

COPY

HIGHWAY EASEMENT

KNOW ALL PERSONS that Rae-Beck Holding, L.L.C. ("Grantor(s)"), a Michigan Limited Liability Corporation, whose address is 1200 W. Hamlin Road, Rochester Hills, MI 48309, party of the first part, for and in consideration of the sum of Twenty Nine Thousand Four Hundred Ninety Eight Dollars (\$29,498.00) paid to Grantor(s) by the City of Rochester Hills (A Michigan Municipal Corporation), party of the second part, whose address is 1000 Rochester Hills Drive, Rochester Hills, Michigan, 48309-3033, do hereby grant(s) to the **City of Rochester Hills ("City")**, a Michigan Municipal Corporation, located at 1000 Rochester Hills Drive, Rochester Hills, Michigan, 48309-3033 an easement for all public highway purposes ("Highway Easement") and to construct, operate, maintain, repair, and/or replace roadways, utilities, and other infrastructure improvements in, over, under, upon, and through the following described premises ("Property") situated in the City of Rochester Hills, County of Oakland, State of Michigan.

Commonly known as: 1200 W. Hamlin Rd. (Part of) Tax Parcel No.: 15-21-477-032

**SEE PARCEL DRAWING, ATTACHED AS EXHIBIT "A," AND
LEGAL DESCRIPTION, ATTACHED AS EXHIBIT "B,"
BOTH OF WHICH ARE INCORPORATED BY REFERENCE HEREIN**

This Highway Easement includes, but is not limited to, the consent of the Grantor(s) to the removal of any trees, shrubs, and/or vegetation, to grading, to the occupancy of the Property by public utilities, and to other matters which, in the sole discretion of the City, may be necessary in connection with all public highway purposes and the construction, operation, maintenance, repair, and/or replacement of roadways, utilities, and other infrastructure improvements in, over, under, upon, and through the Property. Grantor(s) waive(s) further notice of such actions.

The premises so disturbed by reason of the exercise of any of the foregoing powers shall be restored to substantially the condition that existing prior to construction by the party of the second part.

This Highway Easement runs with the land and shall bind the Grantor(s) and the Grantor(s)'s heirs, representatives, successors, and assigns. This Highway Easement contains the entire understanding of the Grantor(s) and the City, and there are no other verbal promises between the Grantor(s) and the City except as shown herein.

IN WITNESS WHEREOF, the undersigned hereunto affixed their signatures this 21st day of May, A.D. 2008.

By: Elizabeth Dazinski

* Elizabeth Dazinski, its member
* Please print or type name in Black Ink

By: _____

* _____
* Please print or type name in Black Ink



COUNTY OF OAKLAND)
) SS
STATE OF MICHIGAN)

On this 21st day of May, 2008, Elizabeth Bazinski executed the foregoing document before me and, being duly sworn, stated that he/she is the member of Rae-Beck Holding, L.L.C., a Michigan Limited Liability Corporation, and that he/she executed the foregoing document on behalf of Rae-Beck Holding, L.L.C. with its full authority and as its free act and deed.

Notary Public:
* [Signature]

JAMES J. AIELLO
Notary Public, State of Michigan
County of Oakland
My Commission Expires Nov. 4, 2012
Acting In the County of Oakland

My commission expires: 11/4/2012
Oakland County, Michigan
Acting in the County of Oakland

COUNTY OF OAKLAND)
) SS
STATE OF MICHIGAN)

On this _____ day of _____, 2008, _____ executed the foregoing document before me and, being duly sworn, stated that he/she is the _____ of Rae-Beck Holding, L.L.C., a Michigan Limited Liability Corporation, and that he/she executed the foregoing document on behalf of Rae-Beck Holding, L.L.C. with its full authority and as its free act and deed.

Notary Public:
* _____

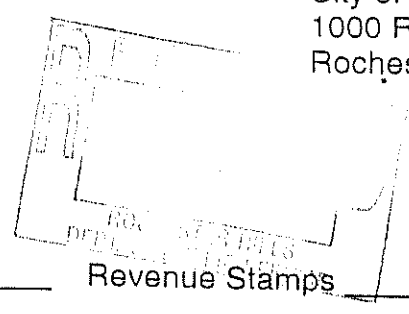
My commission expires: _____
Oakland County, Michigan
Acting in the County of Oakland

(Corporation)

Parcel No. H-14

Drafted by:
Walter H. Alix, P.E., P.S.
Hubbell, Roth & Clark, Inc.
555 Hulet Drive
P.O. Box 824
Bloomfield Hills, Michigan 48303-0824

When recorded return to:
City Clerk
City of Rochester Hills
1000 Rochester Hills Drive
Rochester Hills, Michigan 48309-3033



Recording Fee _____ Revenue Stamps _____

RIGHT OF WAY ACQUISITION SKETCH

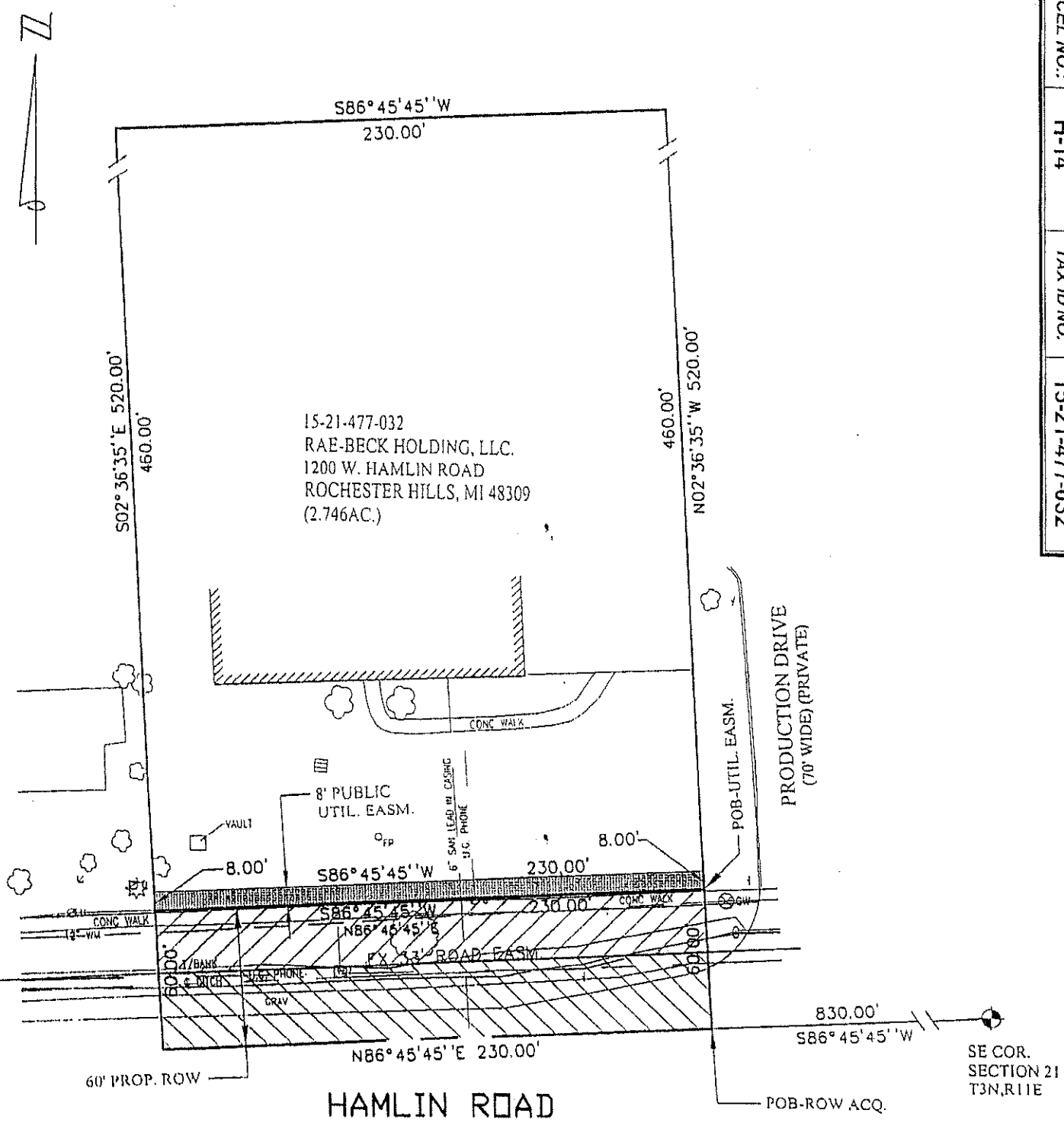
Exhibit "A"

PROJECT PARCEL NO.:

H-14

TAX ID NO.

15-21-477-032



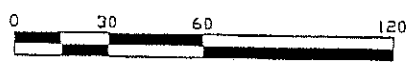
15-21-477-032
 RAE-BECK HOLDING, LLC.
 1200 W. HAMLIN ROAD
 ROCHESTER HILLS, MI 48309
 (2.746AC.)

PRODUCTION DRIVE
 (70' WIDE) (PRIVATE)

HAMLIN ROAD

SE COR.
 SECTION 21
 T3N, R11E

- PARCEL IS SUBJECT TO:
- EASEMENT FOR INGRESS AND EGRESS, L.8215, P.861, OCR.
 - 20 FOOT PARKING LOT EASEMENT, 8215,P.861, OCR.
 - SANITARY SEWER EASEMENT, L.5547,P.864,L.8284,P.591,L.8113,P.808, OCR.
 - WATER MAIN EASEMENT, L.5547,P.864,L.8284,P.594,L.8122,P.536, OCR.
 - STORM SEWER EASEMENT, L.9305,P.873, OCR.
 - EASEMENT MAINTENANCE AND SUBORDINATION AGREEMENT, L.7968,P.444, OCR.
 - RIGHT OF WAY IN FAVOR OF SBC, L.7908,P.764, OCR.



SCALE: 1" = 60'

LEGEND

- ROW RIGHT-OF-WAY
- PUBLIC LAND CORNER
- POB POINT OF BEGINNING
- RIGHT OF WAY ACQUISITION
- EXISTING ROAD EASEMENT
- PUBLIC UTILITIES EASEMENT

LAND AREAS

PARENT PARCEL	= 2.746 ACRES (119,593 SQ. FEET)
RIGHT OF WAY ACQUISITION(GROSS)	= 0.317 ACRES (13,800 SQ. FEET)
RIGHT OF WAY ACQUISITION(NET)	= 0.143 ACRES (6,210 SQ. FEET)
REMAINDER	= 2.429 ACRES (105,793 SQ. FEET)

REVISED 03-27-08

**HAMLIN ROAD
 RIGHT OF WAY ACQUISITION**

PART OF SE 1/4 OF SECTION 21,
 T 3 N, R 11 E, CITY OF ROCHESTER HILLS,
 OAKLAND COUNTY, MICHIGAN

TAX ID NO.: **15-21-477-032**

CLIENT: **CITY OF ROCHESTER HILLS, MI**



ORCHARD, HILTZ & MCCLIMENT, INC.
 34000 PLYMOUTH ROAD LYNDRA, MI 48150
 P: 734.522.6711 F: 734.522.6437

DATE: 11-07-07	SHEET	OHM PROJECT NO.
DRAWN BY: SH	1 OF 2	190-96-021
DWG: HM14		

RIGHT OF WAY ACQUISITION DESCRIPTION

Exhibit "B"

PROJECT PARCEL NO.: H-14 TAX ID NO. 15-21-477-032

PARCEL DESCRIPTION

Parent Parcel

A parcel of land being part of the SE 1/4 of Section 21, Town 3 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan, more particularly described as:
 Commencing at the SE corner of said Section 21; thence S 86°45'45" W 830.00 feet to the Point of Beginning; thence N 02°36'35" W 520.00 feet; thence S 86°45'45" W 230.00 feet; thence S 02°36'35" E 520.00 feet; thence N 86°45'45" E 230.00 feet to the Point of Beginning.
 Contains 119,593 sq. ft. or 2.746 acres of land. Subject to all easements and restrictions of record, if any.

Right of way Acquisition

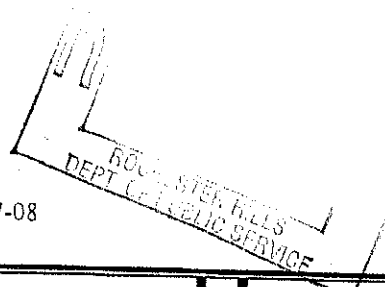
A parcel of land being part of the SE 1/4 of Section 21, Town 3 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan, more particularly described as:
 Commencing at the SE corner of said Section 21; thence S 86°45'45" W 830.00 feet to the Point of Beginning; thence N 02°36'35" W 60.00 feet; thence S 86°45'45" W 230.00 feet; thence S 02°36'35" E 60.00 feet; thence N 86°45'45" E 230.00 feet to the Point of Beginning.
 Contains 13,800 sq. ft. or 0.317 acres(GROSS), 6,210 sq. ft. or 0.143 acres(NET) of land. Subject to all easements and restrictions of record, if any.

Remainder Parcel

A parcel of land being part of the SE 1/4 of Section 21, Town 3 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan, more particularly described as:
 Commencing at the SE corner of said Section 21; thence S 86°45'45" W 830.00 feet to the Point of Beginning; thence N 02°36'35" W 520.00 feet; thence S 86°45'45" W 230.00 feet; thence S 02°36'35" E 520.00 feet; thence N 86°45'45" E 230.00 feet to the Point of Beginning, EXCEPT that part: Commencing at the SE corner of said Section 21; thence S 86°45'45" W 830.00 feet to the Point of Beginning; thence N 02°36'35" W 60.00 feet; thence S 86°45'45" W 230.00 feet; thence S 02°36'35" E 60.00 feet; thence N 86°45'45" E 230.00 feet to the Point of Beginning.
 Contains 105,793 sq. ft. or 2.429 acres of land. Subject to all easements and restrictions of record, if any.

Public Utilities Easement

An 8 foot wide easement for public utilities, being part of the SE 1/4 of Section 21, Town 3 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan, more particularly described as:
 Commencing at the SE corner of said Section 21; thence S 86°45'45" W 830.00 feet; thence N 02°36'35" W 60.00 feet to the Point of Beginning; thence continuing N 02°36'35" W 8.00 feet; thence S 86°45'45" W 230.00 feet; thence S 02°36'35" E 8.00 feet; thence N 86°45'45" E 230.00 feet to the Point of Beginning.
 Contains 1,840 sq. ft. or 0.042 acres of land. Subject to all easements and restrictions of record, if any.



REVISED 03-27-08

HAMLIN ROAD RIGHT OF WAY ACQUISITION

PART OF SE 1/4 OF SECTION 21,
T 3 N, R 11 E, CITY OF ROCHESTER HILLS,
OAKLAND COUNTY, MICHIGAN



ORCHARD, HILTZ & McCLIMENT, INC.
34000 PLYMOUTH ROAD, LYONIA, MI 48150
P: 734.522.6711 F: 734.522.6427

TAX ID NO.:	15-21-477-032	DATE:	11-07-07	SHEET	OHM PROJECT NO.
CLIENT:	CITY OF ROCHESTER HILLS, MI	DRAWN BY:	SH	2 OF 2	190-96-021
		DWG:	HM-14		