

**PART OF THE SOUTHEAST QUARTER OF
SECTION 31, TOWNSHIP 5 SOUTH, RANGE 15 WEST,
CITY OF DOWAGIAC, CASS COUNTY, MICHIGAN**

PARCEL 1

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 31, TOWN 5 SOUTH, RANGE 15 WEST, CITY OF DOWAGIAC, CASS COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE NORTHEAST CORNER OF VILLAMERE CONDOMINIUM AS RECORDED IN CASS COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 6, SAID POINT DESCRIBED AS BEING 990.00 FEET SOUTH 01° 00' 45" WEST OF THE EAST QUARTER CORNER OF SAID SECTION 31; THENCE NORTH 88° 47' 49" WEST ON THE NORTH LINE OF SAID VILLAMERE CONDOMINIUM 985.14 FEET; THENCE SOUTH 00° 41' 25" WEST ON THE NORTHERLY LINE OF SAID VILLAMERE CONDOMINIUM 132.00 FEET; THENCE NORTH 88° 54' 15" WEST ON THE NORTH LINE OF SAID VILLAMERE CONDOMINIUM 329.88 FEET TO THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 31; THENCE SOUTH 00° 47' 14" WEST ON SAID WEST LINE 500.41 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE SOUTH 89° 52' 57" EAST 510.05 FEET; THENCE SOUTH 00° 47' 14" WEST PARALLEL WITH SAID WEST LINE 200.00 FEET; THENCE NORTH 89° 52' 57" WEST 510.05 FEET TO THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 31; THENCE NORTH 00° 47' 14" EAST ON SAID WEST LINE 200.00 FEET TO THE POINT OF BEGINNING. CONTAINING 2.34 ACRES MORE OR LESS.

SUBJECT TO ANY AND ALL EASEMENTS AND RESTRICTIONS OF RECORD, OR OTHERWISE.

SUBJECT TO THE RIGHTS OF THE PUBLIC AND OF ANY GOVERNMENTAL UNIT IN ANY PART THEREOF TAKEN, USED, OR DEEDED FOR STREET, ROAD, OR HIGHWAY PURPOSES.

SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED IN A FULL AND ACCURATE TITLE SEARCH.

THIS SURVEY WAS PERFORMED WITH AN ERROR OF CLOSURE NO GREATER THAN 1 IN 5000.

THIS SURVEY COMPLIES WITH THE REQUIREMENTS OF SECTION 3, P.A. 132 OF 1970, AS AMENDED.

BEARINGS ARE RELATED TO THE RECORDED CONDOMINIUM OF SAID "VILLAMERE CONDOMINIUM".

PARCEL 2

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 31, TOWN 5 SOUTH, RANGE 15 WEST, CITY OF DOWAGIAC, CASS COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE NORTHEAST CORNER OF VILLAMERE CONDOMINIUM AS RECORDED IN CASS COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 6, SAID POINT DESCRIBED AS BEING 990.00 FEET SOUTH 01° 00' 45" WEST OF THE EAST QUARTER CORNER OF SAID SECTION 31; THENCE NORTH 88° 47' 49" WEST ON THE NORTH LINE OF SAID VILLAMERE CONDOMINIUM 985.14 FEET; THENCE SOUTH 00° 41' 25" WEST ON THE NORTHERLY LINE OF SAID VILLAMERE CONDOMINIUM 132.00 FEET; THENCE NORTH 88° 54' 15" WEST ON THE NORTH LINE OF SAID VILLAMERE CONDOMINIUM 329.88 FEET TO THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 31; THENCE SOUTH 00° 47' 14" WEST ON SAID WEST LINE 700.41 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE SOUTH 89° 52' 57" EAST 510.05 FEET; THENCE SOUTH 00° 47' 14" WEST PARALLEL WITH SAID WEST LINE 200.00 FEET; THENCE NORTH 89° 52' 57" WEST 510.05 FEET TO THE WEST LINE OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 31; THENCE NORTH 00° 47' 14" EAST ON SAID WEST LINE 279.03 FEET TO THE POINT OF BEGINNING. CONTAINING 8.90 ACRES MORE OR LESS.

PARCEL AREAS EMBRACING ANY WATERS OF THE MILL POND ARE SUBJECT TO THE CORRELATIVE RIGHTS OF THE OTHER RIPARIAN OWNERS AND THE PUBLIC TRUST IN THESE WATERS.

SUBJECT TO ANY AND ALL EASEMENTS AND RESTRICTIONS OF RECORD, OR OTHERWISE.

SUBJECT TO THE RIGHTS OF THE PUBLIC AND OF ANY GOVERNMENTAL UNIT IN ANY PART THEREOF TAKEN, USED, OR DEEDED FOR STREET, ROAD, OR HIGHWAY PURPOSES.

SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED IN A FULL AND ACCURATE TITLE SEARCH.

THIS SURVEY WAS PERFORMED WITH AN ERROR OF CLOSURE NO GREATER THAN 1 IN 5000.

THIS SURVEY COMPLIES WITH THE REQUIREMENTS OF SECTION 3, P.A. 132 OF 1970, AS AMENDED.

BEARINGS ARE RELATED TO THE RECORDED CONDOMINIUM OF SAID "VILLAMERE CONDOMINIUM".

PARCEL 3

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 31, TOWN 5 SOUTH, RANGE 15 WEST, CITY OF DOWAGIAC, CASS COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE NORTHEAST CORNER OF VILLAMERE CONDOMINIUM AS RECORDED IN CASS COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 6, SAID POINT DESCRIBED AS BEING 990.00 FEET SOUTH 01° 00' 45" WEST OF THE EAST QUARTER CORNER OF SAID SECTION 31; THENCE SOUTH 01° 00' 45" WEST ON THE EAST LINE OF SAID VILLAMERE CONDOMINIUM AND EAST LINE EXTENDED 486.15 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE CONTINUING SOUTH 01° 00' 45" WEST 732.92 FEET; THENCE SOUTH 67° 48' 08" WEST 180.61 FEET; THENCE NORTH 23° 26' 35" WEST 143.81 FEET; THENCE NORTH 31° 49' 58" WEST 509.71 FEET; THENCE NORTH 29° 18' 44" EAST 147.69 FEET; THENCE NORTHEASTERLY 168.15 FEET ON A 68.00 FEET RADIUS CURVE TO THE LEFT WHOSE CHORD BEARS NORTH 62° 22' 01" EAST 128.47 FEET; THENCE NORTH 81° 31' 37" EAST 323.64 FEET TO THE POINT OF BEGINNING. CONTAINING 6.05 ACRES MORE OR LESS.

PARCEL AREAS EMBRACING ANY WATERS OF THE MILL POND ARE SUBJECT TO THE CORRELATIVE RIGHTS OF THE OTHER RIPARIAN OWNERS AND THE PUBLIC TRUST IN THESE WATERS.

SUBJECT TO ANY AND ALL EASEMENTS AND RESTRICTIONS OF RECORD, OR OTHERWISE.

SUBJECT TO THE RIGHTS OF THE PUBLIC AND OF ANY GOVERNMENTAL UNIT IN ANY PART THEREOF TAKEN, USED, OR DEEDED FOR STREET, ROAD, OR HIGHWAY PURPOSES.

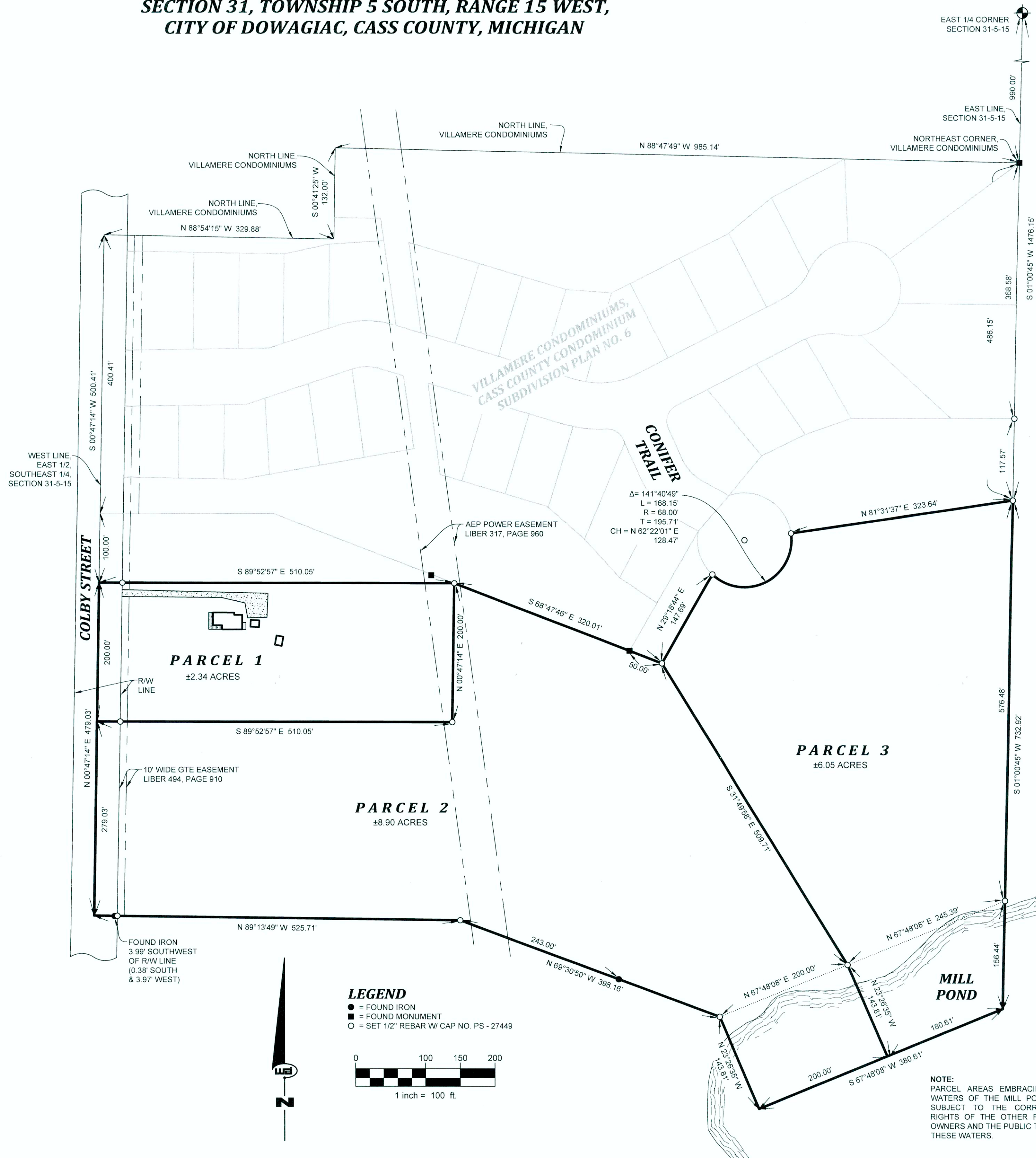
SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED IN A FULL AND ACCURATE TITLE SEARCH.

THIS SURVEY WAS PERFORMED WITH AN ERROR OF CLOSURE NO GREATER THAN 1 IN 5000.

THIS SURVEY COMPLIES WITH THE REQUIREMENTS OF SECTION 3, P.A. 132 OF 1970, AS AMENDED.

BEARINGS ARE RELATED TO THE RECORDED CONDOMINIUM OF SAID "VILLAMERE CONDOMINIUM".

THE BEARINGS ARE RELATED TO A SURVEY BY ROGER E. STEPHENSON, DATED 4/16/96.



**WIGHTMAN &
ASSOCIATES, INC.**

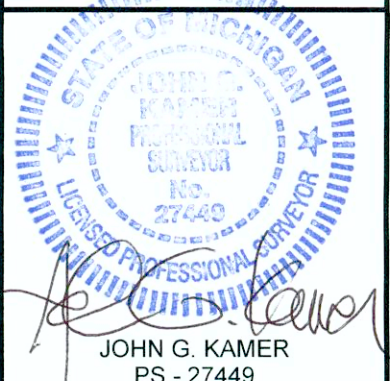
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PARCEL SPLIT
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CASS COUNTY, MICHIGAN

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REVISIONS

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