

LOON LAKE ESTATES

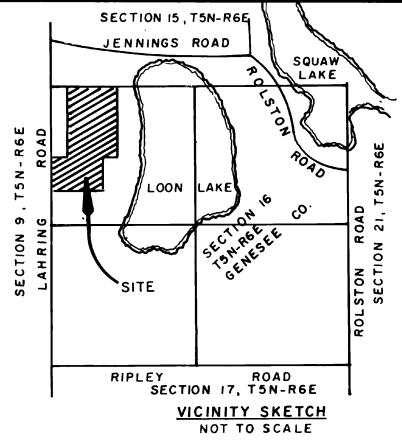
PART OF THE N.E. 1/4 OF SECTION 16,
T5N - R6E, TOWNSHIP OF FENTON,
GENESEE COUNTY, MICHIGAN.

CERTIFIED TRUE COPY OF
RECORDED PLAT
BY DEPARTMENT OF CONSUMER
AND INDUSTRY SERVICES

BY: *Maynard R. Dyer*
MAYNARD R. DYER, P.S.
MANAGER
SUBDIVISION CONTROL UNIT
DATE: 7-16-96



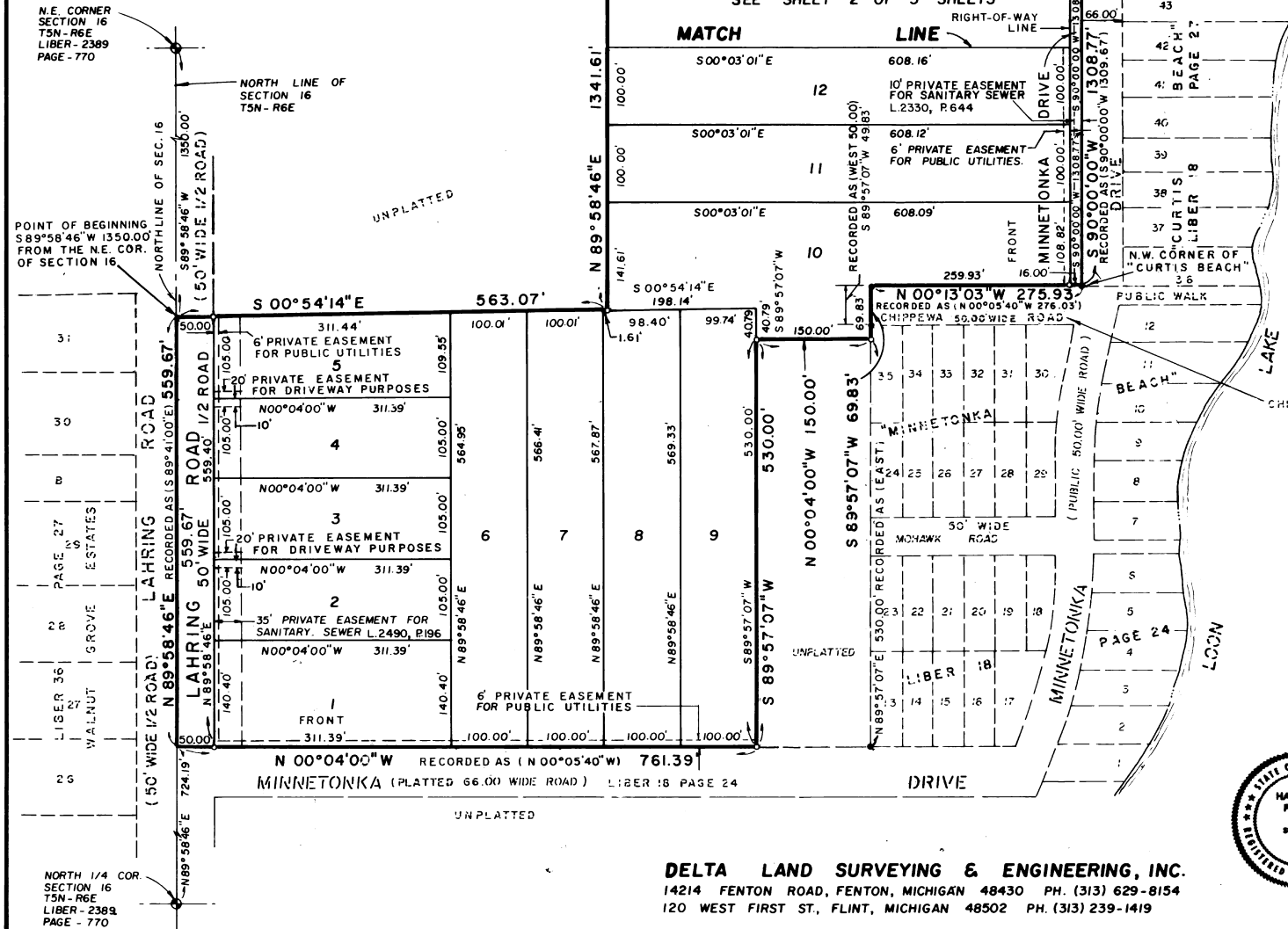
SCALE: 1" = 100'



LEGEND

- ALL DIMENSIONS ARE IN FEET.
- CONCRETE MONUMENTS HAVE BEEN PLACED AT ALL POINTS MARKED "s" AND ARE MADE OF 1/2 DIAMETER RE-RODS 36" IN LENGTH AND COMPLETELY ENCASED IN CONCRETE 4" IN DIAMETER.
- LOT CORNERS HAVE BEEN MARKED WITH 1/2" DIAMETER RE-RODS, 18" IN LENGTH & CAPPED WITH ORANGE PLASTIC MARKERS, INSCRIBED DELTA ENG. L.S. 19002.
- BEARINGS WERE ESTABLISHED FROM THE RECORDED PLAT OF "CURTIS BEACH" RECORDED IN LIBER 18 PAGE 27.
- CONCRETE MONUMENTS HAVE BEEN FOUND AT ALL POINTS MARKED THIS "s" AND ARE MADE OF 1/2" DIAMETER RE-RODS 36" IN LENGTH AND COMPLETELY ENCASED IN CONCRETE 4" IN DIAMETER.

DRIVEWAY NOTE:
LOTS 2, 3, 4, AND 5 SHALL HAVE SHARED DRIVEWAYS PERMITTING ONLY TWO DRIVEWAYS WITH ACCESS VIA LAHRING ROAD.
LOT 1 SHALL HAVE INGRESS AND EGRESS VIA MINNETONKA DRIVE ONLY.



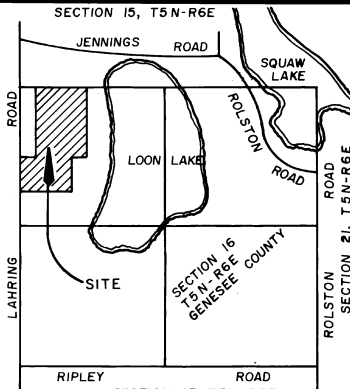
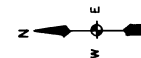
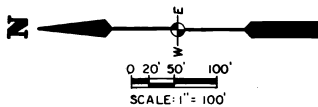
DELTA LAND SURVEYING & ENGINEERING, INC.
14214 FENTON ROAD, FENTON, MICHIGAN 48430 PH. (313) 629-8154
120 WEST FIRST ST., FLINT, MICHIGAN 48502 PH. (313) 239-1419



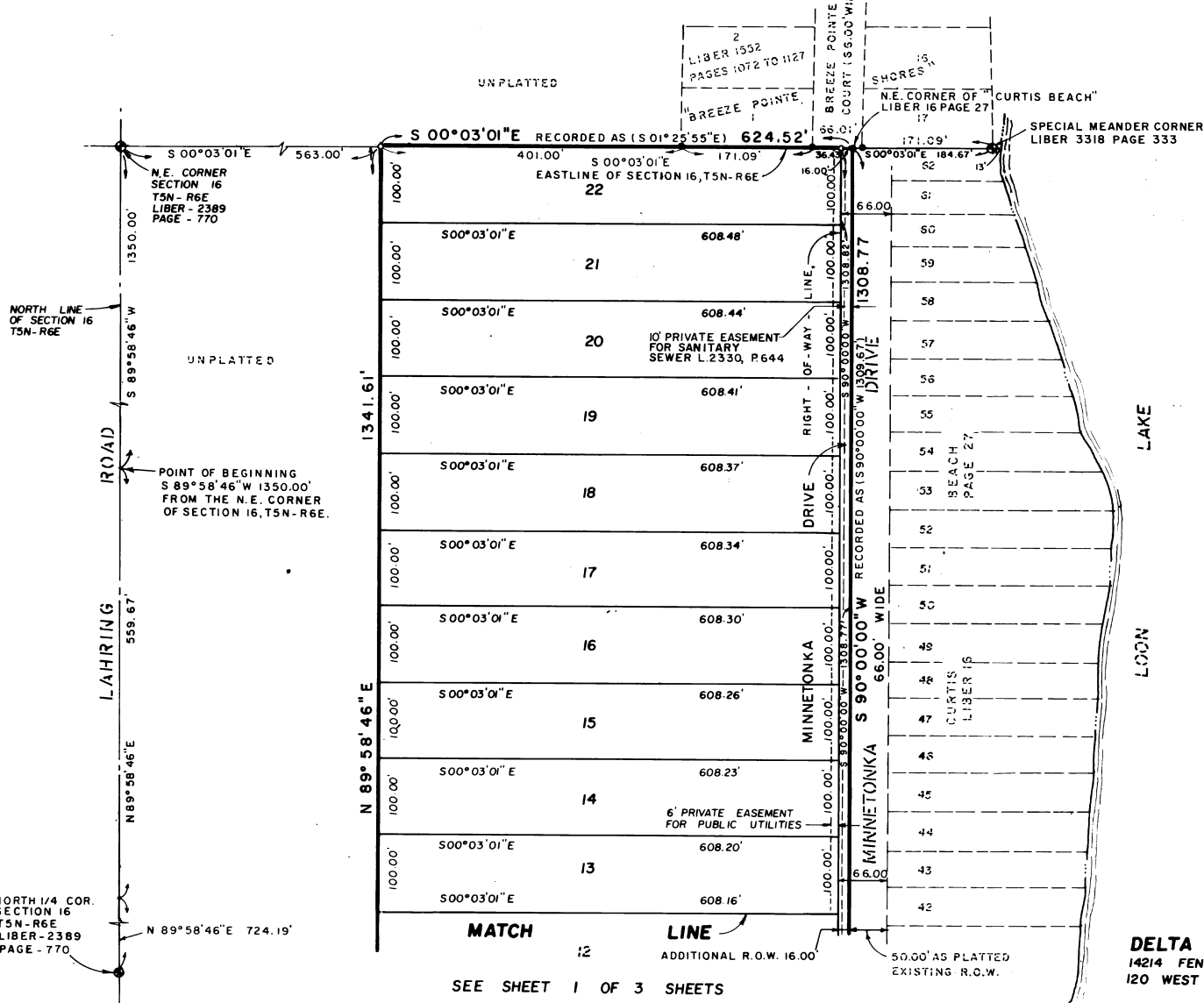
Harold R. Phillips
HAROLD R. PHILLIPS
L.S. No. 19002

LOON LAKE ESTATES

PART OF THE N.E. 1/4 OF SECTION 16,
T5N-R6E, TOWNSHIP OF FENTON,
GENESEE COUNTY, MICHIGAN.



SECTION 17, T5N-R6E
VICINITY SKETCH
NOT TO SCALE



1. ALL DIMENSIONS ARE IN FEET.
2. CONCRETE MONUMENTS HAVE BEEN PLACED AT ALL POINTS MARKED "4" AND ARE MADE OF 1/2" DIAMETER RE-RODS 36" IN LENGTH AND COMPLETELY ENCASED IN CONCRETE 4" IN DIAMETER.
3. LOT CORNERS HAVE BEEN MARKED WITH 1/2" DIAMETER RE-RODS, 18" IN LENGTH & CAPPED WITH ORANGE PLASTIC MARKERS, INSCRIBED DELTA ENG. L.S. 19002.
4. BEARINGS WERE ESTABLISHED FROM THE RECORDED PLAT OF "CURTIS BEACH" RECORDED IN LIBER 18 PAGE 27.
5. CONCRETE MONUMENTS HAVE BEEN FOUND AT ALL POINTS MARKED "3" AND ARE MADE OF 1/2" DIAMETER RE-RODS 36" IN LENGTH AND COMPLETELY ENCASED IN CONCRETE 4" IN DIAMETER.

DRIVEWAY NOTE:
LOTS 2,3,4, AND 5 SHALL HAVE SHARED DRIVEWAYS PERMITTING ONLY TWO DRIVEWAYS WITH ACCESS VIA LAHRING ROAD.
LOT 1 SHALL HAVE INGRESS AND EGRESS VIA MINNETONKA DRIVE ONLY.



Harold R. Phillips
HAROLD R. PHILLIPS
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LOON LAKE ESTATES

PART OF THE N.E. 1/4 OF SECTION 16,
T5N-R6E, TOWNSHIP OF FENTON,
GENESEE COUNTY, MICHIGAN.

SURVEYORS CERTIFICATE

I, Harold R. Phillips, Surveyor, Certify: That I have surveyed, divided and mapped the land shown on this plat described as follows:

"LOON LAKE ESTATES"

Part of the NE 1/4 of Section 16, T5N-R6E, Township of Fenton, Genesee County, Michigan, described as follows: Beginning at a point on the North line of Section 16 which bears S 89°58'46" W 1350.00 feet from the NE corner of Section 16; thence S 00°54'14" E 563.07 feet; thence N 89°58'46" E parallel with the North line of Section 16 a distance of 1341.61 feet to the East line of Section 16;

thence S 00°03'01" E along said East line of Section 16 a distance of 624.52 feet to the NE corner of CURTIS BEACH, according to the plat recorded in Book 18 of plats on page 27, Genesee County, Michigan, Records; thence S90°00'00"W 1308.77 feet (previously recorded West 1309.67) to the NW corner of CURTIS BEACH, SAID POINT ALSO BEING ON THE EAST LINE OF MINNETONKA BEACH, according to the plat recorded in Book 18 of plats on page 24, Genesee County, Michigan, Records; thence N 00°13'03" W along the East line of MINNETONKA BEACH a distance of 275.93 feet to the NE corner of MINNETONKA BEACH, (previously recorded as N 00°05'40" W 276.03 feet); thence S 89°57'07" W along the North line of MINNETONKA BEACH a distance of 69.83 feet, TO A point which bears

N 89°57'07" E 530.00 feet (previously recorded East) from the NW corner of Lot 13, according to the plat of MINNETONKA BEACH; thence N00°04'00"W parallel with the East line of Minnetonka Drive a distance of 150.00 feet ; thence S 89°57'07" W parallel

with the North line of MINNETONKA BEACH a distance of 530.00 feet to the East line of MINNETONKA DRIVE, according to the plat of MINNETONKA BEACH; thence N 00°04'00"W along the East line of Minnetonka Drive a distance of 761.39 feet (previously recorded N 00°05'40" W) to the North line of Section 16; thence N 89°56'48" E 559.67 feet to the point of beginning. Containing 29.02 gross acres of land, and comprising 22 lots, numbered 1 thru 22 inclusive.

That I have made such survey, land division and plat by the direction of the owners of such land.

That such plat is a correct representation of all the exterior boundaries of land surveyed and the subdivision of it.

That the required monuments and lot markers have been located in the ground or that surety has been deposited with the municipality, as required by Section 125 of the act.

That the bearings shown on the plat are expressed as required by Section 126 (3) of the act and as explained in the legend.

That the accuracy of survey is within the limits required by Section 126 of the act.

DELTA LAND SURVEYING & ENGINEERING, INC.
14214 Fenton Road
Fenton, MI 48430

9-28-1995
Date:

Harold R. Phillips
HAROLD R. PHILLIPS P.S. 19002
VICE PRESIDENT



PROPRIETORS CERTIFICATE

I, AS PROPRIETOR, CERTIFY THAT I CAUSED THE LAND EMBRACED IN THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED, AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT THE STREETS ARE FOR THE USE OF THE PUBLIC; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS, AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT; THAT LOTS 2, 3, 4, AND 5 SHALL HAVE SHARED DRIVEWAYS, PERMITTING ONLY TWO DRIVEWAYS WITH ACCESS VIA LAHRING ROAD; THAT LOT 1 SHALL NOT HAVE DRIVEWAY ACCESS TO LAHRING ROAD BUT SHALL HAVE INGRESS AND EGRESS VIA MINNETONKA DRIVE.

Witness

Fred Shaltz, Jr.
Fred Shaltz, Jr.

GIOVANNA J. MEIER
1510 Kings Carriage
Grand Blanc, MI 48439

Harold R. Phillips
Harold R. Phillips

Giovanna J. Meier
Giovanna J. Meier

ACKNOWLEDGEMENTS

State of Michigan
Genesee County SS

Personally came before me this 2nd day of October, 1995, the above named Giovanna J. Meier, to me known to be the person who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

Notary Public, *Debra A. LaJoice*
Debra A. LaJoice

Genesee County, Michigan
My Commission Expires on 4/24/99.

COUNTY TREASURER'S CERTIFICATE

The records in my office show no unpaid taxes or special assessments for the five (5) years preceding 09-23-1995 involving the lands included in this plat.

William P. Barkey, Jr.
William P. Barkey, Jr.
County Treasurer
Genesee County, Michigan

COUNTY DRAIN COMMISSIONER'S CERTIFICATE

Approved on 10-4-95, as complying with Section 192 of Act 288, P.A. 1967, and the applicable rules and regulations published by my office in the County of Genesee.

Anthony Ragnone
Anthony Ragnone
Drain Commissioner

CERTIFICATE OF COUNTY ROAD COMMISSIONERS

Approved on April 2, 1996 as complying with Section 183 of Act 288, P.A. 1967, and the applicable published rules and regulations of the Board of Commissioners of Genesee County, Michigan.

John M. Epps, Jr.
John M. Epps, Jr.
Member

Patrick W. McAviney
Patrick W. McAviney
Chairman

Calen Jamison
Calen Jamison
Vice-Chairman

CERTIFICATE OF MUNICIPAL APPROVAL

I certify that this plat was approved by the Township Board of the Township of Fenton, at a meeting held April 15, 1996 and was reviewed and found to be in compliance with Act 288, P.A. 1967. The Preliminary Plat was approved by the Genesee County Health Department on April 30, 1993. THE PUBLIC SANITARY SEWER SYSTEM HAS BEEN INSTALLED AND IS READY FOR CONNECTION.

Charles L. Mueller
Charles Mueller
Clerk

COUNTY PLAT BOARD CERTIFICATE

This plat has been reviewed and it was approved by the Genesee County Plat Board on April 23, 1996 as being in compliance with all of the provisions of Act 288, P.A. 1967, and the Plat Board's applicable rules and regulations.

Michael J. Carr
Melvin P. McCree
Register of Deeds

Michael J. Carr
Michael J. Carr
County Clerk

William P. Barkey, Jr.
County Treasurer

RECORDING CERTIFICATE

State of Michigan
Genesee County

This plat was received for record on this 2nd day of July, 1996, at 10:30 A.M., and recorded in Liber 71 of Plats on page 27-29.

ss Melvin P. McCree
Melvin P. McCree
Register of Deeds

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