

SANITARY SEWER EASEMENT

Vitaliano Terracciano, a married man and Monica R. Terracciano his wife
of 19910 Westchester Drive, Clinton Township, MI 48038

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 & B

Parcel ID #15-01-278-005

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.

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 MCL 207.505(a) and 207.526(a).

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this 13th day of May, 2020.

[Handwritten Signature]

Signature

Vitaliano Terracciano, a married man
(Print Name)

[Handwritten Signature]

Signature

Monica R. Terracciano, his wife
(Print Name)

STATE OF MICHIGAN
COUNTY OF Oakland

The foregoing instrument was acknowledged before me this 13th day of May, 2020, by Vitaliano Terracciano, a married man and Monica Terracciano, his wife.

Drafted by:
Vitaliano Terracciano
19910 Westchester Dr
Clinton Twp., MI 48038

[Handwritten Signature]

Notary Public
Macomb County, Michigan

My Commission Expires:

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

John Staron
Approved 5/13/20

LYNN HEBERT
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF MACOMB
My Commission Expires Sep 17, 2024
Acting in the County of Oakland

EXHIBIT A

DESCRIPTIONS

OVERALL PROPERTY

Part of the NE 1/4 of Section 1, T.3N., R.11E., Rochester Hills, Oakland County, Michigan, being more particularly described as follows:
Commencing at the East 1/4 corner of Section 1;
thence N89°44'48"W 280.03 feet to the Point of Beginning;
thence N89°44'48"W 331.72 feet;
thence N00°35'30"W 284.80 feet;
thence N77°48'40"E 64.95 feet;
thence N72°59'40"E 15.61 feet;
thence N21°22'51"W 10.94 feet;
thence with a curve turning to the right 68.35 feet, having a radius of 250.00 feet, a central angle of 15°39'55", and a chord bearing N81°34'33"E 68.14 feet;
thence N89°24'30"E 189.46 feet;
thence S00°35'30"E 326.67 feet to the Point of Beginning.
Containing 2.413 acres.

SANITARY SEWER EASEMENT

Part of the NE 1/4 of Section 1, T.3N., R.11E., Rochester Hills, Oakland County, Michigan, being more particularly described as follows:
Commencing at the East 1/4 corner of Section 1;
thence N89°44'48"W 611.75 feet;
thence N00°35'30"W 262.34 feet to the Point of Beginning;
thence N00°35'30"W 22.46 feet;
thence N77°48'40"E 64.95 feet;
thence S04°12'20"E 22.20 feet;
thence S77°48'40"W 66.38 feet to the Point of Beginning.

6/19/20
Approved
JM



Fenn & Associates, Inc. Land Surveying and Civil Engineering

14933 Commercial Drive, Shelby Township, MI 48315
Phone: 586-254-9577 Fax: 586-254-9020 www.fennsurveying.com

CHRISTENBURY SITE CONDOMINIUM

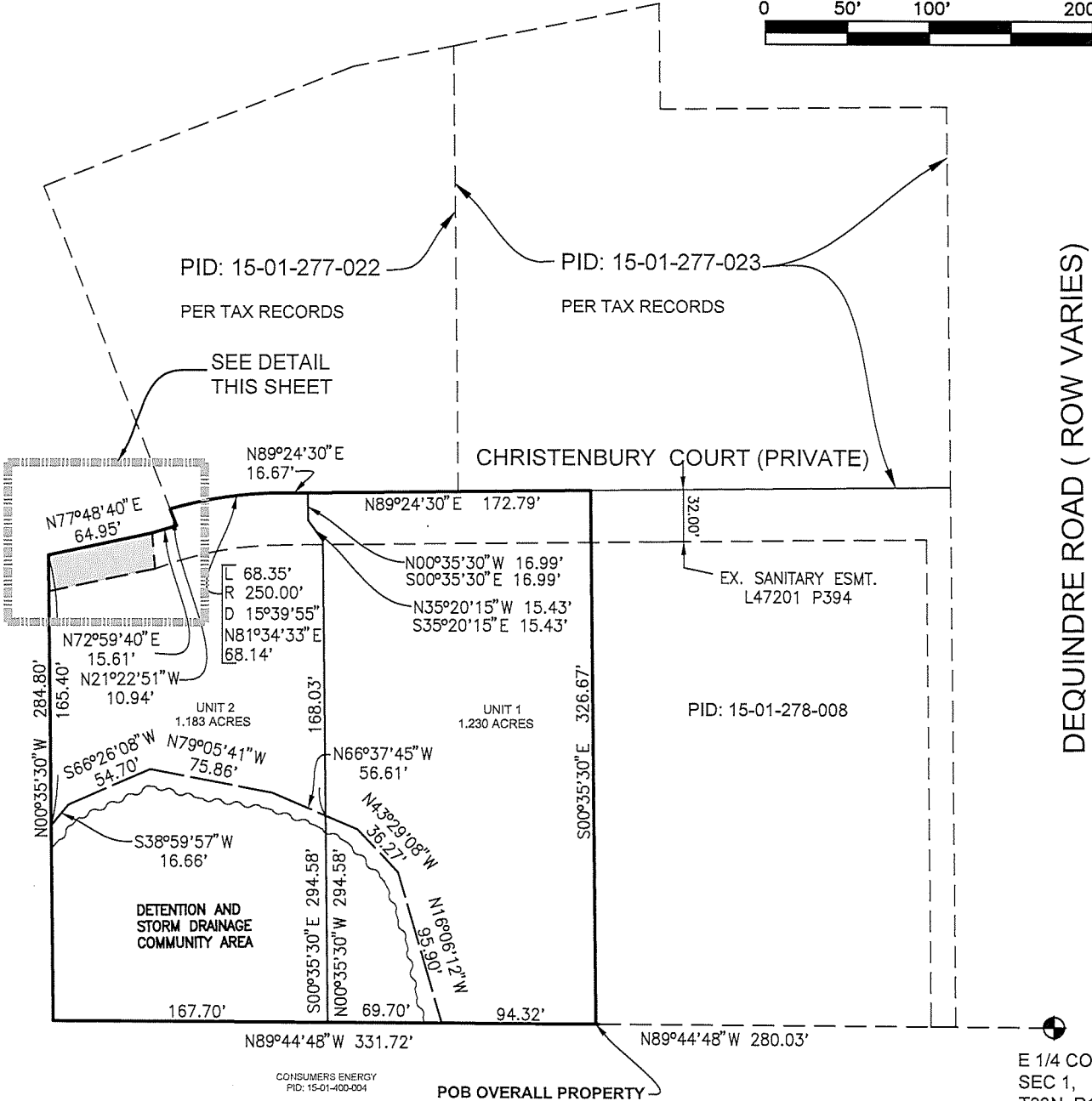
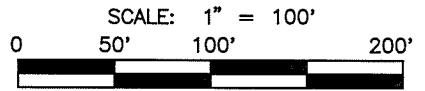
Part of the NE 1/4 of Section 1, T.3N., R.11E.
Rochester Hills, Oakland County
Michigan

CLIENT: VITO TERRACCIANO

| | | | |
|---------|-------------|-------|---------|
| DATE | 06/18/2020 | SCALE | N/A |
| DRAWN | IB | CHECK | JSR, PE |
| JOB NO. | C18-047.11X | SHEET | 1 OF 2 |

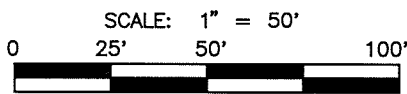
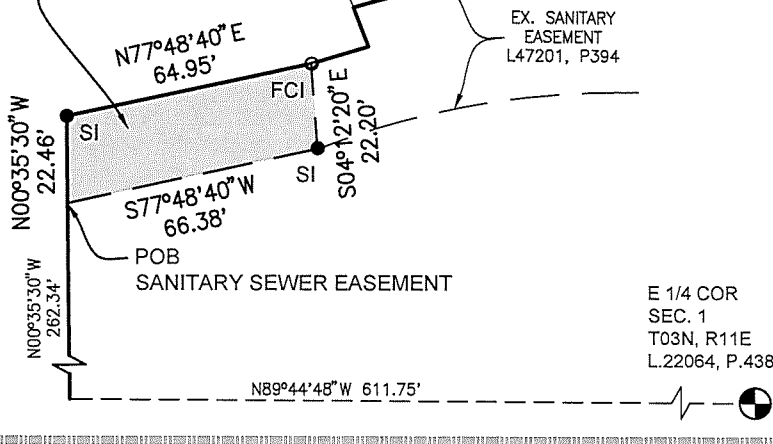
EXHIBIT B

SANITARY SEWER EASEMENT



SANITARY SEWER EASEMENT

DETAIL



Fenn & Associates, Inc. Land Surveying and Civil Engineering

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CHRISTENBURY SITE CONDOMINIUM

Part of the NE 1/4 of Section 1, T.3N., R.11E.
Rochester Hills, Oakland County
Michigan

CLIENT: VITO TERRACCIANO

DATE 06/18/2020

DRAWN IB

JOB NO. C18-047.11X

SCALE 1" = 100'

CHECK JSR, PE

SHEET 2 OF 2