



8 0 1 5 3 9 1

Tx:6008243

2010R-025231

RECORDED ON

09/17/2010 08:15:02 AM

SALLY REYNOLDS

REGISTER OF DEEDS

LIVINGSTON COUNTY, MI 48843

RECORDING: 61.00

REMON: 4.00

PAGES: 18

FIRST AMENDMENT TO MASTER DEED

18

**HARTLAND ROVEY DRIVE FOUR CONDOMINIUM
LIVINGSTON COUNTY CONDOMINIUM
SUBDIVISION PLAN NO. 382**

16th THIS FIRST AMENDMENT TO MASTER DEED ("First Amendment") is made and executed this day of September, 2010, by **RAMCO HARTLAND TRS, INC.**, a Michigan corporation (hereinafter referred to as "Developer"), whose address is 31500 Northwestern Highway, Suite 300, Farmington Hills, Michigan 48334.

WITNESSETH:

WHEREAS, Developer, by recording that certain Master Deed dated May 11, 2009 and recorded with the Register of Deeds of Livingston County, Michigan, as Instrument Number 2009R-013719 (the "Master Deed"), Hartland Rovey Drive Four Condominium, Livingston County Condominium Subdivision Plan No. 382, a business Condominium under Act 59 of the Public Acts of Michigan 1978, as amended (the "Act"), as more particularly described on Exhibit A attached hereto and made a part hereof.

WHEREAS, the Township of Hartland ("Township") has approved that certain lot line adjustment between Units 2 and 3 (which Units are described in the Master Deed and are currently owned by Developer), as evidenced by that certain Township-approved survey recorded with the Register of Deeds of Livingston County, Michigan, as Instrument Number 2010S-0029, a copy of which is attached hereto as Exhibit X and made a part hereof (the "Adjustment Survey").

WHEREAS, pursuant to the Act and Article VIII and/or Article IX of the Master Deed, Developer desires to amend the Master Deed (including the Plan attached thereto) to reflect the lot line adjustment described in the Adjustment Survey and to make corresponding changes to the Percentages of Value for the Units in order to conform to the method and formula for determining Percentages of Value as stated in Article VI of the Master Deed.

NOW, THEREFORE, Developer amends the Master Deed as more particularly set forth below:

1. Unless otherwise defined in this First Amendment, capitalized terms used in this First Amendment shall have the meanings ascribed to them in the Master Deed.

2. The Plan attached as Exhibit B to the Master Deed, and identified as Livingston County Condominium Subdivision Plan No. 382, is hereby amended, superseded and entirely replaced and replatted by the Condominium Subdivision Plan replat attached to this First Amendment as Exhibit B and made a part hereof, which replat shall be designated Replat Number 1 of Livingston County Condominium Subdivision Plan No. 382.

3. Each Unit's Percentage of Value and land area as described in Section 1 of Article VI of the Master Deed are hereby amended and modified to be as follows:

<u>Unit</u>	<u>Percentage of Value</u>	<u>Land Area</u>
1	25.3%	1.28 acres
2	18.4%	0.93 acres
3	32.2%	1.63 acres
4	24.1%	1.22 acres

4. This First Amendment shall run the land and it shall be binding upon Developer and its successors and assigns. The Master Deed, as amended by this First Amendment, is hereby ratified and confirmed and shall remain in full force and effect.

[Rest of this page intentionally left blank; signature on next page.]

Developer executed this First Amendment to Master Deed as of the day and year first written above.

DEVELOPER:

RAMCO HARTLAND TRS, INC.,
a Michigan corporation

By: *Thomas W. Litzler*
Print Name: THOMAS W. LITZLER
Its: EXECUTIVE VICE PRESIDENT DEVELOPMENT
AND NEW BUSINESS INITIATIVES

(Handwritten initials)

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

The foregoing instrument was acknowledged before me this 16th day of September, 2010, by THOMAS W. LITZLER, the EXECUTIVE VICE PRESIDENT DEVELOPMENT of Ramco Hartland TRS, Inc., a Michigan corporation, on behalf of the corporation. AND NEW BUSINESS INITIATIVES

KELLY A. ZELENAK
Notary Public, State of Michigan
County of Wayne
My Commission Expires Jun. 15, 2013
Acting in the County of Oakland

Kelly A. Zelenak
Printed Name: Kelly A. Zelenak
Notary Public, Wayne County, MI
Acting in Oakland County, MI
My Commission Expires: 6/15/2013

DRAFTED BY AND WHEN RECORDED RETURN TO:

HONIGMAN MILLER SCHWARTZ AND COHN LLP
38500 Woodward Avenue, Suite 100
Bloomfield Hills, Michigan 48304
Attention: Vincent Kuebler, Esq.

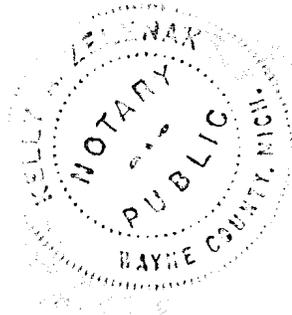


EXHIBIT A

Units 1, 2, 3 and 4, HARTLAND ROVEY DRIVE FOUR CONDOMINIUM, according to the Master Deed thereof, as recorded in Instrument No. 2009R-013719, Livingston County Records, and designated as Livingston County Condominium Subdivision Plan No. 382, together with rights in general common elements and limited common elements as set forth in said Master Deed, and as described in Act 59 of the Public Acts of 1978, as amended.

EXHIBIT B

Plan

Replat Number 1 of Livingston County Condominium Subdivision Plan No. 382

[attached hereto – 5 pages]

REPLAT NUMBER 1 OF
LIVINGSTON COUNTY CONDOMINIUM
SUBDIVISION PLAN NO. 382
EXHIBIT "B" TO THE MASTER DEED OF

HARTLAND ROVEY DRIVE FOUR CONDOMINIUM

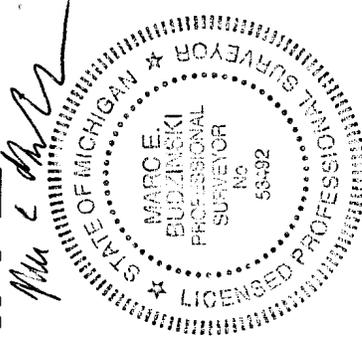
HARTLAND TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN.

DEVELOPER

RAMCO HARTLAND TRS, INC.
a Michigan Corporation
31500 Northwestern Hwy
Suite 300
Farmington Hills 48334

SURVEYOR & PREPARER

PROFESSIONAL ENGINEERING ASSOCIATES,
INC. 2900 E. Grand River Ave.
Howell, MI 48843



9-17-10

LEGAL DESCRIPTION

A parcel of land being a part of the Southeast 1/4 of the Southeast 1/4 of Section 21, T.3N., R.6E., Hartland Township, Livingston County, Michigan, being more particularly described as follows:

Commencing at the Southeast Corner of Section 21, T3N, R6E, Hartland Township, Livingston County, Michigan; thence N 02°53'39" W, 731.00 feet along the east line of Section 21; thence S 80°04'54" W 12.10 feet; thence 21.16 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 00°18'45", and a chord which bears S 79°55'31" W 21.15 feet to the POINT OF BEGINNING; thence continuing 418.98 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 06°11'15", and a chord which bears S 76°40'31" W 418.77 feet; thence S 76°39'15" W 400.48' along the future north line of Highland Road (M-59); thence N 02°44'28" W 370.11 feet to the south line of the Rovey Drive (width varies); thence the following seven courses and distances along the south line of said Rovey Drive: 1) N 79°47'19" E 81.11 feet; 2) 79.26 feet along the arc of a curve to the right, said curve having a radius of 117.00 feet, a central angle of 38°48'45", and a chord which bears S 80°48'19" E 77.75 feet; 3) S 61°23'57" E 75.79 feet; 4) 110.34 feet along the arc of a curve to the left, said curve having a radius of 147.00 feet, a central angle of 43°00'27", and a chord which bears S 82°54'10" E 107.77 feet; 5) N 75°35'36" E 346.76 feet; 6) 86.99 feet along the arc of a curve to the right, said curve having a radius of 502.00 feet, a central angle of 09°55'44", and a chord which bears N 80°33'28" E 86.88 feet; 7) 80.98 feet along the arc of a curve to the right, said curve having a radius of 50.00 feet, a central angle of 92°47'51", and a chord which bears S 48°04'44" E 72.42 feet to the west 33 foot right-of-way line of Clark Road (66 feet wide); thence along said east line S 02°53'39" E 185.47 feet to the POINT OF BEGINNING, containing 5.06 acres of land subject to easements, conditions, restrictions and exceptions of record or otherwise.

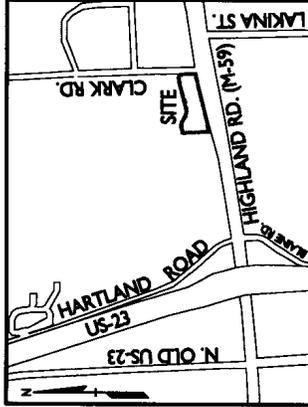
ATTENTION: COUNTY REGISTER OF DEEDS

THE CONDOMINIUM SUBDIVISION PLAN NUMBER MUST BE ASSIGNED IN CONSECUTIVE SEQUENCE. WHEN A NUMBER HAS BEEN ASSIGNED TO THIS PROJECT, IT MUST BE SHOWN PROPERLY IN THE TITLE ON THIS SHEET AND IN THE SURVEYOR'S CERTIFICATE SHOWN ON SHEET NO. 2.

INDEX OF DRAWINGS

- *1. COVER SHEET
- *2. SURVEY PLAN
- *3. SITE PLAN
- *4. UTILITY PLAN
- *5. EASEMENT PLAN

THE ASTERISKS (*) SHOWN ABOVE INDICATE AMENDED OR NEW SHEETS. THESE SHEETS WITH THE SUBMISSION ARE TO REPLACE THOSE SHEETS PREVIOUSLY RECORDED.



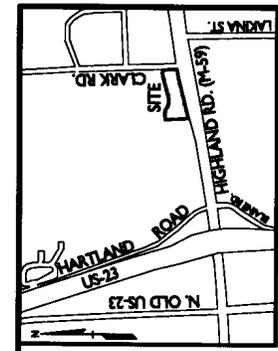
HARTLAND ROVEY DRIVE
FOUR CONDOMINIUM

COVER SHEET



PROFESSIONAL
ENGINEERING
ASSOCIATES
INC. 1000 N. ZEEB RD.
LANSING, MI 48206

PROPOSED DATED NOVEMBER 19, 2008



LOCATION MAP NOT TO SCALE

CURVE DATA
 (A) ARC = 21.16'
 RADIUS = 3879.72'
 DELTA = 00° 18' 45"
 CHORD = 21.15'
 CH. BRG. = S 79° 55' 31" W

NOTES:
 1. BASIS OF BEARING ARE REFERENCED TO THE NORTH-SOUTH 1/4 LINE OF SECTION 21 AS N02°55'00"W, RECORDED IN L.1408, P.331 (LCR)
 2. SITE ZONED X - AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN PER FIRM CPN 260784 0005B DATED 9-20-96.
 3. THE AREA OF THE PARCEL IS 5.06 ACRES



LEGEND:
 ● SECTION CORNER FOUND
 ○ MONUMENT SET
 ⊙ MONUMENT FOUND
 ● IRON FOUND
 (R) RECORDED
 (M) MEASURED
 (P) PLAT

PEA
 PROFESSIONAL ENGINEERING ASSOCIATES
 2900 E. GRAND RIVER AVENUE
 HOWELL, MICHIGAN 48843
 TEL: 517-885-1100
 FAX: 517-885-1101

HARTLAND ROVEY DRIVE FOUR CONDOMINIUM SURVEY PLAN

1/4 SECTION 21
 T3N, R6E
 HARTLAND TWP
 LIVINGSTON CO.
 MICHIGAN
 REMON DISK
 FOUND

CLARK ROAD
 (6 FT. WIDE)
 502°53'39"E 297.56'
 185.47'
 502°53'39"E 185.47'

DRIVE
 UNPLATTED
 N75°35'36"E 553.03'
 346.76'
 N75°35'36"E 553.03'
 346.76'

ARC = 86.99'
 RADIUS = 502.00'
 DELTA = 09° 55' 44"
 CHORD = 86.88'
 CH. BRG. = N 80° 33' 28" E

ARC = 110.34'
 RADIUS = 147.00'
 DELTA = 43° 00' 27"
 CH. BRG. = S 82° 54' 10" E

ARC = 118.98'
 RADIUS = 3879.72'
 DELTA = 06° 11' 15"
 CHORD = 118.77'
 CH. BRG. = S 76° 40' 31" W

ARC = 440.14'
 RADIUS = 3879.72'
 DELTA = 06° 30' 00"
 CHORD = 439.90'
 CH. BRG. = S 76° 49' 54" W

ARC = 80.98'
 RADIUS = 50.00'
 DELTA = 92° 47' 51"
 CHORD = 72.42'
 CH. BRG. = S 48° 04' 44" E

ARC = 79.26'
 RADIUS = 117.00'
 DELTA = 38° 48' 45"
 CHORD = 77.75'
 CH. BRG. = S 80° 48' 19" E

ARC = 86.99'
 RADIUS = 502.00'
 DELTA = 09° 55' 44"
 CHORD = 86.88'
 CH. BRG. = N 80° 33' 28" E

MEYER TRUST
 TAX ID#
 08-21-400-042
 UNPLATTED

REHABERER PARCEL B1 (TAX ID# 0708-21-400-043)
 81.11'
 N79°47'19"E 81.11'
 N80°04'36"E 450.00'
 S80°04'36"W 300.00'

AT&T
 TAX ID#
 08-21-400-021
 UNPLATTED

AREA = 5.06 AC
 NORTHERLY LINE
 HIGHLAND ROAD (M-59)

N02°44'28"W 370.11'
 N02°44'28"W 360.82'

S 76° 39' 15" W 400.48'

HIGHLAND ROAD (M-59)
 VARIABLE WIDTH

S 79° 55' 31" W 21.15'

S 89° 02' 38" W 2595.16'

S 82° 54' 10" E 107.77'

BM #215

BOUNDARY BEGINNING

BM #4

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

PARCEL # - BRG 89Y
 P.00083, P.00021
 F.C.02
 TAX ID# 08-21-400-044

DATE
 9-17-10
 MARC E. BUDZINSKI

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

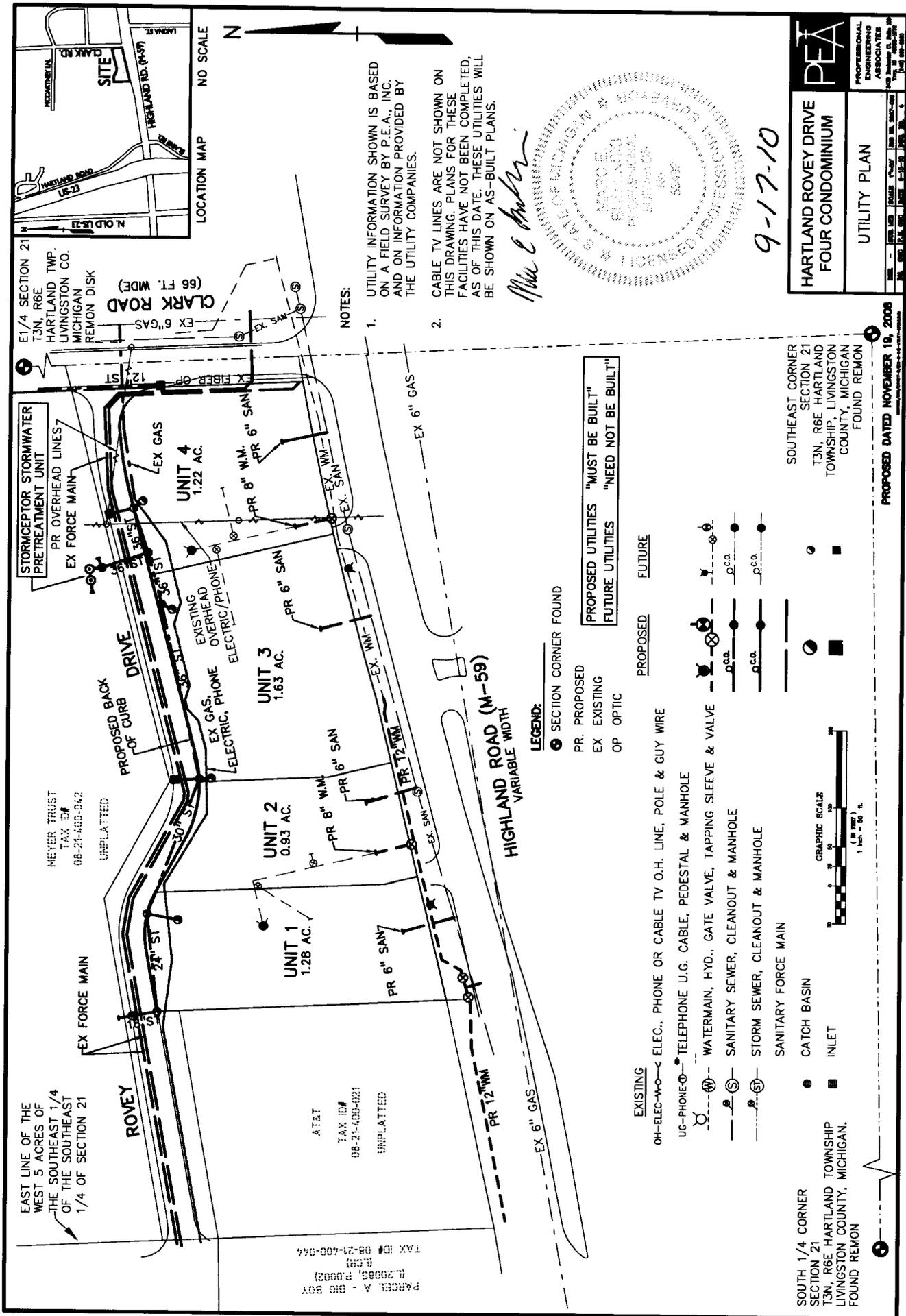
SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

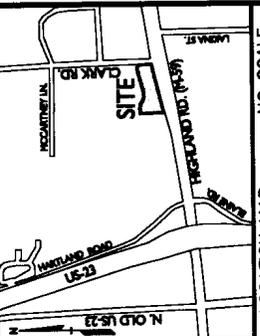
SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

SOUTH 1/4 CORNER
 SECTION 21
 T3N, R6E HARTLAND
 TOWNSHIP, LIVINGSTON
 COUNTY, MICHIGAN
 FOUND REMON DISK

PROPOSED DATED NOVEMBER 19, 2008

</





E1/4 SECTION 21
T3N, R6E
HARTLAND TWP.
LIVINGSTON CO.
MICHIGAN
REMON DISK
(66 T. W.D.E.)
CLARK ROAD

LEGEND:

- SECTION CORNER FOUND
- PUBLIC EASEMENT FOR PUBLIC UTILITIES
- PR. PROPOSED CENTERLINE PRIVATE UTILITY EASEMENT
- CENTERLINE PUBLIC UTILITY EASEMENT
- CENTERLINE WATER MAIN EASEMENT
- ▨ STORM SEWER EASEMENT

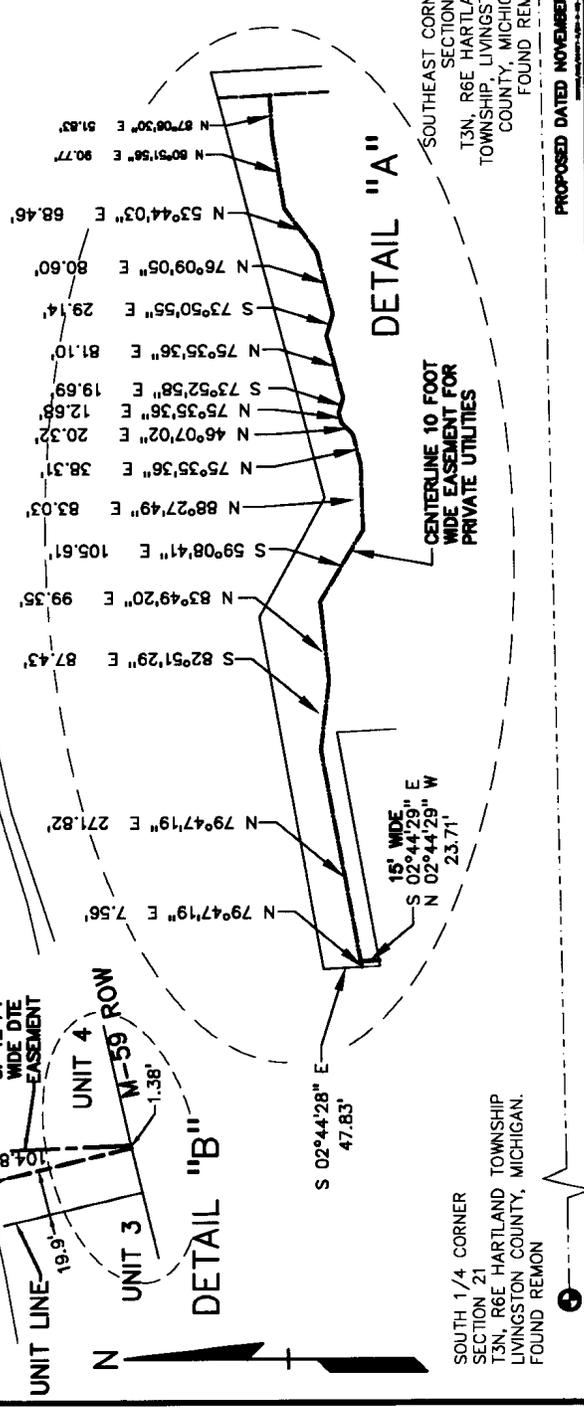
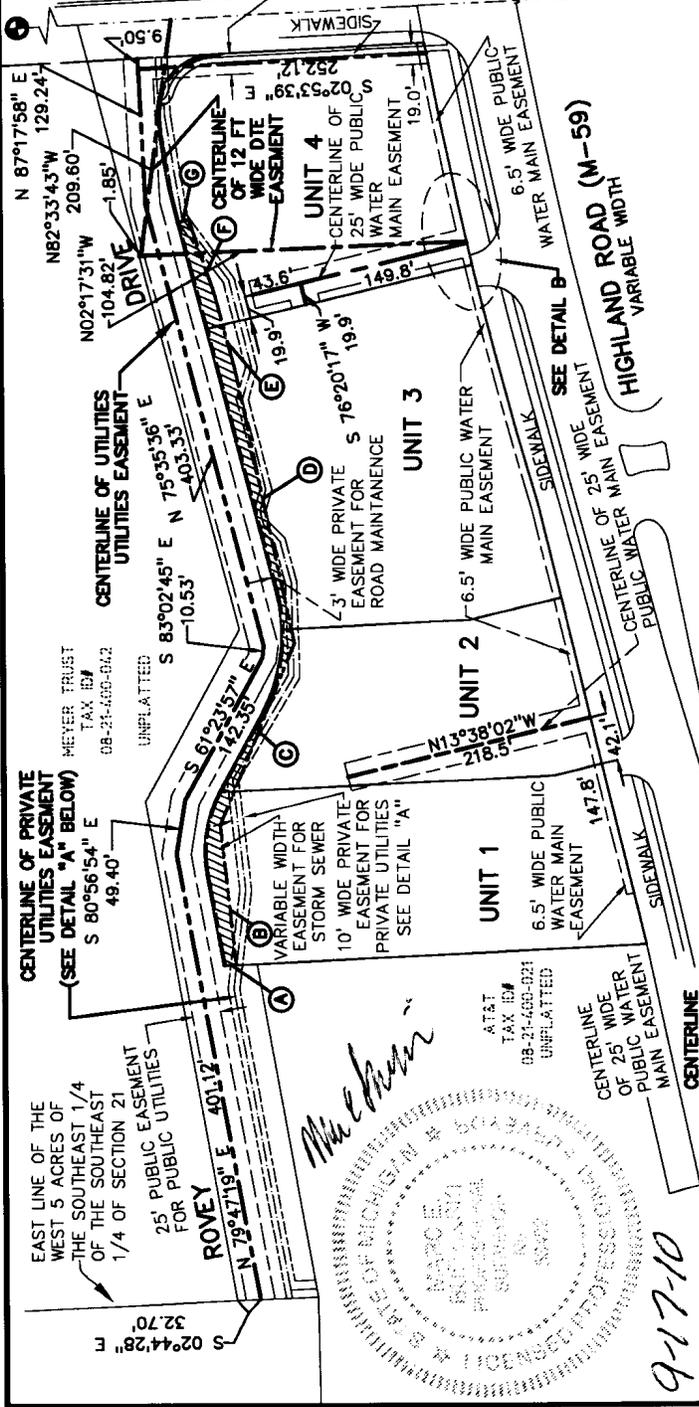
PROPOSED UTILITIES "MUST BE BUILT"
FUTURE UTILITIES "NEED NOT BE BUILT"

- COURSES AND DISTANCES FOR STORM SEWER EASEMENT
- (A) S 02°44'28" E 11.07'
 - (B) N 83°53'03" E 124.73'
 - (C) S 67°41'59" E 173.21'
 - (D) N 78°14'10" E 248.35'
 - (E) N 75°17'03" E 69.95'
 - (F) N 71°39'06" E 68.25'
 - (G) N 14°24'24" W 10.48'



PEA
HARTLAND ROVEY DRIVE
FOUR CONDOMINIUM
EASEMENT PLAN

PROFESSIONAL ENGINEERING ASSOCIATES
10000 E. GRAND AVENUE, SUITE 100
LIVESTON, MICHIGAN 48150
TEL: 517-233-1100 FAX: 517-233-1101



PROPOSED DATED NOVEMBER 19, 2008

EXHIBIT X

Adjustment Survey

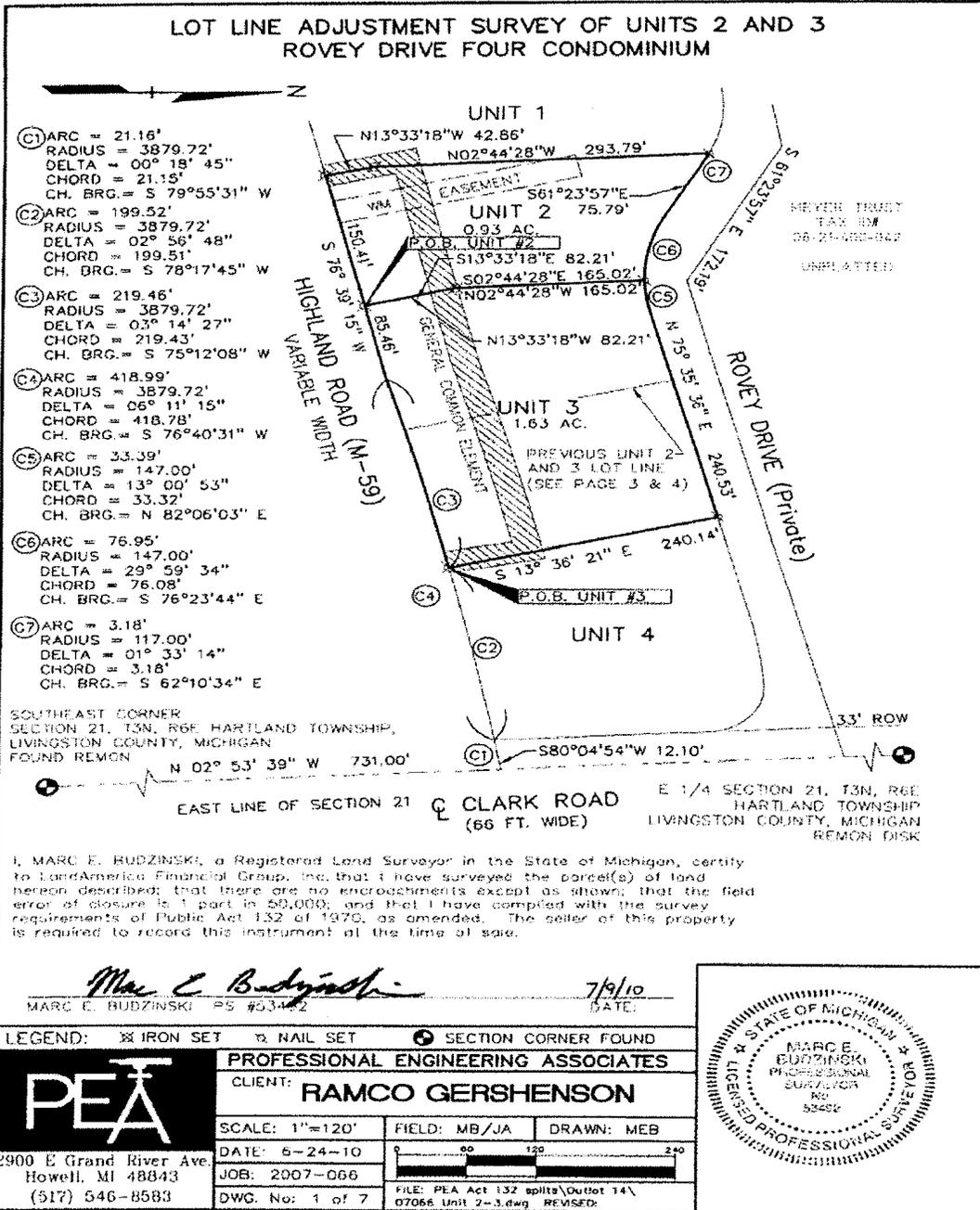
[attached hereto – 7 pages]

OAKLAND.1909851.1

2010S-0029
 RECORDED ON
 09/19/2010 2:30:26 PM
 SALLY REYNOLDS
 REGISTER OF DEEDS
 LIVINGSTON COUNTY, MI 48843
 RECORDING: 28.00
 REMON: 4.00
 PAGES: 7



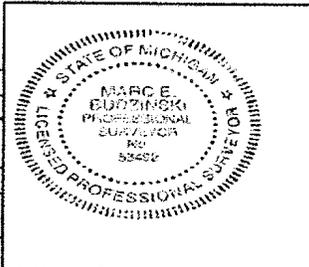
APPROVAL



I, MARC E. BUDZINSKI, a Registered Land Surveyor in the State of Michigan, certify to LandAmerica Financial Group, Inc. that I have surveyed the parcel(s) of land herein described; that there are no encroachments except as shown; that the field error of closure is 1 part in 50,000; and that I have complied with the survey requirements of Public Act 132 of 1970, as amended. The seller of this property is required to record this instrument at the time of sale.

Marc E. Budzinski
 MARC E. BUDZINSKI PS #53442

7/9/10
 DATE



APPROVAL JH

LEGAL DESCRIPTION

UNIT 2 REVISED, ROVEY DRIVE FOUR CONDOMINIUM

A parcel of land being a part of Unit 2 of Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed (2009R-013719 L.C.R.) being a part of the Southeast 1/4 of the Southeast 1/4 of Section 21, T.3N., R.6E., Hartland Township, Livingston County, Michigan, being more particularly described as follows:

Commencing at the Southeast Corner of Section 21, T3N, R6E, Hartland Township, Livingston County, Michigan; thence N 02°53'39" W, 731.00 feet along the east line of Section 21; thence S 80°04'54" W, 12.10 feet; thence 21.16 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 00°18'45", and a chord which bears S 79°55'31" W, 21.15 feet to the West R.O.W. of Clark Road (66 feet wide); thence 418.99 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 06°11'15", and a chord which bears S 76°40'31" W, 418.78 feet; thence S 76°39'15" W, 85.46' along the north line of Highland Road (M-59) to the POINT OF BEGINNING; thence S 76°39'15" W, 150.41 feet; thence N 13°33'18" W, 42.86 feet; thence N 02°44'28" W, 293.79 feet to the south line of the Rovey Drive (a Private Drive); thence the following three courses and distances along the south line of said Rovey Drive: 1) 3.18 feet along the arc of a curve to the right, said curve having a radius of 117.00 feet, a central angle of 01°33'14", and a chord which bears S 62°10'34" E, 3.17 feet; 2) S 61°23'57" E, 75.79 feet; 3) 76.95 feet along the arc of a curve to the left, said curve having a radius of 147.00 feet, a central angle of 29°59'34", and a chord which bears S 76°23'44" E, 76.08 feet; thence S 02°44'28" E, 165.02 feet; thence S 13°33'18" E 82.21 feet to the POINT OF BEGINNING, containing 0.93 acres

UNIT 3 REVISED, ROVEY DRIVE FOUR CONDOMINIUM

A parcel of land being a part of Units 2 and 3 of Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed (2009R-013719 L.C.R.) being a part of the Southeast 1/4 of the Southeast 1/4 of Section 21, T.3N., R.6E., Hartland Township, Livingston County, Michigan, being more particularly described as follows:

Commencing at the Southeast Corner of Section 21, T3N, R6E, Hartland Township, Livingston County, Michigan; thence N 02°53'39" W, 731.00 feet along the east line of Section 21; thence S 80°04'54" W, 12.10 feet; thence 21.16 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 00°18'45", and a chord which bears S 79°55'31" W, 21.15 feet to the West R.O.W. of Clark Road (66 feet wide); thence 199.52 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 02°56'48", and a chord which bears S 78°17'45" W, 199.51 feet to the POINT OF BEGINNING; thence 219.46 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 3°14'27", and a chord which bears S 75°12'08" W, 219.43 feet; thence S 76°39'15" W, 85.46 feet; thence N 13°33'18" W, 82.21 feet; thence N 02°44'28" W, 165.02 feet to the south line of the Rovey Drive (a Private Drive); thence the following two courses and distances along the south line of said Rovey Drive: 1) 33.39 feet along the arc of a curve to the left, said curve having a radius of 147.00 feet, a central angle of 13°00'53", and a chord which bears N 82°06'03" E, 33.32 feet; 2) N 75°35'36" E, 240.53 feet; thence S 13°36'21" E, 240.14 feet to the POINT OF BEGINNING, containing 1.63 acres.

LEGEND: IRON SET IRON FOUND SECTION CORNER FOUND

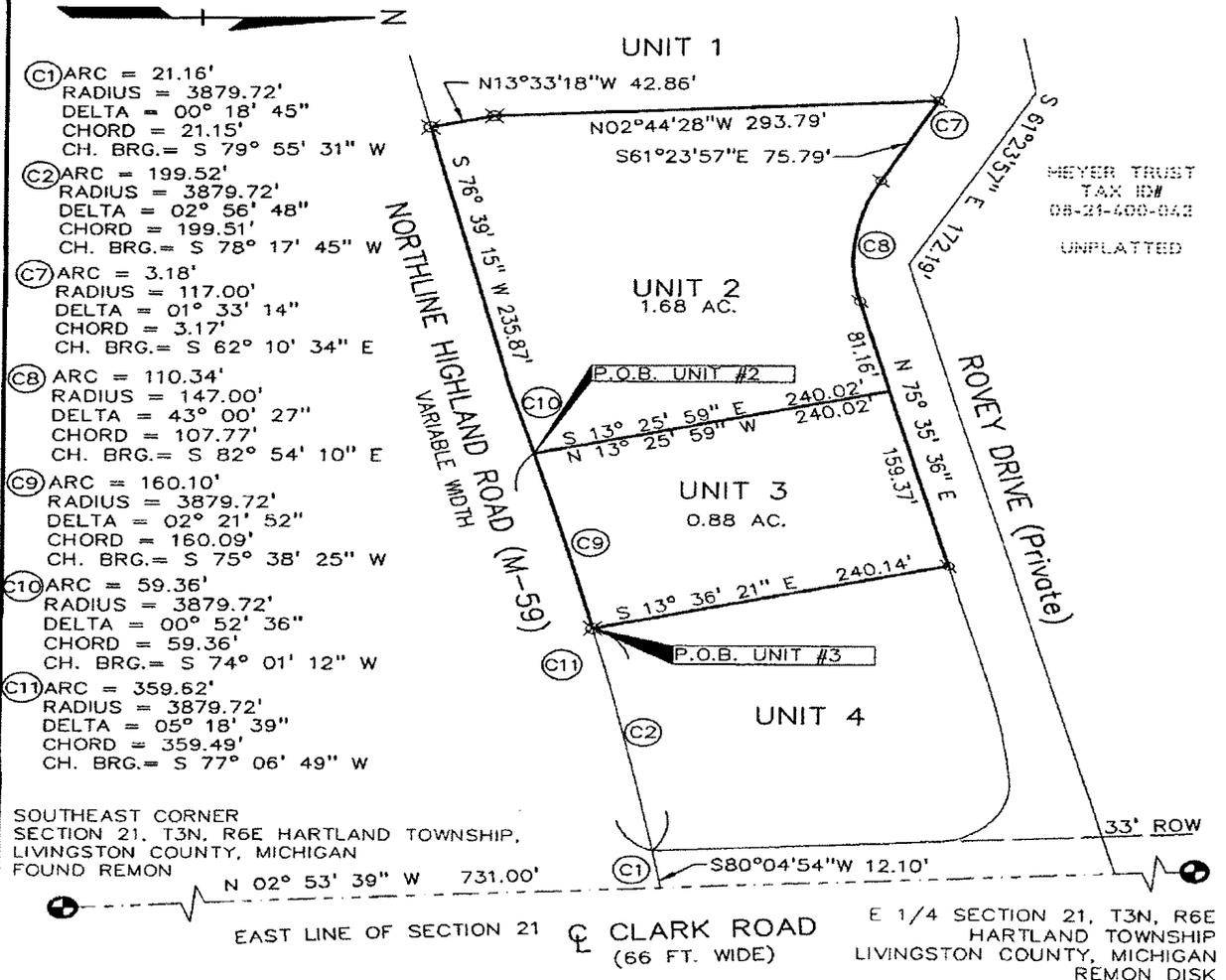
<p>2900 E Grand River Ave. Howell, MI 48843 (517) 546-8583</p>	PROFESSIONAL ENGINEERING ASSOCIATES		
	CLIENT: RAMCO GERSHENSON		
	SCALE: N/A	FIELD: MB/JA	DRAWN: MEB
	DATE: 6-24-10		
JOB: 2007-066	FILE: PEA Act 132 splits\Outlet 14\07066 Outlet 14.dwg REVISED		
DWG. No: 2 of 7			



JH

APPROVAL

UNITS 2 AND 3 OF HARTLAND ROVEY FOUR CONDOMINIUM
AS RECORDED IN 2009R-013719 L.C.R.



MEYER TRUST
TAX ID#
08-21-600-042
UNPLATTED

- (C1) ARC = 21.16'
RADIUS = 3879.72'
DELTA = 00° 18' 45"
CHORD = 21.15'
CH. BRG. = S 79° 55' 31" W
- (C2) ARC = 199.52'
RADIUS = 3879.72'
DELTA = 02° 56' 48"
CHORD = 199.51'
CH. BRG. = S 78° 17' 45" W
- (C7) ARC = 3.18'
RADIUS = 117.00'
DELTA = 01° 33' 14"
CHORD = 3.17'
CH. BRG. = S 62° 10' 34" E
- (C8) ARC = 110.34'
RADIUS = 147.00'
DELTA = 43° 00' 27"
CHORD = 107.77'
CH. BRG. = S 82° 54' 10" E
- (C9) ARC = 160.10'
RADIUS = 3879.72'
DELTA = 02° 21' 52"
CHORD = 160.09'
CH. BRG. = S 75° 38' 25" W
- (C10) ARC = 59.36'
RADIUS = 3879.72'
DELTA = 00° 52' 36"
CHORD = 59.36'
CH. BRG. = S 74° 01' 12" W
- (C11) ARC = 359.62'
RADIUS = 3879.72'
DELTA = 05° 18' 39"
CHORD = 359.49'
CH. BRG. = S 77° 06' 49" W

SOUTHEAST CORNER
SECTION 21, T3N, R6E HARTLAND TOWNSHIP,
LIVINGSTON COUNTY, MICHIGAN
FOUND REMON
N 02° 53' 39" W 731.00'

EAST LINE OF SECTION 21
CLARK ROAD (66 FT. WIDE)
E 1/4 SECTION 21, T3N, R6E
HARTLAND TOWNSHIP
LIVINGSTON COUNTY, MICHIGAN
REMON DISK

LEGEND: IRON SET NAIL SET SECTION CORNER FOUND

PEA
2900 E Grand River Ave.
Howell, MI 48843
(517) 546-8583

PROFESSIONAL ENGINEERING ASSOCIATES
CLIENT: **RAMCO GERSHENSON**

SCALE: 1"=120'	FIELD: MB/JA	DRAWN: MEB
DATE: 7-6-10		
JOB: 2007-066	FILE: PEA Act 132 splits\Outlot 14\07066 Unit 2-3.dwg REVISED:	
DWG. No: 3 of 7		

STATE OF MICHIGAN
MARC E. BUDZINSKI
PROFESSIONAL SURVEYOR
No 53492
LICENSED PROFESSIONAL SURVEYOR

2/14

APPROVAL

LEGAL DESCRIPTION

UNIT 2, ROVEY DRIVE FOUR CONDOMINIUM

A parcel of land being Unit 2 of Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed (2009R-013719 L.C.R.) being a part of the Southeast 1/4 of the Southeast 1/4 of Section 21, T.3N., R.6E., Hartland Township, Livingston County, Michigan, being more particularly described as follows:

Commencing at the Southeast Corner of Section 21, T3N, R6E, Hartland Township, Livingston County, Michigan; thence N 02°53'39" W, 731.00 feet along the east line of Section 21; thence S 80°04'54" W, 12.10 feet; thence 21.16 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 00°18'45", and a chord which bears S 79°55'31" W, 21.15 feet to the West R.O.W. of Clark Road (66 feet wide); thence 359.62 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 05°18'39", and a chord which bears S 77°06'49" W, 359.49 feet to the POINT OF BEGINNING; thence 59.36 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 00°52'36", and a chord which bears S 74°01'12" W, 59.36 feet; thence S 76°39'15" W, 235.87 feet; thence N 13°33'18" W, 42.86 feet; thence N 02°44'28" W, 293.79 feet to the south line of the Rovey Drive (a Private Drive); thence the following four (4) courses and distances along the south line of said Rovey Drive: 1) 3.18 feet along the arc of a curve to the right, said curve having a radius of 117.00 feet, a central angle of 01°33'14", and a chord which bears S 62°10'34" E, 3.17 feet; 2) S 61°23'57" E, 75.79 feet; 3) 110.34 feet along the arc of a curve to the left, said curve having a radius of 147.00 feet, a central angle of 43°00'27", and a chord which bears S 82°54'10" E, 107.77 feet; 4) N 75°35'36" E, 81.16 feet; thence S 13°25'59" E 240.02 feet to the POINT OF BEGINNING, containing 1.68 acres

UNIT 3, ROVEY DRIVE FOUR CONDOMINIUM

A parcel of land being Unit 3 of Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed (2009R-013719 L.C.R.) being a part of the Southeast 1/4 of the Southeast 1/4 of Section 21, T.3N., R.6E., Hartland Township, Livingston County, Michigan, being more particularly described as follows:

Commencing at the Southeast Corner of Section 21, T3N, R6E, Hartland Township, Livingston County, Michigan; thence N 02°53'39" W, 731.00 feet along the east line of Section 21; thence S 80°04'54" W, 12.10 feet; thence 21.16 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 00°18'45", and a chord which bears S 79°55'31" W, 21.15 feet to the West R.O.W. of Clark Road (66 feet wide); thence 199.52 feet along the arc of a curve to the left, also being the north line of Highland Road (M-59), said curve having a radius of 3879.72 feet, a central angle of 02°56'48", and a chord which bears S 78°17'45" W, 199.51 feet to the POINT OF BEGINNING; thence 160.10 feet along the arc of a curve to the left, said curve having a radius of 3879.72 feet, a central angle of 2°21'52", and a chord which bears S 75°38'25" W, 160.09 feet; thence N 13°25'59" W, 240.02 feet to the south line of the Rovey Drive (a Private Drive); thence N 75°35'36" E, 159.37 feet; thence S 13°36'21" E, 240.14 feet to the POINT OF BEGINNING, containing 0.88 acres.

LEGEND: ✕ IRON SET ● IRON FOUND ⊕ SECTION CORNER FOUND			
PROFESSIONAL ENGINEERING ASSOCIATES			
CLIENT: RAMCO GERSHENSON			
SCALE: N/A	FIELD: MB/JA	DRAWN: MEB	
DATE: 7-6-10	0 60 120 240		
JOB: 2007-066	FILE: PEA Act 132 splits\Outlot 14\07066 Unit 2-3.dwg REVISED:		
DWG. No: 4 of 7			

2900 E Grand River Ave.
Howell, MI 48843
(517) 546-8583



26

APPROVAL

CERTIFICATE OF SURVEY

SECTION CORNER WITNESSES:

South 1/4 Corner (F-9) of Section 21, T3N-R6E, Hartland Township, Livingston County, Michigan. 1/2" iron rod with 1 1/2" x 36" iron pipe with Livingston County Remon. Brass Cap on top.

- S 60° E 85.67' Mag nail in the north face of 10" Pine
- N 05° W 22.38' Mag Nail on east side of utility pole
- N 50° E 136.26' Nail & tag on NE side of utility pole
- S 75° W 48.10' Mag nail on top of guard rail post

Southeast Corner (G-9) of Section 21, T3N-R6E, Hartland Township, Livingston County, Michigan. 1/2" iron rod with Livingston County Remon. Brass Cap on top.

- N 10° W 13.85' Nail & tag on east side of 10" Maple
- N 70° E 16.17' SP & tag on south side of dead 13" Tree
- S 10° W 29.51' Mag nail in west face of 8" Elm
- N 50° W 28.59' mag nail in NE face of 5" Walnut

East 1/4 Corner (G-8) of Section 21, T3N-R6E, Hartland Township, Livingston County, Michigan. 1/2" iron rod with Livingston County Remon. Brass Cap on top in Monument Box.

- EAST 42.07' SP & tag on North side of 24" Cherry Tree
- S 70° E 33.34' SP & tag on North side of 24" Oak Tree
- WEST 33.98' 1/2" Iron W/ Cap #14762
- S 60° W 45.59' SP & tag on North side of 15" Hickory

LEGEND: ✕ IRON SET ● IRON FOUND ⊕ SECTION CORNER FOUND



PROFESSIONAL ENGINEERING ASSOCIATES

CLIENT:
RAMCO HARTLAND LLC

SCALE: NTS FIELD: JW DRAWN: GWC

DATE: 7-6-10

JOB: 2007-066

DWG. No: 5 OF 7

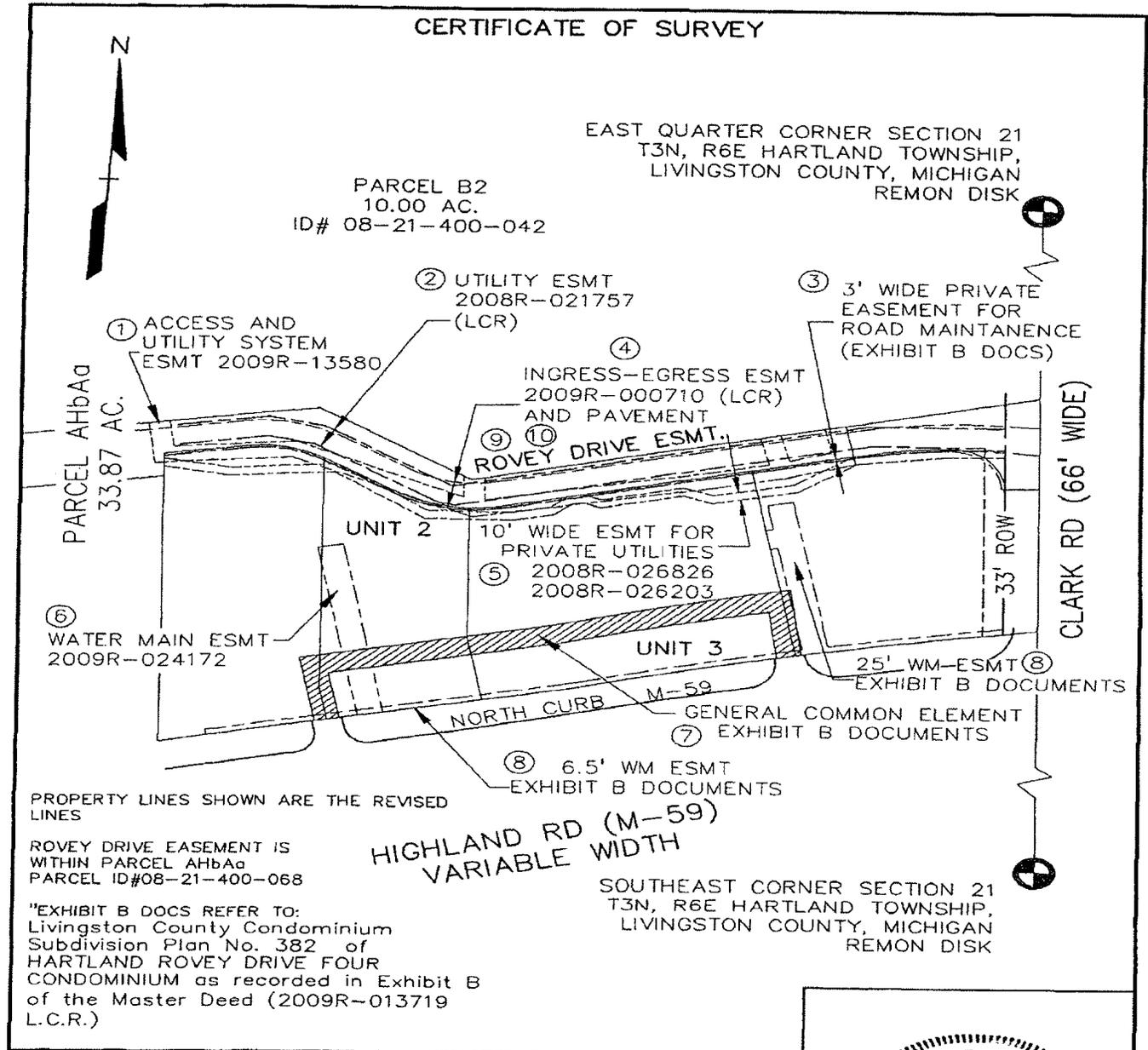
FILE: PEA Act 132 splits\Outlet 14\
07066 Outlet 14.dwg REVISED:

2900 E Grand River Ave.
Howell, MI 48843
(517) 546-8583



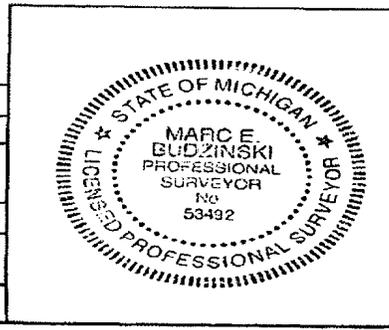
JHA

APPROVAL



LEGEND: IRON SET IRON FOUND SECTION CORNER FOUND

PROFESSIONAL ENGINEERING ASSOCIATES		
CLIENT: RAMCO HARTLAND LLC		
SCALE: 1"=150'	FIELD: JW	DRAWN: GWC
DATE: 7-6-10		
JOB: 2007-066	FILE: PEA Act 132 splits\Outlot 14\07066 Unit 2-3.dwg REVISED: 7-9-10	
DWG. No: 6 OF 7		



Livingston County Register of Deeds. 2010S-0029

Livingston County Register of Deeds. 2010R-025231

JK

APPROVAL

EASEMENTS

CERTIFICATE OF SURVEY

- ① Access and Utility System Easement between Ramco Hartland TRS, Inc. and Ramco RM Hartland SC, LLC dated May 8, 2009 and recorded May 8, 2009 in Instrument No. 2009R-013580. AS PLOTTED
- ② Permanent Utility Easement between Ramco Hartland TRS, Inc, a Michigan company, and the Livingston County Department of Public Works, dated the 18 day of July, 2009 and recorded in Instrument No. 2008R-021757. AS PLOTTED
- ③ A 3' Wide easement for road maintenance over the north 3' (three) of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed 2009R-013719 (LCR)
- ④ Terms, conditions and provisions contained in Access Easement Agreement between Ramco RM Hartland SC LLC, a Delaware limited liability company, Meijer Realty Company, a Michigan corporation, and the Livingston County Department of Public Works, dated the 29th day of December, 2009 and recorded January 9, 2009 in Instrument No. 2009R-0000710. AS PLOTTED
- ⑤ Easement for Telephone Line in favor of AT&T Michigan recorded in Instrument 2008R-026826 AND for Gas Pipeline in favor of Consumers Energy Corporation recorded in Instrument 2008R-026203, Livingston County Records. AS PLOTTED
- ⑥ Water Main Easement dated the 29th day of June, 2009 recorded in instrument No. 2009R-24172 (LCR). AS PLOTTED
- ⑦ General comment element according to Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed 2009R-013719 (LCR)
- ⑧ Water Main Easement according to Livingston County Condominium Subdivision Plan No. 382 of HARTLAND ROVEY DRIVE FOUR CONDOMINIUM as recorded in Exhibit B of the Master Deed 2009R-013719 (LCR)
- ⑨ Planned Unit Development Agreement recorded in Instrument No. 2008R-011710, Livingston County Records; as affected by First Amendment to Planned Development Agreement recorded in Instrument No. 2009R-004181; as affected by Second Amendment to Planned Development Agreement recorded in Instrument No. 2009R-013577; as affected by Third Amendment to Planned Development Agreement recorded in Instrument No. 2009R-013578; as affected by Fourth Amendment to Planned Development Agreement recorded in Instrument No. 2009R-013579. OVER PARCEL AHbAa (ROVEY DRIVE)
- ⑩ The private road (ROVEY DRIVE EASEMENT) which provides ingress and egress to subject property is subject to the rights of other property owners to use said road and is not required to be maintained by the County of Livingston, as granted in Access Easement Agreement between Ramco RM Hartland SC LLC, a Delaware limited liability company, Meijer Realty Company, a Michigan corporation, and the Livingston County Department of Public Works, dated the 29th day of December, 2008 and recorded January 9, 2009 as Instrument No. 2009R-000710. AS PLOTTED



2900 E Grand River Ave.
Howell, MI 48843
(517) 546-8583

PROFESSIONAL ENGINEERING ASSOCIATES		
CLIENT: RAMCO HARTLAND LLC		
SCALE: N/A	FIELD: JW	DRAWN: GWC
DATE: 7-6-10		
JOB: 2007-066		
DWG. No: 7 OF 7	FILE: PEA Act 132 splita\Outlot 14\07066 Unit 2-3.dwg REVISED: 7-9-10	

