

Sanitary Sewer Easement

Northridge Apartments II, LTD., a Michigan limited partnership of 7125 Orchard Lake Road Suite 200 West Bloomfield, MI 48325 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 the land more particularly described as:

See Attached Exhibit 'A'

Sidwell #: 15-22-201-003

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.

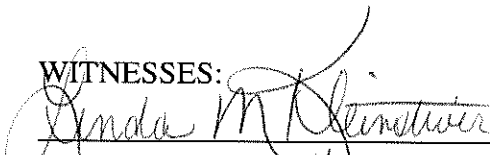
The easement shall be irrevocable and non-exclusive, and Grantor and the Grantor's successors and assigns may use and enjoy the easement area in common with the City.


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 Tax under MCLA 207.526 (a); MSA 7.456 (26) (a).

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this 19th day of MAY, 2006.

WITNESSES:


Name: LINDA M. KLEFMEISTER

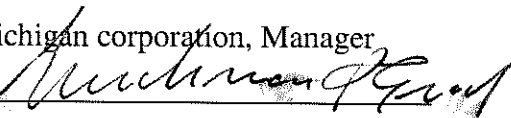

Name: Jane Dietrich

NORTHRIDGE APARTMENTS II, LTD.

a Michigan limited liability company

By: Singh General Corporation

a Michigan corporation, Manager

By: 
Lushman S. Grewal, Vice President


APPROVED AS TO FORM

J. Staron 6/28/06

ROCHESTER HILLS COUNSEL

STATE OF MICHIGAN
COUNTY OF OAKLAND

This forgoing instrument was acknowledged before me on May 19,
2006, by Lushman S. Grewal Vice President of Singh General Corporation, a
Michigan corporation, Manger of Northridge Apartments, LLC, a Michigan limited
liability company, on behalf of the company.

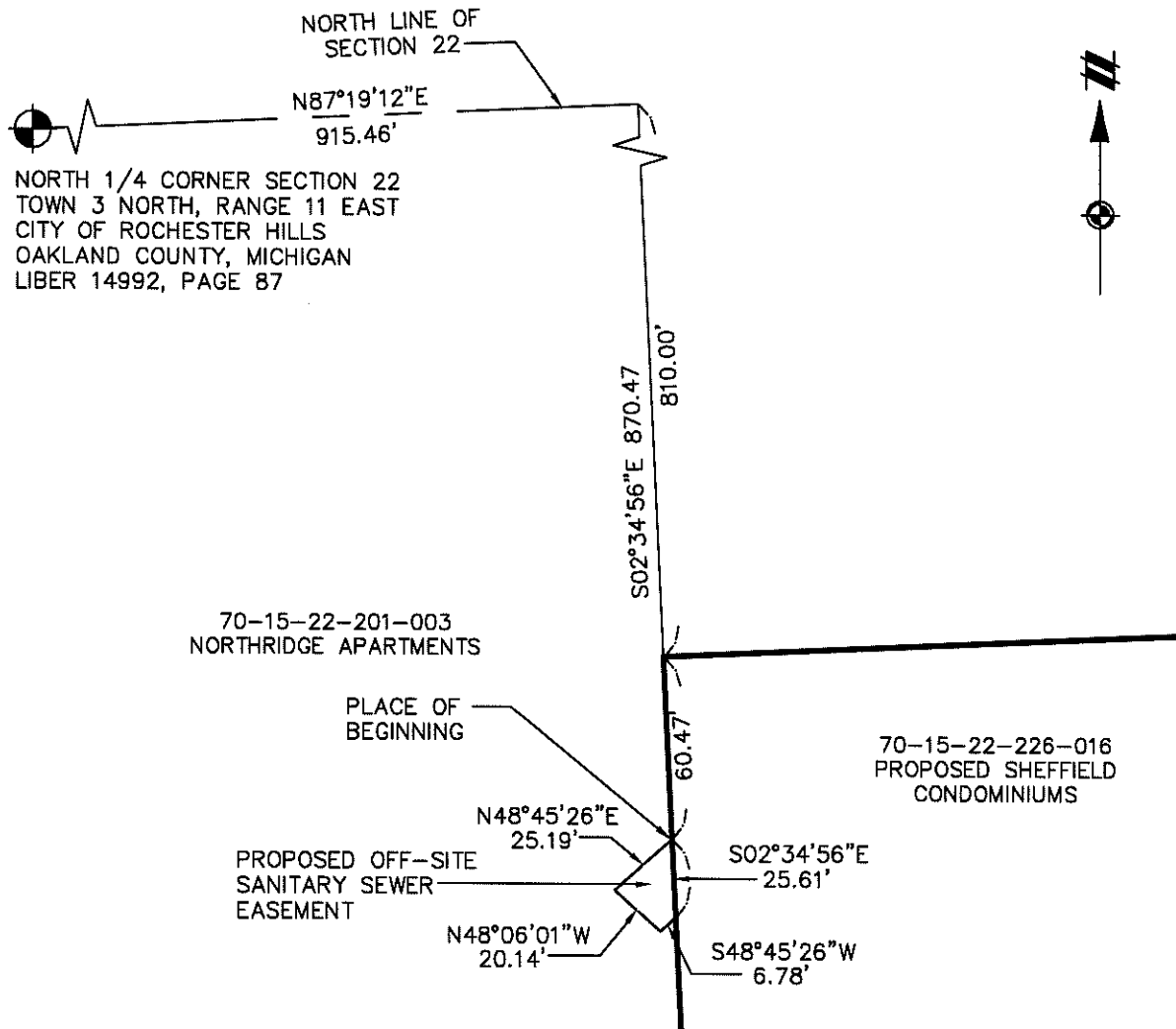


Notary Public
My commission expires: 12-16-2007
Acting in OAKLAND County, Michigan

Drafted By:
Lombardo Rochester Hills LLC
6303 26 Mile Rd.
Washington, MI 48094

LINDA M. KLEINSTIVER
NOTARY PUBLIC, OAKLAND CO., MI
MY COMMISSION EXPIRES Dec. 16, 2007
ACTING IN OAKLAND COUNTY

When recorded, return to:
City of Rochester Hills
Jane Leslie, Clerk
1000 Rochester Hills Drive
Rochester Hills, MI 48309



PROPOSED OFF-SITE SANITARY SEWER EASEMENT

A variable width strip of land for sanitary sewer located in the Northeast 1/4 of Section 22, Town 3 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan, described as: Commencing at the North 1/4 corner of said Section 22; thence N87°19'12"E 915.46 feet along the North line of said Section 22; thence S02°34'56"E 870.47 feet for a PLACE OF BEGINNING; thence continuing S02°34'56"E 25.61 feet; thence S48°45'26"W 6.78 feet; thence N48°06'01"W 20.14 feet; thence N48°45'26"E 25.19 feet to the Place of Beginning.

*approved by
Jason Boughton
6-14-06*

CLIENT LOMBARDO ROCHESTER HILLS LLC.	JOB: 201406.31	CAD 201406EA03
	DR. LKP	CH. JF
SHEFFIELD DEVELOPMENT PROPOSED OFF-SITE SANITARY SEWER EASEMENT	BOOK -	PG. -
	SHEET 01 OF 01	DATE: 05-20-06
SECTION 22, TOWN 3 NORTH, RANGE 11 EAST CITY OF ROCHESTER HILLS OAKLAND COUNTY, MICHIGAN	FILE NO. 5102-151-1	
ATWELL-HICKS Engineering • Surveying • Planning Environmental • Water/Wastewater		
SCALE: 1 INCH = 200 FEET	0 100 200	866 850 4200 www.atwell-hicks.com
		MICHIGAN ILLINOIS OHIO FLORIDA

Exhibit 'A'

LEGAL DESCRIPTION OF PARCEL NUMBER 70-15-22-201-003:

T3N, R11E, SEC 22 PART OF N 1/2 OF SEC BEG AT PT DIST S 02-40-48 E 60 FT & N 87-19-12 E 389.75 FT FROM N 1/4 COR, TH N 87-19-12 E 525.88 FT, TH S 02-34-56 E 1078.86 FT, TH S 87-27-46 W 687.39 FT, TH N 02-34-56 W 357.90 FT, TH ALG CURVE TO LEFT, RAD 264.72 FT, CHORD BEARS N 32-16-45 E 491.15 FT, DIST OF 629.06 FT, TH N 35-47-42 W 126.16 FT, TH ALG CURVE TO RIGHT, RAD 306.36 FT, CHORD BEARS N 19-14-13 W 174.61 FT, DIST OF 177.06 FT, TH N 02-40-48 W 43.68 FT TO BEG 12.92 A



**City of Rochester Hills
AGENDA SUMMARY
NON-FINANCIAL ITEMS**

**1000 Rochester Hills Dr.
Rochester Hills, MI 48309
248.656.4630
www.rochesterhills.org**

Legislative File No: 2006-0512

TO: Mayor and City Council Members
FROM: Roger H. Rousse, Director, Department of Public Service, 656-4685
DATE: July 19, 2006
SUBJECT: City File #05-016, Off-Site Sanitary Sewer Easement For Sheffield

REQUEST:

The City of Rochester Hills is requesting acceptance of the off-site sanitary sewer easement from Northridge Apartments II, LTD., a Michigan limited partnership, for Sheffield, for Parcel No. #15-22-201-003.

BACKGROUND:

The off-site sanitary sewer easement is required for the construction, operation, maintenance, repair and/or replacement of an off-site sanitary sewer easement, over, on, under, through and across land more particularly described as Parcel No. #15-22-201-003.

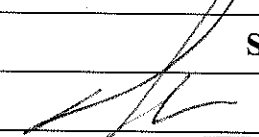
RECOMMENDATION:

The Department of Public Service is recommending that the off-site sanitary sewer easement from Northridge Apartments II. LTD., be accepted.

RESOLUTION

NEXT AGENDA ITEM

RETURN TO AGENDA

APPROVALS:	SIGNATURE	DATE
Department Review		7/3/06
Department Director	Roger H. Rousse	7/5/06
Mayor		