

ALTA/NSPS LAND TITLE SURVEY

The East 60 acres of the North 1/2 of the Northeast 1/4 of Section 1, Township 9 North, Range 20 East, EXCEPTING THEREFROM the following described property: That part of the East 60 acres of the North 1/2 of the Northeast 1/4 of Section 1, in Township 9 North, of Range 20 East, in the Town of Germantown, Washington County, Wisconsin, bounded and described as follows: Commencing at a point in the East line of said quarter section 475 feet south of the northeast corner thereof, thence West on a line at right angles to the east line of said quarter section, 326.7 feet to a point; thence south on a line parallel to the east line of said quarter section, 200 feet to a point; thence east on a line at right angles to the east line of said quarter section 326.7 feet to a point in the east line of said quarter Section;; thence North along the east line of said quarter section, 200 feet to the place of beginning.

For informational purposes only:
Property Address: N144W12531 Pioneer Rd, Germantown, WI 53022 Tax Key Number: GTNV-011-991 and GTNV-011-992

Prepared for: Lime Kiln Solar WI, LLC.
Survey No. 169550-RMK

A. Basis of Bearings
Bearings are based on the East line of the Northeast 1/4 of Section 1-9-20, which bears South 01°01'19" West. Wisconsin County Coordinate System, Washington County.

B. Title Commitment
This survey was prepared based on Knight Barry Title Advantage LLC title commitment number 2298568, commitment date October 7, 2024, which lists the following easements and/or restrictions from schedule B-II:

14-15, 17. **Not survey related.**

12. Pole Line Rights and other matters contained in the instrument recorded October 6, 1927 as Document No. 139742. **Lies within or crosses the surveyed property - it is a blanket easement - its location is not shown.**

13. Easement to Wisconsin Electric Power Company and Wisconsin Telephone Company and other matters contained in the instrument recorded July 23, 1968 in Volume 452, Page 81 as Document No. 301603. **Lies within or crosses the surveyed property - it is a blanket easement - its location is not shown.**

16. Permanent Limited Easement and other matters contained in the instrument recorded December 19, 2011 as Document No. 1293367. **Lies within or crosses the surveyed property - its location is shown.**

18. Permanent Limited Easement and other matters contained in the instrument recorded November 15, 2021 as Document No. 1548993. **Lies within or crosses the surveyed property - its location is shown.**

19. Temporary Limited Easement and other matters contained in the instrument recorded November 15, 2021 as Document No. 1548998. **Lies within or crosses the surveyed property - its location is shown.**

C. Flood Note
According to flood insurance rate map of the Village of Germantown, community panel number 55131C0289E, effective date of 2/25/2022, this site falls in zone X (areas determined to be outside the 0.2% annual chance floodplain).

D. Elevations
Elevations refer to NAVD88 Datum.

E. Municipal Zoning
The zoning information listed is taken from the Village of Germantown website - site is zoned A-1 - Agricultural District.

Front setback - 60'
Side yard setback - 25 feet, minimum, except 50 feet for bee hives and buildings used for keeping livestock and poultry, and all new buildings constructed after the effective date of the zoning code.
Rear yard setback - 50'
Maximum height - 45 feet, except barns, elevators, grain dryers and silos.

F. Notes
As to table A item 11
Surveyor's responsibility to coordinate markings shall be limited to one marking request to 811 (national "call before you dig" number) based on the property address, as provided by the client.
Note to the client, insurer, and lender - With regard to Table A, item 11, information from the sources checked within will be combined with observed evidence of utilities pursuant to Section 5.E.iv. to develop a view of the underground utilities. However, lacking excavation, the exact location of underground features cannot be accurately, completely, and reliably depicted. In addition, in some jurisdictions, 811 or other similar utility locate requests from surveyors may be ignored or result in an incomplete response.
As of the field date indicated below in certificate (most recent site visit/inspection), it appears some underground utilities were not marked. This affected the surveyor's assessment of the location of the utilities resulting in partial illustration and/or mapping per plan. Where additional or more detailed information is required, the client is advised that excavation may be necessary.

There is no visible evidence of recent earth moving work, building construction or building additions observed in the process of conducting the fieldwork.

There are no proposed changes in street right of way lines, if such information is made available to the surveyor by the controlling jurisdiction or observed in the process of conducting the fieldwork.

There is no visible evidence of recent street or sidewalk construction or repairs observed in the process of conducting the fieldwork.

To: Lime Kiln Solar WI, LLC; OneEnergy Development, LLC; Knight Barry Title Advantage LLC

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS and includes items 1, 2, 3, 4, 5, 6(a), 6(b), 7(a), 7(b)(2), 8, 11(a), 11(b), 13, 14, 16, 17, 18, 19 and 20 of Table A thereof. The fieldwork was completed on November 6, 2024.

Date of Plat or Map: November 13, 2024

I CERTIFY, that this survey was prepared under my supervision and is correct to the best of my professional knowledge and belief and complies with Chapter A-E 7 of the Wisconsin Administrative Code.

Michael J. Ratzburg

Michael J. Ratzburg
Professional Land Surveyor
Registration Number S-2236
michael.ratzburg@rasmith.com

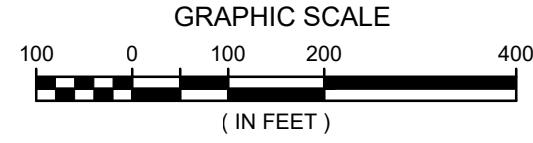


raSmith
CREATIVITY BEYOND ENGINEERING

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VICINITY MAP - NOT TO SCALE



LEGEND

- BOLLARD
- + SOIL BORING/MONITORING WELL
- ✚ FLAGPOLE
- ✉ MAILBOX
- SIGN
- AIR CONDITIONER
- CONTROL BOX
- ✚ TRAFFIC SIGNAL
- CABLE PEDESTAL
- ✚ POWER POLE
- ✚ GUY POLE
- ✚ GUY WIRE
- ✚ LIGHT POLE
- ✚ SPOT/YARD/PEDESTAL LIGHT
- ♿ HANDICAPPED PARKING
- PULL BOX
- ELECTRIC MANHOLE
- ELECTRIC PEDESTAL
- ELECTRIC METER
- ELECTRIC TRANSFORMER
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL
- UTILITY VAULT
- ✚ GAS VALVE
- GAS METER
- GAS WARNING SIGN
- STORM MANHOLE
- ROUND INLET
- SQUARE INLET
- STORM SEWER END SECTION
- SANITARY MANHOLE
- SANITARY CLEANOUT OR SEPTIC VENT
- SANITARY INTERCEPTOR MANHOLE
- MISCELLANEOUS MANHOLE
- ✚ IRRIGATION CONTROL BOX
- WATER VALVE
- HYDRANT
- WATER SERVICE CURB STOP
- WATER MANHOLE
- ✚ WELL
- ✚ WATER SURFACE
- ✚ WETLANDS FLAG
- ✚ MARSH
- ★ CONIFEROUS TREE
- DECIDUOUS TREE
- SHRUB
- EDGE OF TREES
- s - SANITARY SEWER
- sto - STORM SEWER
- w - WATERMAIN
- g - MARKED GAS MAIN
- e - MARKED ELECTRIC
- ohw - OVERHEAD WIRES
- b - BUREAU ELEC. SERV.
- t - MARKED TELEPHONE
- tv - MARKED CABLE TV LINE
- fo - MARKED FIBER OPTIC
- (p) - UTILITY PER PLAN
- INDICATES EXISTING CONTOUR ELEVATION
- 780.55 INDICATES EXISTING SPOT ELEVATION

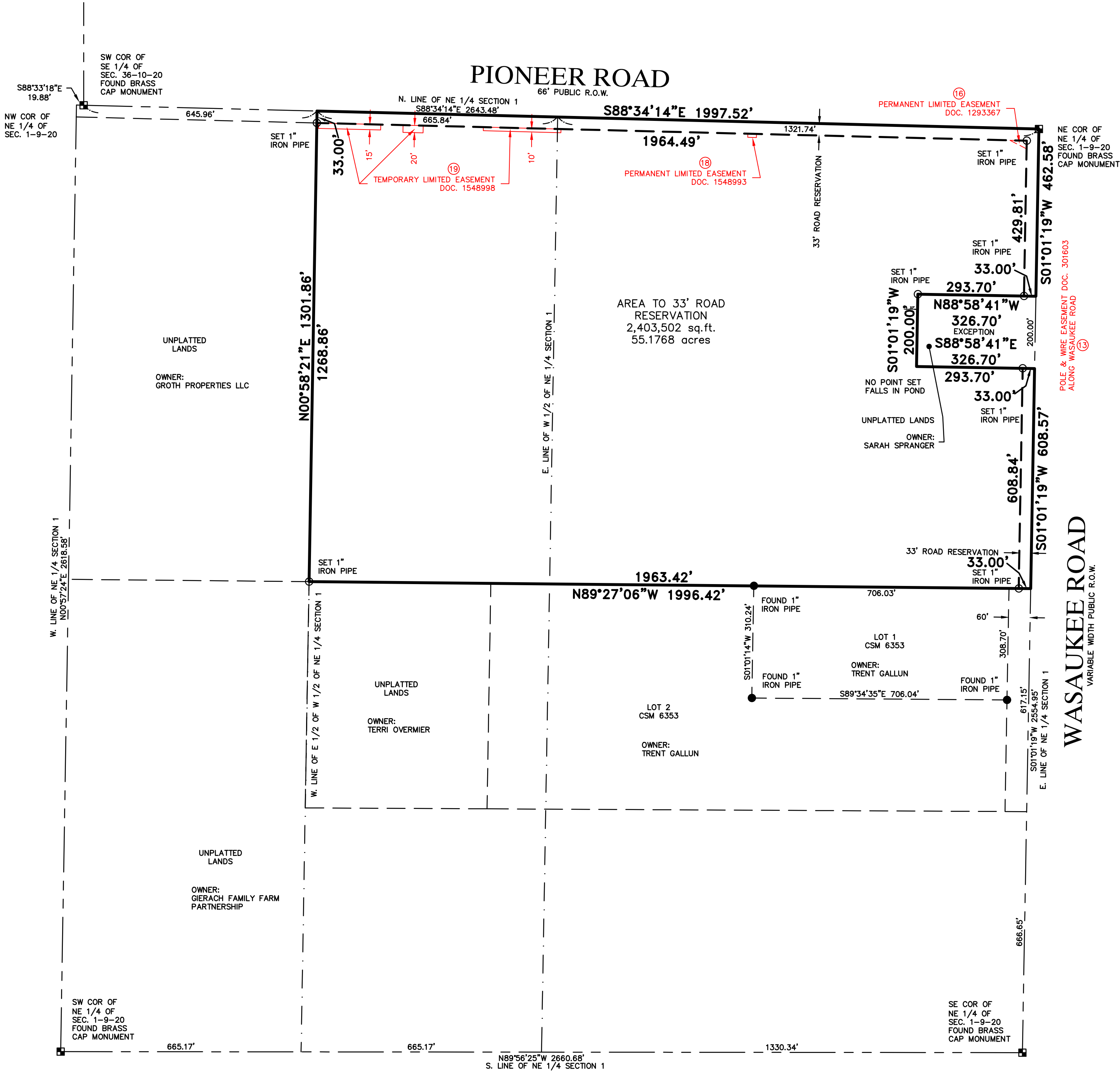
DIGGERS HOTLINE TICKET NO. 20244314326

THE UNDERGROUND UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES AND THE LOCAL MUNICIPALITY. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.

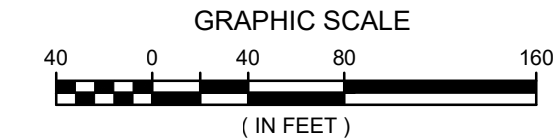
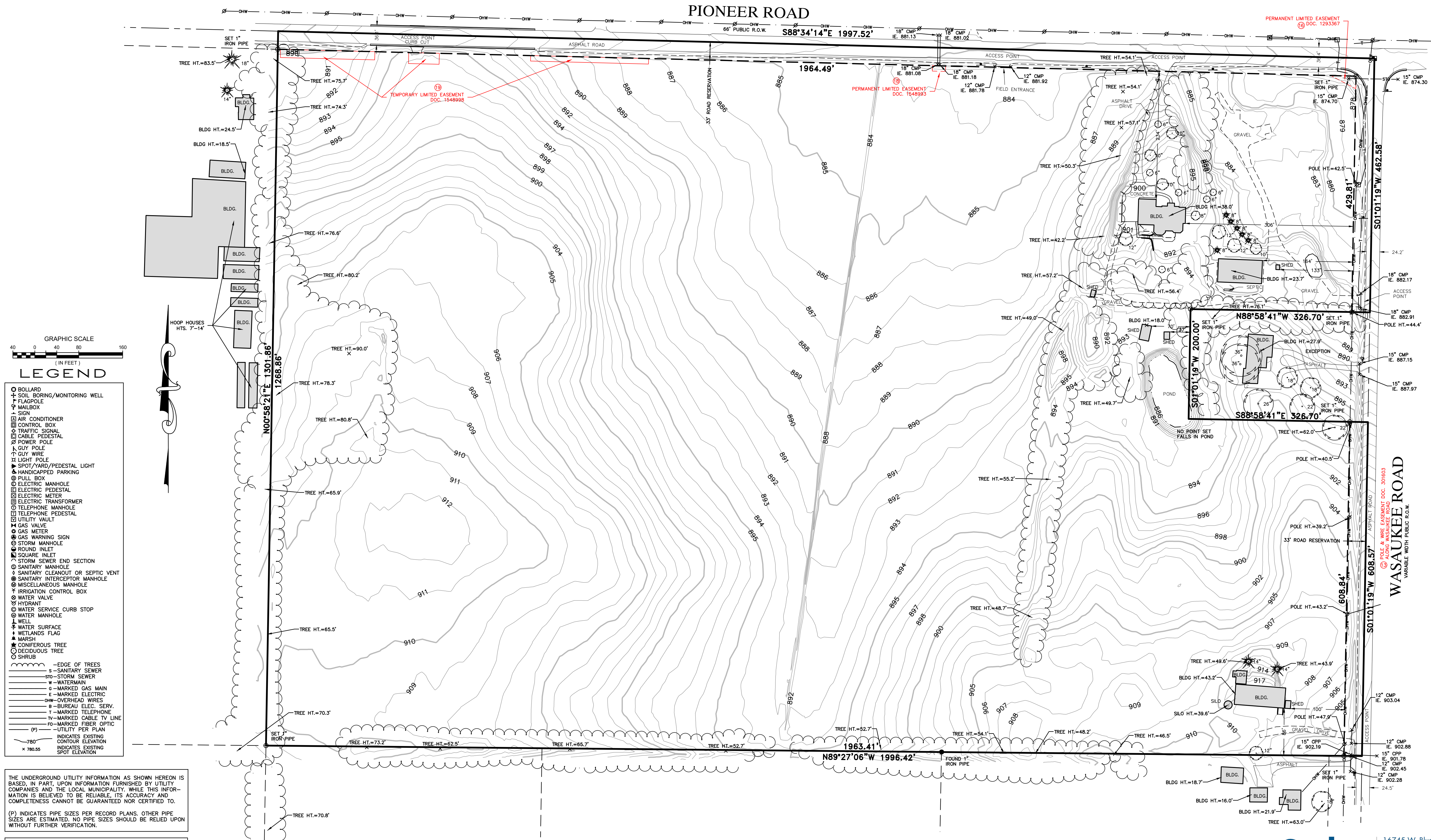
(P) INDICATES PIPE SIZES PER RECORD PLANS. OTHER PIPE SIZES ARE ESTIMATED. NO PIPE SIZES SHOULD BE RELIED UPON WITHOUT FURTHER VERIFICATION.

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