

HIGHWAY EASEMENT

SARE, Inc., a Michigan corporation, of 14955 Technology Dr., Shelby Township, MI 48315 grant (s) to the City of Rochester Hills, a Michigan municipal corporation, of 1000 Rochester Hills Drive, Rochester Hills, Michigan 48309, an easement for all public highway purposes, including public utilities, and the construction, operation, maintenance, repair, replacement and/or public use of water main, sanitary sewer, storm sewer, sidewalks and/or pathways in, over, under, upon, and through the following described premises situated in the City of Rochester Hills, Oakland County, Michigan:

See Attached Exhibits A and B
Sidwell # 70-15-15-403-010

In connection with the grant of easement, Grantor waives and relinquishes any right, title or interest in such public utilities or improvements, or the facilities incidental thereto, which may be located in the easement.

All property disturbed or altered by the City by reason of construction, operation, etc., 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 itself and Grantor's successors and assigns, so long as there is no interference with the City's easement rights: (1) right of ingress and egress across the easement, and (2) right to grant other non-exclusive easements and rights-of-way across, over and under 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 17th day of OCTOBER, 2016.

SARE, Inc.,
a Michigan corporation

Signature:

[Handwritten Signature]

Print or type name:

Michael Gesuale

Title:

President

STATE OF MICHIGAN
COUNTY OF MACOMB

The foregoing instrument was acknowledged before me this 17 day of OCTOBER, 2016, by Michael Gesuale, who is the President of SARE, Inc., a Michigan corporation, on behalf of the corporation.

Drafted by:
Demetrios J. Polyzois
14955 Technology Dr.
Shelby Township, MI 48315

MACOMB
County, Michigan

When recorded, return to:

My Commission expires: 10-17-21

City of Rochester Hills
1000 Rochester Hills Drive
Rochester Hills MI 48309

[Handwritten Signature]
KRISTIE WHITCOMB
Notary Public, State of Michigan
County of Macomb
My Commission Expires 10-17-2021
Acting In the County of MACOMB

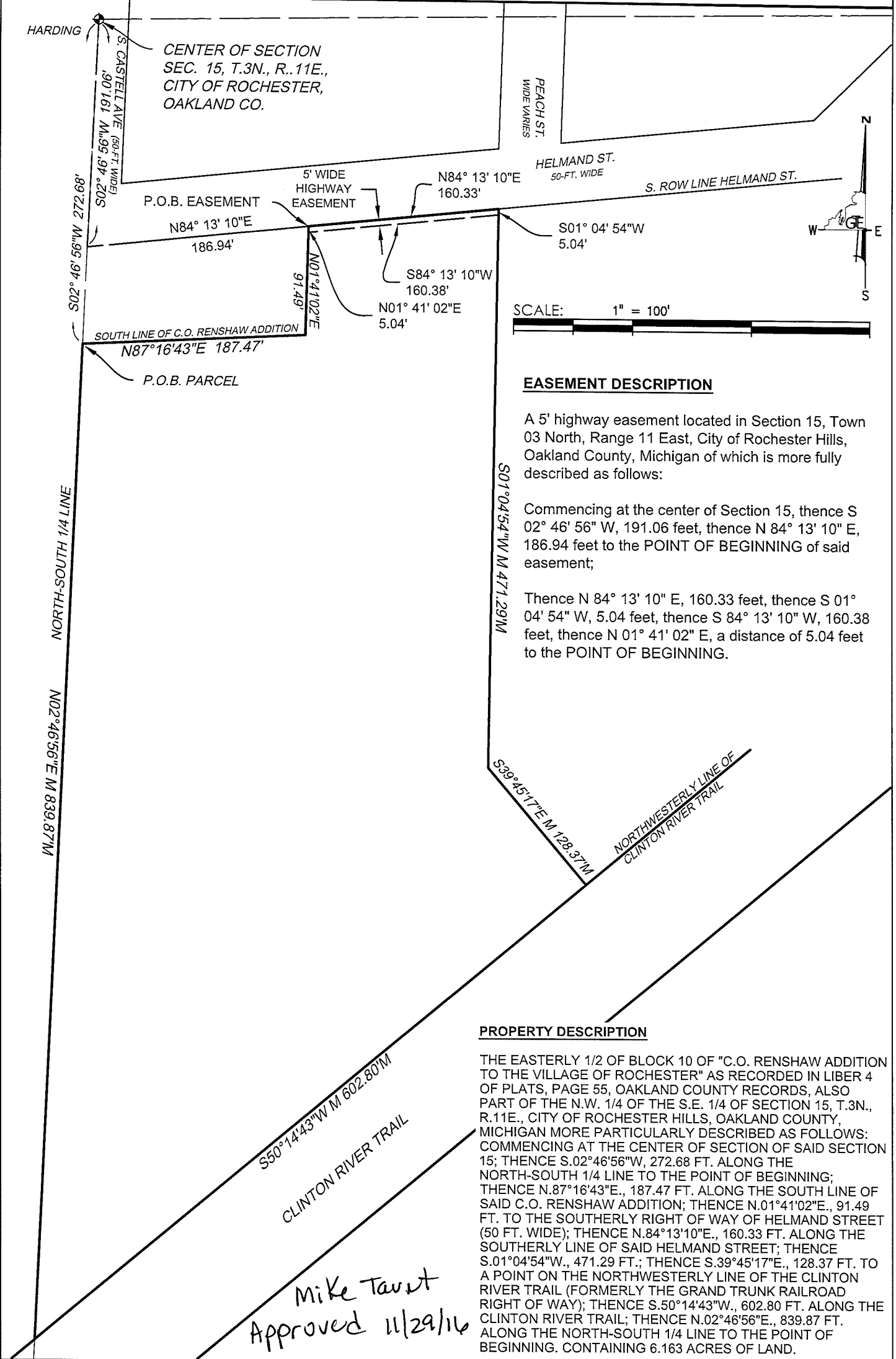
John Staraw
Approved 10/30/16

EXHIBIT A

THE EASTERLY 1/2 OF BLOCK 10 OF "C.O. RENSHAW ADDITION TO THE VILLAGE OF ROCHESTER" AS RECORDED IN LIBER 4 OF PLATS, PAGE 55, OAKLAND COUNTY RECORDS, ALSO PART OF THE N.W. 1/4 OF THE S.E. 1/4 OF SECTION 15, T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER OF SECTION OF SAID SECTION 15; THENCE S.02°46'56"W, 272.68 FT. ALONG THE NORTH-SOUTH 1/4 LINE TO THE POINT OF BEGINNING; THENCE N.87°16'43"E., 187.47 FT. ALONG THE SOUTH LINE OF SAID C.O. RENSHAW ADDITION; THENCE N.01°41'02"E., 91.49 FT. TO THE SOUTHERLY RIGHT OF WAY OF HELMAND STREET (50 FT. WIDE); THENCE N.84°13'10"E., 160.33 FT. ALONG THE SOUTHERLY LINE OF SAID HELMAND STREET; THENCE S.01°04'54"W., 471.29 FT.; THENCE S.39°45'17"E., 128.37 FT. TO A POINT ON THE NORTHWESTERLY LINE OF THE CLINTON RIVER TRAIL (FORMERLY THE GRAND TRUNK RAILROAD RIGHT OF WAY); THENCE S.50°14'43"W., 602.80 FT. ALONG THE CLINTON RIVER TRAIL; THENCE N.02°46'56"E., 839.87 FT. ALONG THE NORTH-SOUTH 1/4 LINE TO THE POINT OF BEGINNING CONTAINING 6.163 ACRES OF LAND.

PARCEL NO.: 15-15-403-010

EXHIBIT B HIGHWAY EASEMENT



EASEMENT DESCRIPTION

A 5' highway easement located in Section 15, Town 03 North, Range 11 East, City of Rochester Hills, Oakland County, Michigan of which is more fully described as follows:

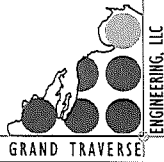
Commencing at the center of Section 15, thence S 02° 04' 56" W, 191.06 feet, thence N 84° 13' 10" E, 186.94 feet to the POINT OF BEGINNING of said easement;

Thence N 84° 13' 10" E, 160.33 feet, thence S 01° 04' 54" W, 5.04 feet, thence S 84° 13' 10" W, 160.38 feet, thence N 01° 41' 02" E, a distance of 5.04 feet to the POINT OF BEGINNING.

PROPERTY DESCRIPTION

THE EASTERLY 1/2 OF BLOCK 10 OF "C.O. RENSHAW ADDITION TO THE VILLAGE OF ROCHESTER" AS RECORDED IN LIBER 4 OF PLATS, PAGE 55, OAKLAND COUNTY RECORDS, ALSO PART OF THE N.W. 1/4 OF THE S.E. 1/4 OF SECTION 15, T.3N., R.11E., CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE CENTER OF SECTION OF SAID SECTION 15; THENCE S.02°46'56"W, 272.68 FT. ALONG THE NORTH-SOUTH 1/4 LINE TO THE POINT OF BEGINNING; THENCE N.87°16'43"E., 187.47 FT. ALONG THE SOUTH LINE OF SAID C.O. RENSHAW ADDITION; THENCE N.01°41'02"E., 91.49 FT. TO THE SOUTHERLY RIGHT OF WAY OF HELMAND STREET (50 FT. WIDE); THENCE N.84°13'10"E., 160.33 FT. ALONG THE SOUTHERLY LINE OF SAID HELMAND STREET; THENCE S.01°04'54"W., 471.29 FT.; THENCE S.39°45'17"E., 128.37 FT. TO A POINT ON THE NORTHWESTERLY LINE OF THE CLINTON RIVER TRAIL (FORMERLY THE GRAND TRUNK RAILROAD RIGHT OF WAY); THENCE S.50°14'43"W., 602.80 FT. ALONG THE CLINTON RIVER TRAIL; THENCE N.02°46'56"E., 839.87 FT. ALONG THE NORTH-SOUTH 1/4 LINE TO THE POINT OF BEGINNING. CONTAINING 6.163 ACRES OF LAND.

Mike Tausert
Approved 11/29/16



GRAND TRAVERSE ENGINEERING, LLC.
 Civil Engineering
 Planning
 Surveying
 Construction Services

PO Box 227
 Traverse City, MI 49685-0227
 Phone: 231-218-4986
 Email: jeff@gtengineeringcc.com

SANCTUARY AT RIVERS EDGE
 SECTION 15, T03N, R11E, ROCHESTER HILLS
 OAKLAND COUNTY, MICHIGAN

DATE:	NOVEMBER, 17 2016
GTE PROJ. #:	15003
DRAWN:	JAC
DESIGNED:	JAC
CHECKED:	JAC
PROJ. MGR.:	JAC