

SANITARY SEWER EASEMENT

OYK Rochester, LLC

a Michigan limited liability company of

1888 W Tahquamenon Bloomfield Hills, MI 48302

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 land more particularly described as:

See attached Exhibits A and B

Parcel ID# 15-27-351-009

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 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 Taxes under MCL 207.505(a) and 207.526(a).

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this 23 day of March, 2020.

OYK Rochester, LLC



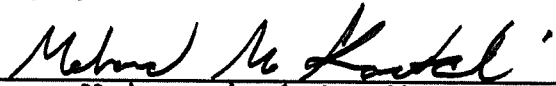
Signature

Fred Hadid
Print Name

Member
Title

STATE OF MICHIGAN
COUNTY OF Oakland

The foregoing instrument was acknowledged before me this 23 day of March, 2020, by Fred Hadid who is a member of OYK Rochester, LLC, a Michigan limited liability company, on behalf of the company.



Mohamed Kaakarli, Notary Public
Oakland County, Michigan:

My Commission Expires:

01/15/2026

Drafted by:
Motaz Kaakarli
30700 Telegraph Rd Ste 2665
Bingham Farms, MI 48025

When recorded, return to

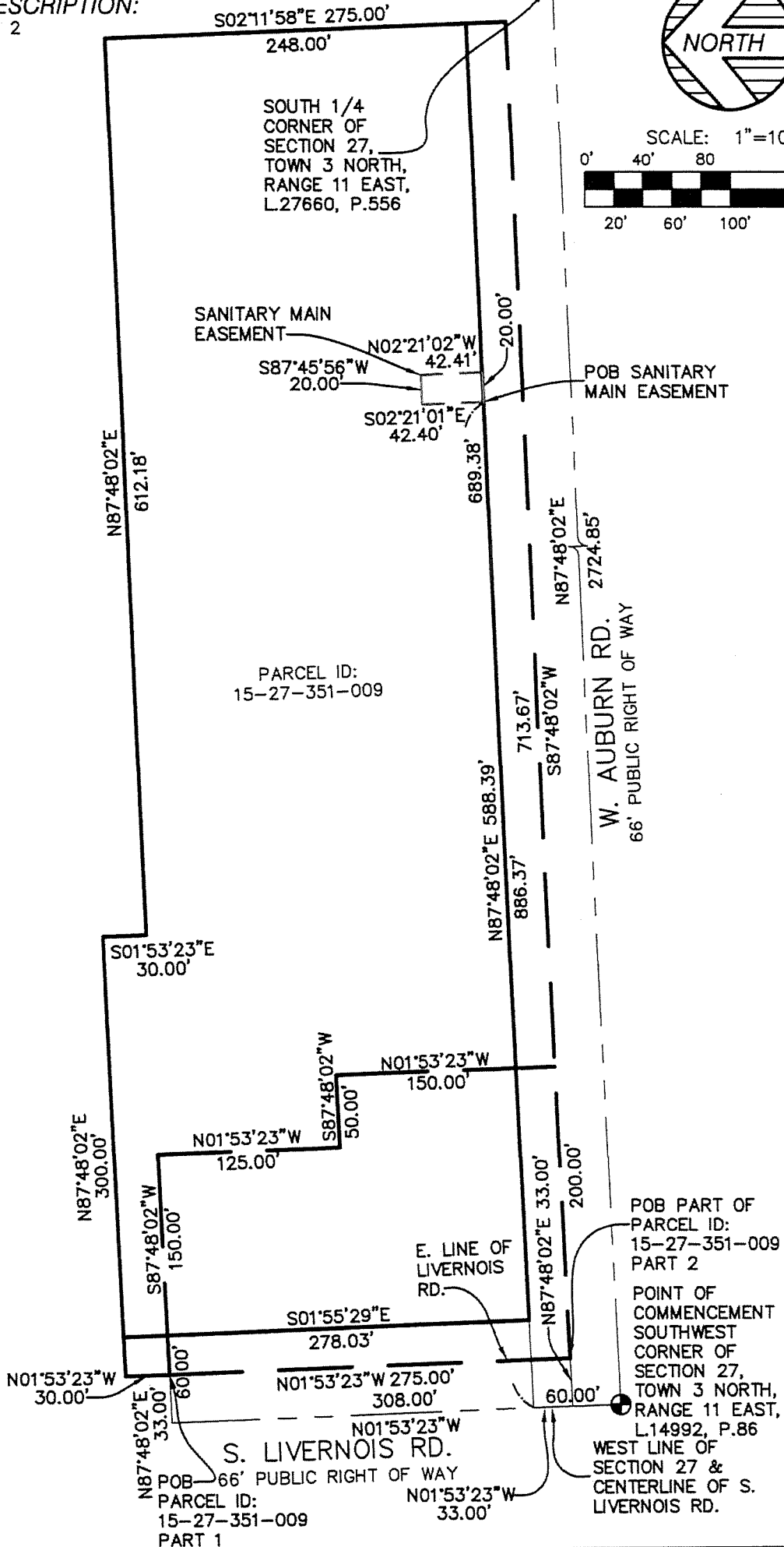
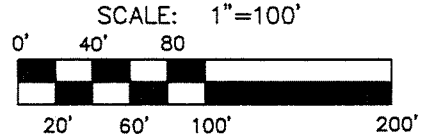
Clerks Dept.
City of Rochester Hills
1000 Rochester Hills Drive
Rochester Hills, MI 48309

MOHAMAD M KAAKARLI
NOTARY PUBLIC - MICHIGAN
OAKLAND COUNTY
ACTING IN THE COUNTY OF Oakland
MY COMMISSION EXPIRES 01/15/2026

John Staran
Approved 4/16/20

EXHIBIT A

PROPERTY DESCRIPTION:
SEE SHEET 2 OF 2



Jenny M.
Approved 5/20/20

KEM-TEC PROFESSIONAL ENGINEERING, SURVEYING & ENVIRONMENTAL SERVICES

A GROUP OF COMPANIES

Eastpointe (800) 295.7222	Detroit (313) 758.0677	Ann Arbor (734) 994.0888	Grand Blanc (888) 694.0001
FAX: (586) 772.4048	FAX: (586) 772.4048	FAX: (734) 994.0667	FAX: (810) 694.9955

www.kemtecagroupofcompanies.com

PREPARED FOR: DESIGNHAUS	
FIELD SURVEY: N/A	DATE: FEBRUARY 21, 2020
DRAWN BY: JDM	SHEET: 1 OF 2
SCALE: 1" = 100'	JOB NO.: 19-03014

EXHIBIT B

PROPERTY DESCRIPTION:

LAND SITUATED IN THE CITY OF ROCHESTER HILLS, COUNTY OF OAKLAND, STATE OF MICHIGAN, IS DESCRIBED AS FOLLOWS:

PART OF THE SOUTHWEST 1/4 OF SECTION 27, T.3N, R.11E, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS BEGINNING AT A POINT DISTANT ALONG THE WEST LINE OF SECTION 27, ALSO ALONG THE CENTERLINE OF LIVERNOIS ROAD N.01°53'23"W., 308.00 FEET ALONG SAID CENTERLINE AND N.87°48'02"E., 33.00 FEET TO THE EAST LINE OF LIVERNOIS ROAD FROM THE SOUTHWEST CORNER OF SAID SECTION 27; THENCE FROM SAID POINT OF BEGINNING N.01°53'23"W., 30.00 FEET; THENCE N.87°48'02"E., 300.00 FEET; THENCE S.01°53'23"E., 30.00 FEET; THENCE N.87°48'02"E., 612.18 FEET; THENCE S.02°11'58"E., 275.00 FEET; THENCE S.87°48'02"W., 713.67 FEET; THENCE N.01°53'23"W., 150.00 FEET; THENCE S.87°48'02"W., 50.00 FEET; THENCE N.01°53'23"W., 125.00 FEET; THENCE S.87°48'02"W., 150.00 FEET TO THE POINT OF BEGINNING, ALSO PART OF THE SOUTHWEST 1/4 OF SAID SECTION 27, T.3N, R.11E, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS BEGINNING AT A POINT DISTANT ALONG THE WEST LINE OF SECTION 27, ALSO ALONG THE CENTERLINE OF LIVERNOIS ROAD N.00°11'32"E., 33.00 FEET AND N.89°48'02"E., 33.00 FEET TO THE EAST LINE OF LIVERNOIS ROAD FROM THE SOUTHWEST CORNER OF SAID SECTION 27; THENCE FROM SAID POINT OF BEGINNING N.00°11'32"E., 275.00 FEET; THENCE N.89°48'02"E., 150.00 FEET; THENCE S.00°11'32"W., 125.00 FEET; THENCE N.89°48'02"E., 50.00 FEET; THENCE S.00°11'32"W., 150.00 FEET; THENCE S.89°48'02"W., 200.00 FEET TO THE POINT OF BEGINNING EXCEPT THAT PART TAKEN FOR ROADS. CONTAINING 5.74 ACRES. TAX ITEM NO. 15-27-351-009

SANITARY MAIN EASEMENT:

LAND SITUATED IN THE CITY OF ROCHESTER HILLS, COUNTY OF OAKLAND, STATE OF MICHIGAN, IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 27, T.3N., R.11E.; THENCE N.01°53'23"W., 60.00 FEET; THENCE N.87°48'02"E., 689.38 FEET TO THE POINT OF BEGINNING OF A 20 FOOT WIDE SANITARY MAIN EASEMENT; THENCE CONTINUING N.87°48'02"E., 20.00 FEET; THENCE N.02°21'02"W., 42.41 FEET; THENCE S.87°45'56"W., 20.00 FEET; THENCE S.02°21'01"E., 42.40 FEET TO THE POINT OF BEGINNING.



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PREPARED FOR: DESIGNHAUS	
FIELD SURVEY: N/A	DATE: FEBRUARY 21, 2020
DRAWN BY: JDM	SHEET: 2 OF 2
SCALE: 1" = 100'	JOB NO.: 19-03014