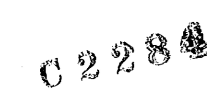


1 of 2

EAST 1/4 CORNER  
SEC. 4, T36N,R9E  
FOUND ALUMINUM  
MONUMENT



2 of 2

ABSOLUTE TITLE INSURANCE COMMITMENT NO. 00004407, Effective Date: October 24, 2005.

**Schedule A, Item 4, Exhibit "A" Legal Description.**  
A tract of land being part of the Southwest 1/4 of Section 4, Township 36 North, Range 9 East, City of Rhinelander, Oneida County, Wisconsin, to-wit:  
Commencing at the West quarter corner of said Section 4; thence along the East-West quarter section line of said section S87°54'00"E, 1772.08 feet to a found iron pipe; thence leaving said S03°41'14"W, 261.79 feet to a found iron pipe; thence S87°58'00"E, 238.86 feet to a found iron pipe in the West right-of-way line of C.T.H. "C"; thence along said West right-of-way line S04°56'44"W, 389.78 feet to a set iron rod at the Northeast corner of Lot 1 of Certified Survey Map No. 1586, also being the Easterly projection of the North building wall of an existing building; thence along the North line of said Lot 1 and said easterly projection and said building wall S89°22'11"W, 224.54 feet to a set line S00°37'49"E, 21.92 feet to a set PK nail; thence S89°22'11"E, 83.00 feet to a set PK nail at the Northwest corner of said Lot 1; thence along the West line of said Lot 1, S00°37'49"E, 200.04 feet to a chiseled X at the Southwest corner of said Lot 1; thence S89°22'11"W, 56.00 feet to a set PK nail; thence N00°37'49"W, 672.04 feet to a found PK nail; thence N89°22'11"E, 102.50 feet to a chiseled X; thence N00°37'49"W, 210.00 feet to a found iron pipe; thence N89°22'11"E, 90.02 feet to the point of beginning.

As mapped hereon, the subject property is described by metes and bounds as follows:  
A part of the Northeast 1/4 of the Southwest 1/4 of Section 4, Township 36 North, Range 9 East, in the City of Rhinelander, Oneida County, Wisconsin, described in particular as follows:  
Commencing at the West 1/4 corner of said Section 4; Thence North 89°15'23" East along the East and West 1/4 line of said Section 4, 1771.72 feet; Thence South 00°50'01" West, 105.06 feet to the point of beginning; Thence continuing South 00°50'01" West, 261.64 feet; Thence North 89°16'04" East, 241.53 feet to the West right-of-way line, 389.54 feet to the North line of Lot 1 of North line of Lot 1, 221.68 feet; Thence South 03°26'02" East along said North line of Lot 1, 22.02 feet; Thence South 86°35'39" West along said North line of Lot 1, 93.00 feet to the Northwest corner of said Lot 1; Thence South 03°26'02" East along the West line of said Lot 1, 200.02 feet; Thence South 86°35'39" West, 56.00 feet; Thence North 03°26'02" West, 672.04 feet; Thence North 86°34'01" East, 102.50 feet; Thence North 03°25'59" West, 210.00 feet; Thence North 86°33'58" East, 89.79 feet to the point of beginning.

The above described parcel of land contains 197,196 square feet, or 4.527 acres, more or less.  
**Schedule B - Part II (Exceptions) Surveyor's Notes.**  
Items 1 - 8 Intentionally left blank.

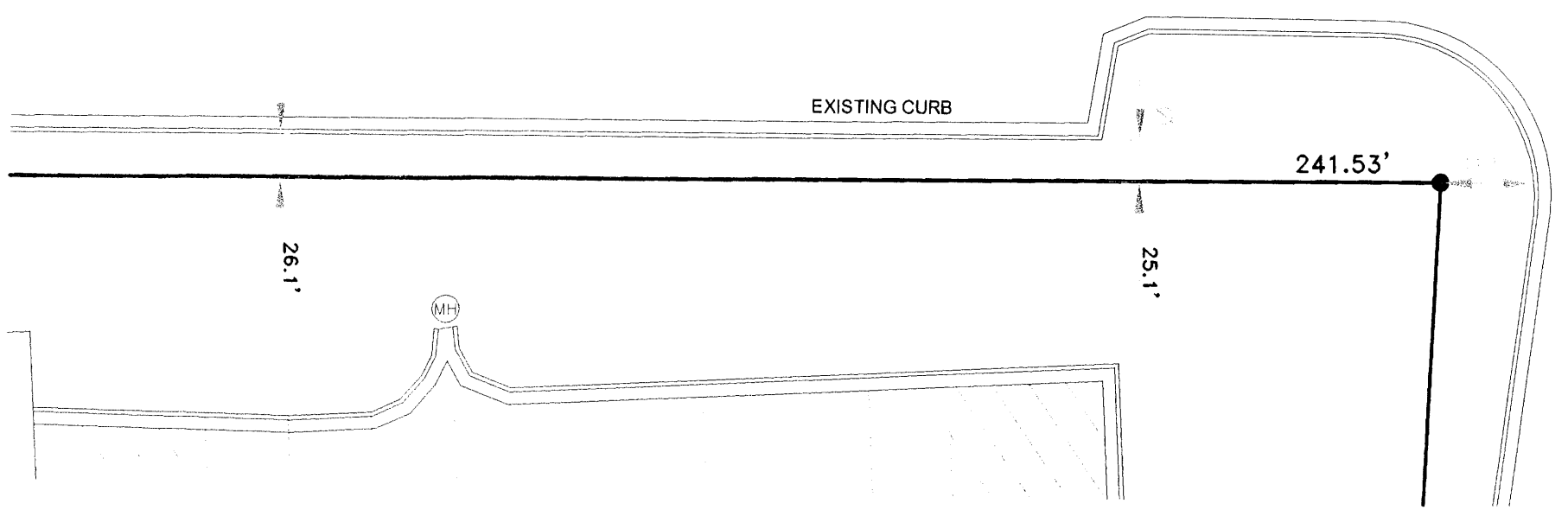
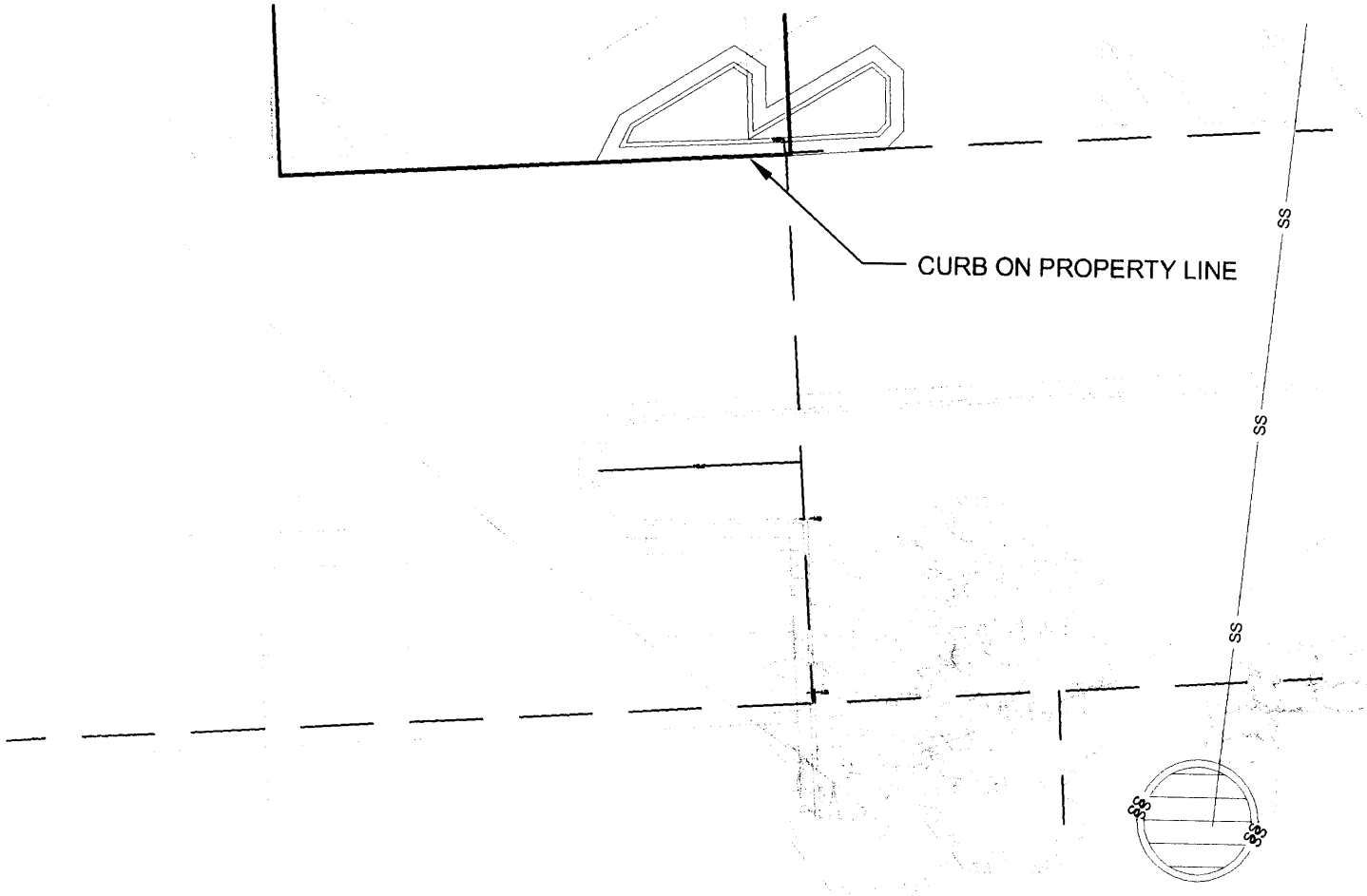
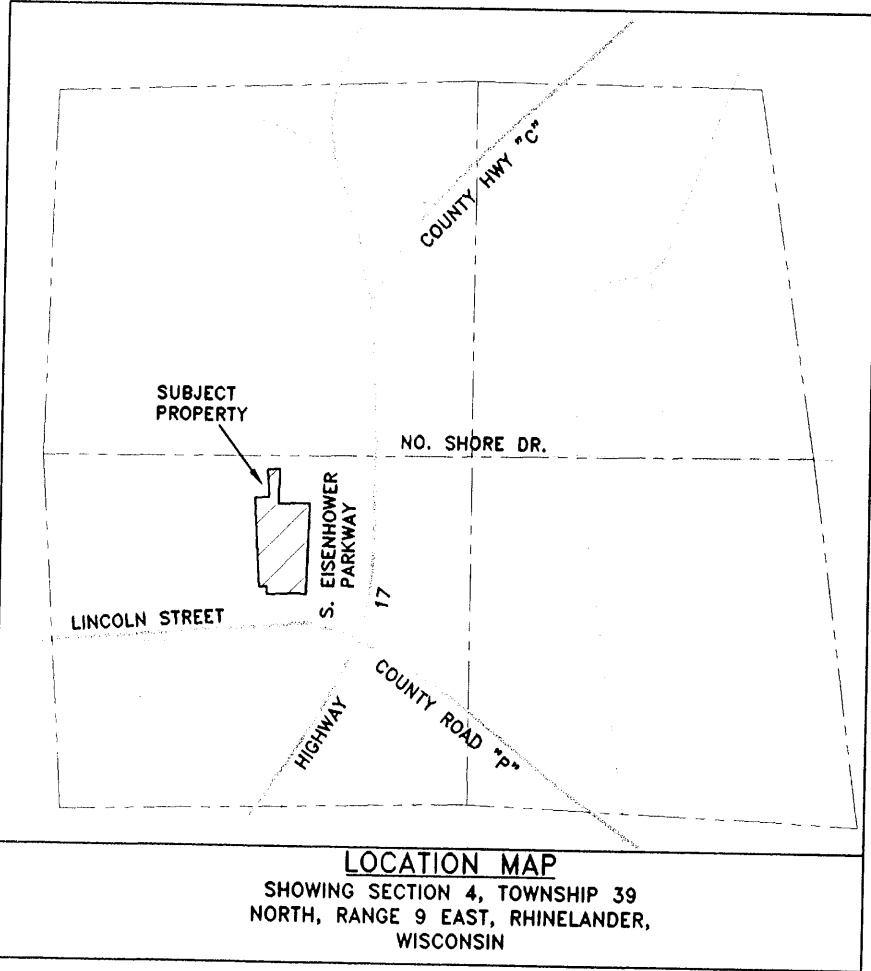
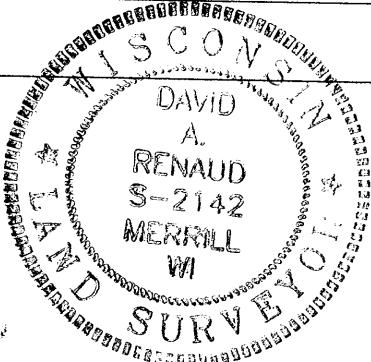
9. General taxes for the year 2005, not now due or payable. **Not able to show on the map.**
10. Public or private rights, if any, in such portion of the subject premises as may be presently used, laid out or dedicated in any manner whatsoever, for street (highway) and/or alley purposes. **The subject property as described in the above referenced Commitment does not lie within public right-of-way.**
11. Utility easement contained in instrument executed by Lincoln Plaza, Incorporated to Wisconsin Public Service Corporation dated October 11, 1991 and recorded October 29, 1991 in Volume 649 of Records on Page 406, as Document No. 388912. As shown on the map, the easement runs along the East side of the subject property adjacent to Eisenhower Parkway.
12. Agreement contained in instrument by and between Lincoln Plaza, a Wisconsin Limited Partnership and Lakeland Lumber and Hardware, Inc., a Wisconsin corporation dated July 22, 1993 and recorded July 23, 1993 in Volume 704 of Records on Page 805, as Document No. 420415. The parcels described in Exhibits A, B, C, D & E thereof are as shown and labeled on the map. The uses of the properties appears consistent with use as a commercial shopping center and also appears to match the layout and plans as shown in Exhibit D thereof. The subject property includes, but is not limited to, said Exhibit A.
13. Cross easement contained in instrument by and between Lincoln Plaza, a Wisconsin Limited Partnership and Lakeland Lumber and Hardware, Inc. and 20th Century Foods, Inc., dated July 22, 1993 and recorded July 23, 1993 in Volume 704 of Records on Page 813, as Document No. 420416. The parcels described in Exhibits A, B, C, D & E thereof are as shown and labeled on the map. The uses of the properties appears consistent with use as a commercial shopping center and also appears to match the layout and plans as shown in Exhibit D thereof. The subject property includes, but is not limited to, said Exhibit A.
14. Restrictions contained in Warranty Deed executed by Lincoln Plaza, a Wisconsin Limited Partnership to Lakeland Lumber and Hardware, Inc., dated June 25, 1993 and recorded July 23, 1993 in Volume 704 of Records on page 800, as Document No. 420414. The parcel described in Exhibits A is as shown and labeled on the map. Exhibit "B" is also shown and labeled and is identical to the Easement noted in Item 11. No parts of the subject property are in use as public right-of-way, except as vehicular traffic across the driveway and parking facilities can be construed. The use of the property described in Exhibit "B" appears consistent with the uses described in Exhibit "C" - a retail hardware store and appurtenances.
15. Easement contained in Warranty Deed executed by Jerri S. Kollun to Lincoln Plaza, Inc. dated June 19, 1992 and recorded July 6, 1992 in Volume 669 of Records on Page 351, as Document No. 406837. The parcel conveyed therein is as shown and labeled on the map and lies west of and does adjoin the subject property. The ingress and egress easement described therein is across this parcel and does not directly affect the subject property.
16. Rights of JC Penney Company, Inc. by term agreement executed by Lincoln Plaza, a Wisconsin Limited Partnership to J.C. Penney Company, Inc. dated May 2, 1994 and recorded June 20, 1994 in Volume 737 of Records on Page 718, as Document No. 432276. The "Entire Premises," "Penney's Tax Parcel" and "Wal-Mart Tax Parcel" are shown and labeled on the map. The "Wal-Mart Tax Parcel" is the adjoining lands to the west of the subject property, the subject property is comprised of the entire "Penney's Tax Parcel" and a part of the "Entire Premises" parcel. The J.C. Penney's store occupies space in the building as shown on the map.

Items 17 - 20, Intentionally left blank

**SURVEYOR'S CERTIFICATE**  
To Goldman Sachs Commercial Mortgage Capital, L.P., its successors and assigns, Lincoln Plaza, a Wisconsin Limited Partnership, Lincoln Plaza, Inc., a Wisconsin Corporation, and Absolute Title Services, LLC:  
This is to certify that this map or plat and the survey on which it is based were made on the ground on December 5, 2005, under the undersigned's supervision and in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," Jointly established and adopted by ALTA, ACSM and NSPS in 1999, and includes Items 1, 2, 3, 4, 6, 7(a) and (b), 8, 9, 10, 11(a) and (b), 13, 14 and 16 of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS and ACSM and in effect on the date of this certification, the undersigned further certifies that proper field procedures, instrumentation, and adequate survey personnel were employed to achieve results comparable to those outlined in the "Minimum Angle, Distance and Closure Requirements for Survey Measurements Which Control Land Boundaries for ALTA/ACSM Land Title Surveys."

Dated this \_\_\_\_\_ day of \_\_\_\_\_

REI  
David A. Renaud  
WI RLS S-2142



12/12/05	ADDED, BLDG. ADDRESSES, REVISD THE CHURCH, LAKELAND LUMBER, HLDWARE THE PARKING PLACES, AND CHURCH VEHICLE SERVICE, LINES, CORRECTED CORRECTED TO BE CERTIFICATION BLANKS, & ADDED ROAD HEIGHT	DAR	
DATE	REVISION	BY	CHK'D
 <b>CIVIL &amp; ENVIRONMENTAL ENGINEERING, SURVEYING</b> 4080 N. 20th AVENUE WAUSAU, WISCONSIN 54401 PHONE: (715) 675-9784 FAX: (715) 675-4060 EMAIL: mail@REIengineering.com			
LINCOLN PLAZA LINCOLN ST & EISENHOWER PKWY RHINELANDER, WISCONSIN			
DESIGNED BY:	NUW	CHECKED BY:	DAR
SURVEYED BY:	TJR	APPROVED BY:	DAR
DRAWN BY:	TJR	DATE:	11/16/05
SHEET	PROJECT NO.		
2 OF 2	2696		