

AMENDMENT TO WATER MAIN EASEMENT

On the 17th day of June, 2022 Rochester Avon Partners, LLC, a Michigan Limited Liability Company of 251 E Merrill, Suite 205, Birmingham, MI 48009 ("Owner 1"), granted to the City of Rochester Hills, a Michigan Municipal Corporation, of 1000 Rochester Hills Drive, Rochester Hills, MI 48309 (the "City"), an easement for the construction, operation, maintenance, repair and/or replacement of a watermain on, under, through and across land more particularly described in the WATER MAIN EASEMENT recorded by the Oakland County Register of Deeds on January 25, 2023, Liber #58392, Pages 371 thru 374 pertaining to parcel #15-14-351-069.

Subsequent to the creation of the Watermain Easement, parcel #15-14-351-069 has been combined with #15-14-351-016. The Owner for #15-14-351-016 is 85 Avon Development, LLC, a Michigan limited liability company of 251 E. Merrill, Suite 205, Birmingham, MI 48009 ("Owner 2"). The new parcel #15-14-351-070 is described in the attached Exhibit A. Additional Water Main is being constructed on the combined parcel for Phase II of the Rochester Square project per the approved construction plan. It is now necessary to amend the legal description of the WATER MAIN EASEMENT to encompass the entire Water Main system, see attached Exhibit B.

Based on these facts and circumstances, the Owner 1 and Owner 2 agree to and by this document amend the existing easement to the legal parcel description set forth herein and attached hereto in Exhibit A, and the easement description set forth herein and attached hereto in Exhibit B. The attached Exhibits A and B shall replace and supersede the legal description of the parcel and the existing easement description as originally recorded. The Exhibits A and B for the existing easement shall be of no further force or effect and the City of Rochester Hills shall have those same easement rights in the following described easement:

See Attached Exhibits A and B

In all other respects, the original easement is ratified, confirmed and re-declared. The recording of this document is exempt from Transfer Tax under MCLA 207.526(a) and 207.505(a).

(Signatures on Following Pages)

IN WITNESS HEREOF, the undersigned have hereunto affixed their signatures on this 29 day of June, 2026.

Rochester Avon Partners, LLC

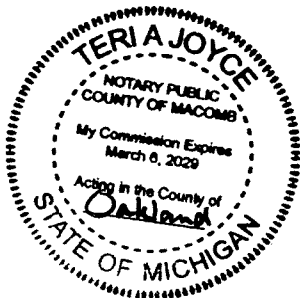
By:

[Signature]

Doraid Markus
Manager

STATE OF MICHIGAN
COUNTY OF Oakland

This agreement was acknowledged before me on June 29, 2026,
By Doraid Markus, who is the Manager of Rochester Avon Partners, LLC, a Michigan limited liability company
on behalf of the company.



[Signature], notary public
Macomb March 6, 2029 County, Michigan
My commission expires: 3.6.2026

State of Michigan
County of Oakland

Print Name:

85 Avon Development, LLC

By:

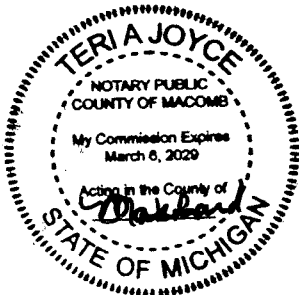
[Signature]

DORAI MARKUS

Title:

MANAGER

This agreement was acknowledged before me on June 29, 2026,
By Doraid Markus, who is the Manager of 85 Avon
Development, LLC, a Michigan limited liability company on behalf of the company.



[Signature], notary public
Macomb County, Michigan
My commission expires: March 6, 2026

CITY OF ROCHESTER HILLS

By: _____
Bryan K. Barnett, Mayor

STATE OF MICHIGAN
COUNTY OF OAKLAND

This agreement was acknowledged before me on _____, 2026
by Bryan K. Barnett, Mayor, of the City of Rochester Hills, on behalf of the City.

notary public
My commission expires: _____ County, Michigan

Drafted By:

Adele Swann
City of Rochester Hills
1000 Rochester Hills Drive
Rochester Hills, MI 48309

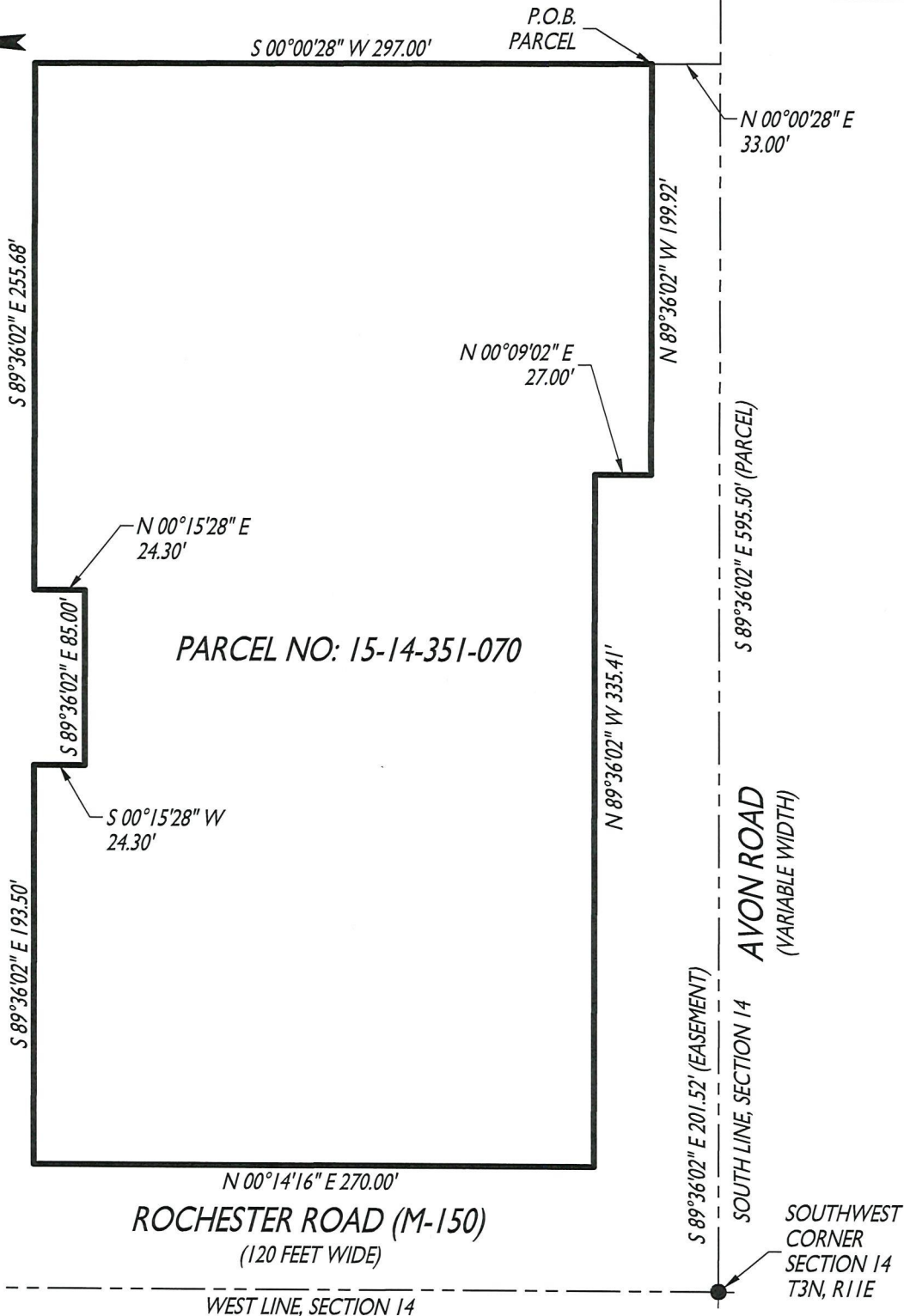
When Recorded Return to:

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

P. Daw Christ
Approved 6/30/26



Approved
SB
City of Rochester Hills
06/18/2026



PARCEL DESCRIPTION - PARCEL 15-14-351-070:

THE PARCEL DESCRIPTION IS FROM A PARCEL COMBINATION PREPARED BY KEM-TEC, A GROUP OF COMPANIES, JOB NO. 21-03182, DATED APRIL 23, 2025 AND APPROVED BY THE CITY OF ROCHESTER HILLS ON DECEMBER 22, 2025

PART OF THE SOUTHWEST 1/4 OF SECTION 14, TOWN 3 NORTH, RANGE 11 EAST, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 14; THENCE ALONG THE SOUTH LINE OF SAID SECTION 14, SAID LINE BEING ALSO THE CENTERLINE OF EAST AVON ROAD (WIDTH VARIES) SOUTH 89 DEGREES 36 MINUTES 02 SECONDS EAST 595.50 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 28 SECONDS EAST 33.00 FEET TO A POINT ON THE NORTH LINE OF SAID EAST AVON ROAD, SAID POINT BEING THE POINT OF BEGINNING; THENCE ALONG SAID ROAD LINE, SAID LINE BEING 33 FEET NORTH OF, AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 14, NORTH 89 DEGREES 36 MINUTES 02 SECONDS WEST, 199.92 FEET TO A JOG IN SAID ROAD LINE; THENCE ALONG SAID JOG, NORTH 00 DEGREES 09 MINUTES 02 SECONDS EAST, 27.00 FEET; THENCE CONTINUING ALONG THE NORTH LINE OF SAID EAST AVON ROAD, SAID LINE BEING 60 FEET NORTH OF, AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 14, NORTH 89 DEGREES 36 MINUTES 02 SECONDS WEST, 335.41 FEET TO THE POINT OF INTERSECTION OF SAID ROAD LINE WITH THE EAST LINE OF SOUTH ROCHESTER ROAD (M-150) (120 FEET WIDE); THENCE ALONG THE EAST LINE OF SAID ROCHESTER ROAD, SAID LINE BEING 60 FEET EAST OF, AS MEASURED AT RIGHT ANGLES TO AND PARALLEL WITH THE WEST LINE OF SAID SECTION 14, NORTH 00 DEGREES 14 MINUTES 16 SECONDS EAST, 270.00 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES 02 SECONDS EAST 193.50 FEET; THENCE SOUTH 00 DEGREES 15 MINUTES 28 SECONDS WEST, 24.30 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES 02 SECONDS EAST, 85.00 FEET; THENCE NORTH 00 DEGREES 15 MINUTES 28 SECONDS EAST, 24.30 FEET; THENCE SOUTH 89 DEGREES 36 MINUTES 02 SECONDS EAST, 255.68 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 28 SECONDS WEST, 297.00 FEET TO THE POINT OF BEGINNING. CONTAINING 147,701 SQUARE FEET OR 3.39 ACRES, MORE OR LESS, OF LAND IN AREA.

EXHIBIT "A"



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Phone 248.247.1115



GRAPHIC SCALE IN FEET
1" = 80'

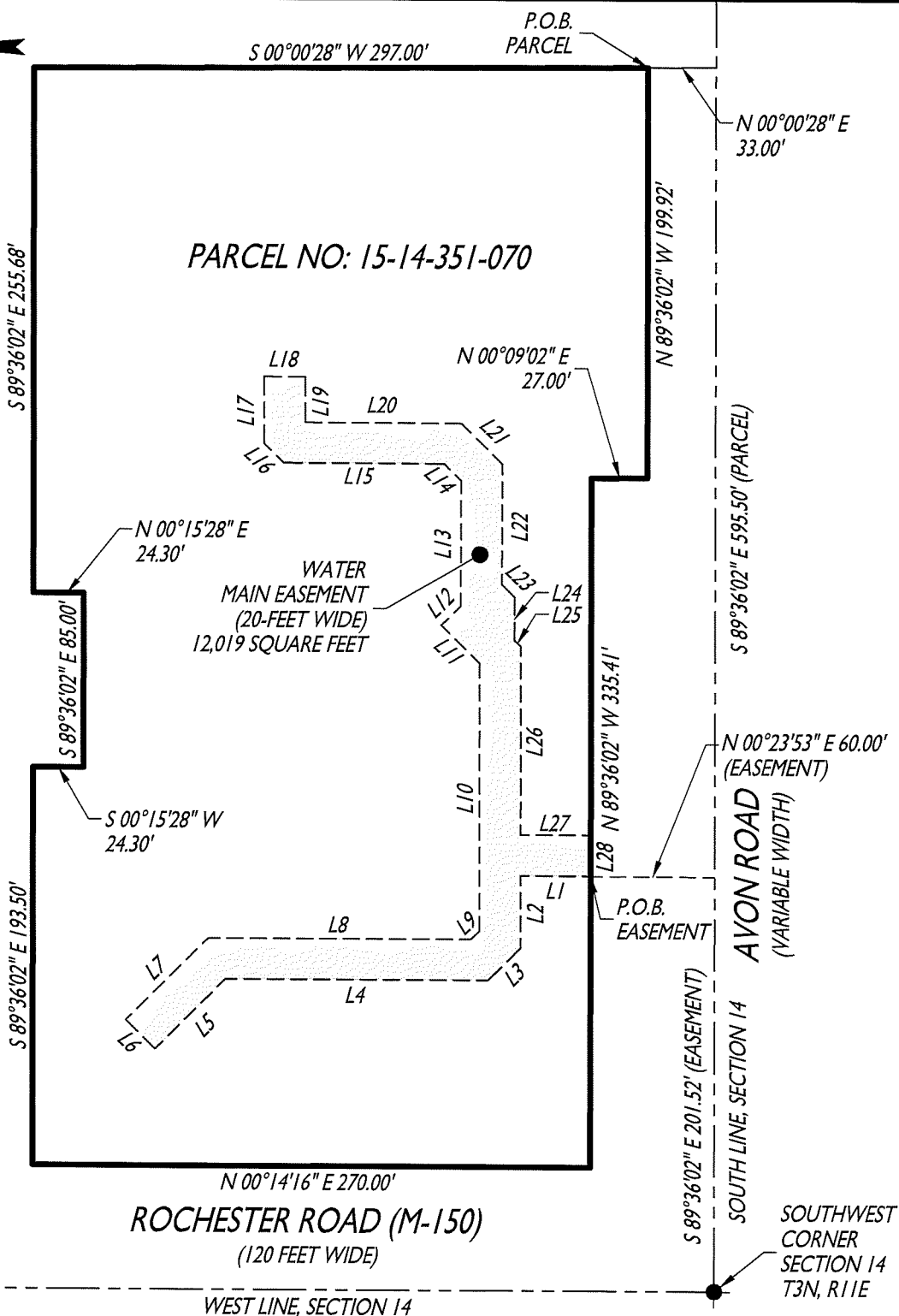
REVISED BY: AG - 06/15/26

DRAWN BY: AG - 05/08/26

PROJECT ID: DET-210382

SCALE: 1" = 80'

SHEET: 1 OF 1



LINE	BEARING	DISTANCE
L1	N 00°23'58" E	33.91
L2	N 89°44'32" W	35.40
L3	N 44°44'32" W	22.42
L4	N 00°15'28" E	127.09
L5	N 44°44'32" W	48.29
L6	N 45°15'28" E	20.00
L7	S 44°44'32" E	56.57
L8	S 00°15'28" W	127.09
L9	S 44°44'32" E	5.86
L10	S 89°44'32" E	130.48
L11	N 45°15'28" E	26.05
L12	S 44°44'32" E	13.29
L13	S 89°30'51" E	60.75
L14	N 45°29'09" E	11.55

LINE	BEARING	DISTANCE
L15	N 00°23'08" E	77.81
L16	N 45°26'30" E	13.31
L17	S 89°33'28" E	33.09
L18	S 00°29'09" W	20.00
L19	N 89°35'49" W	22.46
L20	S 00°24'16" W	75.50
L21	S 45°29'09" W	28.14
L22	N 89°30'51" W	58.54
L23	S 45°29'09" W	8.65
L24	N 89°30'51" W	20.83
L25	S 45°15'28" W	4.20
L26	N 89°44'32" W	91.65
L27	S 00°23'58" W	33.95
L28	N 89°36'02" W	20.00

EXHIBIT "B"



STONEFIELD
engineering & design

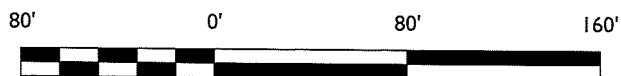
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GRAPHIC SCALE IN FEET

1" = 80'

REVISED BY: AG - 06/15/26

DRAWN BY: AG - 05/08/26

PROJECT ID: DET-210382

SCALE: 1" = 80'

SHEET: 1 OF 2

EASEMENT - WATER MAIN:

PART OF THE SOUTHWEST 1/4 OF SECTION 14, TOWN 3 NORTH, RANGE 11 EAST, CITY OF ROCHESTER HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 14; THENCE SOUTH 89 DEGREES 36 MINUTES 02 SECONDS EAST 201.52 FEET ALONG THE SOUTH LINE SAID SECTION 14; THENCE NORTH 00 DEGREES 23 MINUTES 53 SECONDS EAST 60.00 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 23 MINUTES 58 SECONDS EAST 33.91 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 32 SECONDS WEST 35.40 FEET; THENCE NORTH 44 DEGREES 44 MINUTES 32 SECONDS WEST 22.42 FEET; THENCE NORTH 00 DEGREES 15 MINUTES 28 SECONDS EAST 127.09 FEET; THENCE NORTH 44 DEGREES 44 MINUTES 32 SECONDS WEST 48.29 FEET; THENCE NORTH 45 DEGREES 15 MINUTES 28 SECONDS EAST 20.00 FEET; THENCE SOUTH 44 DEGREES 44 MINUTES 32 SECONDS EAST 56.57 FEET; THENCE SOUTH 00 DEGREES 15 MINUTES 28 SECONDS WEST 127.09 FEET; THENCE SOUTH 44 DEGREES 44 MINUTES 32 SECONDS EAST 5.86 FEET; THENCE SOUTH 89 DEGREES 44 MINUTES 32 SECONDS EAST 130.48 FEET; THENCE NORTH 45 DEGREES 15 MINUTES 28 SECONDS EAST 26.05 FEET; THENCE SOUTH 44 DEGREES 44 MINUTES 32 SECONDS EAST 13.29 FEET; THENCE SOUTH 89 DEGREES 30 MINUTES 51 SECONDS EAST 60.75 FEET; THENCE NORTH 45 DEGREES 29 MINUTES 09 SECONDS EAST 11.55 FEET; THENCE NORTH 00 DEGREES 23 MINUTES 08 SECONDS EAST 77.81 FEET; THENCE NORTH 45 DEGREES 26 MINUTES 30 SECONDS EAST 13.31 FEET; THENCE SOUTH 89 DEGREES 33 MINUTES 28 SECONDS EAST 33.09 FEET; THENCE SOUTH 00 DEGREES 29 MINUTES 09 SECONDS WEST 20.00 FEET; THENCE NORTH 89 DEGREES 35 MINUTES 49 SECONDS WEST 22.46 FEET; THENCE SOUTH 00 DEGREES 24 MINUTES 16 SECONDS WEST 75.50 FEET; THENCE SOUTH 45 DEGREES 29 MINUTES 09 SECONDS WEST 28.14 FEET; THENCE NORTH 89 DEGREES 30 MINUTES 51 SECONDS WEST 58.54 FEET; THENCE SOUTH 45 DEGREES 29 MINUTES 09 SECONDS WEST 8.65 FEET; THENCE NORTH 89 DEGREES 30 MINUTES 51 SECONDS WEST 20.83 FEET; THENCE SOUTH 45 DEGREES 15 MINUTES 28 SECONDS WEST 4.20 FEET; THENCE NORTH 89 DEGREES 44 MINUTES 32 SECONDS WEST 91.65 FEET; THENCE SOUTH 00 DEGREES 23 MINUTES 58 SECONDS WEST 33.95 FEET; THENCE NORTH 89 DEGREES 36 MINUTES 02 SECONDS WEST 20.00 FEET TO THE POINT OF BEGINNING, CONTAINING 12,019 SQUARE FEET OF LAND, MORE OR LESS.

EXHIBIT "B"



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REVISED BY: AG - 06/15/26

DRAWN BY: AG - 05/08/26

PROJECT ID: DET-210382

SCALE: N/A

SHEET: 2 OF 2