

2000 OCT 30 1A 9:52

NANCY HAVILAND
REGISTER OF DEEDS
LIVINGSTON COUNTY, MI.
48843

LIVINGSTON COUNTY TREASURER'S CERTIFICATE
I hereby certify that there are no TAX
LIENS or TITLES held by the state or any
individual against the within description,
and all TAXES are same as paid for five
years previous to the date of this instrument
or appear on the records in this
office except as stated.

45694
4571
10-30-2000
Dianne H. Hardy, Treasurer
Sec. 185 Act 206, 1898 as Amended
2000SS Taxes not examined

HOMESTEAD DEMANDS NOT EXAMINED

VHE

[Handwritten initials]

**FIRST AMENDMENT TO CEDAR CREEK ESTATES SITE CONDOMINIUM
PLAN NO. 172
MASTER DEED**

THIS AMENDMENT to the MASTER DEED of CEDAR CREEK ESTATES
SITE CONDOMINIUM is executed on the 4th day of October,
2000, by CEDAR BROOK DEVELOPMENT, L.L.C., hereinafter referred to
as "Developer" whose address is 600 Eager Road, Howell, Michigan
48843 and is made in accordance with the Condominium Act, that
is, Act 59 of the Public Acts of 1978, as amended.

W I T N E S S E T H:

This Amendment is made for the purposes of (a) expanding the
condominium pursuant to Article VII of the Master Deed and
amending Articles II, IV, V, VII and VIII and (b) amending
certain sections of Article VI of the Bylaw of Cedar Creek
Estates Condominium Plan No. 172 as recorded on August 22, 1999
in Liber 2624 pages 0218-0305, Livingston County Records.

FURTHER, the Developer desires by recording this First
Amendment to Cedar Creek Estates Condominium Plan No. 172 Master
Deed, together with Replat No. 1 of the Condominium Subdivision
Plan, attached hereto at Exhibit "B", to establish the real
property described herewith, together with the improvements
as located and to be located thereon, and the appurtenances
thereto, Cedar Creek Estates Site Condominium Subdivision Plan
No. 172, a residential Condominium under the provisions of the
Act.

NOW, THEREFORE, the Developer does, upon the recording
hereof, establish the First Amendment of Cedar Creek Estates Site
Condominium as depicted in Exhibit "B", as an expansion of the
CEDAR CREEK ESTATES Condominium Plan No. 172 under the
Condominium Act and does declare that the Replat No. 1 of the
Cedar Creek Estates Site Condominium (referred to as the
"Condominium", "Project" or the "Condominium Project") shall,
after such establishment, be held, conveyed, hypothecated,
encumbered, leased, rented, occupied, improved, or in any other
matter utilized, subject to the provisions of the Condominium
Act, and to the covenants, conditions, restriction, uses,
limitations and affirmative obligations set forth in the Master
Deed recorded at Liber 2624, pages 0218-0305 and this First

10-16-202-034 thru 10-16-202-068
10-16-202-070, -1- 10-16-202-074
10-16-202-071, 10-16-202-075

Amendment to the Cedar Creek Estates Site Condominium Plan No. 172 Master Deed and Exhibit "B" attached hereto, all of which shall be deemed to run with the land and shall be a burden and a benefit to the Developer, its successors and assigns, and any persons acquiring or owning an interest in the Condominium Premises, their grantees, their successors, personal representatives, heirs and assigns. In furtherance of the establishment of the Condominium, it is provided as follows:

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE II
LEGAL DESCRIPTION

The land that is submitted to this Condominium established by this First Amendment to the Master Deed recorded at Liber 2624, pages 0218-0305 is described as follows:

Part of the Northeast 1/4 and the Northwest 1/4 of Section 16, Town 2 North, Range 4 East, Marion Township, Livingston County, Michigan, more particularly described as follows: Commencing at the East 1/4 corner of Section 16; thence along the East-West 1/4 line of Section 16, North 89 degrees 46 minutes 02 seconds West, 1824.28 feet, to the Point of Beginning of the Parcel to be described; thence continuing along said East-West 1/4 line, North 89 degrees 46 minutes 02 seconds West 835.55 feet to the Center of Section 16; thence continuing along said East-West 1/4 line of Section 16, North 89 degrees 46 minutes 02 seconds West 1328.19 feet; thence North 00 degrees 57 minutes 37 seconds West, 660.15 feet; thence South 89 degrees 45 minutes 04 seconds East, 1325.95 feet; thence North 01 degrees 09 minutes 19 seconds West 656.30 feet; thence South 89 degrees 50 minutes 37 seconds East 1340.14 feet; thence South 00 degrees 09 minutes 23 seconds West 50.0 feet; thence South 37 degrees 41 minutes 14 seconds West 923.71 feet; thence South 09 degrees 13 minutes 17 seconds East 541.61 feet to the Point of Beginning.

The perimeter description of the entire Condominium is set forth on page 1 of Replat No. 1 of Livingston County Condominium Subdivision Plan No. 172 attached hereto.

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE IV
COMMON ELEMENTS

The following section modifies and replaces Section 1.(f) as previously set forth in the recorded Master Deed.

- (f) Roads. The project road and cul-de-sac (including both the paved areas and the adjoining right-of-way) known as Prescott Drive, Ridgewood Drive and Ashbury Court, together with the entrance area depicted on the Condominium Subdivision Plan.

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE V
UNIT DESCRIPTION, PERCENTAGE OF VALUE,
AND DEVELOPMENT BY PHASE

The following sections modify and replace Section 1 and Section 2 as previously set forth in the recorded Master Deed.

Section 1. Description of Units. Each Unit in the Condominium Project is described in Exhibit "B" of the Condominium Subdivision Plan of Cedar Creek Estates Site Condominium and the Replat No. 1 attached to the First Amendment. There are Thirty-three (33) Units created for residential uses in the Condominium Project established by the initial Master Deed recorded at Liber 2624 pages 0218-0305, Livingston County Records. There are Thirty-five (35) additional Units created for residential uses in the expansion of the Condominium Project established by this FIRST AMENDMENT TO CEDAR CREEK ESTATES SITE CONDOMINIUM PLAN NO. 172 MASTER DEED.

Each Unit shall consist of the space located within horizontal and vertical Unit boundaries as delineated on Exhibit on Replat No. 1 (Exhibit "B") attached hereto together with all appurtenances thereto.

Section 2. Percentage Of Value. The total value of the Project is 100%. The determination that the percentages of value should be equal was made after reviewing the comparative characteristics of each unit in the Project which would affect maintenance costs and concluding that there are not material differences. The percentage of value assigned to each Unit shall be determinative of each Co-Owner's respective share of the General Common Elements of the Condominium Project, the proportionate share of each respective Co-owner in the proceeds and the expenses of administration and the value of such Co-

owner's vote at meetings of the Association of Co-owners. Accordingly, the percentage of value assigned to each single family residential Unit Numbers 1 through 68 shall be equal.

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE VII
EXPANSION OF CONDOMINIUM

THE FOLLOWING SECTION REPLACES SECTION 1 OF THE RECORDED MASTER DEED.

Section 1. Expansion of Condominium.

(a) Area of Future Development. By the recording of this First Amendment to Cedar Creek Estates Site Condominium Plan No. 172 Master Deed the entire area now authorized for development in Marion Township has been incorporated into the Condominium.

By execution and recording of this document the said Master Deed is amended as follows:

ARTICLE VIII
AMENDMENT

The following section is added.

Section 8. Revisions. The Exhibit "B" drawings to the Master Deed recorded at Liber 2624, pages 0218-0305 and Exhibit "B" drawings are amended and are modified, replaced or supplemented by the following described amendments to Exhibit "B" that are attached to this Amendment as follows:

- Page 1 - Cover Sheet
- Page 2 - Overall Survey Plan
- Page 3 - Survey Plan
- Page 4 - Survey Plan
- Page 5 - Site and Utility Plan
- Page 6 - Site and Utility Plan
- Page 7 - Unit Areas and Perimeters Plan
- Page 7A - Unit Areas and Perimeters Plan
- Page 8 - Unit Areas and Perimeters Plan
- Page 8A - Unit Areas and Perimeters Plan
- Page 9 - Floodplain Plan

In all respects, other than as modified and supplemented by the First Amendment, the terms of the original Master Deed of Cedar Creek Estates Site Condominium remain in force and effect.

IN WITNESS WHEREOF, the Developer, Co-owners and Mortgagees have executed this First Amendment to the Master Deed of Cedar Creek Estates Site Condominium Plan No. 172 with First Amendment To Bylaws of Cedar Creek Estates Site Condominium Exhibit "A", appended hereto for the express purpose of amending the said Master Deed and Bylaw, on the day and year hereafter indicated.

WITNESSES:

CEDAR BROOK DEVELOPMENT,
L.L.C.

Richard A. Heikkinen
Richard A. Heikkinen

By: Nick E. Wilson
NICK E. WILSON
Its Manager

Nancy A. Bogardus
Nancy A. Bogardus

STATE OF MICHIGAN]
]ss
COUNTY OF LIVINGSTON]

The foregoing instrument was acknowledged before me this 31st day of August, 2000, by Nick E. Wilson, Manager of Cedar Brook Development, L.L.C., a Michigan Limited Liability Company, on behalf of said company.

Richard A. Heikkinen
Richard A. Heikkinen
Notary Public
Livingston County, Michigan
My commission expires: 10/24/2001

WITNESSES:

UNITS 2 and 20:
PARAGON DEVELOPMENT, INC.

Richard A. Heikkinen
RICHARD A. HEIKKINEN

By: John P. Rudziensky
JOHN P. RUDZIENSKY
Its President

Patricia A. Hicks
PATRICIA A. HICKS

STATE OF MICHIGAN]
]ss
COUNTY OF LIVINGSTON]

4th The foregoing instrument was acknowledged before me this
day of october, 2000, by John P. Rudziensky, President
of Paragon Development, Inc., a Michigan corporation, on behalf
of said corporation.

Deborah Heikkinen

Notary Public
Livingston County, Michigan
My commission expires: 10-24-01

WITNESSES:

UNIT 15:
FIVE STAR HOMES, INC.

Nancy A. Bogardus
Nancy A. Bogardus

By: John A. Blackburn
JOHN A. BLACKBURN
Its President

Richard A. Heikkinen
Richard A. Heikkinen

STATE OF MICHIGAN]
]ss
COUNTY OF LIVINGSTON]

4th The foregoing instrument was acknowledged before me this
day of October, 2000, by John A. Blackburn, President
of Five Star Homes, Inc., a Michigan corporation, on behalf of
said corporation.

Nancy A. Bogardus
Nancy A. Bogardus
Notary Public
Livingston County, Michigan
My commission expires: 6-26-04

WITNESSES:

UNIT 29:

Richard A. Heikkinen
Richard A. Heikkinen

David Henley
DAVID HENLEY

Nancy A. Bogardus
Nancy A. Bogardus

Cynthia Henley
CYNTHIA HENLEY

STATE OF MICHIGAN]
]ss
COUNTY OF LIVINGSTON]

The foregoing instrument was acknowledged before me this 24th day of August, 2000, by David Henley and Cynthia Henley, his wife.

Nancy A. Bogardus
Nancy A. Bogardus
Notary Public
Livingston County, Michigan
My commission expires: 6/26/04

WITNESSES:

Richard A. Heikkinen
Richard A. Heikkinen

Nancy A. Bogardus
Nancy A. Bogardus

FIRST NATIONAL BANK IN HOWELL

By: Dennis P. Gehringer
DENNIS P. GEHRINGER
Its Senior Vice President

STATE OF MICHIGAN]
]ss
COUNTY OF LIVINGSTON]

The foregoing instrument was acknowledged before me this 22nd day of August, 2000, by Dennis P. Gehringer, Senior Vice President of First National Bank in Howell, a Michigan Banking Corporation, on behalf of the Corporation.

Richard A. Heikkinen
Richard A. Heikkinen
Notary Public
Livingston County, Michigan
My commission expires: 10/24/2001

EXHIBIT "A"

FIRST AMENDMENT TO
BYLAWS OF CEDAR CREEK ESTATES SITE CONDOMINIUM

By execution and recording of this document the Exhibit "A" Bylaws of Cedar Creek Estates Site Condominium are amended as follows:

ARTICLE VI
RESTRICTIONS

THE FOLLOWING SECTION REPLACES SECTION 7 OF THE RECORDED BYLAWS.

Section 7. Health Department Restrictions. Each dwelling constructed upon a Unit shall be served by a water well. All wells shall be drilled by a licensed well driller in accordance with the requirements of the Livingston County Health Department. Each Co-owner shall be responsible for the installation, maintenance and repair of on-site well for his/her respective unit. Each dwelling constructed upon a Unit shall be served by an on site sewage disposal system. Each Co-owner shall be responsible for the installation, maintenance and repair of the sewage disposal system for his/her respective unit.

(a) No unit shall be used for other than a single family dwelling.

(b) There shall be no future subdividing of any building units which would utilize individual onsite sewage disposal and/or water supply systems.

(c) The Cedar Creek Estates Site Condominium was approved for 68 individual units as described in site plan Job #97261 dated April 12, 1999. The wells and septic systems shall be located in the exact area as indicated on the preliminary site plan.

(d) All wells shall be drilled by a licensed Michigan well driller and be drilled to a depth that will penetrate a minimum of a 10 feet protective clay barrier or be drilled to a depth of 100 feet if adequate clay protection is not encountered. The wells shall all be grouted the entire length of the casing.

(e) The test wells used to determine onsite water supply adequacy have been drilled on Units 3, 17, 26, 38, 54 and 60. If these wells are not intended for use as a potable water supply, then they must be properly abandoned according to Part 127, Act 368 of the Groundwater Quality Control Act.

(f) The test wells throughout the project which are not functionable must be abandoned according to Part 27, Act 368, P.A.

APPROVED
Livingston County Health Department
Name *Myra Edan*
Date *7-6-03*

1976 of the Groundwater Quality Control Act. Written certification as to the abandonment of these wells by a licensed well driller must be submitted prior to final master deed approval.

(g) The wells and septic shall be located in the exact area as indicated on the preliminary plans as submitted by Boss Engineering, last revision dated April 12, 1999 which is on file at the Livingston County Health Department.

(h) There shall be no underground utility lines located within the areas designated as active and reserve septic system areas.

(i) The reserve septic locations as designated on the preliminary plans on file at the Livingston County Health Department must be maintained vacant and accessible for future sewage disposal uses.

(j) Well access for Units 62 and 63 may be difficult due to steep slopes in the proposed well locations. Therefore, prior to issuance of any permit a detailed diagram must be submitted regarding access to these proposed locations.

(k) The active and reserve septic areas shall be prepared according to the information submitted by the engineer on Units 24, 30-32, 34-36, 46, 49-51, 59, 66 and 68. Elevation and design specifications have been submitted to the Livingston County Health Department for review and have been approved. Engineer certification is required prior to final master deed approval indicating that these units have been prepared under engineer guidelines and written certification is required along with an "as-built" drawing depicting the original grades and final constructed grades on the cut or filled areas.

(l) The onsite sewage disposal systems for units 1-3, 5, 6, 10, 11, 13-15, 20-23, 37, 38, 40-43, 47, 56, and 57 will require the excavation of slow permeable soils to a more permeable soil ranging between 4 - 10 feet in depth. Due to the fact that unsuitable soils will be excavated in the area and replaced with a clean sharp sand, the cost of the system may be higher than a conventional sewage disposal system.

(m) Units 7, 8, 25, 49 and 68 will require the top soil to be stripped and backfilled with a clean sharp sand to the original grade. The bottom of the stone bed shall be no deeper than the highest original grade.

(n) Unit 9 will require that the bottom of the stone be no deeper than 12 inches below the original grade.

APPROVED

Livingston County Health Department
 Name Amy Adams
 Date 10-13-00

(o) Units 16, 17, 26, 29, 33, 51, 52, 53 and 55 will require that the bottom of the stone be no deeper than 24 inches below the original grade.

(p) Units 27, 45 and 47 will require that the bottom of the stone be no deeper than 36 inches below the original grade.

(q) Units 20, 45 and 51 will require an enlarged system due to the heavy soil structure witnessed on these units. Please refer to the soil conditions on file at Livingston County Health Department.

(r) Individual site plans have been submitted for Units 24, 30-32, 34-36, 46, 49-51, 59 and 66. These Units shall be developed in accordance with these plans which are on file at Livingston County Health Department. Care must be taken not to locate any underground utility lines within the area proposed for active or reserve septic systems.

(s) The engineer must give written certification that any additional grades, filling and/or land balancing that has taken place as part of the construction of the development has not affect the placement for either the active or reserve sewage disposal systems. This certification must be given stating that there has been no changes on any units affected prior to final master deed approval.

(t) Prior to final master deed approval written engineer certification must be given which indicated that all storm drains which are within 25 feet to the proposed active or reserve septic have been sealed with a watertight premium joint material.

(u) A 2400 square feet has been designated on each unit for the active and reserve sewage disposal systems to accommodate a typical three bedroom single family home. Proposed homes exceeding three bedrooms must show that sufficient area exists for both active and reserve sewage systems which meet all acceptable isolation distances.

(v) There shall be no activity within the regulated wetlands unless permits have been obtained from the Michigan Department of Environmental Quality.

(w) All restrictions placed on "Cedar Creek Estates" Site Condominium Community by the Livingston County Health Department are not severable and shall not expire under any circumstances unless otherwise amended or approved by the Livingston County Health Department.

APPROVED

Livingston County Health Department
 Name Amy Adams
 Date 10-13-00

THE FOLLOWING SECTIONS ARE ADDED TO ARTICLE VI.

46. Unit 24 Ornamental Pond. The Co-owners of Unit 24 and their successors and assigns shall be responsible for the maintenance of the ornamental pond that is located on Unit 24.


47. Sidewalk Construction. The Co-owners of Units 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 27, 28, 29, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 63, 64, 65, 66, 67, and 68 and theirs successors and assigns, shall be responsible to construct a four (4') foot wide sidewalk at the location on their respective units as designated on the Unit Area Perimeter Plan in Exhibit "B". The sidewalk construction shall be completed at the time a final certificate of occupancy is issued for the occupancy of the home constructed on the unit, weather permitting. Anything to the contrary hereinabove stated in this sub-paragraph notwithstanding, for the reason that the construction of sidewalks was a condition of site plan approval, the Developer shall have a duty to Marion Township to ensure that the sidewalks are constructed. Accordingly, the Developer shall, in order to provide assurance to Marion Township of construction of the sidewalks by the Co-owners, provide a Letter of Credit in the amount of \$5,000.00 to be used by Marion Township to ensure construction of the sidewalks should either the Co-owners or the Developer fail to construct the sidewalks in accordance with their respective obligations to do so.

The Developer shall be responsible to construct a sidewalk, on or before October 1, 2000, adjacent to the west detention pond located north of Prescott Drive. The Developer shall, until all the sidewalks are constructed in the condominium keep the aforementioned Letter of Credit in force and effect.

In all respects, other than as modified and supplemented by the First Amendment, the terms of the original Bylaws of Cedar Creek Site Condominium remain in force and effect.

DRAFTED BY and RETURN TO:

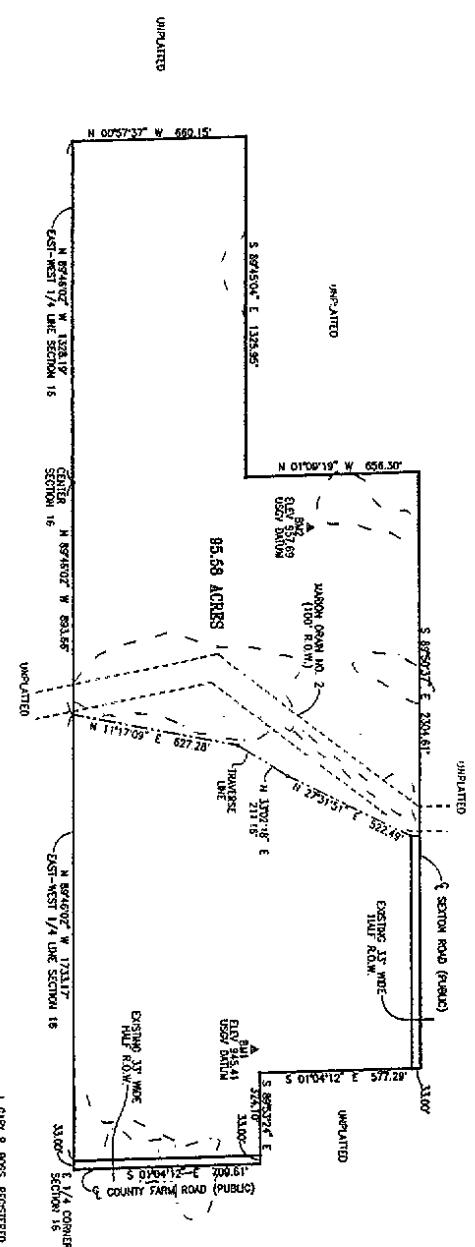
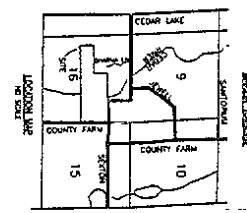
Richard A. Heikkinen
 THE HEIKKINEN LAW FIRM, P.C.
 110 North Michigan Avenue
 Howell MI 48843



CONDOMINIUM BOUNDARY

Part of the North 1/2 of Section 16, T24N-R1E, Washtenaw Township, Washtenaw County, Michigan, being described as follows: Beginning at the East 1/4 Corner of said Section 16, thence along the East line of said Section 16, N 89° 46' 07" W, a distance of 283.23 feet, thence along the East line of said Section 16, S 87° 45' 04" E, a distance of 1328.19 feet, thence N 00° 57' 37" W, a distance of 560.15 feet, thence S 87° 45' 04" E, a distance of 1315.95 feet, thence N 01° 09' 19" W, a distance of 656.30 feet, thence along the East line of Section 16, S 87° 45' 04" E, a distance of 1317.0 feet, thence along the East line of said Section 16 and contains of County Farm Road, 5.017 acres, 12" E, a distance of 709.81 feet to the Point of Beginning and contains 95.58 Acres of land, more or less, as shown on the attached plat. The above description is taken from the Plat of said Section 16, Washtenaw County, Michigan, as recorded in the Public Records of said County, Michigan, and any other statements or recitals of record, if any.

OVERALL SURVEY PLAN



LEGEND
 --- UNIT OF METLAND
 - - - - - ROW - JANON OAKS NO. 2
 - - - - - TRANSFER LINE
 ○ MONUMENT

BENCHMARKS
 BM1
 BMT 4 1/2" x 5/8" MET. ST. 60944
 ELEV. 945.41 (USGS DATUM)
 BM2
 BMT 4 1/2" x 5/8" MET. ST. 10946
 ELEV. 937.69 (USGS DATUM)

I, GARY R. BOSS, REGISTERED LAND SURVEYOR OF THE STATE OF MICHIGAN, do hereby certify that the foregoing is a true and correct copy of the original survey plan as shown on the accompanying CONDOMINIUM SUBDIVISION PLAN NO. 1772, AS SHOWN ON THE ACCOMPANYING RECORDS OF THE PUBLIC RECORDS OF THE COUNTY OF WASHTENAW, MICHIGAN, AND THAT THE SAID BOUNDARIES AND ROW MARKERS HAVE NOT BEEN LOCATED IN THE FIELD AS REQUIRED, BUT SHALL BE PLACED BY JUNE 5, 2001 BY RULES PROVIDED UNDER SECTION 142 OF ACT NUMBER 29 OF THE PUBLIC ACTS REPEALED BY THE PUBLIC ACTS OF 1918, THAT THE RECORDS AS SHOWN ARE KNOWN TO BE CORRECT AND TRUE. I HEREBY CERTIFY THAT THE SAID SURVEY WAS ESTABLISHED BY ADVANCE CIVIL ENGINEERING AS SHOWN ON THEIR SURVEY DATED 11/15/98, JOB 150122.

Gary R. Boss
 GARY R. BOSS, REGISTERED LAND SURVEYOR
 REGISTRATION NO. 17072
 10-5-00

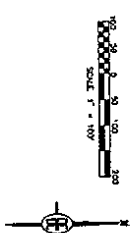
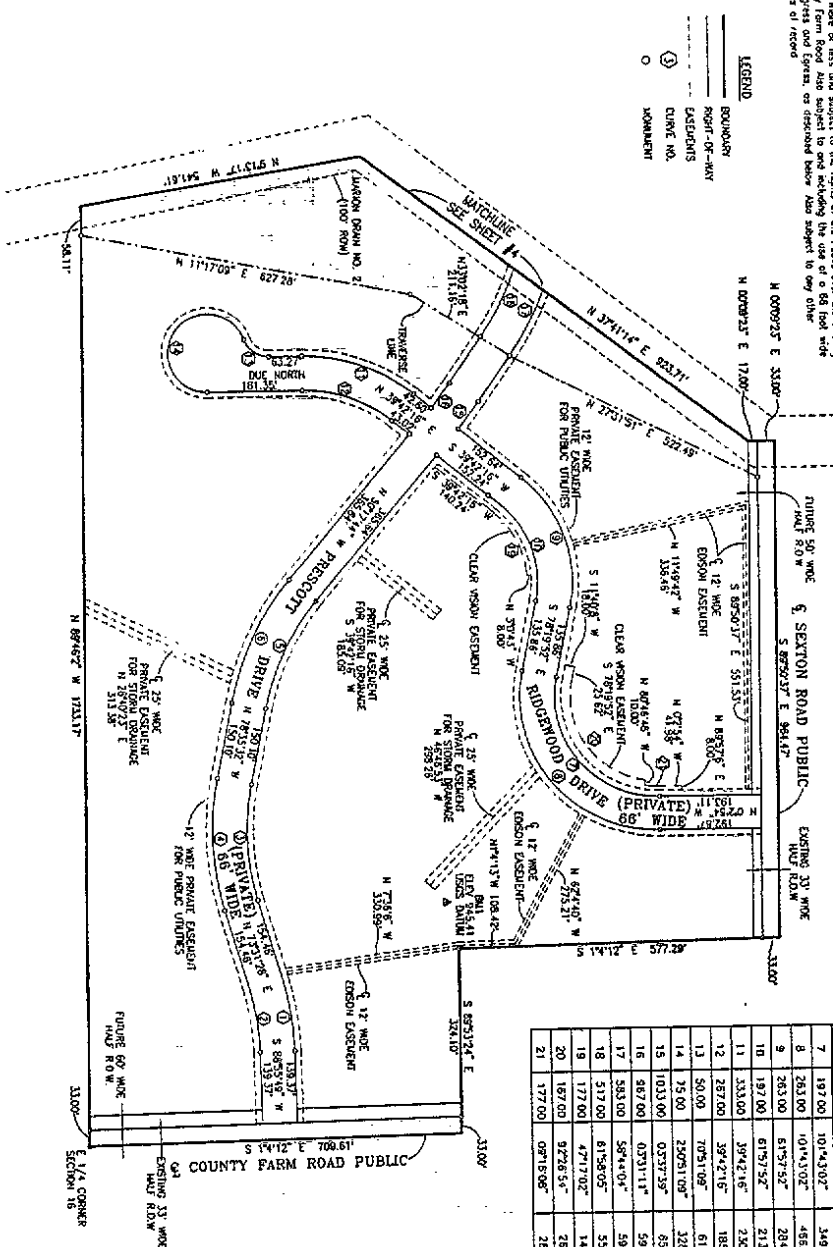
PROPOSED AS OF
 JUNE 5, 2000

	CLIENT	NICK WILSON	BOSS ENGINEERING ENGINEERS & SURVEYORS 312 J. GRAND RIVER RD. HOWELL, MICHIGAN 48843 HOWELL (517) 546-4938 FAX (517) 548-1670
	PROJECT	CEDAR CREEK ESTATES	
	TITLE	OVERALL SURVEY PLAN	
REGISTERED BY: _____ CHECKED BY: _____ DATE: 11-2-2001 JOB NO. 9801432 FILE NO. 18705007	PROJECT APPROVAL: _____ DATE: _____	2	

SURVEY PLAN

CONDOMINIUM BOUNDARY (PHASE 1)

Part of the described 1/4 of Section 16, T24-R4E, Mason Township, Michigan County, Michigan, more particularly described as being Beginning at the East 1/4 Corner of Section 16, Unincorporated Township 24 North, Range 4 East, County Mason, Michigan, doing the East-West 1/4 line of Section 16, N 89°46'07" W, 1824.28 Feet; thence N 87°13'17" W, 541.61 feet; thence N 77°41'14" E, 923.71 feet; thence N 07°59'23" E, 1039.17 feet; E, 610.29 feet; thence S 89°30'37" W, 587.50 feet; along the East line of Section 16 and the West line of Section 17, S 89°30'37" W, 587.50 feet; to the Point of Beginning; containing 46.52 acres, more or less and subject to the rights of the Public over the existing Section Road and County Farm Road also subject to and including the use of a 66 foot wide Front Easement for Egress and Access, as depicted below. Also subject to any other easements or restrictions of record.



CURVE DATA						
CHORD	CHORD ANGLE	ARC LENGTH	CURVE LENGTH	BEARING BEGINNING	BEARING ENDING	
1	333.00	159°42'1"	143.32	142.88	S 81°13'38" W	
2	487.00	157°42'1"	125.57	125.19	S 81°13'38" W	
3	467.00	27°53'00"	227.27	223.03	N 87°22'18" E	
4	533.00	27°53'00"	259.33	256.84	N 87°22'18" E	
5	487.00	28°17'48"	230.64	228.30	S 64°28'38" E	
6	533.00	28°17'48"	283.23	280.57	S 64°28'38" E	
7	187.00	107°43'07"	349.73	305.58	N 50°48'37" E	
8	263.00	107°43'07"	465.80	407.96	N 50°48'37" E	
9	263.00	61°57'32"	284.43	270.77	S 70°41'12" W	
10	197.00	61°57'32"	213.05	202.82	S 70°41'12" W	
11	333.00	39°42'16"	230.76	228.17	S 19°31'08" W	
12	287.00	39°42'16"	185.02	181.31	S 19°31'08" W	
13	507.00	10°51'09"	61.83	57.97	N 59°28'35" E	
14	75.00	34°03'09"	128.37	122.23	S 54°54'25" E	
15	1033.00	03°57'35"	95.40	85.39	N 53°44'35" W	
16	487.00	03°57'35"	59.40	59.40	N 53°44'35" W	
17	583.00	59°44'04"	591.64	571.81	N 84°52'11" W	
18	517.00	81°58'05"	559.16	532.30	N 82°29'32" W	
19	177.00	47°17'02"	146.07	141.86	S 67°20'47" W	
20	187.00	92°28'54"	268.48	244.17	N 52°28'41" E	
21	177.00	09°15'06"	26.63	28.60	N 04°35'10" E	

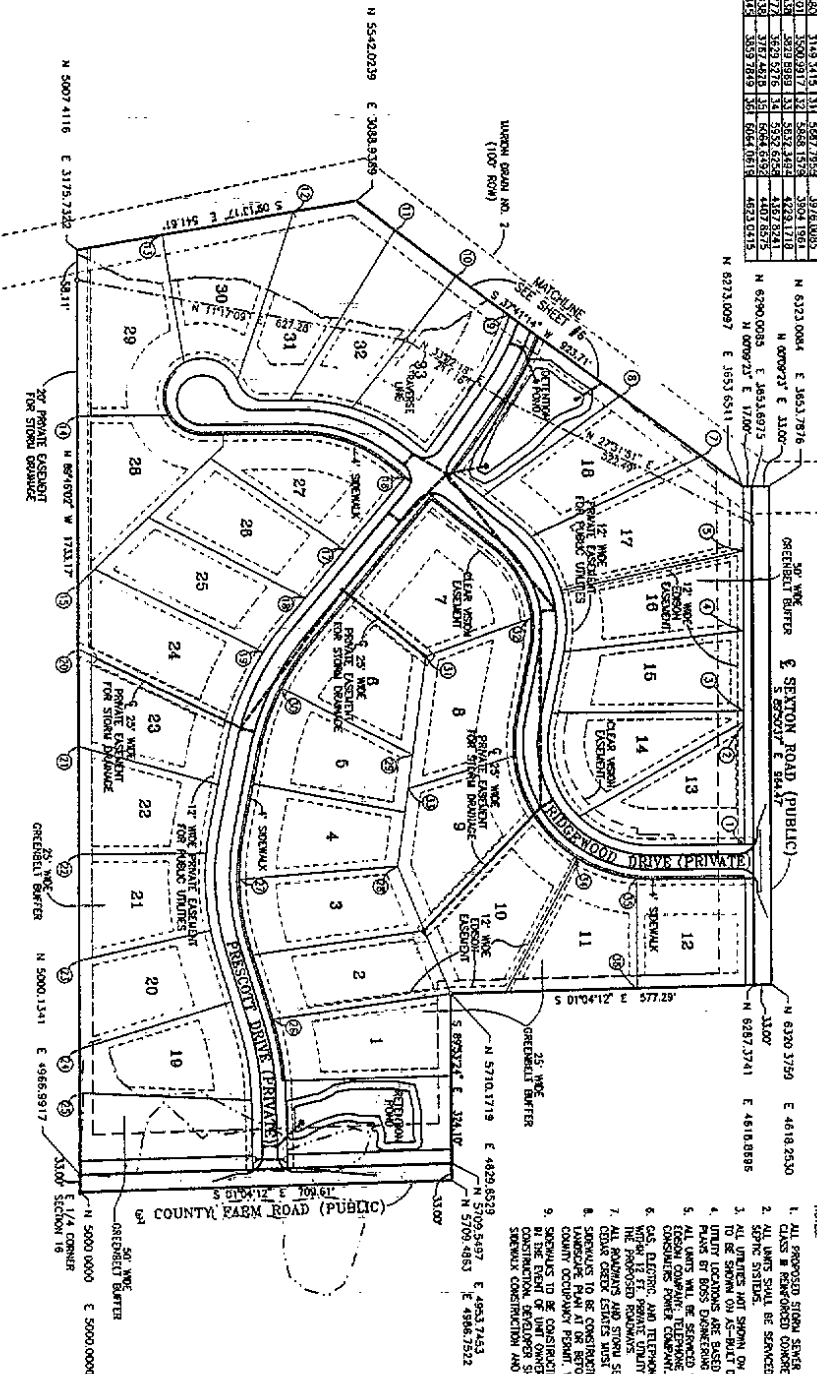
PROPOSED AS OF JUNE 5, 2000

	CLIENT	NICK WILSON	BOSS ENGINEERING ENGINEERS & SURVEYORS 3123 E GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL (517) 546-4836 FAX (517) 546-1670
	PROJECT	CEDAR CREEK ESTATES	
	TITLE	SURVEY PLAN	

SITE & UTILITY PLAN

LIST OF COORDINATES

NO	NORTHING	EASTING	NO	NORTHING	EASTING
1	5311.7528	333.4183	19	5322.4216	3283.3912
2	5311.8439	408.7416	20	5322.4216	3283.3912
3	5312.2418	383.5559	21	5303.4559	4140.7684
4	5312.6878	372.8670	22	5303.4559	4140.7684
5	5312.6878	372.8670	23	5301.8678	4355.4191
6	5312.6878	372.8670	24	5301.8678	4355.4191
7	5312.6878	372.8670	25	5301.8678	4355.4191
8	5312.6878	372.8670	26	5301.8678	4355.4191
9	5312.6878	372.8670	27	5301.8678	4355.4191
10	5312.6878	372.8670	28	5301.8678	4355.4191
11	5312.6878	372.8670	29	5301.8678	4355.4191
12	5312.6878	372.8670	30	5301.8678	4355.4191
13	5312.6878	372.8670	31	5301.8678	4355.4191
14	5312.6878	372.8670	32	5301.8678	4355.4191
15	5312.6878	372.8670	33	5301.8678	4355.4191
16	5312.6878	372.8670	34	5301.8678	4355.4191
17	5312.6878	372.8670	35	5301.8678	4355.4191
18	5312.6878	372.8670	36	5301.8678	4355.4191
19	5312.6878	372.8670	37	5301.8678	4355.4191
20	5312.6878	372.8670	38	5301.8678	4355.4191
21	5312.6878	372.8670	39	5301.8678	4355.4191
22	5312.6878	372.8670	40	5301.8678	4355.4191
23	5312.6878	372.8670	41	5301.8678	4355.4191
24	5312.6878	372.8670	42	5301.8678	4355.4191
25	5312.6878	372.8670	43	5301.8678	4355.4191
26	5312.6878	372.8670	44	5301.8678	4355.4191
27	5312.6878	372.8670	45	5301.8678	4355.4191
28	5312.6878	372.8670	46	5301.8678	4355.4191
29	5312.6878	372.8670	47	5301.8678	4355.4191
30	5312.6878	372.8670	48	5301.8678	4355.4191
31	5312.6878	372.8670	49	5301.8678	4355.4191
32	5312.6878	372.8670	50	5301.8678	4355.4191



LEGEND

GENERAL COMMON EGRESS
 UNIT RESERVATION
 50
 UNIT LINE
 BUILDING SETBACK LINE
 COMPANMENT POINT NO
 WETLAND BOUNDARY
 STORM SEWER
 TRAFFIC LINE

NOTES:

1. ALL PROPOSED STORM SEWER SHALL BE C-75 CLASS N-10 CLASS B REINFORCED CONCRETE PIPE OR CLASS B CSP
2. ALL LOTS SHALL BE SERVED BY REMOVAL WELLS AND SEPTIC SYSTEMS.
3. ALL UTILITIES NOT SHOWN ON THESE DRAWINGS ARE TO BE SHOWN WITH SYMBOLS ON CONSTRUCTION PLANS BY BOSS ENGINEERING COMPANY DATED 5/1/99
4. ALL UTILITIES SHALL BE SERVED WITH ELECTRIC BY OTHER COMPANY TELEPHONE BY AMERITECH GAS BY GAS ELECTRIC AND TELEPHONE LINES SHALL BE PLACED WITHIN 12" E.T. PRIVATE UTILITY EASEMENT ADJACENT TO THE PROPOSED BOUNDARY.
5. ALL UTILITIES SHALL BE SERVED WITHIN 12" E.T. PRIVATE UTILITY EASEMENT ADJACENT TO THE PROPOSED BOUNDARY.
6. SEWER LINES TO BE CONSTRUCTED AS PER APPROVED LANSING PLAN AT OR BEFORE FINAL LANDSCAPE COUNTY OCCUPANCY PERMIT, VENDOR RESERVATION.
7. SEWER LINES TO BE CONSTRUCTED AS PER APPROVED LANSING PLAN AT OR BEFORE FINAL LANDSCAPE COUNTY OCCUPANCY PERMIT, VENDOR RESERVATION.
8. SEWER LINES TO BE CONSTRUCTED AS PER APPROVED LANSING PLAN AT OR BEFORE FINAL LANDSCAPE COUNTY OCCUPANCY PERMIT, VENDOR RESERVATION.
9. SEWER LINES TO BE CONSTRUCTED AS PER APPROVED LANSING PLAN AT OR BEFORE FINAL LANDSCAPE COUNTY OCCUPANCY PERMIT, VENDOR RESERVATION.

OWNER	NICK WILSON
PROJECT	CEDAR CREEK ESTATES
TITLE	SITE & UTILITY PLAN
DATE	5/1/99

BOSS ENGINEERING
ENGINEERS & SURVEYORS
 3121 E GRAND RIVER HOWELL MICHIGAN 48843
 HOWELL (517) 545-4026 FAX (517) 545-1670

CLIENT: NICK WILSON
 PROJECT: CEDAR CREEK ESTATES
 TITLE: SITE & UTILITY PLAN
 DATE: 5/1/99

PROPOSED AS OF DATE 5, 2000

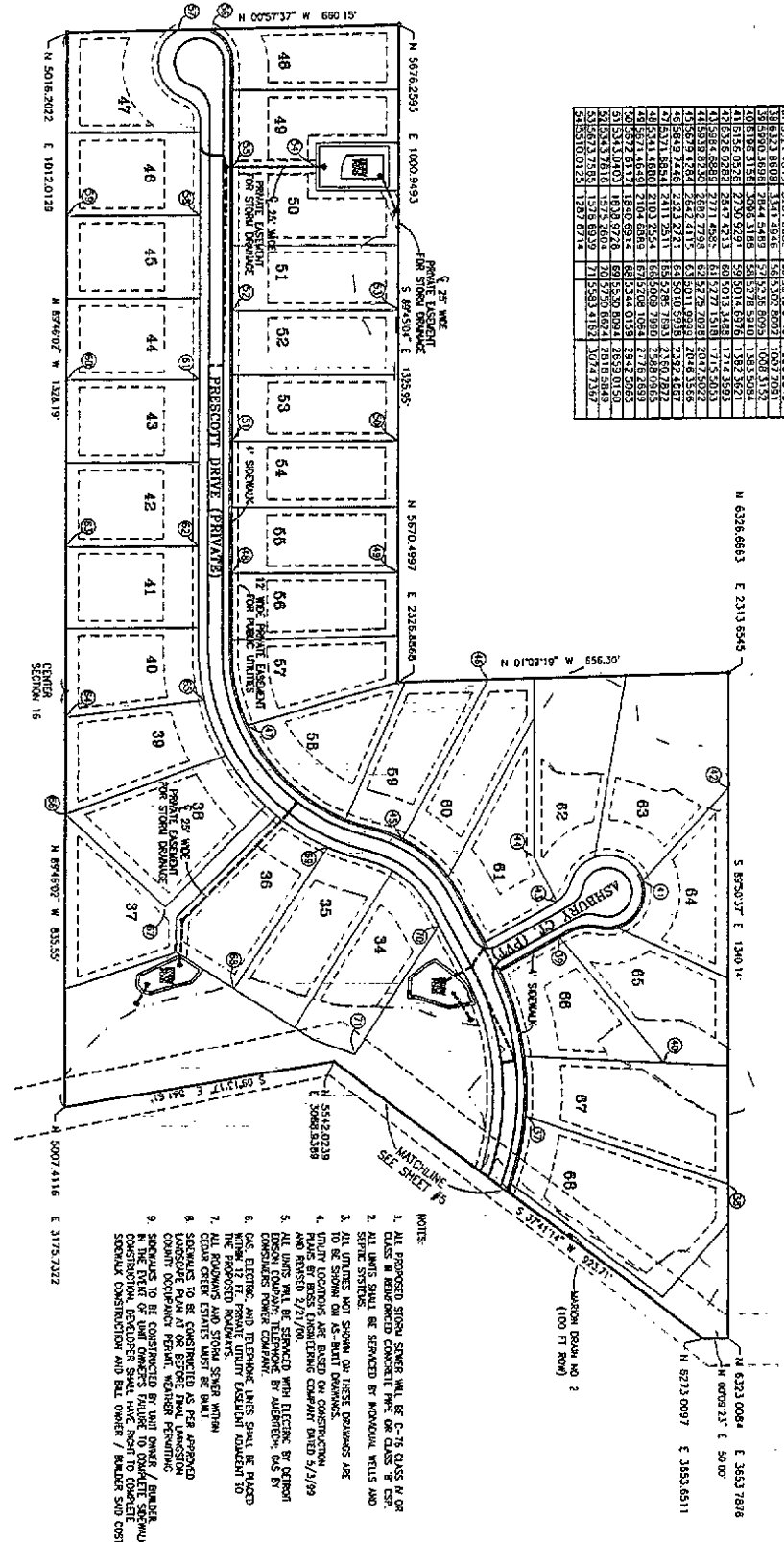
SITE & UTILITY PLAN



- LEGEND**
- WETLAND BOUNDARY
 - - - STORM SEWER
 - - - GENERAL COMMON ELEVATION
 - 50 UNIT RESERVATION
 - UNIT LANE
 - BRADLEY STREET LANE
 - ① COORDINATE POINT NO

LIST OF COORDINATES

NO	NORTHING	EASTING	NO	NORTHING	EASTING
37	5971.4816	3701.0366	50	3345.0140	1438.9346
38	6323.0084	1341.4946	51	3345.0140	1007.7071
39	6323.0084	1341.4946	52	3345.0140	1007.7071
40	6323.0084	1341.4946	53	3345.0140	1007.7071
41	6323.0084	1341.4946	54	3345.0140	1007.7071
42	6323.0084	1341.4946	55	3345.0140	1007.7071
43	6323.0084	1341.4946	56	3345.0140	1007.7071
44	6323.0084	1341.4946	57	3345.0140	1007.7071
45	6323.0084	1341.4946	58	3345.0140	1007.7071
46	6323.0084	1341.4946	59	3345.0140	1007.7071
47	6323.0084	1341.4946	60	3345.0140	1007.7071
48	6323.0084	1341.4946	61	3345.0140	1007.7071
49	6323.0084	1341.4946	62	3345.0140	1007.7071
50	6323.0084	1341.4946	63	3345.0140	1007.7071
51	6323.0084	1341.4946	64	3345.0140	1007.7071
52	6323.0084	1341.4946	65	3345.0140	1007.7071
53	6323.0084	1341.4946	66	3345.0140	1007.7071
54	6323.0084	1341.4946	67	3345.0140	1007.7071
55	6323.0084	1341.4946	68	3345.0140	1007.7071
56	6323.0084	1341.4946	69	3345.0140	1007.7071
57	6323.0084	1341.4946	70	3345.0140	1007.7071
58	6323.0084	1341.4946	71	3345.0140	1007.7071
59	6323.0084	1341.4946	72	3345.0140	1007.7071
60	6323.0084	1341.4946	73	3345.0140	1007.7071
61	6323.0084	1341.4946	74	3345.0140	1007.7071
62	6323.0084	1341.4946	75	3345.0140	1007.7071
63	6323.0084	1341.4946	76	3345.0140	1007.7071
64	6323.0084	1341.4946	77	3345.0140	1007.7071
65	6323.0084	1341.4946	78	3345.0140	1007.7071
66	6323.0084	1341.4946	79	3345.0140	1007.7071
67	6323.0084	1341.4946	80	3345.0140	1007.7071
68	6323.0084	1341.4946	81	3345.0140	1007.7071
69	6323.0084	1341.4946	82	3345.0140	1007.7071
70	6323.0084	1341.4946	83	3345.0140	1007.7071
71	6323.0084	1341.4946	84	3345.0140	1007.7071
72	6323.0084	1341.4946	85	3345.0140	1007.7071
73	6323.0084	1341.4946	86	3345.0140	1007.7071
74	6323.0084	1341.4946	87	3345.0140	1007.7071
75	6323.0084	1341.4946	88	3345.0140	1007.7071
76	6323.0084	1341.4946	89	3345.0140	1007.7071
77	6323.0084	1341.4946	90	3345.0140	1007.7071
78	6323.0084	1341.4946	91	3345.0140	1007.7071
79	6323.0084	1341.4946	92	3345.0140	1007.7071
80	6323.0084	1341.4946	93	3345.0140	1007.7071
81	6323.0084	1341.4946	94	3345.0140	1007.7071
82	6323.0084	1341.4946	95	3345.0140	1007.7071
83	6323.0084	1341.4946	96	3345.0140	1007.7071
84	6323.0084	1341.4946	97	3345.0140	1007.7071
85	6323.0084	1341.4946	98	3345.0140	1007.7071
86	6323.0084	1341.4946	99	3345.0140	1007.7071
87	6323.0084	1341.4946	100	3345.0140	1007.7071

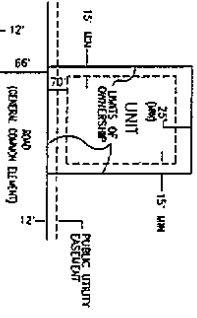
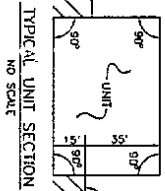
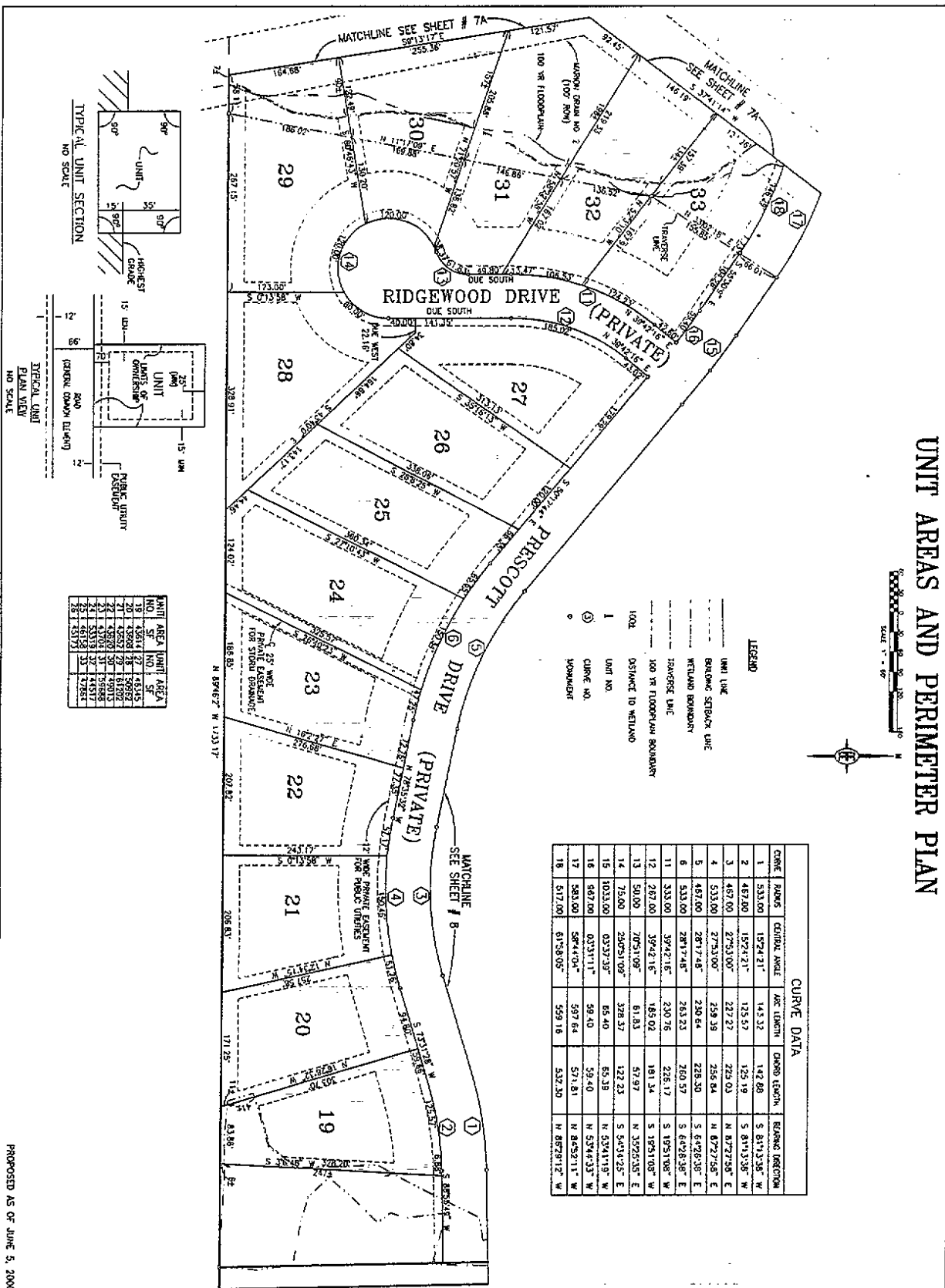


- NOTES**
- ALL PROPOSED STORM SEWERS WILL BE C-75 CLASS M OR CLASS M REINFORCED CONCRETE PIPE OR CLASS M CPV. ALL LINES SHALL BE SERVICED BY MONOWALK WELLS AND SERVICE SYSTEMS.
 - ALL UTILITIES NOT SHOWN ON THESE DRAWINGS ARE TO BE LOCATED BY THE CONTRACTOR.
 - UTILITY LOCATIONS ARE BASED ON CONSTRUCTION PLANS BY BRSS ENGINEERING COMPANY DATED 5/17/99 AND REVISION 2/21/04.
 - EXISTING UTILITIES TO BE DELETED BY CONTRACTOR CONSULTING POWER COMPANY.
 - ONE ELECTRIC AND TELEPHONE LINES SHALL BE PLACED IN THE PROPOSED ROW OF BRADLEY STREET.
 - ALL ROWS AND STORM SEWER MAINS SHALL BE CONSTRUCTED AS PER APPROVED PERMITS FROM THE CITY OF HOWELL.
 - ALL ROWS AND STORM SEWER MAINS SHALL BE CONSTRUCTED BY THE OWNER / BUILDER IN THE EVENT OF ANY OWNER'S FAILURE TO COMPLETE CONSTRUCTION. DEVELOPER SHALL HAVE RIGHT TO COMPLETE CONSTRUCTION AND THE OWNER / BUILDER SHALL CORRECT.

PROPOSED AS OF JUNE 5, 2000

	<p>CLIENT NICK WILSON</p> <p>PROJECT CEDAR CREEK ESTATES</p> <p>TITLE SITE & UTILITY PLAN</p>	<p>BOSS ENGINEERING ENGINEERS & SURVEYORS</p> <p>3121 E GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL (517) 546-4836 FAX (517) 546-1670</p>
<p>6</p>		

UNIT AREAS AND PERIMETER PLAN



UNIT NO.	AREA SF	UNIT NO.	AREA SF
19	4561.7	27	4515.5
20	4528.8	28	5982.2
21	4252.1	29	6170.2
22	4370.1	30	5588.5
23	4533.9	31	4157.7
24	4515.5	32	4285.1
25	4515.5	33	4285.1

LEGEND

- UNIT LINE
- BUILDING SETBACK LINE
- WETLAND BOUNDARY
- TRANSFER LINE
- 100 YR FLOODPLAIN BOUNDARY
- 100' DISTANCE TO WETLAND
- UNIT NO.
- CURVE NO.
- MONUMENT

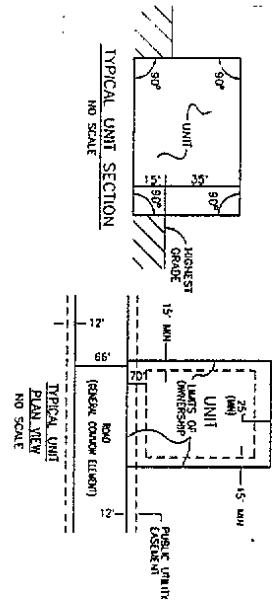
CURVE DATA

CURVE NO.	BEARING	CURVE ANGLE	ARC LENGTH	CHORD LENGTH	BEARING INTERSECTION
1	S33.00°	152°42'31"	143.32	142.68	S 81°13'38" W
2	S45.00°	152°42'31"	125.57	125.19	S 81°13'38" W
3	S45.00°	27°53'00"	227.27	229.03	N 87°27'58" E
4	S33.00°	27°53'00"	258.39	258.64	N 87°27'58" E
5	S45.00°	28°17'48"	230.64	228.30	S 64°26'38" E
6	S33.00°	28°17'48"	263.23	260.57	S 64°26'38" E
11	S33.00°	39°42'18"	230.76	228.17	S 105°10'8" W
12	S28.00°	39°42'18"	185.02	181.34	S 105°10'8" W
13	S00.00°	70°51'09"	61.83	61.97	N 32°25'35" E
14	S00.00°	28°25'10"	328.37	328.23	S 54°34'25" E
15	S00.00°	03°31'11"	65.40	65.38	N 53°44'35" W
16	S45.00°	03°31'11"	59.40	59.40	N 53°44'35" W
17	S45.00°	03°31'11"	59.40	59.40	N 85°21'11" W
18	S17.00°	61°58'05"	559.16	537.30	N 85°21'11" W

PROPOSED AS OF JUNE 5, 2000

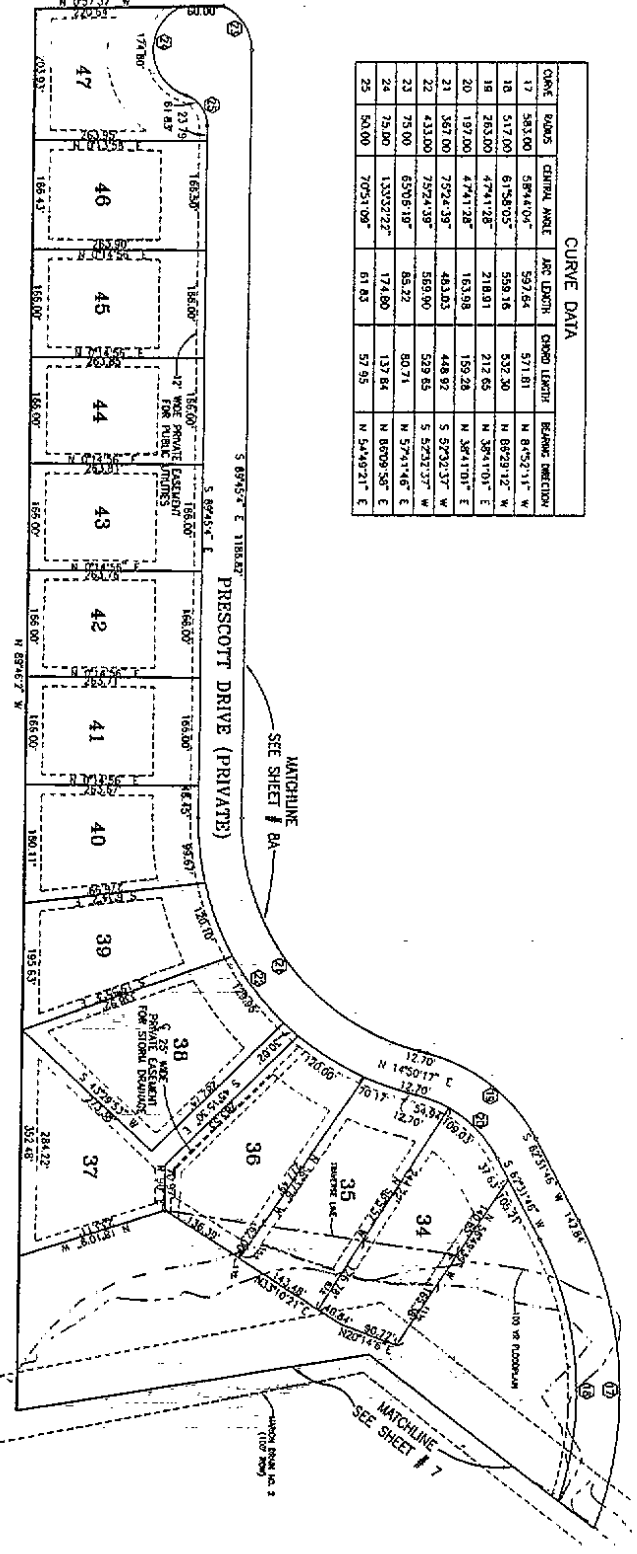
<p>CLIENT: NICK WILSON</p> <p>PROJECT: CEDAR CREEK ESTATES</p> <p>TITLE: UNIT AREAS AND PERIMETER PLAN</p>	<p>BOSS ENGINEERING ENGINEERS & SURVEYORS</p> <p>3121 E. GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL, (517) 548-4926 BRIGHTON (510) 228-4773 HOWELL, (517) 548-4926 FAX (517) 546-1670</p>	<p>DATE: _____</p> <p>SCALE: _____</p> <p>PROJECT NO: _____</p> <p>DRAWN BY: _____</p> <p>CHECKED BY: _____</p> <p>DATE: _____</p>
---	---	--

UNIT AREAS AND PERIMETER PLAN



UNIT NO.	AREA	UNIT NO.	AREA
37	4,377.14	47	4,377.14
38	4,377.14	48	4,377.14
39	4,377.14	49	4,377.14
40	4,377.14	50	4,377.14
41	4,377.14	51	4,377.14
42	4,377.14	52	4,377.14
43	4,377.14	53	4,377.14
44	4,377.14	54	4,377.14
45	4,377.14	55	4,377.14
46	4,377.14	56	4,377.14
47	4,377.14	57	4,377.14
48	4,377.14	58	4,377.14
49	4,377.14	59	4,377.14
50	4,377.14	60	4,377.14

CURVE NO.	CHORD BEARING	ARC LENGTH	CHORD LENGTH	BEARING INTERIOR
17	S 89°41'04" E	597.54	571.81	N 84°52'11" W
18	S 17°00'00" E	558.16	532.30	N 88°29'12" W
19	S 74°17'28" E	218.91	212.65	N 38°41'01" E
20	S 89°41'04" E	163.98	159.28	N 38°41'01" E
21	S 89°41'04" E	463.03	448.92	S 57°32'37" W
22	S 89°41'04" E	569.90	529.65	S 57°32'37" W
23	S 89°41'04" E	85.32	80.71	N 57°41'46" E
24	S 89°41'04" E	174.60	137.84	N 88°09'36" E
25	S 89°41'04" E	61.83	57.95	N 54°49'21" E

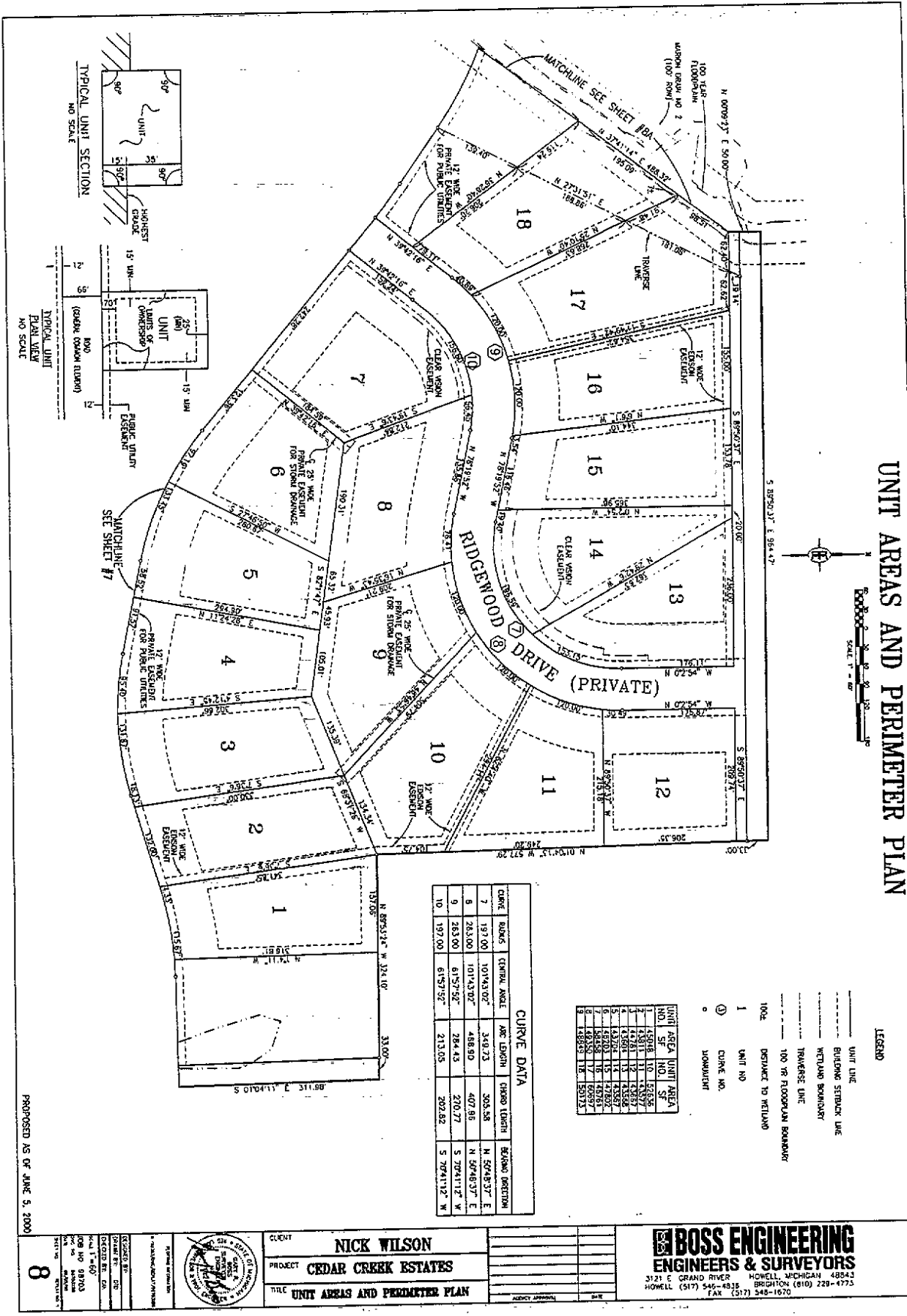


- LEGEND**
- UNIT LINE
 - BUILDING SETBACK LINE
 - WETLAND BOUNDARY
 - TRAVELER LINE
 - 100 FT FLOODPLAIN BOUNDARY
 - DISTANCE TO WETLAND
 - UNIT NO.
 - CURVE NO.
 - MONUMENT

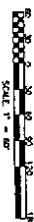
PROPOSED AS OF JUNE 5, 2000

	<p>CLIENT NICK WILSON</p> <p>PROJECT CEDAR CREEK ESTATES</p> <p>TITLE UNIT AREAS AND PERIMETER PLAN</p>	<p>BOSS ENGINEERING ENGINEERS & SURVEYORS</p> <p>3521 S GRAND RIVER HONELL, MICHIGAN 49843 HONELL, MICHIGAN 49843 (517) 548-4836 FAX (517) 548-1670</p>
--	--	--

7A



UNIT AREAS AND PERIMETER PLAN



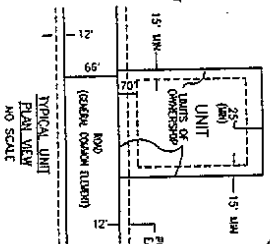
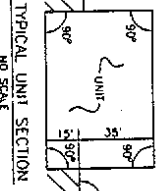
LEGEND

- UNIT LINE
- BUILDING STRUCK LINE
- WETLAND BOUNDARY
- TRAVELER LINE
- 100 YR FLOODPLAIN BOUNDARY
- DEPART TO WETLAND
- UNIT NO.
- CURVE NO.
- DOMINANT

UNIT AREA NO.	UNIT AREA SF	UNIT SF
1	45018	10,576.56
2	43811	11,297.77
3	43760	13,158.82
4	43708	15,459.87
5	43656	17,760.92
6	43604	20,061.97
7	43552	22,363.02
8	43500	24,664.07
9	43448	26,965.12
10	43396	29,266.17
11	43344	31,567.22
12	43292	33,868.27
13	43240	36,169.32
14	43188	38,470.37
15	43136	40,771.42
16	43084	43,072.47
17	43032	45,373.52
18	42980	47,674.57

CURVE DATA

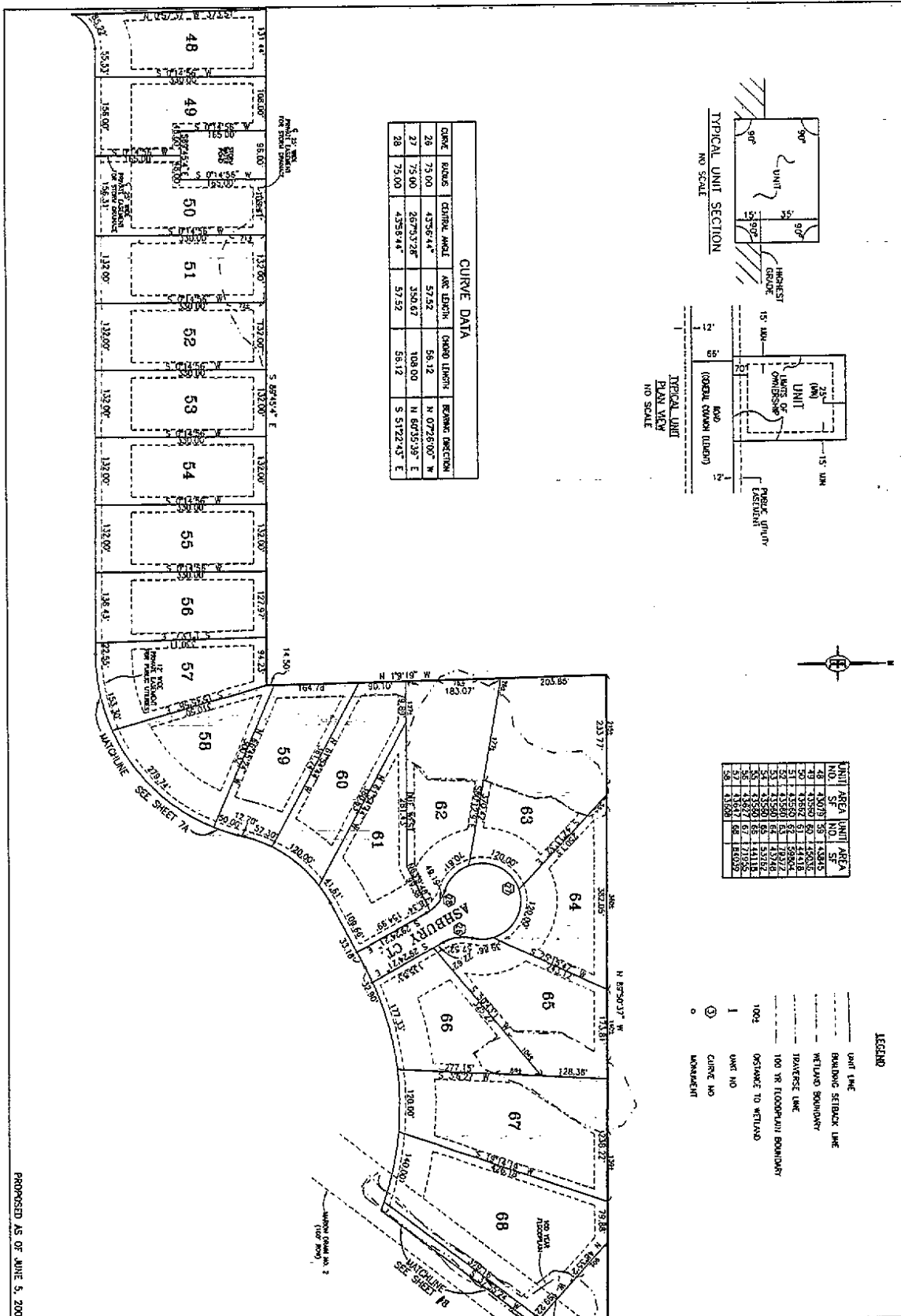
CURVE NO.	BLOCK	CENTRAL ANGLE	ARC LENGTH	CHORD LENGTH	BEARING BEG/END
1	197.00	101°43.02"	349.73	303.58	N 50°48.37' E
2	283.00	101°43.02"	488.93	407.88	N 50°48.37' E
3	283.00	61°57.92"	284.43	200.77	S 79°41.17' W
4	197.00	61°57.92"	213.05	200.82	S 79°41.17' W



PROPOSED AS OF JUNE 5, 2000

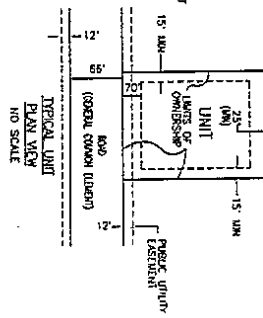
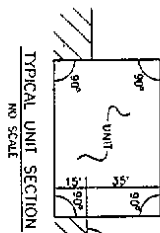
	<p>CLIENT: NICK WILSON</p> <p>PROJECT: CEDAR CREEK ESTATES</p> <p>TITLE: UNIT AREAS AND PERIMETER PLAN</p>	<p>BOSS ENGINEERING ENGINEERS & SURVEYORS</p> <p>3121 F GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL (517) 546-4838 BRUSHY CREEK (517) 228-4775 FAX (517) 548-1670</p>
8		

UNIT AREAS AND PERIMETER PLAN



CURVE DATA

CURVE	POINTS	CENTRAL ANGLE	ARC LENGTH	CHORD LENGTH	BEARING DIRECTION
26	73.00	43°56'44"	57.52	58.12	N 07°26'00" W
27	75.00	207°53'28"	384.07	108.00	N 60°15'35" E
28	75.00	43°56'44"	57.52	58.12	S 51°22'45" E



UNIT NO.	AREA SQ. FT.	UNIT AREA SQ. FT.
48	13,070	13,070
49	13,580	13,580
50	13,580	13,580
51	13,580	13,580
52	13,580	13,580
53	13,580	13,580
54	13,580	13,580
55	13,580	13,580
56	13,580	13,580
57	13,580	13,580
58	13,580	13,580

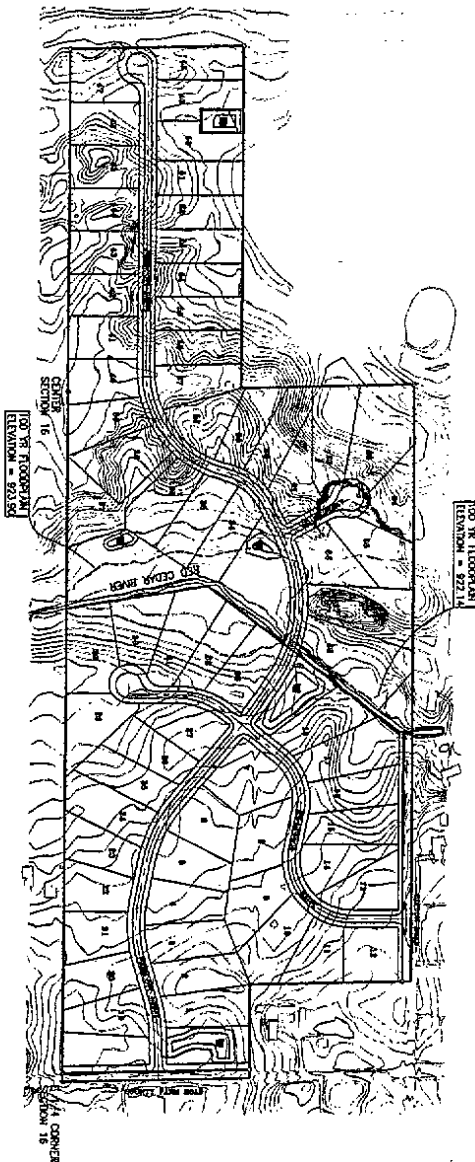
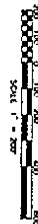
- LEGEND
- UNIT LINE
 - BRADING SETBACK LINE
 - WETLAND BOUNDARY
 - 100 YR FLOODPLAIN BOUNDARY
 - OSWAGUE TO WETLAND
 - UNIT NO.
 - CURVE NO.
 - MONUMENT

PROPOSED AS OF JUNE 5, 2000

	CLIENT	NICK WILSON	
	PROJECT	CEDAR CREEK ESTATES	
	TITLE	UNIT AREAS AND PERIMETER PLAN	
DESIGNED BY	DATE	CHECKED BY	DATE
BOSS ENGINEERING ENGINEERS & SURVEYORS 3121 E GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL (517) 546-4826 BRIGHTON (810) 228-4775 FAX (517) 546-1970			

8A

FLOODPLAIN PLAN



LEGEND
 ○ MONUMENT
 --- FLOODPLAIN BOUNDARY

PROPOSED AS OF
 DATE 5, 2000

<p>6</p>		CLIENT	NICK WILSON		DATE _____ AGENT APPROVAL _____ SEAL
		PROJECT	CEDAR CREEK ESTATES		
		TITLE	FLOODPLAIN PLAN		
		BOSS ENGINEERING ENGINEERS & SURVEYORS 5121 E GRAND RIVER HOWELL, MICHIGAN 48843 HOWELL (517) 546-4836 FAX (517) 548-1670			