

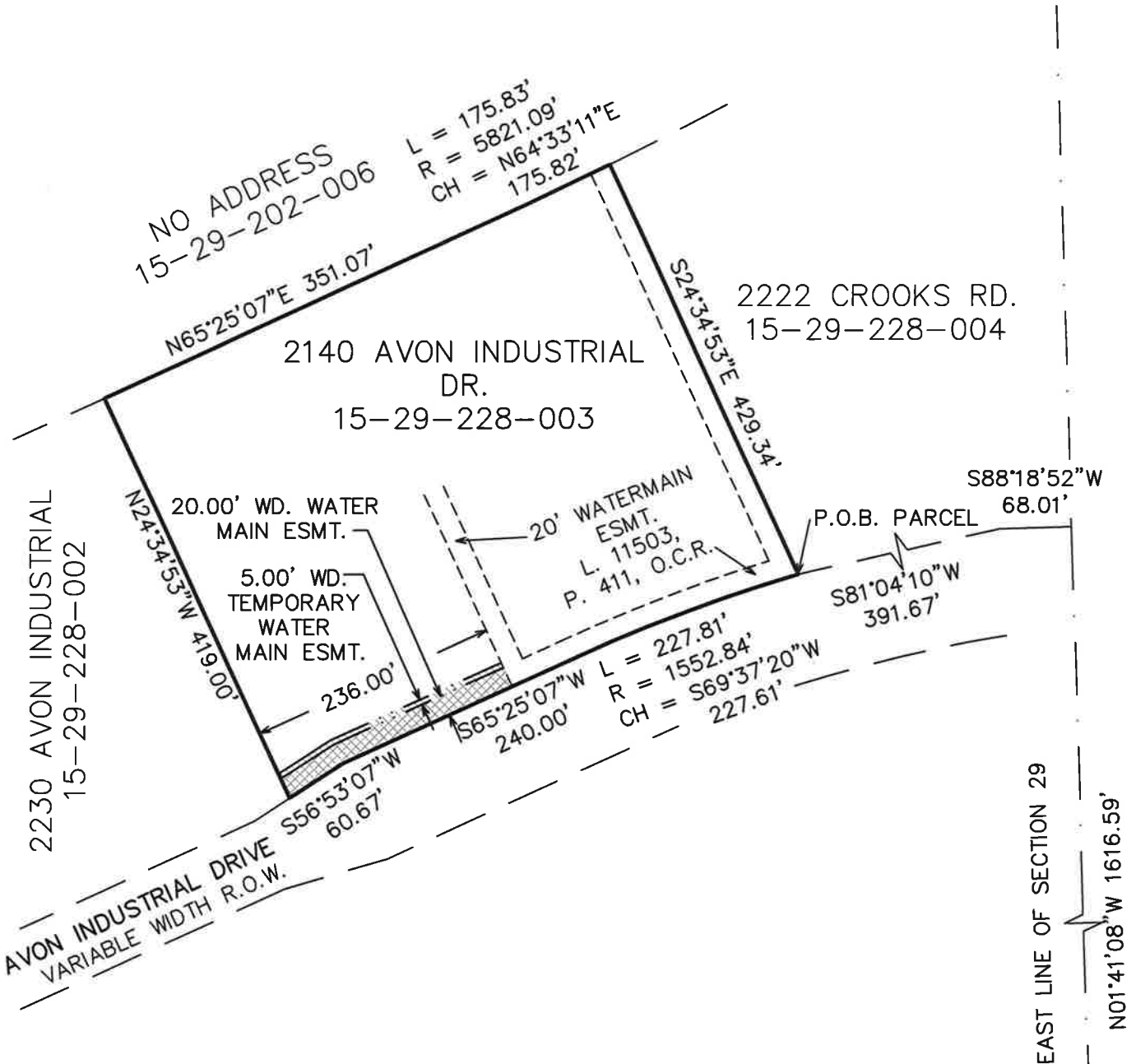
SKETCH OF EASEMENT

10/4/2023 2:12 PM



SCALE: 1" = 150'

NOTE: NO FIELD WORK PERFORMED.
DESCRIPTION TAKEN FROM RECORD.



LEGEND:

- = WATER MAIN ESMT.
- = TEMPORARY WATER MAIN ESMT.

EAST ¼ COR. SECTION 29,
T.3N., R.11E., CITY OF ROCHESTER HILLS,
OAKLAND COUNTY, MICHIGAN

V:\202208\20220852\F\Property\Easements\20220852 ES01.dwg HRC_OLW.ctb

Hebert Dave

REV.	JOB NO. 20220852
	DATE 10/3/23



555 HULET DRIVE
BLOOMFIELD HILLS, MICH. P.O. BOX 824
48303 - 0824
PHONE: (248) 454-6300
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SHEET NO.
1
OF 2

DESCRIPTION OF PROPERTY (TAKEN FROM RECORD 15-29-228-003)

PART OF THE N.E. 1/4 OF SECTION 29. T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS: BEGINNING AT A POINT DISTANT N01°41'08"W 1616.59 FEET; THENCE S88°18'52"W 68.01 FEET; THENCE S81°04'10"W 391.67 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 29; THENCE ALONG A CURVE TO THE LEFT 227.81 FEET, SAID CURVE HAVING A RADIUS OF 1552.84 FEET AND A CHORD BEARING S69°37'20"W 227.61 FEET; THENCE S65°25'07"W 240.00 FEET; THENCE S56°53'07"W 60.67 FEET; THENCE N24°34'53"W 419.00 FEET; THENCE N65°25'07"E 351.07 FEET; THENCE 175.83 FEET ALONG A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 5821.09 FEET AND A CHORD BEARING N64°33'11"E 175.82 FEET; THENCE S24°34'53"E 429.34 FEET TO THE POINT OF BEGINNING.

SUBJECT TO RESERVATIONS, RESTRICTIONS AND EASEMENTS OF RECORD, IF ANY.
ALSO KNOWN AS SIDWELL NO. 15-29-228-003

DESCRIPTION OF WATER MAIN EASEMENT

THE SOUTHERLY 20.00 FEET, LYING ADJACENT TO AVON INDUSTRIAL DRIVE (VARIABLE R.O.W.) OF THE WESTERLY 236.00 FEET OF THE FOLLOWING DESCRIBED PROPERTY: BEGINNING AT A POINT N01°41'08"W 1616.59 FEET; THENCE S88°18'52"W 68.01 FEET; THENCE S81°04'10"W 391.67 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 29; THENCE ALONG A CURVE TO THE LEFT 227.81 FEET, SAID CURVE HAVING A RADIUS OF 1552.84 FEET AND A CHORD BEARING S69°37'20"W 227.61 FEET; THENCE S65°25'07"W 240.00 FEET; THENCE S56°53'07"W 60.67 FEET; THENCE N24°34'53"W 419.00 FEET; THENCE N65°25'07"E 351.07 FEET; THENCE 175.83 FEET ALONG A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 5821.09 FEET AND A CHORD BEARING N64°33'11"E 175.82 FEET; THENCE S24°34'53"E 429.34 FEET TO THE POINT OF BEGINNING.
CONTAINING 1,183 SQUARE FEET, OR 0.03 ACRES, MORE OR LESS.

DESCRIPTION OF TWMPORARY WATER MAIN EASEMENT

THE NORTHERLY 5.00 FEET OF THE SOUTHERLY 25.00 FEET, LYING ADJACENT TO AVON INDUSTRIAL DRIVE (VARIABLE R.O.W.) OF THE WESTERLY 236.00 FEET OF THE FOLLOWING DESCRIBED PROPERTY: BEGINNING AT A POINT DISTANT N01°41'08"W 1616.59 FEET; THENCE S88°18'52"W 68.01 FEET; THENCE S81°04'10"W 391.67 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 29; THENCE ALONG A CURVE TO THE LEFT 227.81 FEET, SAID CURVE HAVING A RADIUS OF 1552.84 FEET AND A CHORD BEARING S69°37'20"W 227.61 FEET; THENCE S65°25'07"W 240.00 FEET; THENCE S56°53'07"W 60.67 FEET; THENCE N24°34'53"W 419.00 FEET; THENCE N65°25'07"E 351.07 FEET; THENCE 175.83 FEET ALONG A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 5821.09 FEET AND A CHORD BEARING N64°33'11"E 175.82 FEET; THENCE S24°34'53"E 429.34 FEET TO THE POINT OF BEGINNING.
CONTAINING 4,733 SQUARE FEET, OR 0.11 ACRES, MORE OR LESS.

REV.	JOB NO. 20220852	 HUBBELL, ROTH & CLARK, INC CONSULTING ENGINEERS SINCE 1915	555 HULET DRIVE BLOOMFIELD HILLS, MICH.	P.O. BOX 824 48303 - 0824	SHEET NO.
	DATE 10/3/23		PHONE: (248) 454-6300 FAX (1st. Floor): (248) 454-6312 FAX (2nd. Floor): (248) 454-6359		1
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