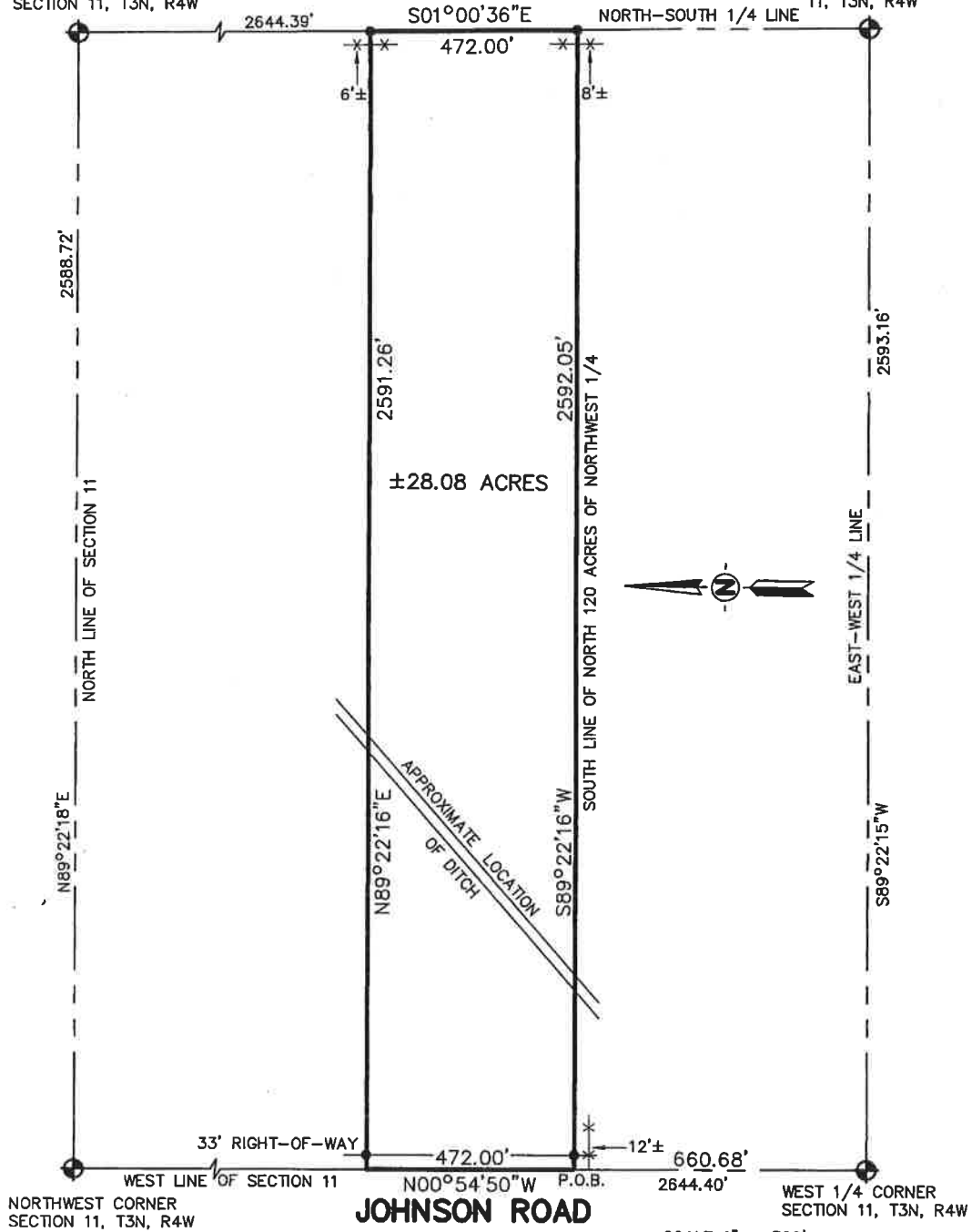


# CERTIFIED BOUNDARY SURVEY

FOR: **JOHN LIPSEY**

NORTH 1/4 CORNER  
SECTION 11, T3N, R4W

CENTER OF SECTION  
11, T3N, R4W



## LEGEND

- = Set 1/2" Bar with Cap
- = Found Iron as Noted
- = Survey Boundary Line
- = Distance Not to Scale
- x — = Fence
- ▨ = Deck, Porch, Sidewalk, & Patio Areas

All Dimensions are in Feet and  
Decimals Thereof.

All Improvements Not Shown.



**KEBS, INC.** KYES ENGINEERING  
BRYAN LAND SURVEYS

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DRAWN BY GBV

SECTION 11, T3N, R4W

FIELD WORK BY PH

JOB NUMBER:

SHEET 1 OF 2

03-B-70971

# CERTIFIED BOUNDARY SURVEY

## CERTIFICATE OF SURVEY:

I hereby certify only to the parties named hereon that we have surveyed a parcel of land within:

The North 120 Acres of the Northwest 1/4, Section 11, T3N, R4W, Benton Township, Eaton County, Michigan.

and that we have found or set, as noted hereon, permanent markers to all corners and angle points of the boundary of said parcel and that the more particular legal description of said parcel is as follows:

A parcel of land in the Northwest 1/4 of Section 11, T3N, R4W, Benton Township, Eaton County, Michigan, the surveyed boundary of said parcel described as: Commencing at the West 1/4 corner of said Section 11; thence N00°54'50"W along the West line of said Section 660.68 feet to the point of beginning of this description; thence N00°54'50"W continuing along said West line 472.00 feet; thence N89°22'16"E 2591.26 feet to the North-South 1/4 line of said Section; thence S01°00'36"E along said North-South 1/4 line 472.00 feet to the South line of the North 120 Acres of said Northwest 1/4; thence S89°22'16"W along said South line 2592.05 feet to the point of beginning; said parcel containing 28.08 acres more or less, including 0.35 acre more or less presently in use as public right of way; said parcel subject to all easements and restrictions if any.

## WITNESSES TO SECTION CORNERS:

Northwest corner Section 11, T3N, R4W

Found 1" pipe 2' West C/L Johnson Rd. on East-West occupation line

Found nail & tag #16053 East side power pole, S25°W, 51.35'

Found nail & tag #16053 West side 10" pine, N45°E, 38.75'

Face 4" post holding stone, S20°E, 67.20'

Northwest corner stone found house #6980, S50°E, 95.80'

West 1/4 corner Section 11, T3N, R4W

Set 5/8 bar & cap midway on line

Set nail & tag Southwest side 36" Oak, N42°W, 48.92'

Set nail & tag North side 18" Blue Spruce, S64°W, 49.40'

Set nail & tag South side 12" Maple, N80°E 50.8'

Set nail & tag West side power pole, N18°E, 166.25'

Corner 41' South of house #6520 on C/L Johnson Rd.

Center of Section 11, T3N, R4W

Found 1/2 rebar at North & West fence line

Found nail & tag #30890 North side 20" Maple, N55°W, 23.80'

Set nail & tag Southeast side 27" Maple, N40°E, 41.45'

Set nail & tag South side 24" Maple, N75°E, 43.75'

Found nail & tag #30890 East side 24" Maple, S10°E, 25.10'

North 1/4 corner Section 11, T3N, R4W

Found bar & cap #18998 West side anchor post

Set nail & tag Northeast side 12" Elm, N35°W, 5.5'

Set nail & tag North side 14" Box Elder, N80°W, 22.85'

Set nail & tag North side 18" Ash, S65°W, 16.55'

Set nail & tag West side 18" Ash, S20°E, 10.25'

This survey complies with the requirements of Public Act 132 of 1970, as amended, and is subject to Public Act 591 of 1996, as amended, and was performed with an error of closure no greater than a ratio of 1 in 5000.

All bearings are derived from the West line of Section 11 which is shown to bear S00°54'50"E on Bryan Land Surveys, P.C., Job No. 88-B-21961.

  
Anthony Bumstead

Professional Surveyor No. 41095

8/18/03

Date:



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