

RECORDED

2004 JAN - 6 P 3:27

NANCY HAVILAND  
REGISTER OF DEEDS  
LIVINGSTON COUNTY, MI.  
48843

VHE 31/4

FIRST AMENDMENT TO PARSHALLVILLE POND SITE CONDOMINIUM  
PLAN NO. 285 MASTER DEED

THIS AMENDMENT to the MASTER DEED of PARSHALLVILLE POND SITE CONDOMINIUM is executed on the 5<sup>th</sup> day of January, 2004, by OLDFORD & HOWELL DEVELOPMENT, L.L.C., a Michigan Limited Liability Company, hereinafter referred to as "Developer" whose address is 9340 Peer Road, South Lyon, Michigan 48178 and is made in accordance with the Condominium Act, that is, Act 59 of the Public Acts of 1978, as amended.

W I T N E S S E T H:

This Amendment is made for the purpose of altering the building envelopes for Units 2, 3, 8, 10, 11, 12, 13, 15, 17 and 19.

FURTHER, the Developer desires by recording this First Amendment to Parshallville Pond Site Condominium Plan No. 285 Master Deed, together with Replat No. 1 of the Condominium Subdivision Plan, attached hereto and marked Exhibit "B", to establish the real property described herewith, together with the improvements located and to be located thereon, and the appurtenances thereto, as Parshallville Pond Site Condominium Subdivision Plan No. 285, a residential condominium under the provisions of the Act.

NOW, THEREFORE, the Developer does, upon the recording hereof, establish the First Amendment of Parshallville Pond Site Condominium as depicted in Exhibit "B", under the Condominium Act and does declare that the Replat No. 1 of Exhibit "B" to the Master Deed of Parshallville Pond Site Condominium (referred to as the "Condominium", "Project" or the "Condominium Project") shall, be held, conveyed, hypothecated, encumbered, leased, rented, occupied, improved, or in any other matter utilized, subject to the provisions of the Condominium Act, and to the covenants, conditions, restriction, uses, limitations and affirmative obligations set forth in the Master Deed recorded at Liber 4098, pages 0783-0849 and this First Amendment to the Parshallville Pond Site Condominium Plan No. 285 Master Deed and Exhibit "B" attached hereto, all of which shall be deemed to run with the land and shall be a burden and a benefit to the

Developer, its successors and assigns, and any persons acquiring or owning an interest in the Condominium Premises, their grantees, their successors, personal representatives, heirs and assigns. In furtherance of the establishment of the Condominium, it is provided as follows:

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE X  
AMENDMENT

The following section is added.

Section 8. Revisions. The Exhibit "B" drawings to the Master Deed recorded at Liber 4098, pages 0783-0849 are amended and are modified, replaced or supplemented by the following described Replat No. 1 of Livingston County Subdivision Plan No. 285 that is attached to this Amendment and described as follows:

- Page 1 - Cover Sheet
- Page 2 - Site Plan
- Page 3 - Survey
- Page 4 - Utility Plan/Coordinate Plan

In all respects, other than as modified and supplemented by the First Amendment, the terms of the original Master Deed of Parshallville Pond Site Condominium remain in force and effect.

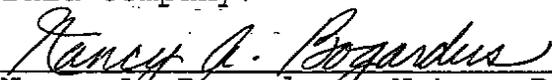
The Developer, by its duly authorized officer, have executed this First Amendment to the Master Deed of Parshallville Pond Site Condominium Plan No. 285 on the day and year first written above.

OLDFORD & HOWELL DEVELOPMENT, L.L.C.

By:   
Stewart C. Oldford  
Its Co-Managers

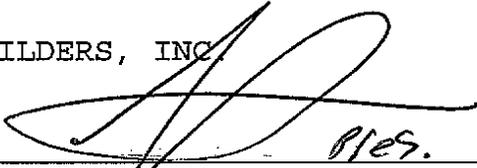
STATE OF MICHIGAN     ]  
  ] ss  
COUNTY OF LIVINGSTON ]

The foregoing instrument was acknowledged before me this 5th day of January, 2004, by Stewart C. Oldford, the Co-Manager of Oldford & Howell Development, L.L.C., a Michigan Limited Liability Company, on behalf of said company.

  
Nancy A. Bogardus - Notary Public  
Livingston County, Michigan  
My commission expires: 6/26/2004

The undersigned Sova Builders, Inc., owner of Units 11 and 12 does hereby consent to this First Amendment to the Master Deed of Parshallville Pond Site Condominium.

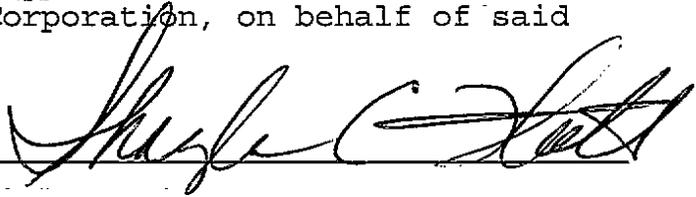
SOVA BUILDERS, INC

By:   
Terry Lee Sova  
Its President

STATE OF MICHIGAN     ]  
                                  ] ss  
COUNTY OF LIVINGSTON   ]

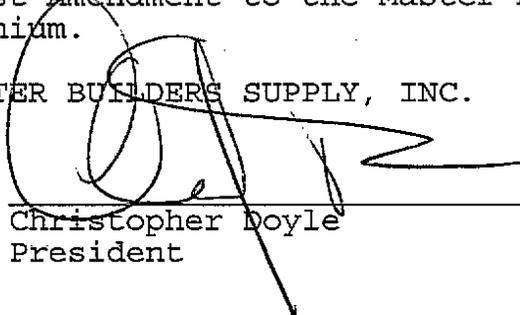
5th The foregoing instrument was acknowledged before me this day of January, 2004, by Terry Lee Sova, President of Sova Builders, Inc., a Michigan Corporation, on behalf of said corporation.

SHAYLA C. FLATT  
AKA SHAYLA SASS  
Notary Public, Livingston County, MI  
My Commission Expires July 10, 2006

  
Notary Public  
Livingston County, Michigan  
My commission expires: 7-10-06

The undersigned Master Builders, Inc., owner of Unit 17 and does hereby consent to this First Amendment to the Master Deed of Parshallville Pond Site Condominium.

MASTER BUILDERS SUPPLY, INC.

By:   
Christopher Doyle  
Its President

STATE OF MICHIGAN ]  
] ss  
COUNTY OF LIVINGSTON ]

5th The foregoing instrument was acknowledged before me this day of January, 2004, by Christopher Doyle, President of Master Builders Supply, Inc., a Michigan Corporation, on behalf of said corporation.

SHAYLA C. FLATT  
AKA SHAYLA SASS  
Notary Public, Livingston County, MI  
My Commission Expires July 10, 2006

  
Notary Public  
Livingston County, Michigan  
My commission expires: 7-10-2006

DRAFTED BY and RETURN TO:

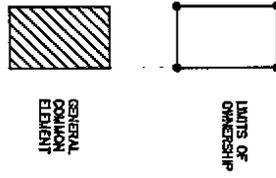
Richard A. Heikkinen  
THE HEIKKINEN LAW FIRM, P.C.  
110 North Michigan Avenue  
Howell MI 48843





- NOTES**
1. ROAD, STORM SEWERS AND STORM WATER DETENTION AREAS HAVE BEEN BUILT.
  2. GAS, ELECTRIC, TELEPHONE AND CABLEVISION LINES HAVE BEEN BUILT AND ARE LOCATED WITHIN THE ROAD RIGHT-OF-WAY.
  3. TRUNK LINES FOR GAS, ELECTRIC, TELEPHONE, AND CABLEVISION HAVE BEEN BUILT. INDIVIDUAL SERVICES NEED NOT BE BUILT.
  4. ALL UNITS TO BE SERVED BY INDIVIDUAL WATER WELLS AND INDIVIDUAL SEPTIC SYSTEMS APPROVED BY THE LIVINGSTON COUNTY HEALTH DEPARTMENT, AND TO BE INSTALLED AND MAINTAINED BY INDIVIDUAL UNIT OWNERS.

**LEGEND**

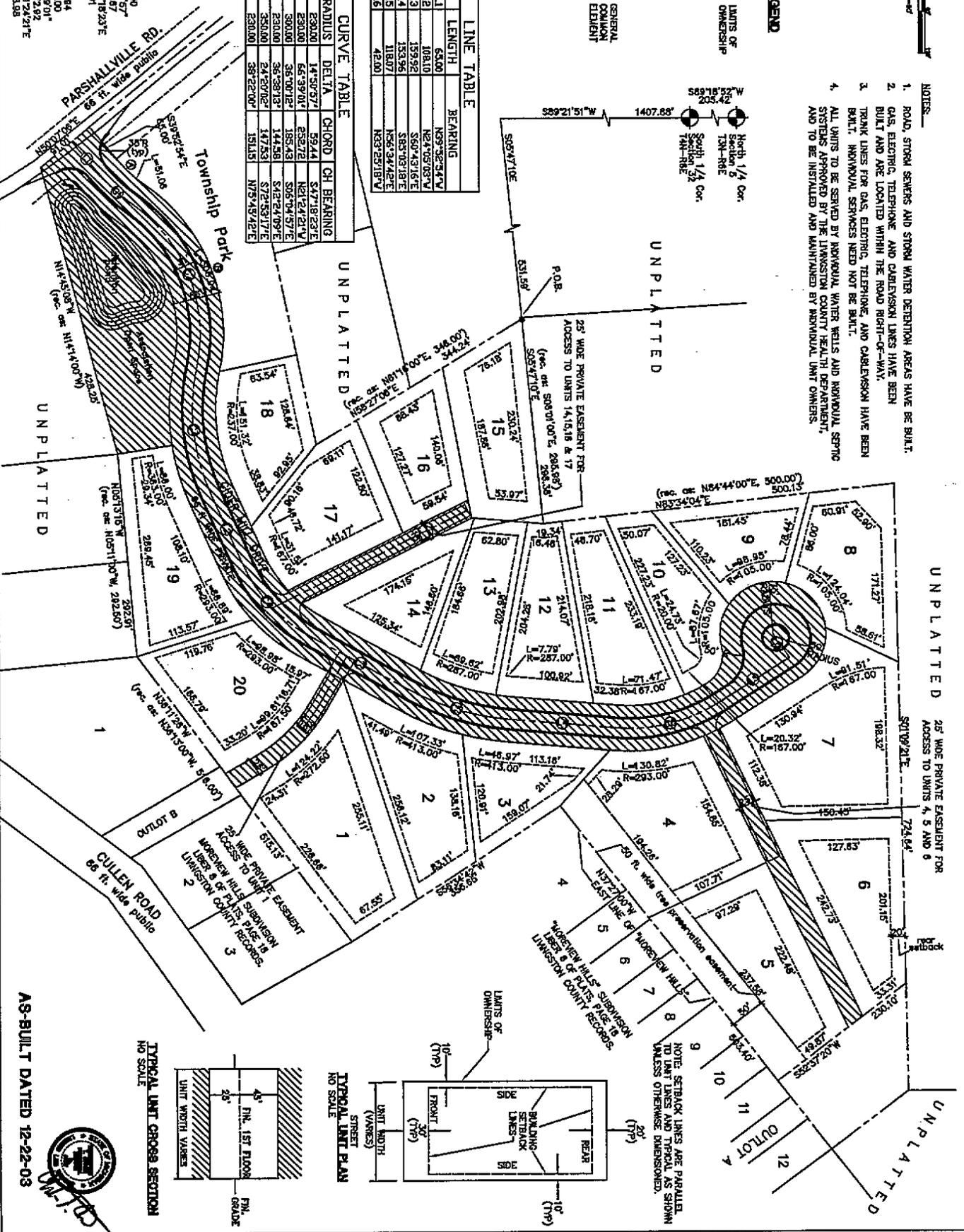


**LINE TABLE**

LINE	LENGTH	BEARING
L1	63.00	N89°32'34"W
L2	108.10	N24°05'03"W
L3	135.92	S60°43'16"E
L4	133.95	S85°03'18"E
L5	118.07	N56°34'42"E
L6	42.00	N83°25'18"W

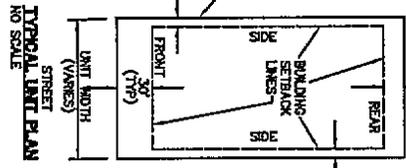
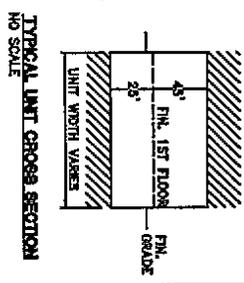
**CURVE TABLE**

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	59.61	230.00	14°59'57"	59.74	S47°18'23"E
C2	68.75	230.00	6°39'04"	232.72	N21°54'21"W
C3	188.51	300.00	36°00'12"	185.43	S05°04'57"E
C4	147.07	230.00	36°58'13"	144.58	S42°24'09"E
C5	148.45	230.00	24°50'02"	147.53	S72°53'17"E
C6	154.01	230.00	38°22'00"	151.15	N75°15'42"E



- ① L=51.06 R=187.00 A=145°07' T=102.87 CB=S87°18'23"E CL=50.91
- ② L=305.14 R=253.00 A=68°39'01" T=171.72 CB=S87°18'23"E CL=253.00
- ③ L=145.13 R=203.00 A=107°15'15" T=282.87 CB=S87°18'23"E CL=253.00

AS-BUILT DATED 12-22-03

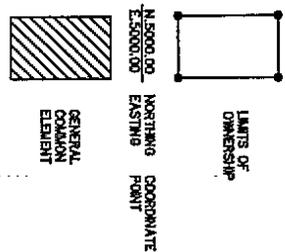


<p><b>ADVANTAGE CIVIL ENGINEERING</b></p>	<p><b>PARSHALLVILLE POND</b> SITE CONDOMINIUM</p>	<p>OLDFORD/HOWELL DEVELOPMENT 8840 PIER ROAD SOUTH LYON, MI 48178</p>
	<p><b>SITE PLAN</b></p>	

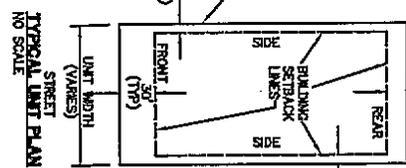
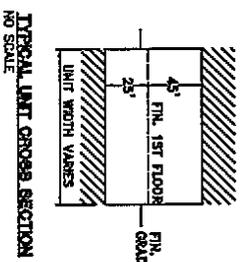
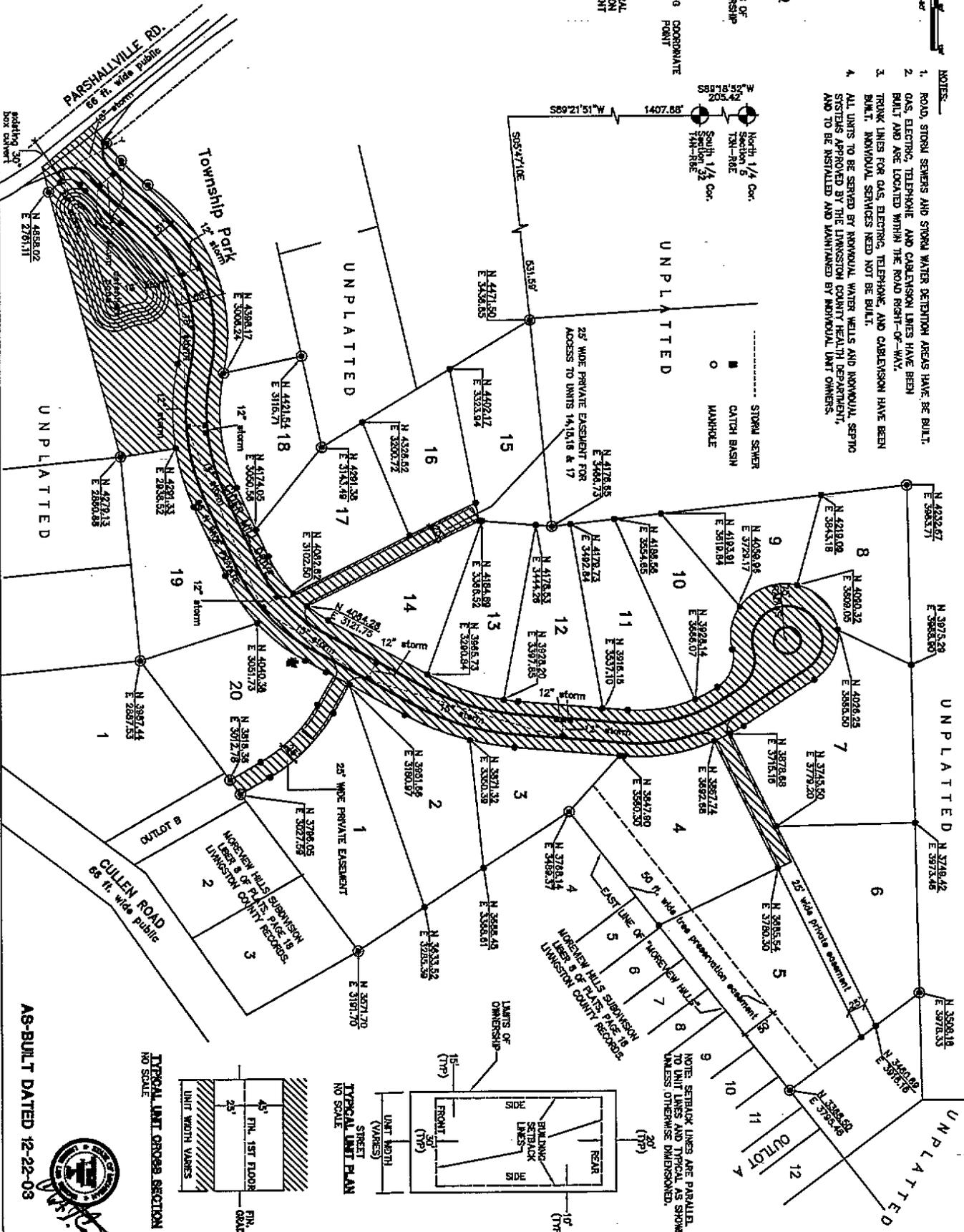




**LEGEND**



- NOTES:**
1. ROAD STORM SEWERS AND STORM WATER DETENTION AREAS HAVE BEEN BUILT.
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  3. TRUNK LINES FOR GAS, ELECTRIC, TELEPHONE, AND CABLEVISION HAVE BEEN BUILT. INDIVIDUAL SERVICES NEED NOT BE BUILT.
  4. ALL UNITS TO BE SERVED BY REMOVAL WATER WELLS AND INDIVIDUAL SEPTIC SYSTEMS APPROVED BY THE LIVINGSTON COUNTY HEALTH DEPARTMENT, AND TO BE INSTALLED AND MAINTAINED BY INDIVIDUAL UNIT OWNERS.



NOTE: SETBACK LINES ARE PARALLEL TO UNIT LINES AND TYPICAL AS SHOWN UNLESS OTHERWISE DIMENSIONED.

AS-BUILT DATED 12-22-03



**ADVANTAGE CIVIL ENGINEERING**

**PARSHALLVILLE POND SITE CONDOMINIUM UTILITY AND COORDINATE PLAN**

**OLDFORD/HOWELL DEVELOPMENT**  
8840 PEER ROAD  
SOUTH LYON, MI 48178

DATE	12-22-03
BY	D. J. ...
CHECKED BY	
APPROVED BY	
SCALE	
PROJECT NO.	
SHEET NO.	4