

WATERMAIN EASEMENT

ROCHESTER COMMUNITY SCHOOLS, a PUBLIC SCHOOL SYSTEM corporation, of
501 W. UNIVERSITY DRIVE, ROCHESTER, MI 48307

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 watermain on,
under through and across land more particularly described as:

SEE EXHIBIT A
SUPPORT SERVICES BUILDING
Sidwell # 15-21-476-053

In connection with the grant of easement, Grantor waives and relinquishes any right,
title or interest in the watermain 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 watermain
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 watermain: (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 Tax under MCLA 207.526(a)

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this
27 th day of July, 2005.

IN THE PRESENCE OF:

Signature Steve D. Andridge
Print or type name: STEVE ANDRIDGE

Signature D. J. Kampe
Print or type name: D. J. Kampe

Signature _____
Print or type name: _____

Signature _____
Print or type name: _____

ROCHESTER COMMUNITY SCHOOLS

John J. Dietz
Signature
JOHN J. DIETZ
(Print Name)

ASSISTANT SUPERINTENDENT FOR BUSINESS
Title

Signature _____
(Print Name) _____
Title _____

STATE OF MICHIGAN
COUNTY OF _____

The foregoing instrument was acknowledged before me this 27th day of July,
2005, by JOHN DIETZ who is the ASST. SUPT. FOR BUSINESS of
ROCHESTER SCHOOLS, a PUBLIC SCHOOL corporation, on behalf of the corporation.

Drafted by:
Kelly Cox
501 W. University Drive
Rochester, MI 48307
When recorded, return to:

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

JYOTIPRASAD
Notary Public, Oakland County, Michigan
My Commission Expires June 4, 2008

Jyoti Prasad
Notary Public
County, Michigan

APPROVED AS TO FORM

J. Staron 9/19/05

ROCHESTER HILLS COUNSEL

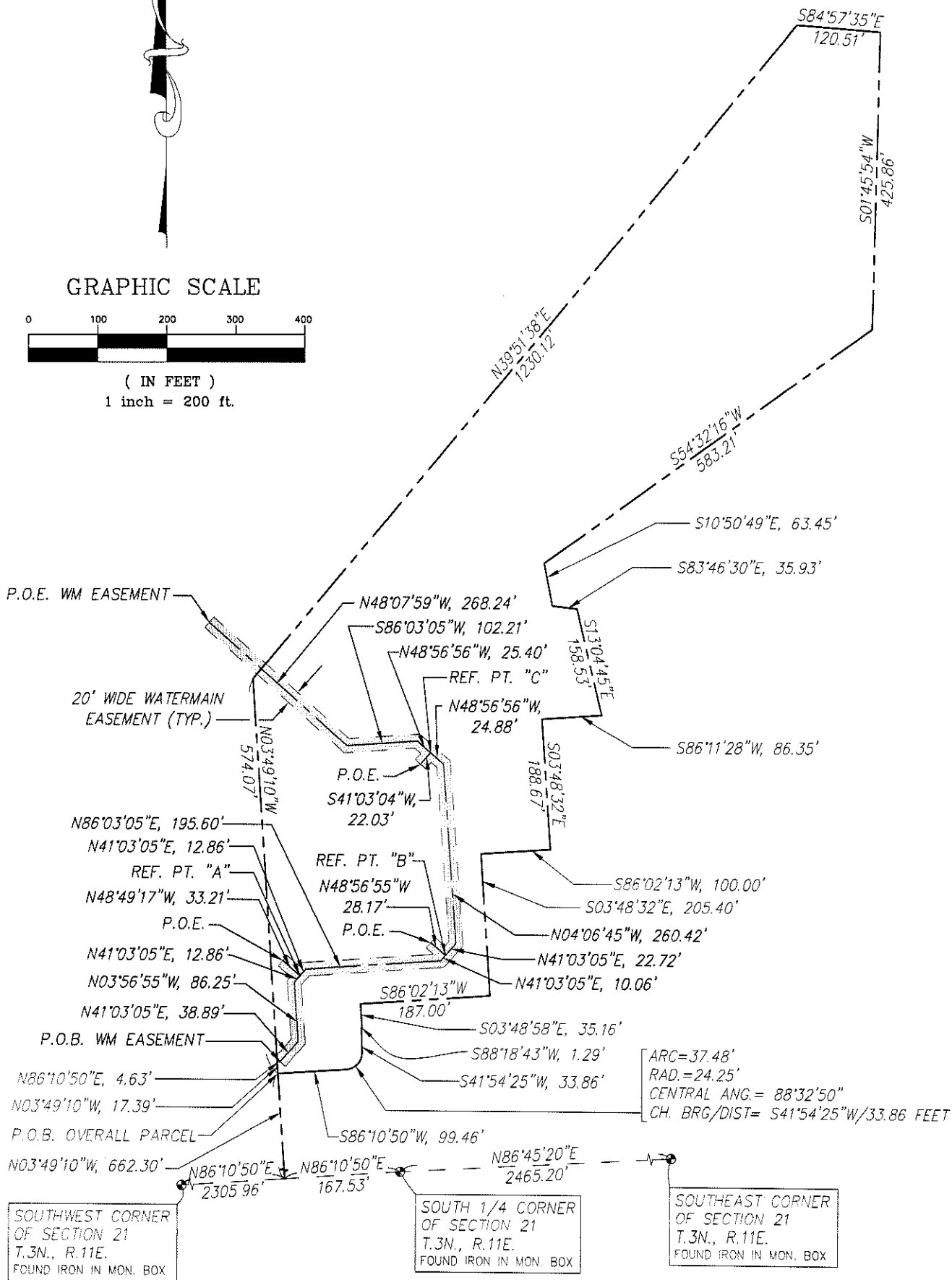
EXHIBIT A (1 of 2)



GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.



DESC
OK
M.T.
02-06-07



SPALDING DeDECKER ASSOCIATES, INC.
ENGINEERS SURVEYORS

905 SOUTH BLVD. EAST
ROCHESTER HILLS, MI 48307
PH: (248) 844-5400 FAX: (248) 844-5404
www.spaldingdedecker.com

Engineering & Surveying Excellence
Since 1954

DRAWN: M. KASIM	DATE: 07-20-05
CHECKED: E. HAJ-HAMAD	DATE: 07-20-05
MANAGER: A. HANNA	SCALE: 1" = 200'
JOB No. DV04-040	SHEET: 1 OF 2
SECTION 21 TOWN 3 NORTH RANGE 11 EAST	
CITY OF ROCHESTER HILLS OAKLAND COUNTY, MI	

SUPP. SERVICE BUILDING

EXHIBIT A (2 of 2)

LEGAL DESCRIPTION OF OVERALL PARCEL

SIDWELL NO. (15-21-476-053)
FURNISHED LEGAL DESCRIPTION
BY MH CONSULTING SERVICES
DATED: 6-23-00

ALL THAT PART OF THE S. 1/2 OF SECTION 21, T.3N, R.11E, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS:

BEGINNING AT A POINT, N86°10'50"E 2305.96 FEET ALONG THE SOUTHERLY LINE OF SAID SECTION 21, AND N03°49'10"W 662.30 FEET FROM THE SOUTH WEST CORNER OF SAID SECTION 21; THENCE CONTINUING N03°49'10"W 574.07 FEET; THENCE ALONG THE SOUTHEASTERLY LINE OF THE GRAND TRUNK WESTERN RAILROAD RIGHT OF WAY, N39°51'38"E 1230.12 FEET; THENCE ALONG THE EXTENSION WESTERLY OF THE NORTHERLY LINE OF "ROCHESTER INDUSTRIAL PARK SUB'N.", AS RECORDED IN LIBER 178 OF PLATS, PAGES 11 AND 12, OAKLAND COUNTY RECORDS, S84°57'35"E. 120.51 FEET; THENCE ALONG A WESTERLY LINE OF SAID SUB'N, S01°45'54"W 425.86 FEET; THENCE S54°32'16"W 583.21 FEET TO THE CENTERLINE OF AN OPEN DRAINAGE DITCH, THENCE ALONG THE CENTERLINE OF SAID DITCH S10°50'49"E 63.45 FEET, AND S83°46'30"E 35.93 FEET, AND S13°04'45"E 158.53 FEET, (RECORDED AS S13°04'39"E), TO A POINT ON THE NORTH LINE OF LOT 21 OF SAID "ROCHESTER INDUSTRIAL PARK SUB'N." THENCE ALONG SAID SUBDIVISION S86°11'28"W 86.35 FEET, THENCE ALONG THE WESTERLY LINE OF SAID SUBDIVISION, S03°48'32"E 187.00 FEET; THENCE S86°02'13"W 100.00 FEET; THENCE S03°48'32"E 205.40 FEET; THENCE S86°02'13"W 187.00 FEET; THENCE ALONG THE EDGE OF AN EXISTING PARKING AREA S03°48'58"E 35.16 FEET; AND S88°18'43"W 1.29 FEET, AND S02°22'00"E 36.13 FEET AND 37.48 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 24.25 FEET, A CENTRAL ANGLE OF 88°32'50" AND A CHORD WHICH BEARS S41°54'25"W. 33.86 FEET; THENCE ALONG THE NORTH EDGE OF AN EXISTING DRIVEWAY AND ITS EXTENSION WESTERLY, S86°10'50"W 99.46 FEET TO THE POINT OF BEGINNING. CONTAINING 508,900 SQUARE FEET OR 11.68273 ACRES OF LAND. SUBJECT TO AND/OR TOGETHER WITH ALL EASEMENTS, RESTRICTIONS OR RIGHTS OF RECORD.

LEGAL DESCRIPTION OF WATER MAIN EASEMENT

A 20' WIDE STRIP OF LAND, LOCATED IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, THE CENTER LINE OF WHICH IS INTENDED TO FOLLOW THE WATER MAIN AS CONSTRUCTED, AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING OF OVERALL PARCEL, THENCE N03°49'10"W, 17.39' FEET; THENCE N86°10'50"E, 4.63' FEET, TO THE POINT OF BEGINNING OF WATERMAIN EASEMENT; THENCE N.41°03'05"E., 38.89 FEET; THENCE N.03°56'55"W, 86.25 FEET; THENCE N.41°03'05"E., 12.86 FEET TO REF. PT. "A"; THENCE N.41°03'05"E., 12.86 FEET; THENCE N.86°03'05"E., 195.60 FEET; THENCE N.41°03'05"E., 10.06 FEET TO REF. PT. "B"; THENCE N.41°03'05"E., 22.72 FEET; THENCE N.04°06'45"W, 260.42 FEET; THENCE N.48°56'56"W, 24.88 FEET TO REF. PT. "C"; THENCE N.48°56'56"W, 25.40 FEET; THENCE S.86°03'05"W, 102.21 FEET; THENCE N.48°07'59"W, 268.24 FEET TO THE POINT OF ENDING OF WATERMAIN EASEMENT.

ALSO, COMMENCING AT REFERENCE POINT "A"; THENCE N.48°49'17"W., 33.21 FEET TO THE POINT OF ENDING.

ALSO, COMMENCING AT REFERENCE POINT "B"; THENCE N.48°56'55"W., 28.17 FEET TO THE POINT OF ENDING.

ALSO, COMMENCING AT REFERENCE POINT "C"; THENCE S.41°03'04"W., 22.03 FEET TO THE POINT OF ENDING.



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DRAWN: M.KASIM	DATE: 07-20-05
CHECKED: E. HAJ-HAMAD	DATE: 07-20-05
MANAGER: A.HANNA	SCALE: NONE
JOB No. DV04-040	SHEET: 2 OF 2
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