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Genesee County Register TCCISLO

GENESEE COUNTY CONDOMINIUM PLAN NO.
REPLAT NO. 8
EXHIBIT "B" TO THE AMENDED MASTER DEED

SILVER LAKE VILLAGE
CITY OF FENTON
GENESEE COUNTY, MICHIGAN

SILVER LAKE VILLAGE PROPERTY DESCRIPTION

A PART OF THE NORTH 1/2 OF SECTION 34 AND PART OF THE SOUTH 1/2 OF SECTION 27, TOWN 5 NORTH, RANGE 6 EAST, CITY OF FENTON, GENESEE COUNTY, MICHIGAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

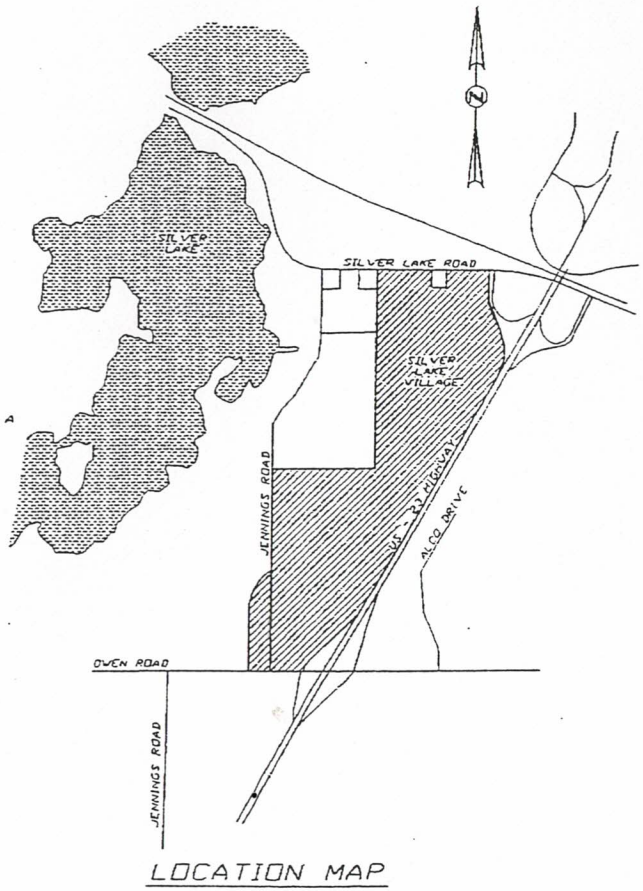
BEGINNING AT A POINT DISTANT N 88°40'48"E ALONG THE CENTERLINE OF OWEN ROAD (E-W 1/4 LINE SECTION 34) 1037.40 FEET, AND N 01°52'23"W 50.00 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 34. THENCE N 01°52'23"W 1286.16 FEET, THENCE N88°06'58"E 295.80 FEET, THENCE S01°52'23"E 26.79 FEET, THENCE N47°09'08"E 78.28 FEET, THENCE N 42°50'52"W 13.96 FEET, THENCE N 01°52'23"W 475.81 FEET, THENCE N 88°40'55"E 200.00 FEET, THENCE N 01°52'23"W 100.00 FEET, THENCE S 88°40'55"W 80.00 FEET, THENCE N 01°52'23"W 725.24 FEET TO THE NORTH LINE OF SECTION 34, THENCE N 88°29'48"E ALONG SAID NORTH LINE 1170.53 FEET TO THE NORTH 1/4 CORNER OF SAID SECTION 34 (SOUTH 1/4 CORNER SECTION 27) THENCE N 01°50'38"W ALONG THE N-S 1/4 LINE OF SAID SECTION 27 2581.89 FEET, THENCE N 88°17'28"E 1462.62 FEET TO THE WESTERLY RIGHT OF WAY LINE OF US-23 HIGHWAY, THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING SIX COURSES: 1.) S 01°12'01"E 490.93 FEET, 2.) S 26°30'06"E 460.14 FEET, 3.) S 03°39'58"W 378.11 FEET, 4.) S 28°51'40"W 2520.49 FEET, 5.) S 01°42'13"E 39.75 FEET, 6.) S 28°51'40"W 673.78 FEET, THENCE N 48°42'49"W 867.99 FEET, THENCE S 47°09'08"W 911.49 FEET TO THE POINT OF A CURVE, THENCE ALONG A CURVE TO THE LEFT (RADIUS=546.00 FEET, DELTA=49°01'03", CHORD BEARING AND DISTANCES S 22°38'37"W 453.00 FEET) 467.11 FEET, THENCE S 01°51'55"E 50.17 FEET TO A REFERENCE POINT "A", THENCE S 01°51'55"E 655.02 FEET, THENCE S 88°40'48"W 108.00 FEET TO THE POINT OF BEGINNING. CONTAINING 133.6384 ACRES OF LAND AND BEING SUBJECT TO ALL EASEMENTS OF RECORD.

ALSO BEGINNING AT THE ABOVE DESCRIBED REFERENCE POINT "A", THENCE N88°40'48"E 518.62 FEET, THENCE S48°42'42"E 192.38 FEET, THENCE S01°51'55"E 74.78 FEET, THENCE S88°40'48"W 197.04 FEET, THENCE S01°52'23"E 137.00 FEET, THENCE S88°40'48"W 307.00 FEET, THENCE S01°52'23"E 313.00 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF OWEN ROAD, THENCE S88°40'48"W ALONG SAID RIGHT-OF-WAY LINE 154.99 FEET, THENCE N01°51'55"W 655.02 FEET TO THE POINT OF BEGINNING. CONTAINING 5.46 ACRES OF LAND AND BEING SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD AND EXCEPTING THE FOLLOWING:

BEGINNING AT A POINT LOCATED N 88°40'48" E 1037.40 FEET ALONG THE E-W 1/4 LINE OF SECTION 34 (NOMINAL CENTERLINE OF OWEN ROAD), AND N01°52'23"W 50.00 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 34.THENCE N 01°52'23" W 704.31 FEET TO THE POINT OF A CURVE; THENCE ALONG A CURVE TO THE RIGHT (RADIUS = 654.00 FEET, DELTA = 49°01'31", CHORD BEARING AND DISTANCE = N 22°38'37" E 542.68 FEET) 559.60 FEET, THENCE N 47°09'08" E 1814.90 FEET TO THE POINT OF A CURVE, THENCE ALONG A CURVE TO THE LEFT (RADIUS = 1046.00 FEET, DELTA = 24°04'26", CHORD BEARING AND DISTANCE = N 35°06'55" E 436.27 FEET) 439.50 FEET, THENCE N 23°04'42" E 1197.04 FEET TO THE POINT OF A CURVE, THENCE ALONG A CURVE TO THE LEFT (RADIUS = 800.00 FEET, DELTA = 25°15'59", CHORD BEARING AND DISTANCE = N 10°26'42" E 349.93 FEET) 352.79 FEET; THENCE N 02°11'17" W 1029.92 FEET; THENCE S 88°17'28" W 793.75 FEET, THENCE N 01°50'38" W 20.00 FEET TO THE EXISTING RIGHT-OF-WAY LINE OF SILVER LAKE ROAD, THENCE N 88°17'28" E ALONG SAID RIGHT-OF-WAY LINE OF SILVER LAKE ROAD 1462.85 FEET TO THE WESTERLY RIGHT OF WAY LINE US-23; THENCE ALONG SAID RIGHT OF WAY LINE S 01°12'01" E 20.01 FEET; THENCE S 88°17'28" W 550.87 FEET; THENCE S 02°11'17" E 170.07 FEET; THENCE S 88°17'28" W 10.00 FEET; THENCE S 02°11'17" E 859.73 FEET TO THE POINT OF A CURVE, THENCE ALONG A CURVE TO THE RIGHT (RADIUS = 908.00 FEET, DELTA = 25°15'59", CHORD BEARING AND DISTANCE = S 10°26'42" W 397.17 FEET) 400.41 FEET; THENCE S 23°04'42" W 1195.89 FEET TO THE POINT OF A CURVE; THENCE ALONG A CURVE TO THE RIGHT (RADIUS = 1154.00 FEET, DELTA = 24°04'26", CHORD BEARING AND DISTANCE = S 35°06'55" W 481.32 FEET) 484.88 FEET; THENCE S 47°09'08" W 1814.36 FEET TO THE POINT OF A CURVE; THENCE ALONG A CURVE TO THE LEFT (RADIUS = 546.00 FEET, DELTA = 49°01'03", CHORD BEARING AND DISTANCE = S 22°38'37" W 453.00 FEET) 467.11 FEET; THENCE S 01°51'55" E 705.19 FEET, THENCE S88°40'48" W 108.00 FEET, TO THE POINT OF BEGINNING. WITH THE FOLLOWING DESCRIBED PARCELS OF LAND BEING EXCEPTED FROM THE ABOVE DESCRIBED EXCEPTION.

BEGINNING AT A POINT DISTANT N 88°40'48"E 1090.39 FEET AND N 01°51'55"W 73.00 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 34. THENCE N 01°51'55"W 75.00 FEET, THENCE N 88°40'48"E 14.00 FEET, THENCE S 01°51'55"E 75.00 FEET, THENCE S 88°40'48"W 14.00 FEET TO THE POINT OF BEGINNING.

AND ALSO BEGINNING AT A POINT DISTANT N 01°50'38"W 2581.89 FEET AND N 88°17'28"E 842.02 FEET AND S 02°11'17"E 23.49 FEET FROM THE SOUTH 1/4 CORNER OF SAID SECTION 27. THENCE S 08°32'46"W 39.01 FEET, THENCE S 02°11'17"E 36.61 FEET, THENCE N 88°17'28"E 26.00 FEET, THENCE N 02°11'17"W 75.00 FEET,THENCE S 88°17'28"W 18.73 FEET TO THE POINT OF BEGINNING



LOCATION MAP
NO SCALE

DEVELOPER

FENTON VENTURE ASSOCIATES LI
A MICHIGAN LIMITED PARTNERSHIP
40900 NORTH WOODWARD AVENUE
SUITE 100
BLOOMFIELD HILLS, MICHIGAN 483

PREPARED BY:

JCK & ASSOCIATES, INC.
45650 GRAND RIVER AVENUE
NOVI, MICHIGAN 49374

SHEET INDEX

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* 8	AREAS & PERIMETERS OF THE
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* 11	UTILITY PLAN, UNIT DIMENSIO

* SHEETS PREFACED WITH (*) HAVE BEEN REVISED AS OF NOVEMBER 10, 2000

PROPOSED DECEMBER, 2000

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