

**SANITARY SEWER EASEMENT**

Pulte Homes of Michigan, LLC, a Michigan limited liability company of 100 Bloomfield Hills Parkway, Suite 140 Bloomfield Hills, Michigan 48304 grants to the CITY OF ROCHESTER HILLS, a Michigan municipal corporation, of 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309, an easement for the construction, operation, maintenance, repair and/or replacement of a sanitary sewer on, under through and across land more particularly described as:

See attached Exhibits A and B

Sidwell # 15-28-226-001, -007, -008, -021, -022  
or 15-28-204-004

In connection with the grant of easement, Grantor waives and relinquishes any right, title or interest in the sanitary sewer, or the facilities incidental thereto, which may be located in the easement.

All property disturbed or altered, now or in the future, by reason of the construction, operation, maintenance, repair and/or replacement of the sanitary sewer shall be restored by the City to its immediately prior condition, except to the extent permanent improvements or alterations necessary to the use and exercise of easement rights granted hereunder are made.

The easement shall be irrevocable and non-exclusive, and Grantor and Grantor's successors and assigns may use and enjoy the easement area in common with the City.

Grantor expressly reserves to Grantor and Grantor's successors and assigns, so long as there is no interference with the construction, operation, maintenance, repair and/or replacement of the sanitary sewer: (a) the right of ingress and egress over, through and across the easement, and (b) the right to grant other non-exclusive easements and rights-of-way across, over, under and through the easement parcel, with the condition that prior to such a grant written consent shall be obtained from the City.

Exempt from Transfer Taxes under MCL 207.505(a) and 207.526(a).

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this 23 day of Aug., 2016.

Pulte Homes of Michigan, LLC.  
Paul W. Schyck  
Signature  
Paul W. Schyck  
(Print Name)  
Division Director of Land Development  
Title  
  
\_\_\_\_\_  
Signature  
\_\_\_\_\_  
(Print Name)  
\_\_\_\_\_  
Title

STATE OF MICHIGAN  
COUNTY OF Oakland

The foregoing instrument was acknowledged before me this 23 day of August, 2016, by Paul W. Schyck who is a member of PULTE HOMES OF MICHIGAN, of 100 BLOOMFIELD HILL PARKWAY, a Michigan limited liability company, on behalf of the company.  
↓  
Division Director of Land Development

Drafted by:  
PAUL W. SCHYCK  
100 BLOOMFIELD HILLS PARKWAY, SUITE 140  
BLOOMFIELD HILLS, MI. 48304

When recorded, return to:

City of Rochester Hills  
1000 Rochester Hills Drive  
Rochester Hills, MI 48309

John Starau  
Approved 8/25/16

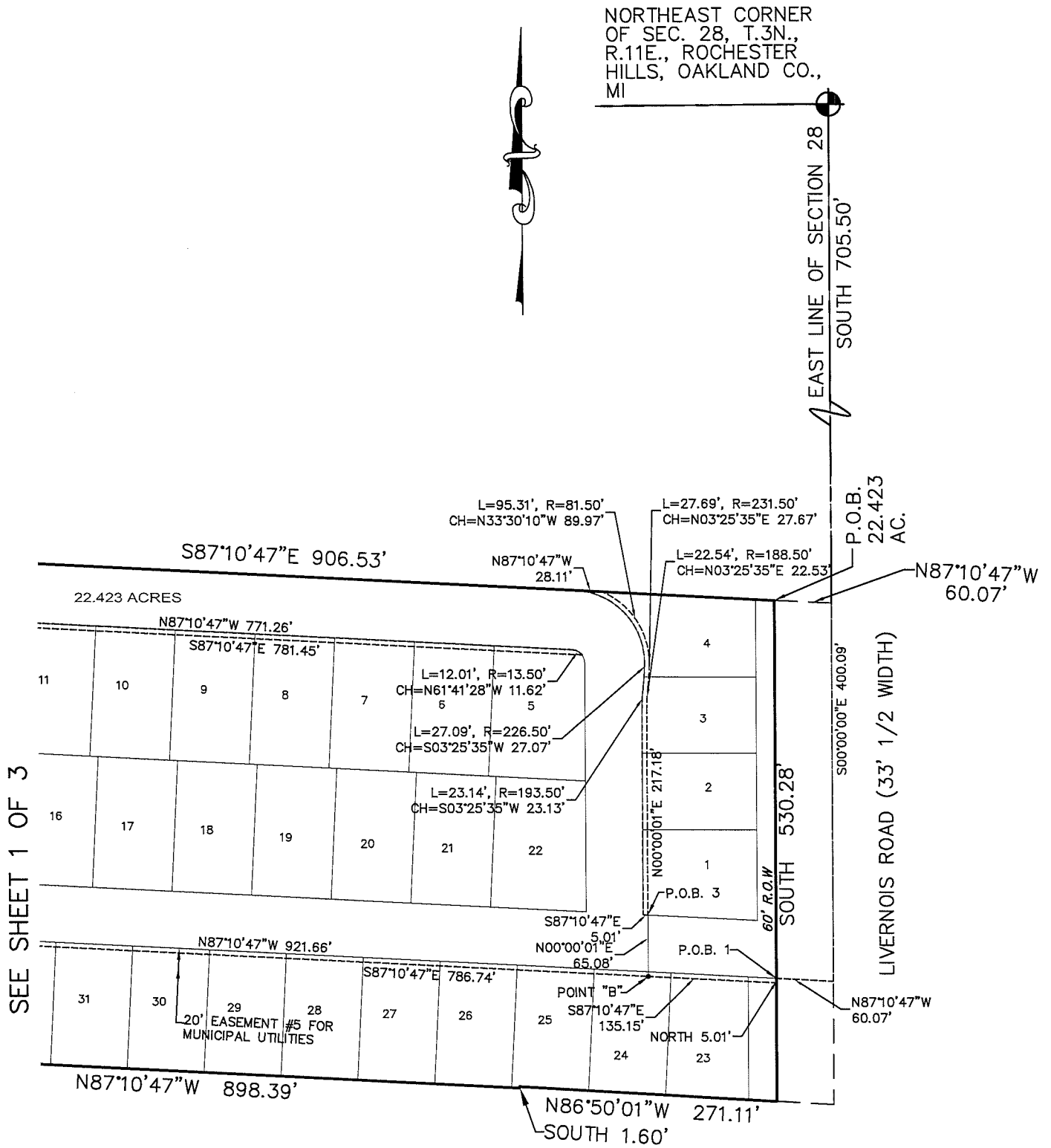
Zina P. Thomas  
\_\_\_\_\_  
, Notary Public  
County, Michigan  
My Commission Expires:  
Zina P. Thomas  
Notary Public, State of Michigan  
County of Wayne  
My Commission Expires Feb. 01, 2019  
Acting in the County of Oakland



# EXHIBIT "A"

## SKETCH OF EASEMENT FOR SANITARY SEWER

PART OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWN 3 NORTH, RANGE 11 EAST,  
CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN



CLIENT PULTE HOMES OF MICHIGAN, LLC	PROJECT NO. 15-002	FIELD BOOK 000
	DATE 03-08-16	SHEET 2 OF 3
SCALE 1"=150'	DRAWN BY L.A.	CHECKED BY D.H.K.

**FAZAL KHAN & ASSOCIATES, INC.**  
**CIVIL ENGINEERS & LAND SURVEYORS**  
 43279 SCHOENHERR STERLING HEIGHTS, MI 48313  
 PHONE (586) 739-8007 FAX (586) 739-6994  
[WWW.FAZALKHAN.COM](http://WWW.FAZALKHAN.COM)

# EXHIBIT "A"

## DESCRIPTION OF SANITARY SEWER EASEMENT

PART OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWN 3 NORTH, RANGE 11 EAST,  
CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN

### LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWN 3 NORTH, RANGE 11 EAST, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING AT NORTHEAST CORNER OF SAID SECTION 28; THENCE SOUTH 705.50 FEET ALONG THE EAST LINE OF SECTION 28 AND N87°10'47"W 60.07 FEET TO THE POINT OF BEGINNING; THENCE EXTENDING SOUTH 530.28 FEET ALONG THE WEST LINE OF LIVERNOIS ROAD (60.00 FEET 1/2 WIDTH); THENCE N.86°50'01"W 271.11 FEET; THENCE SOUTH 1.60 FEET; THENCE ALONG THE NORTHERLY AND EASTERLY LINE OF "WHISPERING WILLOWS NO. 1 AS RECORDED IN LIBER 173 ON PAGES 1-4, OAKLAND COUNTY RECORDS THE FOLLOWING COURSES AND DISTANCES; N87°10'47"W 898.39 FEET, N00°38'51"W 172.73 FEET, S88°51'51"W 314.56 FEET AND N01°17'26"W 927.16 FEET TO THE SOUTH RIGHT OF WAY LINE OF HAMLIN ROAD; THENCE ALONG THE SOUTH RIGHT OF WAY LINE OF HAMLIN ROAD THE FOLLOWING (3) THREE COURSES AND DISTANCES. (1) N89°12'02"E 226.31 FEET, (2) S00°47'58"E 12.00 FEET, (3) N89°12'02"E 98.62 FEET; THENCE S00°38'51"E 328.00 FEET; THENCE S86°46'06"E 271.56 FEET; THENCE SOUTH 225.34 FEET; THENCE S87°10'47"E 906.53 FEET TO THE POINT OF BEGINNING. CONTAINING 22.423 ACRES OF LAND.

SUBJECT TO ANY EASEMENTS AND/OR RIGHTS OF WAY RECORDED OR OTHERWISE.

### DESCRIPTION OF SANITARY SEWER EASEMENT:

PARCEL OF LAND LOCATED IN THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWN 3 NORTH, RANGE 11 EAST, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCING AT NORTHEAST CORNER OF SAID SECTION 28; THENCE SOUTH 1105.59 FEET ALONG THE EAST LINE OF SECTION 28; THENCE N87°10'47"W 60.07 FEET; TO THE POINT OF BEGINNING 1; THENCE CONTINUING N87°10'47"W 921.66 FEET; THENCE 22.68 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 188.50 FEET, AND A CHORD BEARING S89°22'25"W 22.67 FEET; THENCE 27.25 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 226.50 FEET, AND A CHORD BEARING S89°22'25"W 27.23 FEET; THENCE 115.54 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 76.50 FEET, AND A CHORD BEARING N43°54'49"W 104.86 FEET; THENCE 27.25 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 226.50 FEET, AND A CHORD BEARING N02°47'57"E 27.23 FEET; THENCE 22.68 FEET ALONG AN ARC OF A CURVE TO LEFT; SAID CURVE HAVING A RADIUS OF 188.50 FEET, AND A CHORD BEARING N02°47'57"E 22.67 FEET; THENCE N00°38'51"W 218.23 FEET; THENCE N87°10'47"W 202.30 FEET; THENCE 23.14 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 193.50 FEET, AND A CHORD BEARING S89°23'39"W 23.13 FEET; THENCE 27.09 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 226.50 FEET, AND A CHORD BEARING S89°23'39"W 27.07 FEET; THENCE 115.54 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 76.50 FEET, AND A CHORD BEARING N43°54'49"W 104.86 FEET; THENCE 27.25 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 226.50 FEET, AND A CHORD BEARING N02°47'57"E 27.23 FEET; THENCE 22.68 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 188.50 FEET, AND A CHORD BEARING N02°47'57"E 22.67 FEET; N00°38'51"W 499.48 FEET; THENCE S89°12'02"W 5.00 FEET; THENCE S00°38'51"E 499.47 FEET; THENCE 22.08 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 183.50 FEET, AND A CHORD BEARING S02°47'57"W 22.06 FEET; THENCE 27.85 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 231.50 FEET, AND A CHORD BEARING S02°47'57"W 27.84 FEET; THENCE 123.09 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 81.50 FEET, AND A CHORD BEARING S43°54'49"E 111.72 FEET; THENCE 27.69 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 231.50 FEET, AND A CHORD BEARING N89°23'39"E 27.67 FEET; THENCE 22.54 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 188.50 FEET, AND A CHORD BEARING N89°23'39"E 22.53 FEET; THENCE S87°10'47"E 197.59 FEET TO A POINT ALSO KNOWN AS POINT "A"; THENCE S00°38'51"E 213.52 FEET; THENCE 22.08 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 183.50 FEET, AND A CHORD BEARING S02°47'57"W 22.06 FEET; THENCE 27.85 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 231.50 FEET, AND A CHORD BEARING S02°47'57"W 27.84 FEET; THENCE 123.09 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 81.50 FEET, AND A CHORD BEARING S43°54'49"E 111.72 FEET; THENCE 27.85 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 231.50 FEET, AND A CHORD BEARING N89°22'25"E 27.84 FEET; THENCE 22.08 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 183.50 FEET, AND A CHORD BEARING N89°22'25"E 22.06 FEET; THENCE S87°10'47"E 786.74 FEET TO A POINT ALSO KNOWN AS POINT "B"; THENCE CONTINUING S87°10'47"E 135.15 FEET; THENCE NORTH 5.01 FEET TO THE POINT OF BEGINNING.

THENCE COMMENCING FROM A POINT ALSO KNOWN AS POINT "A"; THENCE S87°10'47"E 65.12 FEET TO THE POINT OF BEGINNING 2; THENCE CONTINUING S87°10'47"E 781.45 FEET; THENCE 12.01 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 13.50 FEET, AND A CHORD BEARING N61°41'28"W 11.62 FEET; THENCE N87°10'47"W 771.26 FEET; THENCE S00°38'51"E 5.01 FEET TO THE POINT OF BEGINNING.

THENCE COMMENCING AT A POINT ALSO KNOWN AS POINT "B"; THENCE N00°00'01"E 65.08 FEET TO THE POINT OF BEGINNING 3; THENCE CONTINUING N00°00'01"E 217.18 FEET; THENCE 22.54 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 188.50 FEET, AND A CHORD BEARING N03°25'35"E 22.53 FEET; THENCE 27.69 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 231.50 FEET, AND A CHORD BEARING N03°25'35"E 27.67 FEET; THENCE 95.31 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 81.50 FEET, AND A CHORD BEARING N33°30'10"W 89.97 FEET; THENCE N87°10'47"W 28.11 FEET; THENCE 116.40 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 76.50 FEET, AND A CHORD BEARING S43°35'23"E 105.49 FEET; THENCE 27.09 FEET ALONG AN ARC OF A CURVE TO THE RIGHT; SAID CURVE HAVING A RADIUS OF 226.50 FEET, AND A CHORD BEARING S03°25'35"W 27.07 FEET; THENCE 23.14 FEET ALONG AN ARC OF A CURVE TO THE LEFT; SAID CURVE HAVING A RADIUS OF 193.50 FEET, AND A CHORD BEARING S03°25'35"W 23.13 FEET; THENCE S00°00'01"W 216.93 FEET; THENCE S87°10'47"E 5.01 FEET.

CLIENT PULTE HOMES OF MICHIGAN, LLC	PROJECT NO. 15-002	FIELD BOOK 000	 <b>FAZAL KHAN &amp; ASSOCIATES, INC.</b> <b>CIVIL ENGINEERS &amp; LAND SURVEYORS</b> 43279 SCHOENHERR STERLING HEIGHTS, MI 48313 PHONE (586) 739-8007 FAX (586) 739-6994 <a href="http://WWW.FAZALKHAN.COM">WWW.FAZALKHAN.COM</a>
SCALE NO SCALE	DATE 03-08-16	SHEET 3 OF 3	
DRAWN BY L.A.	CHECKED BY D.H.K.		