

EXHIBIT "B"

PROPERTY DESCRIPTION

DESCRIPTION

(Per Old Republic National Title Commitment No.: LIB177111, Dated August 25, 2022)

The land referred to in this Commitment is located in the City of Ann Arbor, County of Washtenaw, State of Michigan, and described as follows:

Commencing at the West 1/4 corner of Section 2, Town 3 South, Range 6 East, City of Ann Arbor, Washtenaw County, Michigan; thence along the East and West 1/4 line of said section, North 88 degrees 50' East 86.28 feet for a PLACE OF BEGINNING; thence Northeasterly along the Southeasterly line of the Huron Parkway 300.0 feet along the arc of a non tangential circular curve concave to the Southeast with a radius of 463.03 feet subtended by a chord which bears North 46 degrees 17' 40" East 294.78 feet; thence South 14 degrees 37' 30" East 204.93 feet; thence along the East and West 1/4 line of said section, South 88 degrees 50' West 264.91 feet to the PLACE OF BEGINNING, being a part of the Northwest 1/4 of said Section 2, Town 3 South, Range 6 East, City of Ann Arbor.

SUBJECT TO the right of way for the Pittsfield-Ann Arbor Drain over that part described as follows: Commencing at the West 1/4 corner of Section 2, Town 3 South, Range 6 East, City of Ann Arbor, Washtenaw County, Michigan; thence along the East and West 1/4 line of said section, North 88 degrees 50' East 287.33 feet for a PLACE OF BEGINNING; thence North 33 degrees 19' East 83.65 feet; thence South 14 degrees 37' 30" East 70.90 feet; thence along the East and West 1/4 line of said section, South 88 degrees 50' West 63.86 feet to the PLACE OF BEGINNING.



t: 844.813.2949
www.peagroup.com

**ANN ARBOR FIRE
STATION #4**
2415 S. HURON PARKWAY
ANN ARBOR, MI 48104

SHEET 1 OF 4
JULY 09, 2026
21-0184

EXHIBIT "B" PROPERTY SKETCH

LEGEND

— EASEMENT LINE
 — PROPERTY LINE
 — RIGHT OF WAY LINE

ARC = 300.00'(R&M)
 RADIUS = 463.03'(R&M)
 DELTA = 37°07'20"
 CHORD = 294.78'(R&M)
 CH. BRG. = N46°17'40"E(R)
 N46°17'39"E(M)

S. HURON PKWY.
 (80 FT. WIDE-PUBLIC)

FIRE STATION #4
 2415 S. HURON PKWY
 PARCEL NO.:
 09-12-02-209-017

CENTERLINE OF 10-FOOT-WIDE EASEMENT
 NOTE: THE EASEMENT CENTERLINE MAY VARY IF
 FIELD CONSTRUCTION PROBLEMS ARISE.
 THEREFORE, FOR THE AS-INSTALLED EASEMENT
 CENTERLINE CALL MISS DIG 1-800-482-7171 OR 811.
 (SEE SHEET 4 FOR EASEMENT SKETCH)

P.O.C
 WEST 1/4
 CORNER
 SECTION 02
 T.03S., R.06E.

P.O.B.

N88°50'00"E(R&M)
 86.28'(R) 86.02(M)

S88°50'00"W 264.91'(R&M)

EAST-WEST 1/4 LINE OF SECTION 02

S14°37'30"E(R)
 S14°37'44"E(M)
 204.93'(R&M)

10.00'

5.00'

EAST 1/4
 CORNER
 SECTION 02
 T.03S., R.06E.

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**ANN ARBOR FIRE
STATION #4**
 2415 S. HURON PARKWAY
 ANN ARBOR, MI 48104

SHEET 2 OF 4
 JULY 09, 2026
 21-0184

0 25 50
 SCALE: 1" = 50'



EXHIBIT "B"

EASEMENT DESCRIPTION

10-FOOT-WIDE DTE ELECTRIC EASEMENT

A 10-foot-wide Electric Easement across a parcel of land being a part of the Northwest 1/4 of Section 02, Town 03 South, Range 06 East, City of Ann Arbor, Washtenaw County, State of Michigan, being described as:

COMMENCING at the West 1/4 corner of Section 02; thence N88°50'00"E, along the East-West 1/4 line of said Section 02, 311.99 feet to the POINT-OF-BEGINNING of said 10-foot-wide Electric Easement; thence N07°06'00"E, 48.67 feet; thence N14°28'37"W, 45.23 feet; thence N75°31'23"E, 10.00 feet; thence S14°28'37"E, 47.14 feet; thence S07°06'00"W, 49.12 feet to said East-West 1/4 line of Section 02; thence S88°50'00"W, along said East-West 1/4 line of Section 02 10.10 feet to the POINT-OF-BEGINNING. Containing 0.02 acres of land, more or less.



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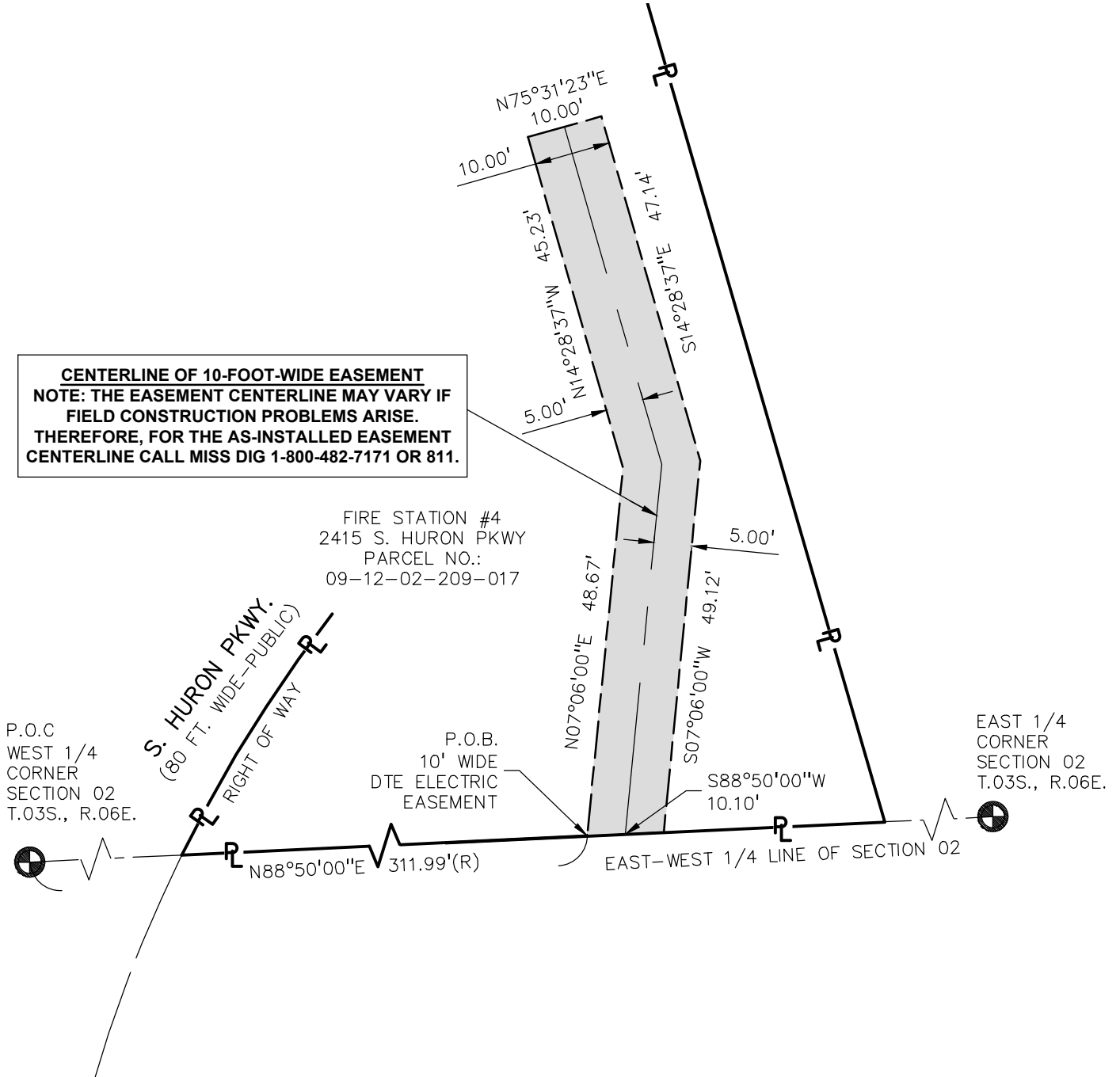
**ANN ARBOR FIRE
STATION #4**
2415 S. HURON PARKWAY
ANN ARBOR, MI 48104

SHEET 3 OF 4
JULY 09, 2026
21-0184

EXHIBIT "B" EASEMENT SKETCH

LEGEND

— EASEMENT LINE
 — PROPERTY LINE
 — RIGHT OF WAY LINE



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STATION #4**
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SHEET 4 OF 4
 JULY 09, 2026
 21-0184

0 10 20
 SCALE: 1" = 20'

