

SURVEYED FOR:

**Edge**  
Consulting Engineers, Inc.  
624 Water Street  
Prairie du Sac, WI 53578  
608.644.1449 voice  
608.644.1549 fax  
www.edgeconsult.com

SURVEYED FOR:

**BRT Group, LLC**  
750 PARK OF COMMERCE DRIVE  
SUITE 200  
BOCA RATON, FL 33487

**MERIDIAN**  
SURVEYING, LLC  
N9637 Friendship Drive Kaukauna, WI 54130  
Office: 920-993-0881  
Fax: 920-273-6037

SITE NAME: ANTIGO  
SITE NUMBER: US-WI-5268  
SITE ADDRESS: RUSCH ROAD ANTIGO, WI 54409

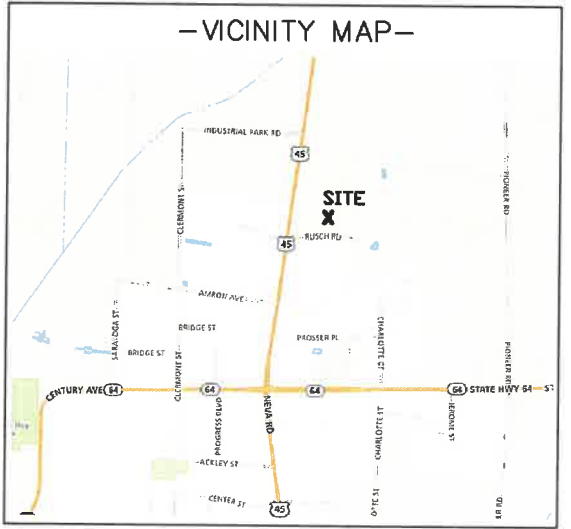
PROPERTY OWNER: RUSCH BROTHERS INC. 400 RUSCH RD. ANTIGO, WI 54409  
PARCEL NO.: 0060265.017  
ZONED: A2  
DEED REFERENCE: DOCUMENT NO. 269367

SURVEY PLAT FOR BRT GROUP LLC.  
BEING A PART OF THE NW1/4 OF THE SE1/4, SECTION 17, T.31N., R.11E., TOWN OF ANTIGO, LANGLADE COUNTY, WISCONSIN

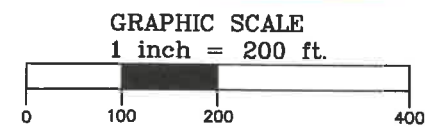
NO.	DATE	DESCRIPTION	BY
3	10/8/18	Revised Certificate	JD
2	9/13/18	Added Lease and Easement	JD
1	9/5/18	Preliminary Survey	JB

DRAWN BY: J.B. FIELD WORK DATE: 8-29-18  
CHECKED BY: S.C.D. FIELD BOOK: M-47, PG.67  
JOB NO.: 10572 SHEET 1 OF 3

**PROPOSED TOWER BASE**  
LATITUDE: 45°-10'-10.58"  
LONGITUDE: 89°-08'-38.41"  
(Per North American Datum of 83/2011)  
Ground Elevation: 1514.4'  
(Per North American Vertical Datum of 1988)



RECORD # 20474 1/3  
LANGLADE COUNTY SURVEYORS OFFICE  
DATE FILED: 11/5/18 BY: D. TRUSTY



SURVEYOR'S CERTIFICATE  
I, Steven C. DeJong, Professional Land Surveyor of Meridian Surveying, LLC, certify that I have surveyed the described property and that the map shown is a true and accurate representation thereof to the best of my knowledge and belief.  
Dated this 8<sup>TH</sup> day of OCTOBER, 2018.  
*[Signature]*  
WISCONSIN PROFESSIONAL LAND SURVEYOR  
Steven C. DeJong, S-2791

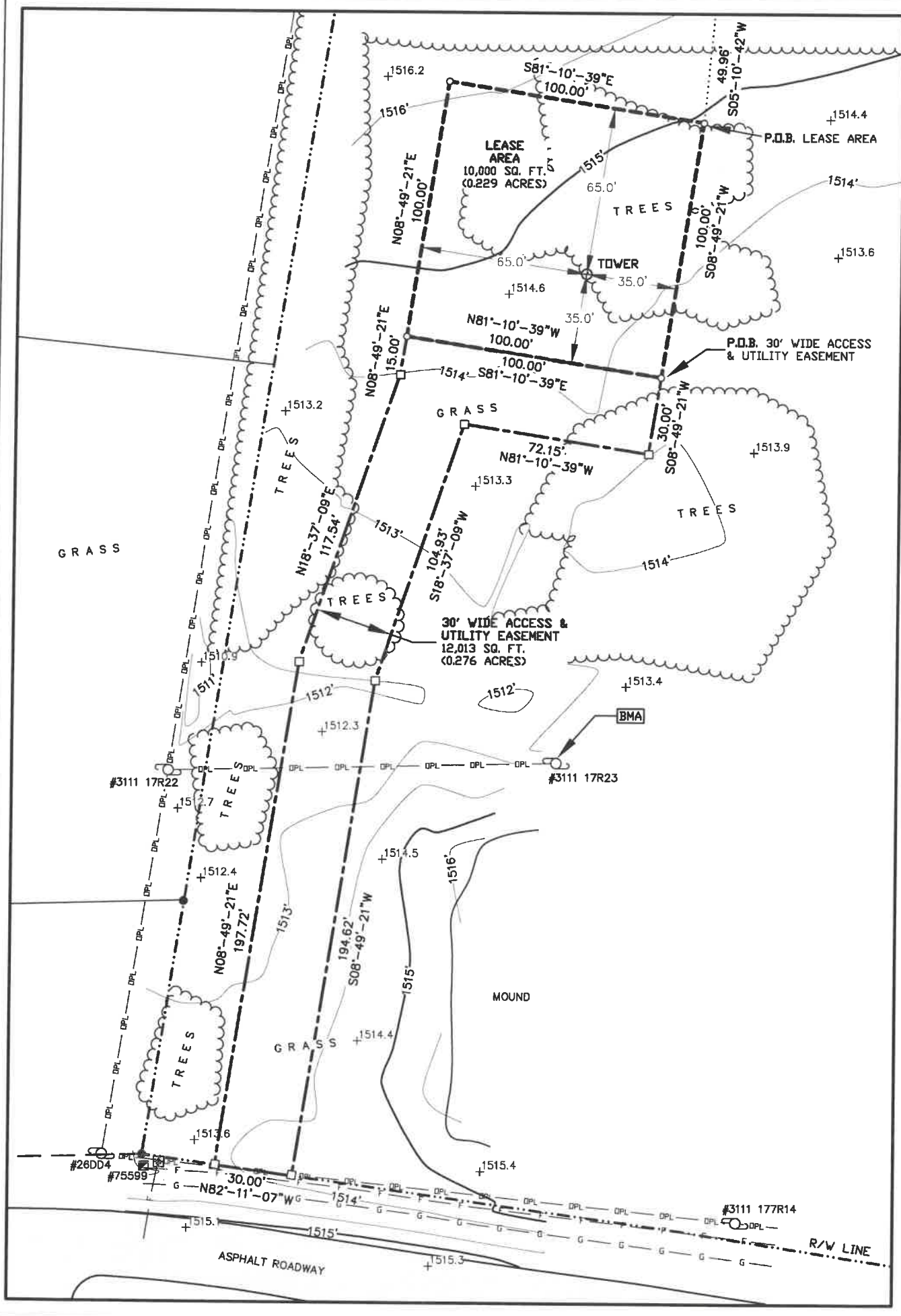


BEARINGS REFERENCED TO THE LANGLADE COUNTY COORDINATE SYSTEM AND THE EAST LINE OF THE SW1/4, SECTION 17, T.31N., R.11E., WHICH BEARS N01°-10'-58"W

CALL DIGGERS HOTLINE TOLL FREE (800)242-8511 OPERATES 24 HOURS A DAY 365 DAYS A YEAR

WARNING  
CALL BEFORE YOU DIG  
48 HOURS BEFORE YOU DIG

- LEGEND-
- = 1" X 18" IRON PIPE SET
  - = 1" IRON PIPE FOUND
  - = 6" NAIL SET
  - ⊙ = COUNTY MONUMENT FOUND
  - ⊕ = EXISTING POWER POLE
  - ⊞ = FIBER OPTIC VAULT
  - ⊟ = TELEPHONE PEDESTAL
  - DPL — DPL = OVERHEAD ELECTRIC
  - F — F = BURIED FIBER OPTIC LINE
  - G — G = BURIED GAS LINE
  - — — = PROPERTY LINE



**SURVEY NOTES:**

- THE LOCATION OF THE EXISTING UTILITIES, AS SHOWN ON THIS PLAN, ARE APPROXIMATE ONLY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ACTUAL LOCATION AND DEPTH OF ALL EXISTING UTILITIES. THE OWNER AND THE SURVEYOR SHALL NOT BE RESPONSIBLE FOR ANY OMISSION OR VARIATION FROM THE LOCATION SHOWN.
- DIGGERS HOTLINE TICKET NO. 20183416760.
- ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS, THE PROPOSED TELECOMMUNICATIONS SITE IS LOCATED IN ZONE "X", COMMUNITY PANEL NO. 550576 0165B, DATED SEPTEMBER 28 1990, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. ZONE "X" IS DESIGNATED AS: "AREAS DETERMINED TO BE OUTSIDE OF 500-YEAR FLOOD PLAIN".
- NO WETLANDS AREAS HAVE BEEN INVESTIGATED BY THIS SURVEY.
- THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL. THIS SURVEY REPRESENTS THE LEASE AREA AND 30' WIDE ACCESS & UTILITY EASEMENT ONLY.
- THE LEASE AREA AND 30' WIDE ACCESS & UTILITY EASEMENT LIE ENTIRELY WITHIN THE PARENT PARCEL.
- THERE ARE NO PHYSICAL ENCROACHMENTS AFFECTING THE LEASE AREA OR ACCESS & UTILITY EASEMENT.
- THE ACCESS & UTILITY EASEMENT RUNS TO RUSCH ROAD RIGHT OF WAY (A PUBLIC RIGHT OF WAY).

**CERTIFICATION:**

I, STEVEN C. DEJONG, PLS, A WISCONSIN PROFESSIONAL LAND SURVEYOR, LICENSE NO. S-2791, HEREBY CERTIFY TO: BRT GROUP LLC, A DELAWARE LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND/OR ASSIGNS; TORONTO DOMINION (TEXAS) LLC, AS ADMINISTRATIVE AGENT FOR ITSELF AND LENDER, AND ITS SUCCESSOR AND/OR ASSIGNS AS THEIR INTERESTS MAY APPEAR; AND FIDELITY NATIONAL TITLE INSURANCE COMPANY.

THIS SURVEYOR HAS RECEIVED AND REVIEWED THAT CERTAIN TITLE COMMITMENT NO. 27787543 ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY WITH AN EFFECTIVE DATE OF AUGUST 22, 2018 WHICH PROPOSES TO INSURE THE LANDS DESCRIBED UNDER ITS SCHEDULE A.

**-LEGEND-**

- o = 1" X 18" IRON PIPE SET
- = 1" IRON PIPE FOUND
- = 6" NAIL SET
- ⊕ = COUNTY MONUMENT FOUND
- ⊙ = EXISTING POWER POLE
- ⊞ = FIBER OPTIC VAULT
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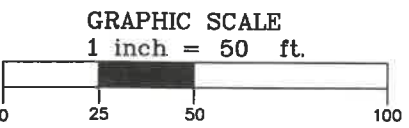
RECORD # 20474 2/3  
 LANGLADE COUNTY SURVEYORS OFFICE  
 DATE FILED: 11/5/18 BY: D.T.



BEARINGS REFERENCED TO THE LANGLADE COUNTY COORDINATE SYSTEM AND THE EAST LINE OF THE SW1/4, SECTION 17, T.31N., R.11E., WHICH BEARS N01°-10'-58"W



**BENCHMARK INFORMATION**  
 SITE BENCHMARK: (BM A)  
 SET RAILROAD SPIKE IN SOUTH FACE OF POWER POLE #3111 17R23; ±1' ABOVE GROUND LEVEL  
 ELEVATION: 1515.34'



**SURVEYOR'S CERTIFICATE**  
 I, Steven C. DeJong, Professional Land Surveyor of Meridian Surveying, LLC., certify that I have surveyed the described property and that the map shown is a true and accurate representation thereof to the best of my knowledge and belief.

Dated this 8<sup>TH</sup> day of OCTOBER, 2018.

*Signature*  
 WISCONSIN PROFESSIONAL LAND SURVEYOR  
 Steven C. DeJong, S-2791

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**MERIDIAN**  
 SURVEYING, LLC

N9637 Friendship Drive Kaukauna, WI 54130 Office: 920-993-0881 Fax: 920-273-6037

SITE NAME:	ANTIGO
SITE NUMBER:	US-WI-5268
SITE ADDRESS:	RUSCH ROAD ANTIGO, WI 54409

PROPERTY OWNER:  
 RUSCH BROTHERS INC.  
 400 RUSCH RD.  
 ANTIGO, WI 54409

PARCEL NO.: 0060265.017

ZONED: A2

DEED REFERENCE: DOCUMENT NO. 269367

**SURVEY PLAT**  
 FOR  
 BRT GROUP LLC.

BEING A PART OF THE NW1/4 OF THE SE1/4, SECTION 17, T.31N., R.11E., TOWN OF ANTIGO, LANGLADE COUNTY, WISCONSIN

NO.	DATE	DESCRIPTION	BY
3	10/8/18	Revised Certificate	JD
2	9/13/18	Added Lease and Easement	JD
1	9/5/18	Preliminary Survey	JB

DRAWN BY: J.B.	FIELD WORK DATE: 8-29-18
CHECKED BY: S.C.D.	FIELD BOOK: M-47, PG.67
JOB NO.: 10572	SHEET 2 OF 3

LEASE AREA

A part of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4) of Section Seventeen (17), Township Thirty-One (31) North, Range Eleven (11) East, Town of Antigo, Langlade County, Wisconsin containing 10,000 square feet (0.230 acres) of land an being described by:

Commencing at the Southeast Corner of said Section 17; thence N01°-10'-58"W 2569.59 feet along the east line of the SW1/4 of said Section 17 to the East Quarter Corner of said Section 17; thence N84°-49'-18"W 2441.27 feet; thence S05°-10'-42"W 49.96 feet to the point of beginning; thence S08°-49'-21"W 100.00 feet; thence N81°-10'-39"W 100.00 feet; thence N08°-49'-21"E 100.00 feet; thence S81°-10'-39"E 100.00 feet to the point of beginning, being subject to any and all easements and restrictions of record.

30' WIDE ACCESS & UTILITY EASEMENT

A part of the Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4) of Section Seventeen (17), Township Thirty-One (31) North, Range Eleven (11) East, Town of Antigo, Langlade County, Wisconsin containing 12,013 square feet (0.276 acres) of land being described by:

Commencing at the Southeast Corner of said Section 17; thence N01°-10'-58"W 2569.59 feet along the east line of the SW1/4 of said Section 17 to the East Quarter Corner of said Section 17; thence N84°-49'-18"W 2441.27 feet; thence S05°-10'-42"W 49.96 feet; thence S08°-49'-21"W 100.00 feet to the point of beginning; thence continue S08°-49'-21"W 30.00 feet; thence N81°-10'-39"W 72.15 feet; thence S18°-37'-09"W 104.93 feet; thence S08°-49'-21"W 194.62 feet to a point on the north line of Rusch Road; thence N82°-11'-07"W 30.00 feet along said north line of Rusch Road; thence N08°-49'-21"E 197.72 feet; thence N18°-37'-09"E 117.54 feet; thence N08°-49'-21"E 15.00 feet; thence S81°-10'-39"E 100.00 feet to the point of beginning, being subject to any and all easements and restrictions of record.



PARENT PARCEL

That part of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) and the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4), lying North of the Railroad Right-of-Way, in Section Seventeen (17), Township Thirty-one (31) North of Range Eleven (11) East,

EXCEPT the following parcels:

- Part of the Northeast Quarter of the Southwest Quarter (NE1/4 SW1/4) and the Southeast Quarter (SE1/4) of Section 17-31-11 described as commencing at the North Quarter corner, thence Southerly S08°12' West 2858.83 feet, thence Easterly 84°37' East 990 feet to the point of beginning, thence Easterly 84°37' East 1489 feet, thence Southwesterly 65°23' West 1089 feet, thence North 05°23' East 300 feet to the point of beginning.
- Lands set forth in Document No. 250139, recorded in Langlade County Records on March 09, 1979.
- Lots 1 and 2 of Certified Survey Map Volume 4, Page 199, Document No. 286789.
- Lot 3 of Certified Survey Map Volume 15, Page 146, Document No. 405803.
- Lots 1 and 2 of Certified Survey Map Volume 15, Page 146, Document No. 405803.
- Lot 1 of Certified Survey Map Volume 4, Page 1, Document No. 277582.
- Lot 1 of Certified Survey Map Volume 16, Page 9, Document No. 408475.
- Lands set forth in Document No. 404887, recorded in Langlade County Records on June 19, 2009.
- That part of said Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) Annexed to the City.

AND BEING the same property conveyed to Rusch Brothers, Inc., a Wisconsin corporation from Wausau Paper Mills Company by Warranty Deed dated October 24, 1984 and recorded December 12, 1984 in Instrument No. 269367.

Tax Parcel No. 006-0265.017

TITLE REPORT REVIEW

Title Report: Fidelity National Title Insurance Company

Commitment No. 27787543

Effective Date: August 22, 2018

Fee Simple Title Vested In: Rusch Brothers, Inc., a Wisconsin corporation

NOTE: The Statement of Applicability refers to the Lease Site and any Easements pertinent Thereunto Where Specific Encumbrances affect the Lease Site and/or a Pertinent Easement, they are identified as such.

Schedule B-II

(1-7) These are general statements and not specific encumbrances.

(8) Roadway Easement in favor of Rusch Bros., Inc., a Wisconsin corporation, set forth in instrument recorded on 11/15/1977 in Instrument No. 244935. **This document only graphically show areas of easement along "existing roadways" on the parent parcel. No existing roadways exist in the survey area. Affects parent parcel, but cannot be accurately mapped.**

(9) Real Estate Mortgage from Rusch Brothers, Inc., a Wisconsin corporation, Grantor(s), in favor of Bank One, dated 10/15/1991, and recorded 10/17/1991 in Instrument No. 295459, in the original amount of \$188,308.93. **This is not a survey related item.**

RECORD # 20474 3/3  
 LANGLADE COUNTY SURVEYORS OFFICE  
 DATE FILED: 11/5/18 BY: D.T.

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