WARRANTY DEED

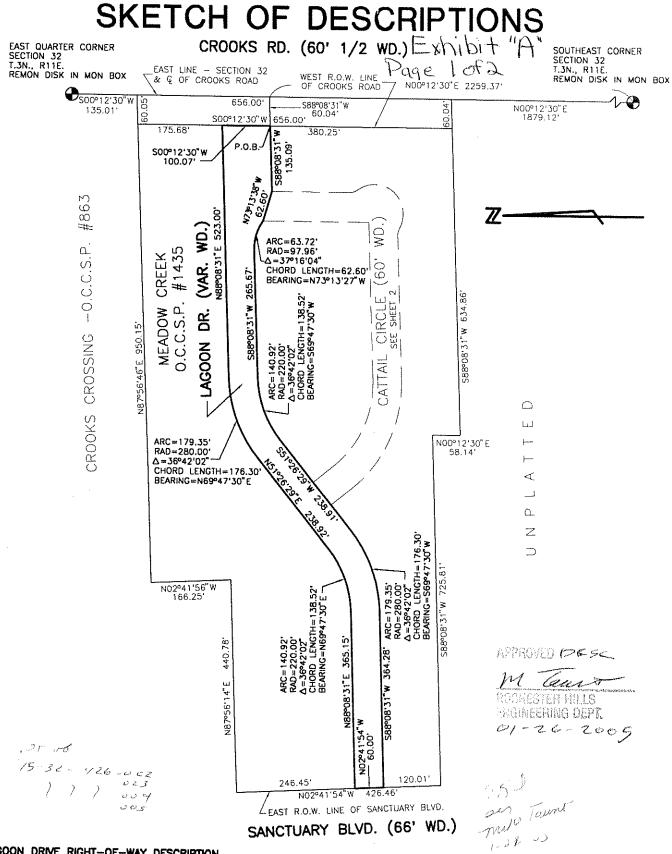
To The City of Rochester Hills

GRANTOR, Gulf Meadow Creek, L.L.C., whose address is 210 Town Center Drive, Troy, Michigan 48084, for the sum of \$1.00 conveys and warrants to the City of Rochester Hills and to its successors in office and assigns, whose address is 1000 Rochester Hills Drive, Rochester Hills, Michigan, 48309, the following described real estate situated in the City of Rochester Hills, County of Oakland, State of Michigan, to wit:

SEE EXHIBIT A ATTACHED HERETO	
Dated this <u>30</u> day of <u>December</u>	, 200 <u>4</u>
By: S	Its: Manager By: Scott R. Jacobson, President
STATE OF MICHIGAN)	Scott R. Facousini, I Tesideni
) ss. COUNTY OF OAKLAND)	
Jacobson, the President of SRJ-Manageme	wledged before me this 30 day of December, 2004, by Scott R. ant, Inc., a Michigan corporation, as the Manager of SRJ Landry company, as the Member of Gulf Meadow Creek, L.L.C. a f of said company. Notary Public Oakland County, Michigan My Commission Expires: Acting in Oakland County, Michigan
DRAFTED BY: Judy Kennedy Tadian Homes 210 Town Center Drive Troy, Michigan 48084 248-457-3000	WHEN RECORDED RETURN TO City of Rochester Hills 1000 Rochester Hills Dr. Rochester Hills, Michigan, 48309

City Treasurer's Certificate

County Treasurer's Certificate



LAGOON DRIVE RIGHT-OF-WAY DESCRIPTION

Port of the Southeast Quarter of Section 32, T.3N., R.11E., City of Rochester Hills, Oakland County, Michigan, described as: Commencing at the Southeast corner of said Section 32; thence N.00°12'30"E. 2259.37 feet along the East line of said Section 32 and the centerline of Crooks Road; thence S.88°08'31"W. 60.04 feet to the Westerly right—of—way line of Crooks Road and the Point of Beginning; thence continuing S.88°08'31"W. 135.09 feet; thence N.73°13'38"W. 62.60 feet; thence 63.72 feet along the arc of a 97.96 foot radius non—tangent curve to the left having a chord bearing N.73°13'27"W 62.60 feet; thence S.88°08'31"W. 265.67 feet; thence 140.92 feet along the arc of a 220.00 foot radius tangent curve to the left having a chord bearing S.69°47'30"W. 138.52 feet; thence S.51°26'29"W. 238.91 feet; thence 179.35 feet along the arc of a 280.00 foot radius tangent curve to the right having a chord bearing S.69°47'30"W. 176.30 feet; thence S.88°08'31"W. 364.28 feet to the Easterly right—of—way line of Sanctuary Boulevard; thence N.02°41'54"W. 60.00 feet along the Easterly right—of—way line of Sanctuary Boulevard; thence N.88°08'31"E. 365.15 feet; thence 140.92 feet along the arc of a 220.00 foot radius tangent curve to the left having a chord bearing N.69°47'30"E. 138.52 feet; thence N.51°26'29"E. 238.92 feet; thence 179.35 feet along the arc of a 280.00 foot radius tangent curve to the right having a chord bearing N.69°47'30"E. 176.30 feet; thence N.88°08'31"E. 523.00 feet to the Westerly right—of—way line of Crooks Road; thence S.00°12'30"W. 100.07 feet along the Westerly right—of—way line of Crooks Road to the Point of Beginning.



FENN and ASSOCIATES INC.

LAND SURVEYING

13399 West Stor Drive
Shelby Township, Michigon 48315
PHONE: (586) 254-9577

CLIENT:

12-17-04

JEREMY

MEADOW CREEK ESTATES, L.L.C.

DATE DRAWN JOB NO. 02-0009

SCALE CHECK SHEET

R.H. 1 OF

SKETCH OF DESCRIPTIONS Exhibit "A" CROOKS RD. (60' 1/2 WD.) PAge 2 05 2 SOUTHEAST CORNER SECTION 32 T.3N., R11E, REMON DISK IN MON BOX EAST QUARTER CORNER SECTION 32 T.3N., R11E. REMON DISK IN MON BOX EAST LINE - SECTION 32 WEST R.O.W. LINE OF CROOKS ROAD N00°12'30"E 2259,37' Os00°12'30"W 0 9 N00°12'30"E 1879,12' 135.01 S00°12'30"W 656.001 175.68 S88°08'31"W 380.25 ARC=19.03' RAD=30.00' Δ=36°20'11" CHORD LENGTH=18.71' BEARING=S17°57'34"E ARC=162.74 RAD=60.00' Δ=154°49'41" CHORD LENGTH=117.12' BEARING=S41°17'11"W S00°12'30"W 160.85° P.O.B. N00°12'30"E 220.14' ₹ ARC=15,00 RAD=30.00' Δ=30°33'30" CHORD LENGTH=15,81' BEARING=N76°34'44"W ₩ D م -0.C.C.S. . (90 (VAR. ARC=204.66' RAD=220.00' CA=53°17'58' CHORD LENGTH=197.36' BEARING=S65°12'30'E MEADOW CREEK O.C.C.S.P. #1435 έœ 634.85 ARC=260.47' RAD=280.00' -Δ=53°17'58' CHORD LENGTH=251.1 BEARING=N65°12'30"# LAGOON DR. SEE SHEE \mathbb{Z} IRCL S88°08'31"W CROOKS CROSSING $\overline{\mathbf{o}}$ N87°56'46'E CATTAIL N00°12'30"E 58.14' 1 N38°33'31"W 52.35 Z \supset NO2°41'56' 166.25' リモラニ 440

LEAST R.O.W. LINE OF SANCTUARY BLVD. SANCTUARY BLVD. (66' WD.)

N02º41'54"W

246.45

60.00

426.46

120.01

CATTAIL CIRCLE RIGHT-OF-WAY DESCRIPTION

Pro6 15 32- 426 1022

083 009

Part of the Southeast Quarter of Section 32, T.3N., R.11E., City of Rochester Hills, Oakland County, Michigan, described as: Commencing at the Southeast corner of said Section 32; thence N.00°12'30"E. 2259.37 feet along the East line of said Section 32 and the centerline of Crooks Road; thence S.88°08'31"W. 195.13 feet to the Point of Beginning; thence S.00°12'30"W. 160.85 feet; thence 19.03 feet along the arc of a 30.00 foot radius tangent curve to the left having a chord bearing S.17°57'34"E. 18.71 feet; thence 162.14 feet along the arc of a 60.00 foot radius tangent curve to the right having a chord bearing S.41°17'11"W. 117.12 feet; thence 16.00 feet along the arc of a 30.00 foot radius tangent curve to the left having a chord bearing N.76°34'44"W. 15.81 feet; thence S.88°08'31"W. 300.56 feet; thence 260.47 feet along the arc of a 280.00 foot radius tangent curve to the right having a chord bearing N.65°12'30"W. 251.18 feet; thence N.38°33'31"E. 52.35 feet; thence 204.66 feet along the arc of a 220.00 foot radius tangent curve to the left having a chord bearing S.65°12'30"E. 197.36 feet; thence N.88°08'31"E. 329.26 feet; thence N.00°12'30"E. 220.14 feet; thence S.73°13'38"E. 62.60 feet to the Point of Beginning.



FENN and ASSOCIATES INC.

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Shelby Township, Michigon 48315
PHONE: (586) 254-9577

CLIENT:

MEADOW CREEK ESTATES, L.L.C.

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ROCHESTER HILLS ENGINEERING DEPT. 01-26-2005

OM jound

DATE 12-17-04 DRAWN **JEREMY** JOB NO. 02-0009

SCALE. CHECK SHEET

R.H. 2 OF

= 200' 100' 200