

Part of Outlot B, Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records, also being part of the East 1/2 of the Southwest 1/4 of Section 5, Town 9 South, Range 2 East.



F.I.P. = Found Iron Pipe
F.R.R. = Found Re-rod
S.R.R. = Set Re-rod
R. = Record
M. = Measured

W:\Projects\Projects K-O\K2380001\CAD\SURVEY\K2380001_BOUNDARY.dwg

FOR: Kisa Morenci c/o Aranoff Law

JOB No.: K2380001

SCALE: 1 inch = 150 feet

DATE: April 1, 2020

The Mannik & Smith Group, Inc.

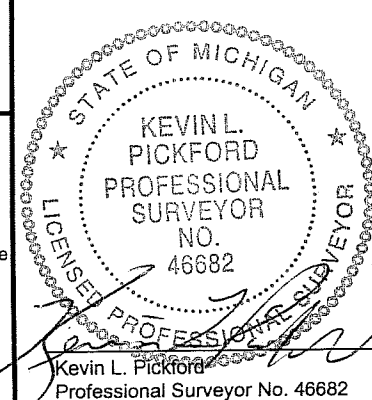
237 N. Main Street, Adrian, Michigan 49221
Civil Engineers - Land Surveyors

Phone: (517) 263-4515 Fax: (517) 263-4535

SHEET 1 OF 2

Drawn By	Checked By
sy/jk	kp

I hereby certify that I have surveyed the parcel of land described and delineated hereon; that the relative positional precision of each corner is within the accepted standards of professional surveying; and that all the requirements of P.A. 132, 1970, as amended, have been complied with. This certificate of survey is for the exclusive use of the person(s) or entity named on this certificate and this certification does not extend to any unnamed third party.



CERTIFICATE OF SURVEY

Part of Outlot B, Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records, also being part of the East 1/2 of the Southwest 1/4 of Section 5, Town 9 South, Range 2 East.

BUILDING PARCEL

All that part of Outlot B, Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records, also being part of the East 1/2 of the Southwest 1/4 of Section 5, Town 9 South, Range 2 East, described as beginning at the South 1/4 Corner of said Section 5; thence 1536.63 feet North 01°36'54" West and 694.74 feet and 24.32 feet North 01°37' 17" West and 15.54 feet North 00°18'07" West to a point on the westerly line of Hammontree Drive (75 feet wide) and the further point of beginning; thence South 89°57'51" West 348.13 feet; thence North 00°03'43" West 250.30 feet; thence North 89°57'51" East 451.30 feet; thence along the westerly line of said Hammontree Drive South 33°49'05" West 82.44 feet and 193.27 feet along the arc of a 337.50 foot radius curve to the left with a chord bearing and length of South 17°24'54" West 190.61 feet and a central angle of 32°48'17" to said further point of beginning.

Containing 2.21 acres.

REMAINDER PARCEL

All that part of Outlot B, Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records, also being part of the East 1/2 of the Southwest 1/4 of Section 5, Town 9 South, Range 2 East, described as beginning at a point on the westerly line of Hammontree Drive (75 feet wide), being 1536.63 feet North 01°36'54" West and 694.74 feet South 88°22'43" West from the South 1/4 Corner of said Section 5; thence continuing South 88°22'43" West 615.01 feet; thence South 01°37'17" East 30.13 feet; thence South 88°56'13" West 239.50 feet to the west line of said Outlot B; thence North 25°07'13" East 368.77 feet along said westerly line of Outlot B also being the easterly line of Lot 91 of said Assessor's Plat No. 1 to the south line of Outlot B of Metcalf and Weber's 1st Addition as recorded in Liber 5 of Plats on Page 2 of Lenawee County Records; thence North 89°31'29" East 49.00 feet along the south line of said Outlot B of Metcalf and Weber's 1st Addition; thence North 01°50'15" West 7.38 feet along the east line of said Outlot B of Metcalf and Weber's 1st Addition, also being the west line of said Outlot B of Assessor's Plat No. 1; thence North 89°57'51" East 160.73 feet to a point located 1807.62 feet North 01°36'54" West and 1334.87 feet South 89°57'51" West from said South 1/4 Corner of Section 5; thence continuing North 89°57'51" East 138.17 feet; thence South 00°03'43" East 250.30 feet; thence North 89°57'51" East 348.13 feet to the westerly line of said Hammontree Drive; thence along the westerly line of said Hammontree Drive 15.54 feet along the arc of a 337.50 foot radius curve to the left with a chord bearing and length of South 00°18'07" East 15.54 feet and a central angle of 02°38'20"; thence continuing along said westerly line of Hammontree Drive South 01°37'17" East 24.32 feet to the point of beginning.

Containing 3.43 acres.

30' WIDE INGRESS-EGRESS EASEMENT

Together with the right to use, but not the exclusive right thereof, a 30 foot wide easement for ingress and egress purposes being part of Outlot B, Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records, also being part of the East 1/2 of the Southwest 1/4 of Section 5, Town 9 South, Range 2 East, further described as beginning at a point located 1807.62 feet North 01°36'54" West and 1334.87 feet South 89°57'51" West from the South 1/4 Corner of said Section 5; thence continuing South 89°57'51" West 30.00 feet; thence North 00°02'15" East 296.77 feet; thence North 88°12'19" East 30.00 feet; thence South 00°02'15" West 297.69 feet to the point of beginning.

Bearings are referenced to Assessor's Plat No. 1, City of Morenci, as recorded in Liber 7 of Plats, Pages 14 and 15, Lenawee County Records.

Subject to all other easements and restrictions of record, if any.

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sy/jk	kp

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FOR: Kisa Morenci c/o Aranoff Law

JOB No.: K2380001

SCALE: N/A

DATE: April 1, 2020

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SHEET 2 OF 2

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