

**QUIT CLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS: That Rathka Building and Construction, Inc., a Michigan corporation, whose address is: 3948 Orchard View, Rochester Hills, MI 48307,

Quit Claims to: City of Rochester Hills, a Municipal Corporation

whose address is: 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309, for purposes of the Jewell Road right of way,

the following parcel of land situated in the City of Rochester Hills, County of Oakland, and State of Michigan, to-wit:

Land dedicated for road right-of-way located in the Southwest ¼ of Section 25, T.3N., R.11E, City of Rochester Hills, Oakland County, Michigan. Commencing at the Southwest Corner of Section 25; thence along the south line of said section 25 and the centerline Auburn Road N88°01'00"E 660.00 feet to the centerline of Gravel Ridge Road (50 feet wide); thence along said centerline of Gravel Ridge Road N01°20'00"W 1650.00 feet; thence N88°01'00"E 225.00 feet; thence continuing N88°01'00"E 126.69 feet to the point of beginning; thence continuing N88°01'00"E 60.00 feet; thence S01°59'00"E 329.98 feet to the north line of Demar Road (64 feet wide); thence S88°01'00"W along said north line 60.00 feet; thence N01°59'00"W 329.98 feet to the point of beginning. Containing 19,799.0 SF. of land more or less. *Also see Attached Exhibit A*  
Subject to any easements and/or restrictions of record or otherwise

Dated this 4<sup>th</sup> day of September, 2014

Signed by:

Rathka Building and Construction, Inc., a Michigan corporation

By: *Roy E. Rathka Jr*  
Roy E. Rathka, Jr., President

STATE OF MICHIGAN )  
COUNTY OF OAKLAND ) SS

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of September 2014, by Roy E. Rathka, Jr. President of Rathka Building & Construction, Inc.

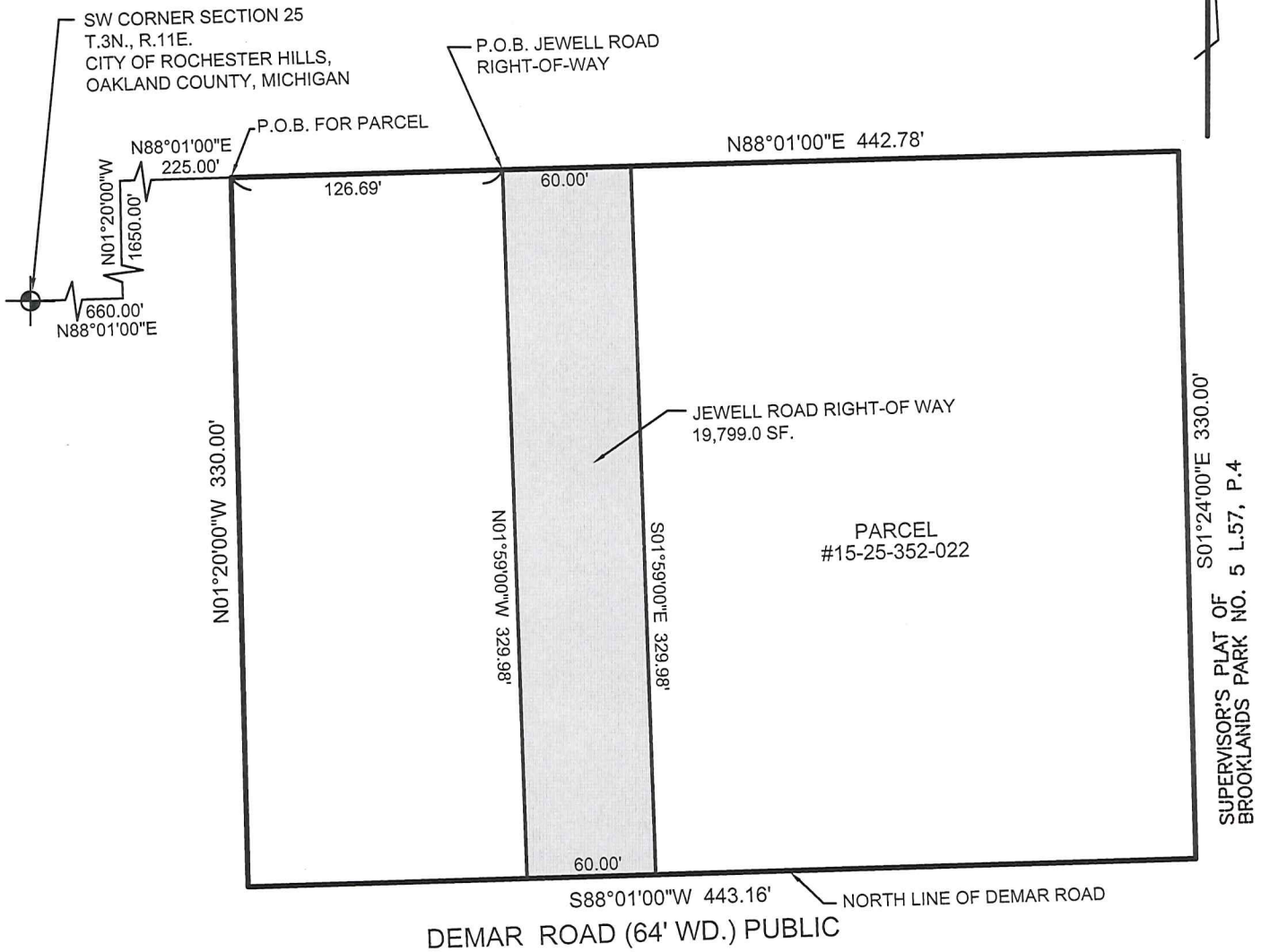
*Maria Sigler*  
Maria Sigler, Notary Public  
Macomb County, MI  
My Commission Expires: 4-14-19  
Acting in Oakland County, MI

*John Staran  
Approved 9/15/14*

|                                     |  |   |
|-------------------------------------|--|---|
| When Recorded Return To:<br>Grantee | Send Subsequent Tax Bills To:<br>Grantee | Drafted By:<br>Joseph P. Ciaramitaro, Jr. (P24216)<br>42850 Garfield, Suite 104<br>Clinton Twp., MI 48038<br>(586) 286-4454 |
|-------------------------------------|--|---|

# EXHIBIT "A"

## ROAD RIGHT-OF-WAY



### PROPERTY DESCRIPTION

A PARCEL OF LAND IN THE SW1/4 OF SECTION 25, T.3N., R.11E., COMMENCING AT THE SW CORNER SECTION 25; THENCE ALONG THE S. LINE SECTION 25 AND THE CENTERLINE AUBURN ROAD N88°01'00"E 660.00 FEET; THENCE ALONG THE CENTERLINE OF GRAVEL RIDGE ROAD (50' WIDE) N01°20'00"W 1650.00 FEET; THENCE N88°01'00"E 225.00 FEET TO THE POINT OF BEGINNING; THENCE N88°01'00"E 442.78 FEET; THENCE S01°24'00"E 330.00 FEET; THENCE S88°01'00"W 443.16 FEET (443.38 FEET RECORD); THENCE N01°20'00"W 330.00 FEET TO THE POINT OF BEGINNING. CONTAINING 3.4 ACRES OF LAND MORE OR LESS. SUBJECT TO THE RIGHTS OF THE PUBLIC FOR ANY EASEMENTS OF RECORD.

### ROAD RIGHT-OF-WAY DESCRIPTION

LAND DEDICATED FOR ROAD RIGHT-OF-WAY LOCATED IN THE SOUTHWEST 1/4 OF SECTION 25, T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN. COMMENCING AT THE SOUTHWEST CORNER OF SECTION 25; THENCE ALONG THE SOUTH LINE OF SAID SECTION 25 AND THE CENTERLINE AUBURN ROAD N88°01'00"E 660.00 FEET TO THE CENTERLINE OF GRAVEL RIDGE ROAD (50 FEET WIDE); THENCE ALONG SAID CENTERLINE OF GRAVEL RIDGE ROAD N01°20'00"W 1650.00 FEET; THENCE N88°01'00"E 225.00 FEET; THENCE CONTINUING N88°01'00"E 126.69 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N88°01'00"E 60.00 FEET; THENCE S01°59'00"E 329.98 FEET TO THE NORTH LINE OF DEMAR ROAD (64 FEET WIDE); THENCE S88°01'00"W ALONG SAID NORTH LINE 60.00 FEET; THENCE N01°59'00"W 329.98 FEET TO THE POINT OF BEGINNING. CONTAINING 19,799.0 SF. OF LAND MORE OR LESS. SUBJECT TO ANY EASEMENTS AND/OR RESTRICTIONS OF RECORD OR OTHERWISE.

*Mike Taunt  
Approved 8/22/14*



**Fenn & Associates, Inc. Land Surveying and Civil Engineering**  
 14933 Commercial Drive, Shelby Township, MI 48315  
 Phone: 586-254-9577 Fax: 586-254-9020 www.fennsurveying.com

JEWELL ROAD RIGHT-OF-WAY EXHIBIT "A"

REGAL ESTATES

PART OF THE SW. 1/4 OF SEC. 25  
CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN

CLIENT: RATHKA BUILDING

DATE 8-18-14

JOB NO. C13-009.14X

SCALE 1" = 80'

FIELD BY NONE

CHECKED J.S.R., P.E.

DRAWN MAS

SHEET 1 OF 1