

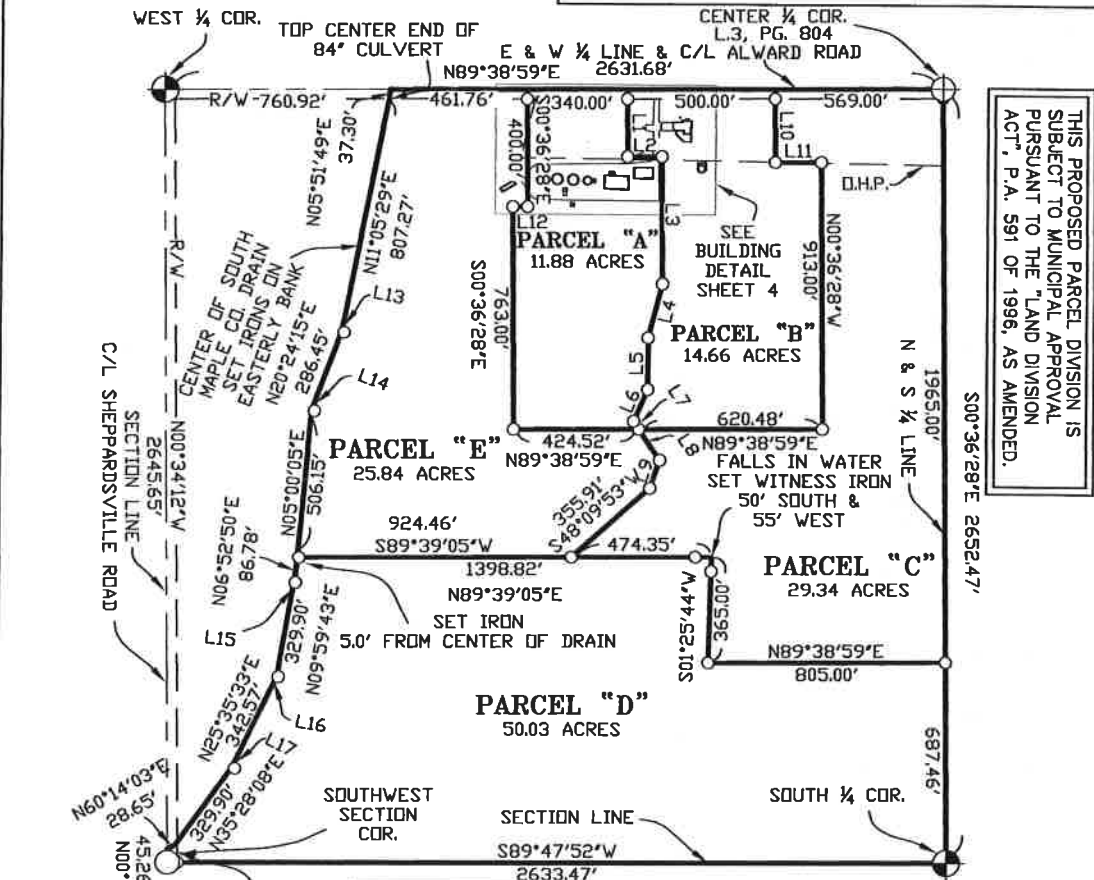
# CERTIFICATE OF SURVEY

## Legend

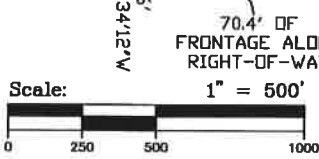
- IRON SET
- IRON FOUND
- ⊙ MONUMENT FOUND
- △ NAIL SET
- ▲ NAIL FOUND
- ⬢ GOVERNMENT 1/4 CORNER
- ⊕ SECTION CORNER
- ⊗ CENTER 1/4 CORNER
- (R) RECORD
- (M) MEASURED

ALTERATION OF ANY PART OF THIS DOCUMENT WITHOUT THE PERMISSION OF BOB MITCHELL & ASSOCIATES IS PROHIBITED.

SPACE RESERVED FOR REGISTER OF DEEDS



THIS PROPOSED PARCEL DIVISION IS SUBJECT TO MUNICIPAL APPROVAL PURSUANT TO THE "LAND DIVISION ACT", P.A. 591 OF 1996, AS AMENDED.



LINE TABLE					
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	230.25	S00°36'28"E	L10	250.00	S00°36'28"E
L2	116.06	N89°38'59"E	L11	155.00	N89°38'59"E
L3	433.97	S00°36'37"E	L12	50.00	N89°38'59"E
L4	191.56	S14°06'59"W	L13	9.00	S78°54'31"E
L5	177.68	S00°21'17"W	L14	10.00	S69°35'45"E
L6	118.00	S23°18'32"W	L15	4.00	S83°07'10"E
L7	32.94	S33°37'48"E	L16	6.00	S80°00'17"E
L8	126.97	S33°37'48"E	L17	10.00	S64°24'27"E
L9	100.80	S18°45'00"W			

I, William P. Mitchell, a Licensed Professional Surveyor in the State of Michigan, hereby certify that I have surveyed and mapped the above parcel of land; That the ratio of closure of the unadjusted field observations was within the accepted limits and that I have fully complied with the requirements of P.A. 132 of 1970.

*William P. Mitchell*  
 William P. Mitchell  
 Professional Surveyor No. 57370  
 ERROR OF CLOSURE IS 1/10,000  
 BASIS OF BEARING: NAD 83 MI SOUTH SPCS

**Bob Mitchell & Associates P.C.**

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 NORTH 1ST STREET  
 Harrison, MI 48825

**SURVEYING / ENGINEERING**

CLIENT: JEFF BEAN BROKER

LOCATION: PART OF THE SOUTHWEST ONE-QUARTER, SECTION 22, TOWN 6 NORTH, RANGE 1 WEST, VICTOR TOWNSHIP, CLINTON COUNTY, MICHIGAN.

OWN: WPM	DATE: 3-20-18	FILE NO.: 20180072
CK: JEM	FLD. BK: X	PG: X
		SHEET: 1 OF 4

## DESCRIPTION

## Parcel "A"

DESCRIPTION: A parcel of land situated in the Township of Victor, County of Clinton, State of Michigan and described as follows to-wit:

Part of the Southwest one-quarter of Section 22, Town 6 North, Range 1 West, being described as: Commencing at the West one-quarter corner of said section; thence North 89° 38' 59" East, along the East and West one-quarter line, 1222.68, to the Point of Beginning; thence North 89° 38' 59" East, continuing along said one-quarter line, 340.00 feet; thence South 00° 36' 28" East, 230.25 feet; thence North 89° 38' 59" East, 116.06 feet; thence South 00° 36' 37" East, 433.97 feet; thence South 14° 06' 59" West, 191.56 feet; thence South 00° 21' 17" West, 177.68 feet; thence South 23° 18' 32" West, 118.00 feet; thence South 33° 37' 48" East, 32.94 feet; thence South 89° 38' 59" West, 424.52 feet; thence North 00° 36' 28" West, 763.00 feet; thence North 89° 38' 59" East, 50.00 feet; thence North 00° 36' 28" West, 400.00 feet, to the Point of Beginning. Said parcel containing 11.88 acres.

SUBJECT TO the right-of-way of Alward Road over the Northerly 33 feet thereof.

SUBJECT TO all agreements, covenants, easements, right-of-ways, reservations and restrictions of record, if any.

## Parcel "B"

DESCRIPTION: A parcel of land situated in the Township of Victor, County of Clinton, State of Michigan and described as follows to-wit:

Part of the Southwest one-quarter of Section 22, Town 6 North, Range 1 West, being described as: Commencing at the West one-quarter corner of said section; thence North 89° 38' 59" East, along the East and West one-quarter line, 1562.68, to the Point of Beginning; thence North 89° 38' 59" East, continuing along said one-quarter line, 500.00 feet; thence South 00° 36' 28" East, 250.00 feet; thence North 89° 38' 59" East, 155.00 feet; thence South 00° 36' 28" East, 913.00 feet; thence South 89° 38' 59" West, 620.48 feet; thence North 33° 37' 48" West, 32.94 feet; thence North 23° 18' 32" East, 118.00 feet; thence North 00° 21' 17" East, 177.68 feet; thence North 14° 06' 59" East, 191.56 feet; thence North 00° 36' 37" West, 433.97 feet; thence South 89° 38' 59" West, 116.06 feet; thence North 00° 36' 28" West, 230.25 feet, to the Point of Beginning. Said parcel containing 14.66 acres.

SUBJECT TO the right-of-way of Alward Road over the Northerly 33 feet thereof.

SUBJECT TO all agreements, covenants, easements, right-of-ways, reservations and restrictions of record, if any.

SOUTHWEST COR.  
SEC. 22, T6N, R1W,  
CLINTON CO. MON  
S83°E GATE POST 28.35'  
S38°E 28' COTTONWOOD 74.62'  
N51°W 29' COTTONWOOD 53.06'  
N70°W 21' ASH 73.82'

WEST ¼ COR.  
SEC. 22, T6N, R1W,  
CLINTON CO. MON  
N70°W P. POLE 59.80'  
S75°W SIGN POST 40.67'  
N40°W CABLE BOX 44.98'  
N60°E SIGN POST 43.40'



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*William P. Mitchell*

William P. Mitchell  
Professional Surveyor No. 57370

**Bob Mitchell & Associates P.C.**



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## CLIENT:

JEFF BEAN BROKER

## LOCATION:

PART OF THE SOUTHWEST ONE-QUARTER, SECTION 22, TOWN 6 NORTH, RANGE 1 WEST, VICTOR TOWNSHIP, CLINTON COUNTY, MICHIGAN.

DRAWN WPM

DATE 3-20-18

FILE NO. 20180072

OK JEM

FLD. BK. X

PG. X

SHEET 2 OF 4

## DESCRIPTION

## Parcel "C"

DESCRIPTION: A parcel of land situated in the Township of Victor, County of Clinton, State of Michigan and described as follows to-wit:

Part of the Southwest one-quarter of Section 22, Town 6 North, Range 1 West, being described as: Commencing at the West one-quarter corner of said section; thence North 89° 38' 59" East, along the East and West one-quarter line, 2062.68 feet, to the Point of Beginning; thence North 89° 38' 59" East, continuing along said one-quarter line, 569.00 feet, to the North and South one-quarter line; thence South 00° 36' 28" East, along the North and South one-quarter line, 1965.00 feet; thence South 89° 38' 59" West, 805.00 feet; thence North 01° 25' 44" East, 365.00 feet; thence South 89° 39' 05" West, 474.35 feet; thence North 48° 09' 53" East, 355.91 feet; thence North 18° 45' 00" East, 100.80 feet; thence North 33° 37' 48" West, 126.97 feet; thence North 89° 38' 59" East, 620.48 feet; thence North 00° 36' 28" West, 913.00 feet; thence South 89° 38' 59" West, 155.00 feet; thence North 00° 36' 28" West, 250.00 feet, to the Point of Beginning. Said parcel containing 29.34 acres.

SUBJECT TO the right-of-way of Alward Road over the Northerly 33 feet thereof.

SUBJECT TO all agreements, covenants, easements, right-of-ways, reservations and restrictions of record, if any.

## Parcel "D"

DESCRIPTION: A parcel of land situated in the Township of Victor, County of Clinton, State of Michigan and described as follows to-wit:

Part of the Southwest one-quarter of Section 22, Town 6 North, Range 1 West, being described as: Beginning at the Southwest corner of said section; thence North 00° 34' 12" West, along the West section line, 45.26 feet, to the center of the South Maple County Drain; thence North 60° 14' 03" East, along said drain, 28.65 feet; thence North 35° 28' 08" East, continuing along said drain, 329.90 feet; thence North 25° 35' 33" East, continuing along said drain, 342.57 feet; thence North 09° 59' 43" East, continuing along said drain, 329.90 feet; thence North 06° 52' 50" East, continuing along said drain, 86.78 feet; thence North 89° 39' 05" East, 1398.82 feet; thence South 01° 25' 44" West, 365.00 feet; thence North 89° 38' 59" East, to the North and South one-quarter line, 805.00 feet; thence South 00° 36' 28" East, along the North and South one-quarter line, 687.46 feet, to the East and West one-quarter line; thence South 89° 47' 52" West, along the East and West one-quarter line, 2633.47 feet, to the Point of Beginning. Said parcel containing 50.03 acres of land more or less.

SUBJECT TO the right-of-way of Shepardsville Road over the Westerly 33 feet thereof.

SUBJECT TO all agreements, covenants, easements, right-of-ways, reservations and restrictions of record, if any.



SOUTH ¼ COR.  
SEC. 22, T6N, R1W.  
FD REROD ON NE'LY SIDE OF POST  
BOTTOM SURROUNDED BY STONES.  
WEST ½' REROD 103.5'  
S10°W 22' ELM 26.5'  
N86°W 14' HICKORY 12'  
N41°E 13' HICKORY 18'

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*William P. Mitchell*  
William P. Mitchell  
Professional Surveyor No. 57370

**Bob Mitchell &  
Associates  
P.C.**



SURVEYING / ENGINEERING

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Harrison, MI 48625

CLIENT:

JEFF BEAN BROKER

LOCATION:

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SECTION 22, TOWN 6 NORTH, RANGE 1 WEST,  
VICTOR TOWNSHIP, CLINTON COUNTY,  
MICHIGAN.

DRAWN WPM

DATE 3-20-18

FILE NO. 20180072

CHK. JEM

R.D. BK. X

PG. X

SHEET 3 OF 4

## DESCRIPTION

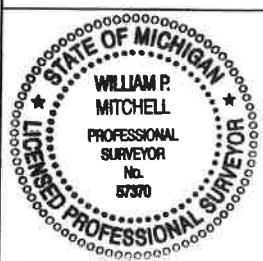
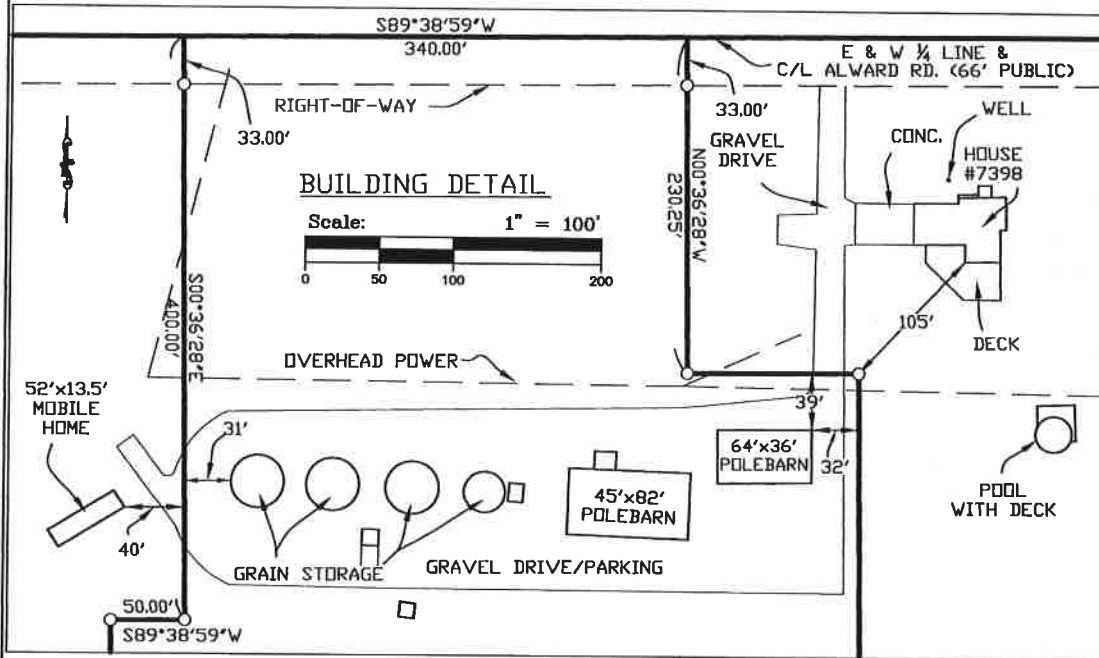
Parcel "E"

DESCRIPTION: A parcel of land situated in the Township of Victor, County of Clinton, State of Michigan and described as follows to-wit:

Part of the Southwest one-quarter of Section 22, Town 6 North, Range 1 West, being described as: Commencing at the West one-quarter corner of said section; thence North 89° 38' 59" East, along the East and West one-quarter line, 760.92 feet, to the Point of Beginning; thence North 89° 38' 59" East, continuing along said one-quarter line, 461.76 feet; thence South 00° 36' 28" East, 400.00 feet; thence South 89° 38' 59" West, 50.00 feet; thence South 00° 36' 28" East, 763.00 feet; thence North 89° 38' 59" East, 424.52 feet; thence South 33° 37' 48" East, 126.97 feet; thence South 18° 45' 00" West, 100.80 feet; thence South 48° 09' 53" West, 355.91 feet; thence South 89° 39' 05" West, 924.46 feet, to the center line of the South Maple County Drain; thence North 05° 00' 05" East, along said drain, 506.15 feet; thence North 20° 24' 15" East, continuing along said drain, 286.45 feet; thence North 11° 05' 29" East, continuing along said drain, 807.27 feet; thence North 05° 51' 49" East, continuing along said drain, 37.30 feet, to the Point of Beginning. Said parcel containing 25.84 acres.

SUBJECT TO the right-of-way of Alward Road over the Northerly 33 feet thereof.

SUBJECT TO all agreements, covenants, easements, right-of-ways, reservations and restrictions of record, if any.



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*William P. Mitchell*  
William P. Mitchell  
Professional Surveyor No. 57370

**Bob Mitchell & Associates P.C.**



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MICHIGAN.

DRW. WPM

DATE 3-20-18

FILE NO. 20180072

CHK. JEM

FLD. BK X

PL X

SHEET 4 OF 4

# CERTIFICATE OF SURVEY



## Legend

- IRON SET
- IRON FOUND
- ⊙ MONUMENT FOUND
- △ NAIL SET
- ▲ NAIL FOUND
- ⊕ GOVERNMENT 1/4 CORNER
- SECTION CORNER
- ⊕ CENTER 1/4 CORNER
- (R) RECORD
- (M) MEASURED

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SUBJECT TO MUNICIPAL APPROVAL  
PURSUANT TO THE "LAND DIVISION  
ACT", P.A. 591 OF 1996, AS AMENDED.

Scale: 1" = 500'

0 250 500 1000

I, William P. Mitchell, a Licensed Professional Surveyor in  
the State of Michigan, hereby certify that I have  
surveyed and mapped the above parcel of land; That the  
ratio of closure of the unadjusted field observations was  
within the accepted limits and that I have fully complied  
with the requirements of P.A. 132 of 1970.

William P. Mitchell  
Professional Surveyor No. 57370  
ERROR OF CLOSURE IS 1/10,000  
BASIS OF BEARING: NAD 83 MI SOUTH SPCS

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DWN. WPM

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CK. JEM

FLD. BK. X

PG. X

SHEET 1 OF 4