

WATER MAIN EASEMENT

Gerald Real Estate LLC a Michigan limited liability company of 13500 Foley Street, Detroit, MI 48227

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 water main on, under through and across land more particularly described as:

See attached Exhibit A

Parcel ID# 15-36-226-068

In connection with the grant of easement, Grantor waives and relinquishes any right, title or interest in the water man, 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 water main 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 water main: (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 18th day of June, 2024

Gerald Real Estate LLC
~~(Insert Company Name)~~


Signature
Mike Chaudhary

(Print Name)
President/CEO

Title

STATE OF MICHIGAN
COUNTY OF Wayne

The foregoing instrument was acknowledged before me this 18 day of June, 2024,
by Mike Chaudhary who is ^{the President} a member of Gerald Real Estate LLC,
a Michigan limited liability company, on behalf of the company.

Rachel McGowan

, Notary Public
County, Michigan
My Commission Expires: 12/23/27

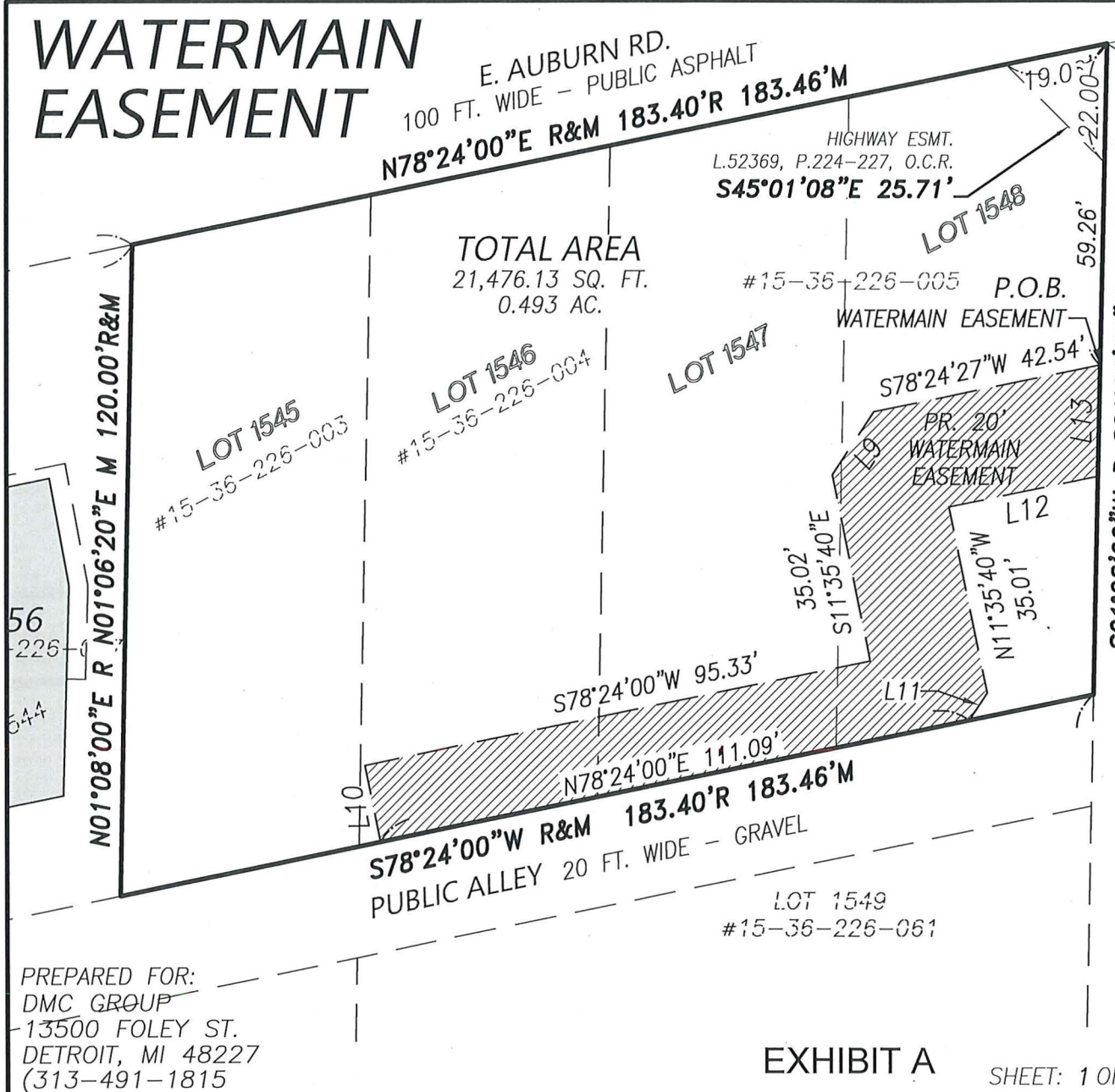
Drafted by:
Yash Chaudhary
13500 Foley
Detroit, MI 48227

Rachel McGowan
Notary Public, State of Michigan
County of Wayne
My Commission Expires Dec. 23, 2027
Acting in the County of Wayne

When recorded, return to:
Clerks Dept.
City of Rochester Hills
1000 Rochester Hills Drive
Rochester Hills, MI 48309

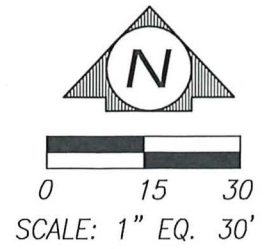
P. Daw Chrost
Appd. 7/19/24

WATERMAIN EASEMENT



TOTAL AREA
21,476.13 SQ. FT.
0.493 AC.

Line Table		
Line #	Direction	Length
L9	S33°22'40"W	13.94'
L10	S11°36'00"E	14.39'
L11	N33°22'40"E	6.00'
L12	N78°24'27"E	27.88'
L13	N01°06'20"E	20.50'



WATERMAIN EASEMENT: COMMENCING AT THE N.E. CORNER OF SAID LOT 1548 OF "SUPERVISOR'S PLAT OF BROOKLANDS PARK NO. 4"; THENCE S.01°06'20"W., 59.26 FT. (RECORDED AS S.01°08'00"W.) ALONG THE WEST LINE OF GERALD AVE. (60 FT. WIDE) TO THE POINT OF BEGINNING; THENCE S.78°24'27"W., 42.54 FT.; THENCE S.33°22'40"W., 13.94 FT.; THENCE S.11°35'40"E., 35.02 FT.; THENCE S.78°24'00"W., 95.33 FT.; THENCE S.11°36'00"E., 14.39 FT.; THENCE N.78°24'00"E., 111.09 FT. ALONG THE NORTH LINE OF THE PUBLIC ALLEY (20 FT. WIDE); THENCE N.33°22'40"E., 6.00 FT.; THENCE N.11°35'40"W., 35.01 FT.; THENCE N.78°24'27"E., 27.88 FT. TO A POINT ON THE WEST LINE OF SAID GERALD AVE.; THENCE N.01°06'20"E., 20.50 FT. TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION:
LOTS 1545 - 1548 OF "SUPERVISOR'S PLAT OF BROOKLANDS PARK NO.4" A SUBDIVISION OF PART OF THE EAST 1/2 OF NORTHEAST 1/4 OF SECTION 36, T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY MICHIGAN AS RECORDED IN L.28 OF PLATS, P.49, OAKLAND COUNTY RECORDS.

Approved
 SB
 City of Rochester Hills
 06/27/2024




 BRADLEY GEORGE REICHERT P.S. #4001055923

EXHIBIT A SHEET: 1 OF 1

PREPARED FOR:
DMC GROUP
13500 FOLEY ST.
DETROIT, MI 48227
(313-491-1815)

Scale: 1"=30'
Date: 6/6/24
Job No. 14-090E
Drawn: B.G.R.



P 248.651.0592 F 248.656.7099
Mail@ReichertSurveying.com
140 Flumerfelt Lane - Rochester, MI 48306

LEGAL DESCRIPTION: LOTS 1545-1548 OF "SUPERVISOR'S PLAT OF BROOKLANDS PARK NO.4" A SUBDIVISION OF PART OF THE EAST 1/2 OF N.E. 1/4 OF SEC. 36, T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY MICHIGAN AS RECORDED IN L.28 OF PLATS, P.49, O.C.R.

Date:	Rev. By: