

EXHIBIT "A"

PARCEL ID NUMBER 15-23-300-037 (TAKEN FROM COUNTY RECORDS)

PART OF THE SOUTHWEST ¼ OF SECTION 23, T.3N., R.11., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN DESCRIBED AS: BEGINNING AT A POINT DISTANT NORTH 01 DEGREES 50 MINUTES 00 SECONDS WEST 2.36 FEET AND NORTH 85 DEGREES 52 MINUTES 55 SECONDS EAST 66.05 FEET AND SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 498.70 FEET FROM THE WEST ¼ CORNER OF SAID SECTION 23; THENCE NORTH 88 DEGREES 11 MINUTES 17 SECONDS EAST 124.90 FEET; THENCE 103.53 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 650.00 FEET AND A CHORD WHICH BEARS NORTH 83 DEGREES 37 MINUTES 30 SECONDS EAST 103.42 FEET; THENCE 162.88 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 535.00 FEET AND A CHORD WHICH BEARS NORTH 87 DEGREES 47 MINUTES 01 SECOND EAST 162.25 FEET; THENCE 18.92 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 605.00 FEET AND A LONG CHORD WHICH BEARS SOUTH 84 DEGREES 23 MINUTES 28 SECONDS EAST 18.92 FEET; THENCE SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 715.81 FEET; THENCE SOUTH 59 DEGREES 07 MINUTES 28 SECONDS EAST 99.29 FEET; THENCE NORTH 88 DEGREES 11 MINUTES 17 SECONDS EAST 46.44 FEET; THENCE SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 16.68 FEET; THENCE SOUTH 81 DEGREES 07 MINUTES 54 SECONDS EAST 227.22 FEET; THENCE SOUTH 85 DEGREES 24 MINUTES 14 SECONDS EAST 83.08 FEET; THENCE NORTH 87 DEGREES 59 MINUTES 50 SECONDS EAST 155.57 FEET; THENCE NORTH 80 DEGREES 48 MINUTES 07 SECONDS EAST 85.23 FEET; THENCE SOUTH 13 DEGREES 28 MINUTES 04 SECONDS EAST 53.77 FEET; THENCE NORTH 85 DEGREES 49 MINUTES 14 SECONDS EAST 310.85 FEET; THENCE NORTH 58 MINUTES 24 MINUTES 40 SECONDS EAST 67.57 FEET; THENCE NORTH 82 DEGREES 36 MINUTES 50 SECONDS EAST 150.54 FEET; THENCE SOUTH 04 DEGREES 06 MINUTES 47 SECOND EAST 235.44 FEET; THENCE SOUTH 05 DEGREES 57 MINUTES 15 SECONDS WEST 93.62 FEET; ;THENCE SOUTH 87 DEGREES 59 MINUTES 50 SECONDS WEST 996.68 FEET; THENCE NORTH 01 DEGREES 48 MINUTES 43 SECONDS WEST 250.00 FEET; THENCE SOUTH 87 DEGREES 59 MINUTES 50 SECONDS WEST 615.00 FEET; THENCE NORTH 01 DEGREES 48 MINUTES 43 SECONDS WEST 894.11 FEET TO THE POINT OF BEGINNING. CONTAINING 16.09 ACRES OF LAND AND SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

PROPOSED PUBLIC RIGHT OF WAY

PART OF THE SOUTHWEST ¼ OF SECTION 23, T.3N., R.11., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN DESCRIBED AS: BEGINNING AT A POINT DISTANT NORTH 01 DEGREES 50 MINUTES 00 SECONDS WEST 2.36 FEET AND NORTH 85 DEGREES 52 MINUTES 55 SECONDS EAST 66.05 FEET AND SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 683.32 FEET FROM THE WEST ¼ CORNER OF SAID SECTION 23; THENCE NORTH 88 DEGREES 11 MINUTES 17 SECONDS EAST 303.03 FEET; THENCE NORTH 01 DEGREES 48 MINUTES 43 SECONDS WEST 199.55 FEET TO A POINT ON THE SOUTH LINE OF EDDINGTON BOULEVARD (70 FOOT WIDE); THENCE ALONG THE SAID SOUTH LINE 76.17 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 535.00 FEET AND A CHORD WHICH BEARS SOUTH 88 DEGREES 47 MINUTES 17 SECONDS EAST 76.11 FEET; THENCE ALONG A LINE PARALLEL WITH AND 30 FEET WEST OF THE WEST LINE OF "EDDINGTON FARMS SUB No. 3 (AS RECORDED IN LIBER 219, PAGE 17, OAKLAND COUNTY RECORDS) SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 281.53 FEET; THENCE SOUTH 88 DEGREES 11 MINUTES 17 SECONDS WEST 379.03 FEET TO A POINT ON THE EAST LINE OF ROCHESTER ROAD (150 FOOT WIDE); THENCE ALONG SAID EAST LINE, NORTH 01 DEGREES 48 MINUTES 43 SECONDS WEST 86.00 FEET TO THE POINT OF BEGINNING. CONTAINING 47,678.2 SQ. FT. AND SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

PROPOSED 30 FOOT WIDE OPEN SPACE BUFFER

PART OF THE SOUTHWEST ¼ OF SECTION 23, T.3N., R.11., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN DESCRIBED AS: COMMENCING AT THE WEST ¼ CORNER OF SAID SECTION 23; THENCE NORTH 01 DEGREES 50 MINUTES 00 SECONDS WEST 2.36 FEET; THENCE NORTH 85 DEGREES 52 MINUTES 55 SECONDS EAST 66.05 FEET; THENCE SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 498.70 FEET; THENCE NORTH 88 DEGREES 11 MINUTES 17 SECONDS EAST 124.90 FEET; THENCE 103.53 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 650.00 FEET AND A CHORD WHICH BEARS NORTH 83 DEGREES 37 MINUTES 30 SECONDS EAST 103.42 FEET; THENCE 151.54 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 535.00 FEET AND A CHORD WHICH BEARS NORTH 87 DEGREES 47 MINUTES 01 SECOND EAST 151.03 FEET TO THE POINT OF BEGINNING; THENCE 11.34 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 535.00 FEET AND A LONG CHORD WHICH BEARS SOUTH 84 DEGREES 06 MINUTES 07 SECONDS EAST 11.34 FEET; THENCE 18.92 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 605.00 FEET AND A LONG CHORD WHICH BEARS SOUTH 84 DEGREES 23 MINUTES 28 SECONDS EAST 18.92 FEET; THENCE ALONG THE WEST LINE OF LOTS 296 THRU 305 OF "EDDINGTON FARMS SUB No. 3 (AS RECORDED IN LIBER 219, PAGES 17, OAKLAND COUNTY RECORDS), SOUTH 01 DEGREES 48 MINUTES 43 SECONDS EAST 715.81 FEET; THENCE SOUTH 88 DEGREES 11 MINUTES 17 SECONDS WEST 30.00 FEET; THENCE NORTH 01 DEGREES 48 MINUTES 43 SECONDS WEST 719.78 FEET TO THE POINT OF BEGINNING. CONTAINING 21,532.5 SQ. FT. AND SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

JOB NO. 20161000	 HUBBELL, ROTH & CLARK, INC CONSULTING ENGINEERS SINCE 1915	555 HULET DRIVE BLOOMFIELD HILLS, MICH.	P.O. BOX 824 48303-0824	SHEET NO.
DATE 11/17/16		PHONE: (248) 454-6300	WEB SITE: http:// www.hrc-engr.com	1 OF 2

EXHIBIT "B"



N.01°50'00"W. 2.36'
 N.85°52'55"E. 66.05'
 WEST 1/4 CORNER
 SECTION 23
 T.3N., R.11E.
 CITY OF ROCHESTER HILLS
 OAKLAND COUNTY, MI
 (LIBER 14992, P.93 O.C.R.)

PARCEL ID
 15-23-301-002

LOT 214
 EDDINGTON FARMS
 SUB No. 2
 LIBER 219, P.14, O.C.R.

**EDDINGTON BLVD
 70' WD**

ARC 151.54'
 RADIUS 535.00'
 N.87°10'35"E. 151.03'
 ARC 162.88'
 RADIUS 535.00'
 N.87°47'01"E. 162.25'
 ARC 18.92'
 RADIUS 605.00'
 S.84°23'28"E. 18.92'

WINCHESTER VILLAGE SUB No. 1
 LIBER 180, PAGE 11 O.C.R.

WEST LINE OF SECTION 23

**ROCHESTER ROAD (M-150)
 150' R/W**

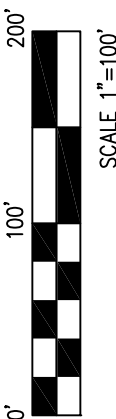
EDDINGTON FARMS
 LIBER 200, P.39, O.C.R.
 ARC 103.53'
 RADIUS 650.00'
 N.83°37'30"E. 103.42'
 N.88°11'17"E. 124.90'
 ARC 76.17'
 RADIUS 535.00'
 S.88°47'17"E. 76.11'
 P.O.B. 30'
 BUFFER
 76'
 N.01°48'43"W.
 199.85'
 PR. 76' WIDE PUBLIC R.O.W.
 ARC 11.34'
 RADIUS 535.00'
 S.84°06'07"E. 11.34'
 PARCEL ID
 15-23-303-001
 LOT 305
 PARCEL ID
 15-23-303-002
 LOT 304
 PARCEL ID
 15-23-303-003
 LOT 303
 PARCEL ID
 15-23-303-004
 LOT 302
 PARCEL ID
 15-23-303-005
 LOT 301
 PARCEL ID
 15-23-303-006
 LOT 300
 EDDINGTON FARMS
 SUB No. 3
 LIBER 219, P.17, O.C.R.
 PARCEL ID
 15-23-303-007
 LOT 299
 PARCEL ID
 15-23-303-008
 LOT 298
 PARCEL ID
 15-23-303-009
 LOT 297
 PARCEL ID
 15-23-303-010
 LOT 296
 S.59°07'28"E.
 99.29'

**DREXELGATE PARKWAY
 VARIABLE R/W**

AVON HILLS VILLAGE No. 3
 LIBER 188, PAGE 11 O.C.R.

POINT OF BEGINNING FOR
 NEW ROAD RIGHT OF WAY
 N.88°11'17"E.
 303.03'
 PR. 86' WIDE PUBLIC R.O.W.
 86'
 S.88°11'17"W.
 379.03'
 N.01°48'43"W.
 86.00'
 N.01°48'43"E.
 281.53'
 PR. 30' OPEN SPACE BUFFER
 N.01°48'43"W.
 719.78'
 S.01°48'43"E.
 715.81'

**PARCEL ID
 15-23-300-037**



S.87°59'50"W.
 615.00'

PARCEL ID
 15-23-300-038

NOTE:
 NO FIELD WORK WAS PERFORMED.
 DESCRIPTIONS ARE TAKEN FROM
 AVAILABLE RECORDS.

JOB NO.
20161000
 DATE
11/17/16



555 HULET DRIVE
 BLOOMFIELD HILLS, MICH.
 P.O. BOX 824
 48303-0824
 PHONE: (248) 454-6300
 WEB SITE: [http:// www.hrc-engr.com](http://www.hrc-engr.com)

SHEET NO.
2
 OF **2**