

MADISON DEVELOPMENT CORPORATION, a Wisconsin corporation, duly organized under Wisconsin Statutes, Chapter 181, grantor, conveys and warrants to RIDGE SIDE COOP, a cooperative duly organized under Wisconsin Statutes, Chapter 185, grantee, the following described real estate in Dane County, State of Wisconsin:

The Southwest 1/2 of Lot Seven (7), Block One Hundred Forty-eight (148), in the City of Madison, Dane County, Wisconsin.

The Northeast 1/2 of Lot Seven (7), Block One Hundred Forty-eight (148), in the City of Madison, Dane County, Wisconsin.

The Southwest 1/2 of the Southwest 64 feet of Lot Eight (8), Block One Hundred and Forty-eight (148), in the City of Madison, Dane County, Wisconsin. Subject to a right of way over the Northeast 4 feet thereof and together with a right of way over the Southwest 4 feet of the Northeast 1/2 of the Southwest 64 feet of said Lot 8, for driveway purposes.

The Northeast 1/2 of the Southwest 64 feet of Lot Eight (8), Block One Hundred Forty-eight (148), in the City of Madison, Dane County, Wisconsin. Subject to a right of way over the Southwest 4 feet in width thereof and together with a right of way over the Northeast 4 feet in width of the Southwest 32 feet of said Lot 8.

Tax Key No. 0709-134-1402-8

This is not homestead property.

TRANSFER \$1105<sup>50</sup> FEE PAID

Exception to warranties: general taxes levied or assessed after January 1, 1982; protective covenants; municipal and zoning ordinances; other restrictions and easements of record; terms and conditions of a joint driveway easement over the Northeast 4 feet of the Southeast 1/2 of the Southwest 64 feet and the Southwest 4 feet of the Northeast 1/2 of the Southwest 64 feet all in Lot Eight (8), Block One Hundred Forty-eight (148); originally created in an order amending an order dated and filed May 26, 1939 in Dane County Probate Court, File Box 8-A, Estate of Pauline Biederstadt, deceased; terms and conditions of a mortgage from grantor to Anchor Savings and Loan Association to secure \$150,000.00 dated December 28, 1981 and recorded December 28, 1981 in the Office of the Register of Deeds for Dane County, Wisconsin, in Volume 3305 of Records, page 98 as Document No. 1728437, which grantee agrees to assume and hold grantor harmless thereon; terms and conditions of a mortgage from grantor to City of Madison in the original face amount of \$100,000.00 dated November 19, 1980 and recorded November 20, 1980 in Volume 2407 of Records, page 31 as Document No. 1689293, which grantee agrees to assume and hold grantor harmless thereon; subject to rights of tenants:

Dated this 12 day of March, 1982.

REGISTER'S OFFICE, DANE COUNTY, WIS. SS RECORDED ON MAR 12 3 29 PM '82 VOL. 3453 PAGE 63 CAROL R. MAHNKE REGISTER OF DEEDS

MADISON DEVELOPMENT CORPORATION

By Rodney E. Stevenson, President

By Roger H. Ganser, Executive Director

Personally came before me this 12 day of March, 1982, the above named Rodney E. Stevenson and Roger H. Ganser, known to me to be the persons who executed the foregoing instrument and acknowledge the same, and known to me to be the President and Executive Director of Madison Development Corporation, respectively, and acknowledge the execution of the foregoing document pursuant to corporate authority.

Notary Public, State of Wisconsin My Commission: [Signature]

This instrument was drafted by: Attorney Timothy C. Sweeney

RETURN TO: Ridge Side Coop 847 Williamson Street Madison, WI 53703

g-a