000
PARCEL #1
OWNER: JAMES R. ODEKIRK

TOWER CENTER
LAT.: N45° 39' 47.77" NAD 83
LONG.: W88° 42' 57.35" NAD 83
ELEV.: 1555' NAVD 88

LEGEND	
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
P.O.T.	POINT OF TERMINATION
(M)	MEASURED DISTANCE
(R)	RECORDED DISTANCE
-x-x-x-x-x-x-x-	EXISTING WIRE FENCE
	EXISTING ROCK PILE
----	PARENT PARCEL BOUNDARY
----	EXISTING RIGHT-OF-WAY
----	LEASE AREA
----	SECTION LINE
----	QUARTER SECTION LINE
----	QUARTER-QUARTER SECTION LINE

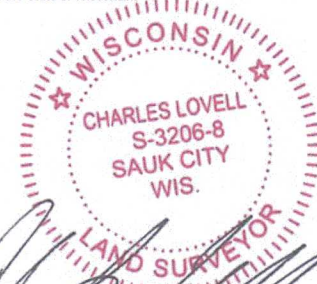


RAMAKER
employee-owned
(608) 643-4100 www.ramaker.com

VERTICAL BRIDGE DEVELOPMENT, LLC



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I hereby certify to Vertical Bridge REIT, LLC, a Delaware limited liability company, its subsidiaries, and their respective successors and/or assigns; Toronto Dominion (Texas) LLC, as Administrative Agent, for itself and on behalf of the lenders parties from time to time to that certain Second Amended and Restated Loan Agreement dated June 17, 2016 with Vertical Bridge Holdco, LLC, as borrower, and Vertical Bridge Holdco Parent, LLC, as a parent, as may be amended, restated, modified or renewed, their successors and assigns as their interests may appear; and Knight Barry Title Services LLC; that this Survey Document was prepared and the related Survey Work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the Laws of the State of Wisconsin.



Charles G. Lovell, PLS
License Number: S-3206-8

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1	12/30/20	VBHV, LLC UPDATES
REV	DATE	DESCRIPTION
ISSUE	FINAL	DATE ISSUED 05/20/2021

PROJECT TITLE:
CAVOUR
VERTICAL BRIDGE DEVELOPMENT, LLC
US-WI-5310

PROJECT ADDRESS:
COUNTY HWY O
ARGONNE, WI 54511
FOREST COUNTY

SHEET TITLE:
SITE SURVEY

0	20'	40'	80'
1 1" x 17"	- 1" = 40'		
22" x 34"	- 1" = 20'		
PROJECT NUMBER	47054		
SHEET NUMBER	2 OF 3		

