

CERTIFICATE OF SURVEY

I, CHRISTOPHER T. COTTER, registered land surveyor in the State of Michigan, hereby CERTIFY only to the parties named hereon that I have surveyed at the direction of said parties, a parcel of land previously described in three parts as:

PARCEL 1:

Part of the Northwest fractional 1/4 of Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan, described as: Commencing at the Southwest corner of Lot 94, J.B. Skilbeck's Addition to the City of Howell, thence South 132 feet, thence East 361 feet; thence North 132 feet; thence West 361 feet to beginning.

PARCEL 2:

Part of the Northwest fractional 1/4 Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan, described as: Beginning 1343 feet South of the Northwest corner of Section, thence East, 192 feet; thence South 200 feet; thence West 215 feet; thence North 200 feet to the point of beginning.

PARCEL 3:

Part of the Northwest fractional 1/4 of Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan, beginning 1543 feet South and 33 feet East of the Northwest corner of Section 1; thence South, 55.5 feet; thence East, 665 feet; thence South, 60 feet; thence West, 40 feet; thence South 520 feet; thence East 253.5 feet; thence South 310 feet; thence East 1020 feet; thence North, 1460 feet; thence West, 317.5 feet; thence South, 192 feet; thence West 361 feet; thence North 132 feet; thence West 1061 feet; thence South 287 feet; thence East 17 feet; thence South 200 feet; thence West 182 feet to the point of beginning. ALSO beginning 1658.5 feet South and 33 feet East of the Northwest corner; thence East 300 feet; thence South 520 feet; thence West 133 feet; thence North 18 feet; thence West 167 feet; thence North 502 feet to beginning. EXCEPTING THEREFROM: Part of the Northwest Fractional 1/4 of Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan described as follows: Beginning at a point on the centerline of Pinckney Road and West Section line, South 00 degrees 56 minutes 20 seconds East, 2166.52 feet from the Northwest corner of Section 1; thence North 88 degrees 18 minutes 00 seconds East, 200.00 feet; thence South 02 degrees 04 minutes 45 seconds East, 18.00 feet; thence North 88 degrees 06 minutes 56 seconds East, 132.82 feet to the point of beginning; thence North 88 degrees 06 minutes 56 seconds East, 449.41 feet to a point on the West Right of Way line of 75.00 foot wide easement for city utilities; thence North 00 degrees 55 minutes 50 seconds West, 31.36 feet along said right of way line; thence North 15 degrees 08 minutes 04 seconds West, 508.47 feet along said Right of Way line point on East property line of Goodyear; thence along the Easterly line of Goodyear, South 00 degrees 58 minutes 15 seconds East, 525.66 feet; thence along the South line of Goodyear, South 88 degrees 06 Minutes 56 Seconds West, 325.00 feet; thence South 00 degrees 58 minutes 15 seconds East, 0.78 feet to the point of beginning.

Being more particularly described as follows;

TOTAL COMBINED PARCEL:

Commencing at the Northwest corner of Fractional Section 1, T2N-R4E, City of Howell, Livingston County, Michigan; thence S 00deg.53'17" E, 1551.00 feet on the West line of said Section 1 also being the Centerline of Pinckney Road to the POINT OF BEGINNING; thence N 89deg.06'43" E, 33.00 feet to the East right of way line of Pinckney Road(D-19) 66 feet wide; thence S 00deg.53'17" E, 48.00 feet on said East right of way line; thence N 89deg.06'43" E, 665.00 feet (rec. as 665 feet); thence S 00deg.53'17" E, 60.00 feet; thence S 89deg.06'43" W, 36.76 feet to the North point of a previously excepted parcel; thence S 15deg.00'45" E, 496.82 feet (rec. as 508.47 feet) on the East line of said excepted parcel; thence S 00deg.52'55" E, 31.36 feet on said East line; thence N 88deg.01'14" E, 129.40 feet; thence S 00deg.55'27" E, 292.10 feet (rec. as 310 feet) to a point on the South line of the North part of the Northwest Fractional 1/4 Section as previously surveyed by Boss(#85245); thence N 86deg.55'06" E, 1020.13 feet (rec. as 1020 feet) on said South line; thence N 00deg.32'53" W, 1400.81 feet (rec. as 1460 feet); thence S 89deg.31'00" W, 317.50 feet; thence S 00deg.22'00" E, 57.90 feet; thence S 89deg.39'50" W, 1413.84 feet on the South line of "J.B. Skilbecks Plat" Liber 1, page 1 of Plats, Livingston County records; thence S 00deg.53'17" E, 287.00 feet; thence S 89deg.06'38" W, 207.95 feet to the said West line of Section 1 and Center line of Said Pinckney Road; thence S 00deg.53'17" E, 200.00 feet on said lines to the POINT OF BEGINNING, AND Commencing at the Northwest corner of Section 1; thence S 00deg.53'17"W, 1659.05 feet(rec.as 1658.5 feet); thence N 89deg.06'43"E, 33.00 feet to the POINT OF BEGINNING; thence N 89deg.06'43" E, 300.00 feet; thence S 00deg.53'17" E, 518.65 feet(rec. as 520 feet); thence S 88deg.29'14" W, 133.01 feet(rec. as 132.82 feet); thence N 00deg.53'17" W, 18.10 feet(rec. as 18.00 feet); thence S 89deg.06'43" W, 167.00 feet to the West line of said Section 1; thence N 00deg.53'17" W, 502.00 feet to the POINT OF BEGINNING said Parcels contain a total of 48.27 acres more or less and are subject to the rights of the public within the public right of way of Pinckney Road(D-19), and subject to easements and restrictions of record, if any.

Witnesses:

Center, Section 1, T2N-R4E
Found 1/2" Rebar 113' West C/L Creek
N10°E, 26.45' Found N/T E/S 10" Tree
N25°W, 38.55' Found N/T NE/S 12" Stump
S30°E, 46.17' Found N/T W/S 20" Tree
East 93.36' Set N/T N/S 18" Elm

NW Corner Section 1 T2N-R4E
Found 1/2" Re-rod in Mon Box
N59°E, 48.88' Face 10" Post
S57°W, 59.65' Face 10" Post
S33°E, 79.65' N/T E/S 16" Dbl Elm
South 0.42', 1/2" rod in pipe W/Amended Cap

W 1/4 Corner, Section 1, T2N-R4E
Found Liv. Co. Re-mon. pipe in Mon. Box
N85°W, 33.68' N/T N/S 8" Locust

North Corner Section 1, T2N-R4E
Found Re-mon Corner
S45°E, 88.18' NE corner House



ADVANTAGE CIVIL ENGINEERING
COTTER LAND SURVEYS, INC.
 110 E. Grand River, Howell, MI 48843 517 545-4141 Fax 517 545-4146

JOB NO.	00167
DATE:	02-06-2001
REVISION:	3-19-01, 6-5-01
OFFICE:	JB/CC
FIELD:	RA/CC
SHEET:	2 of 2

DESCRIPTION: PART OF THE NORTH PART OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 1, T2N-R4E

CLIENT: Dickson

Witnesses:

Center, Section 1, T2N-R4E
 Found 1/2" Rebar 113" West C/L Creek
 110E, 26.45' Found N/T E/S 10" Tree
 125W, 38.55' Found N/T NE/S 12" Stump
 130E, 46.17' Found N/T W/S 20" Tree
 East 93.36' Set N/T N/S 18" Elm
 NW Corner Section 1 T2N-R4E
 Found 1/2" Re-rod in Mon Box
 N59E, 48.88' Face 10" Post
 S57W, 59.65' Face 10" Post
 S33E, 79.65' N/T E/S 16" DBI Elm
 South 0.42', 1/2" rod in pipe W/Amended Cap

North Corner Section 1, T2N-R4E
 Found Re-mon Corner
 S45E, 88.18' NE corner House
 S80W, 55.53' N/T N/S 12" Elm
 N80W, 34.98' N/T N/S 10" Elm
 N20E, 20.62' N/T E/S 30" Box Elder

Part of the Northwest fractional 1/4 of Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan, beginning 1543 feet South and 33 feet East of the Northwest corner of Section 1; thence South, 55.5 feet; thence East, 665 feet; thence South, 60 feet; thence West, 40 feet; thence South 520 feet; thence East 253.5 feet; thence South 310 feet; thence East 1020 feet; thence North, 1460 feet; thence West, 317.5 feet; thence South, 192 feet; thence West 361 feet; thence North 132 feet; thence West 1061 feet; thence South 287 feet; thence East 17 feet; thence South 200 feet; thence West 182 feet to the point of beginning. ALSO beginning 1658.5 feet South and 33 feet East of the Northwest corner; thence East 300 feet; thence South 520 feet; thence West 133 feet; thence North 18 feet; thence West 167 feet; thence North 502 feet to beginning. EXCEPTING THEREFROM: Part of the Northwest fractional 1/4 of Section 1, Town 2 North, Range 4 East, City of Howell, Livingston County, Michigan described as follows: Beginning at a point on the centerline of Pinckney Road and West Section line, South 00 degrees 56 minutes 20 seconds East, 2166.52 feet from the Northwest corner of Section 1; thence North 88 degrees 18 minutes 00 seconds East, 200.00 feet; thence South 02 degrees 04 minutes 45 seconds East, 18.00 feet; thence North 88 degrees 06 minutes 56 seconds East, 132.82 feet to the point of beginning; thence North 88 degrees 06 minutes 56 seconds East, 449.41 feet to a point on the West Right of Way line of 75.00 foot wide easement for city utilities; thence North 00 degrees 55 minutes 50 seconds West, 31.36 feet along said right of way line; thence North 15 degrees 08 minutes 04 seconds West, 508.47 feet along said Right of Way line point on East property line of Goodyear; thence along the Easterly line of Goodyear, South 00 degrees 58 minutes 15 seconds East, 525.66 feet; thence along the South line of Goodyear, South 88 degrees 06 Minutes 56 Seconds West, 325.00 feet; thence South 00 degrees 58 minutes 15 seconds East, 0.78 feet to the point of beginning.

Being more particularly described as follows:

TOTAL COMBINED PARCEL:

Commencing at the Northwest corner of Fractional Section 1, T2N-R4E, City of Howell, Livingston County, Michigan; thence S 00deg.53'17" E, 1551.00 feet on the West line of said Section 1 also being the Centerline of Pinckney Road to the POINT OF BEGINNING; thence N 89deg.06'43" E, 33.00 feet to the East right of way line of Pinckney Road(D-19) 66 feet wide; thence S 00deg.53'17" E, 48.00 feet on said East right of way line; thence N 89deg.06'43" E, 665.00 feet (rec. as 665 feet); thence S 00deg.53'17" E, 60.00 feet; thence S 89deg.06'43" W, 36.76 feet to the North point of a previously excepted parcel; thence S 15deg.00'45" E, 496.82 feet (rec. as 508.47 feet) on the East line of said excepted parcel; thence S 00deg.52'55" E, 31.36 feet on said East line; thence N 88deg.01'14" E, 129.40 feet; thence S 00deg.55'27" E, 292.10 feet (rec. as 310 feet) to a point on the South line of the North part of the Northwest fractional 1/4 Section as previously surveyed by Boss(#85245); thence N 86deg.55'06" E, 1020.13 feet (rec. as 1020 feet) on said South line; thence N 00deg.32'53" W, 1400.81 feet (rec. as 1460 feet); thence S 89deg.39'50" W, 1413.84 feet on the South line of "J.B. Skilbecks Plat" Liber 1 of Plats, Livingston County records; thence S 00deg.53'17" E, 287.00 feet; thence S 89deg.06'38" W, 207.95 feet to the said West line of Section 1 and Center line of said Pinckney Road; thence S 00deg.53'17" E, 200.00 feet on said lines to the POINT OF BEGINNING, AND Commencing at the Northwest corner of Section 1; thence S 00deg.53'17" W, 1659.05 feet(rec. as 1658.5 feet); thence N 89deg.06'43" E, 33.00 feet to the POINT OF BEGINNING; thence N 89deg.06'43" E, 520 feet); thence S 88deg.29'14" W, 133.01 feet(rec. as 132.82 feet); thence N 00deg.53'17" W, 18.10 feet(rec. as 18.00 feet); thence S 89deg.06'43" W, 167.00 feet to the West line of said Section 1; thence N 00deg.53'17" W, 502.00 feet to the POINT OF BEGINNING said parcels contain a total of 48.27 acres more or less and are subject to the rights of the public within the public right of way of Pinckney Road(D-19), and subject to easements and restrictions of record, if any.