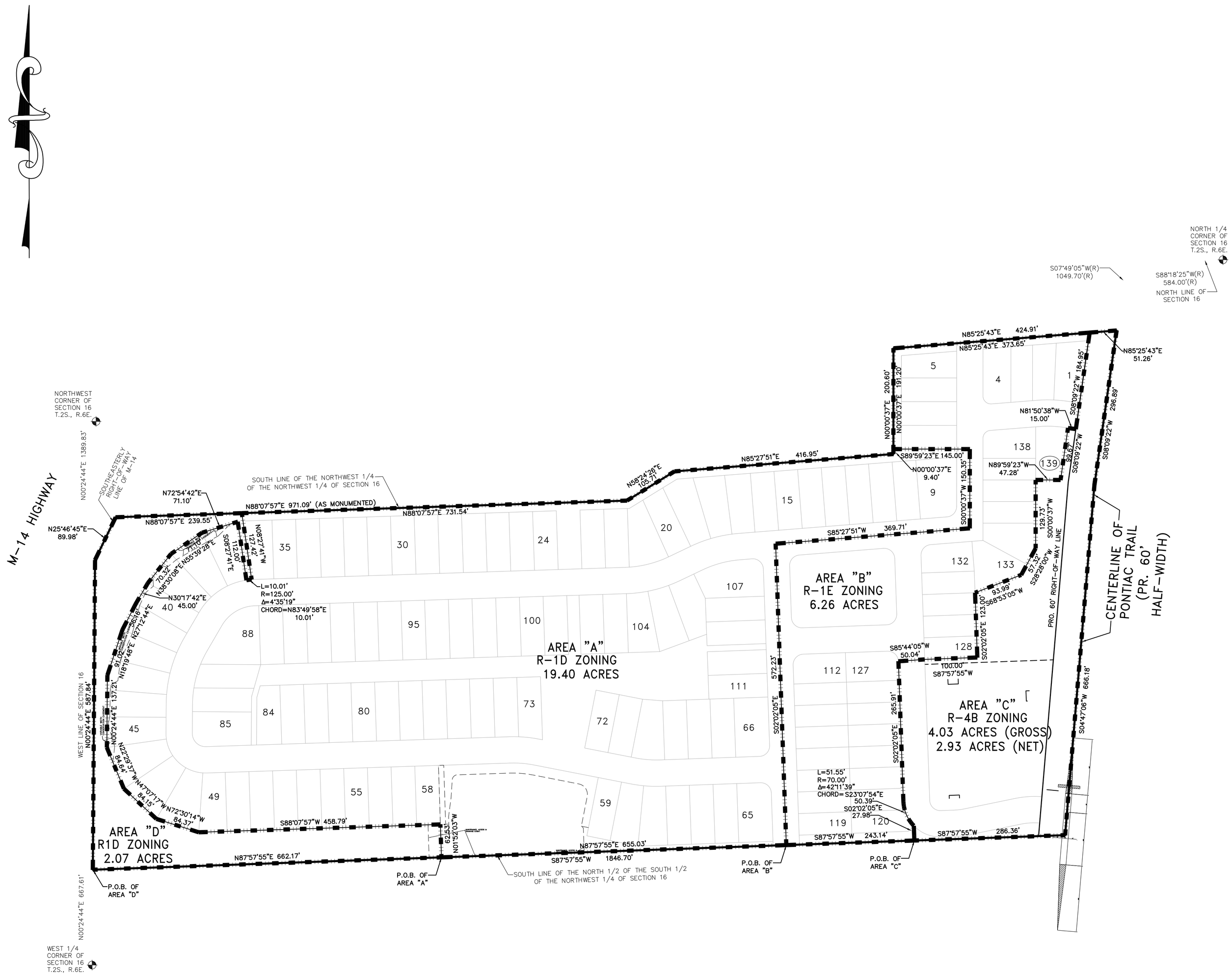

AREA "A"
DESCRIPTION OF R-1D ZONING:

COMMENCING AT THE WEST 1/4 CORNER OF SECTION 16, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN; THENCE N00°24'44"E 667.61 FEET ALONG THE WEST LINE OF SAID SECTION 16; THENCE N87°57'55"E 662.17 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE **POINT OF BEGINNING**; THENCE N01°52'03"W 62.53 FEET; THENCE S88°07'57"W 458.79 FEET; THENCE N72°30'14"W 84.37 FEET; THENCE N47°07'17"W 84.15 FEET; THENCE N22°29'37"W 84.64 FEET; THENCE N00°24'44"E 137.21 FEET; THENCE N18°19'48"E 91.02 FEET; THENCE N27°12'44"E 56.16 FEET; THENCE N30°17'42"E 45.00 FEET; THENCE N38°30'08"E 70.32 FEET; THENCE N55°39'28"E 71.10 FEET; THENCE N72°54'42"E 71.10 FEET; THENCE S08°27'41"E 112.00 FEET; THENCE 10.01 FEET ALONG THE ARC OF A 125.00 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 4°35'19", CHORD BEARING N83°49'58"E 10.01 FEET; THENCE N08°27'41"W 127.42 FEET; THENCE N88°07'57"E 731.54 FEET ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 16 (AS MONUMENTED); THENCE N58°24'26"E 105.71 FEET; THENCE N85°27'51"E 416.95 FEET; THENCE N00°00'37"E 9.40 FEET; THENCE S89°59'23"E 145.00 FEET; THENCE S00°00'37"W 150.35 FEET; THENCE S85°27'51"W 369.71 FEET; THENCE S02°02'05"E 572.23 FEET; THENCE S87°57'55"W 655.03 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE POINT OF BEGINNING, BEING PART OF THE NORTHWEST 1/4 OF SAID SECTION 16, CONTAINING 19.40 ACRES OF LAND, MORE OR LESS, AND BEING SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.

AREA "B"
DESCRIPTION OF R-1E ZONING:

COMMENCING AT THE WEST 1/4 CORNER OF SECTION 16, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN; THENCE N00°24'44"E 667.61 FEET ALONG THE WEST LINE OF SAID SECTION 16; THENCE N87°57'55"E 1317.20 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE **POINT OF BEGINNING**; THENCE N02°02'05"W 572.23 FEET; THENCE N85°27'51"E 369.71 FEET; THENCE N00°00'37"E 150.35 FEET; THENCE N89°59'23"W 145.00 FEET; THENCE N00°00'37"E 191.20 FEET; THENCE N85°25'43"E 373.65 FEET; THENCE S08°09'22"W 184.95 FEET; THENCE N81°50'38"W 15.00 FEET; THENCE S08°09'22"W 99.67 FEET; THENCE N89°59'23"W 47.28 FEET; THENCE S00°00'37"W 129.73 FEET; THENCE S28°28'00"W 57.32 FEET; THENCE S68°53'05"W 93.99 FEET; THENCE S02°02'05"E 123.00 FEET; THENCE S87°57'55"W 100.00 FEET; THENCE S85°44'05"W 50.04 FEET; THENCE S02°02'05"E 265.91 FEET; THENCE 51.55 FEET ALONG THE ARC OF A 70.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 42°11'39", CHORD BEARING S23°07'54"E 50.39 FEET; THENCE S02°02'05"E 27.98 FEET; THENCE S87°57'55"W 243.14 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE POINT OF BEGINNING, BEING PART OF THE NORTHWEST 1/4 OF SAID SECTION 16, CONTAINING 6.26 ACRES OF LAND, MORE OR LESS, AND BEING SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.

AREA "C"
DESCRIPTION OF R-4B ZONING:

COMMENCING AT THE WEST 1/4 CORNER OF SECTION 16, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN; THENCE N00°24'44"E 667.61 FEET ALONG THE WEST LINE OF SAID SECTION 16; THENCE N87°57'55"E 1560.34 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE **POINT OF BEGINNING**; THENCE N02°02'05"W 27.98 FEET; THENCE 51.55 FEET ALONG THE ARC OF A 70.00 FOOT RADIUS CURVE TO THE RIGHT, HAVING A CENTRAL ANGLE OF 42°11'39", CHORD BEARING N23°07'54"W 50.39 FEET; THENCE N02°02'05"W 265.91 FEET; THENCE N85°44'05"E 50.04 FEET; THENCE N87°57'55"E 100.00 FEET; THENCE N02°02'05"W 123.00 FEET; THENCE N68°53'05"E 93.99 FEET; THENCE N28°28'00"E 57.32 FEET; THENCE N00°00'37"E 129.73 FEET; THENCE S89°59'23"E 47.28 FEET; THENCE N08°09'22"E 99.67 FEET; THENCE S81°50'38"E 15.00 FEET; THENCE N08°09'22"E 184.95 FEET ALONG THE PROPOSED 60' RIGHT-OF-WAY LINE OF PONTIAC TRAIL; THENCE N85°25'43"E 51.26 FEET; THENCE ALONG THE CENTERLINE OF PONTIAC TRAIL (PROPOSED 60' WIDE HALF-WIDTH) THE FOLLOWING TWO (2) COURSES AND DISTANCES: S08°09'22"W 296.89 FEET AND S04°47'06"W 666.18 FEET; THENCE S87°57'55"W 286.35 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE POINT OF BEGINNING, BEING PART OF THE NORTHWEST 1/4 OF SAID SECTION 16, CONTAINING 4.03 ACRES OF LAND, MORE OR LESS, BEING SUBJECT TO THE RIGHTS OF THE PUBLIC OVER THE EASTERLY 60 FEET THEREOF, AS OCCUPIED BY SAID PONTIAC TRAIL AND BEING SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.

AREA "D"
DESCRIPTION OF R1D ZONING:

COMMENCING AT THE WEST 1/4 CORNER OF SECTION 16, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN; THENCE N00°24'44"E 667.61 FEET ALONG THE WEST LINE OF SAID SECTION 16 TO THE **POINT OF BEGINNING**; THENCE CONTINUING N00°24'44"E 587.84 FEET ALONG THE WEST LINE OF SAID SECTION 16; THENCE N25°46'45"E 89.98 FEET ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF M-14; THENCE N88°07'57"E 239.55 FEET ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 16 (AS MONUMENTED); THENCE S08°27'41"E 127.42 FEET; THENCE 10.01 FEET ALONG THE ARC OF A 125.00 FOOT RADIUS CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 4°35'19", CHORD BEARING S83°49'58"W 10.01 FEET; THENCE N08°27'41"W 112.00 FEET; THENCE S72°54'42"W 71.10 FEET; THENCE S55°39'28"W 71.10 FEET; THENCE S38°30'08"W 70.32 FEET; THENCE S30°17'42"W 45.00 FEET; THENCE S27°12'44"W 56.16 FEET; THENCE S18°19'48"W 91.02 FEET; THENCE S00°24'44"W 137.21 FEET; THENCE S22°29'37"E 84.64 FEET; THENCE S47°07'17"E 84.15 FEET; THENCE S72°30'14"E 84.37 FEET; THENCE N88°07'57"E 458.79 FEET; THENCE S01°52'03"E 62.53 FEET; THENCE S87°57'55"W 662.17 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 16 TO THE POINT OF BEGINNING, BEING PART OF THE NORTHWEST 1/4 OF SAID SECTION 16, CONTAINING 2.07 ACRES OF LAND, MORE OR LESS, AND BEING SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.

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SECTION: 16
CITY OF ANN ARBOR
WASHTENAW COUNTY
MICHIGAN

REVISED
2-2-16 PER CITY
10-1-15 PER CITY REVIEW
8-24-15 PER CITY REVIEW
6-22-15 PER CITY REVIEW
4-28-15 PER CITY REVIEW
3-2-15 UPDATED PLAN
1-21-2015 PER CITY REVIEW

DATE: 9-26-2014
DRAWN BY: RJF
CHECKED BY: DJL

0 50 100

FBK: 119
CHF: PP
SCALE HOR 1"=100 FT.
VER 1"= --- FT.

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