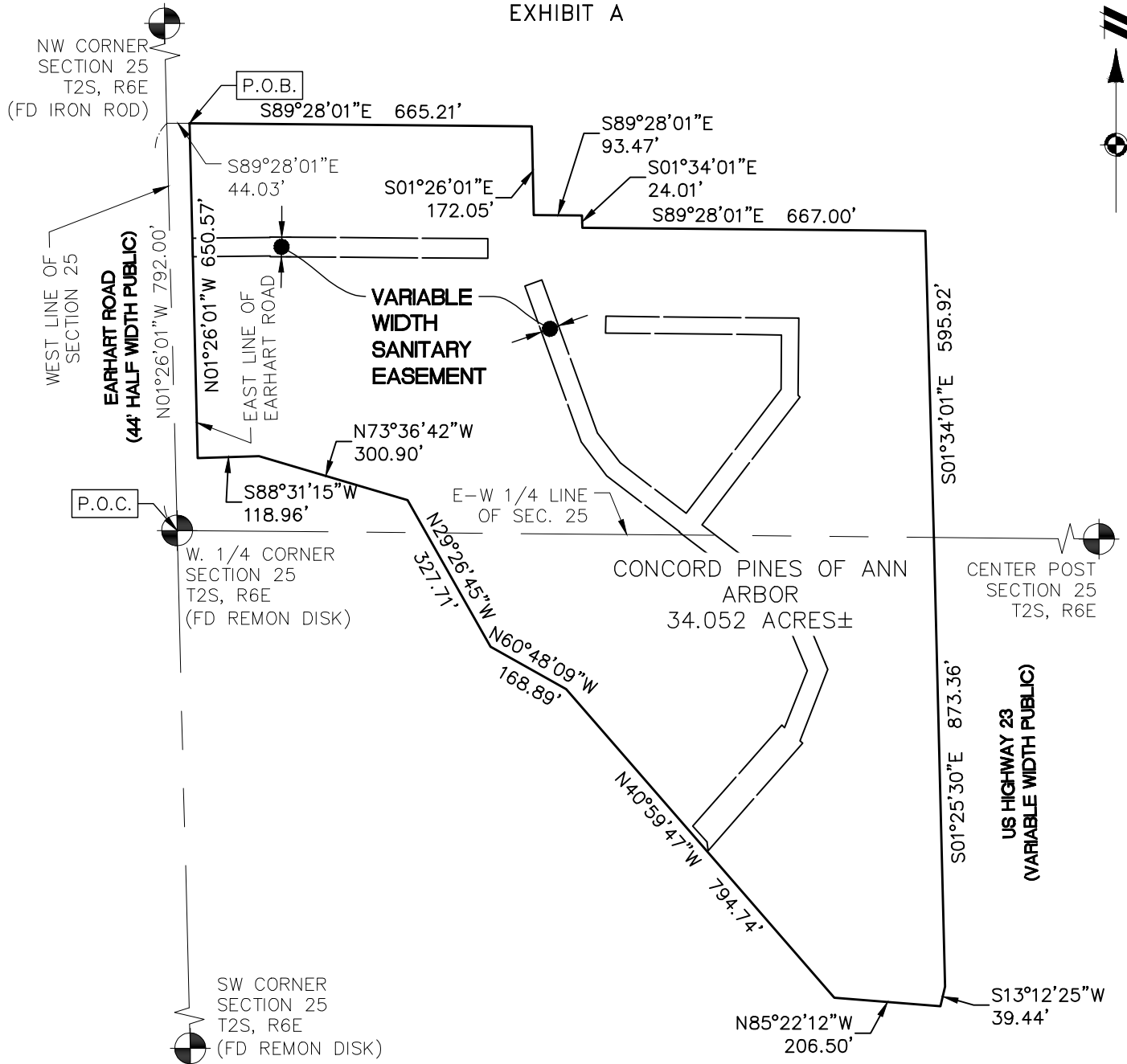


EXHIBIT A



LEGEND	
	SECTION CORNER
	P.O.C. PLACE OF COMMENCEMENT
	P.O.B. PLACE OF BEGINNING

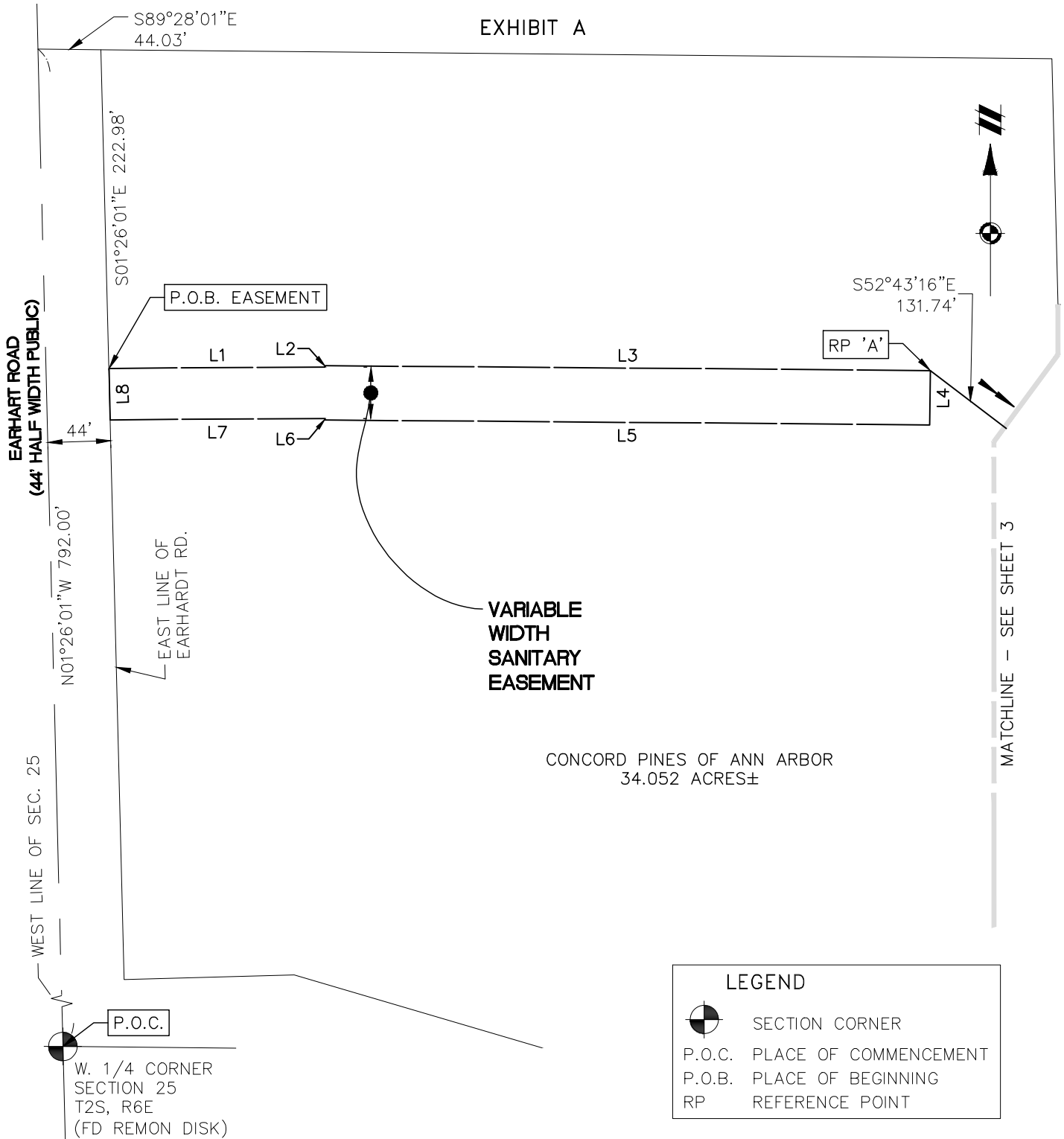
CLIENT	TOLL BROTHERS
SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN	
SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	
SCALE:	0 150 300 1 INCH = 300 FEET

JOB: 20003119	CAD EA-02
DR. SW	CH. ME
BOOK NA	PG. NA
SHEET 1 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN	

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248.447.2000

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EXHIBIT A



LEGEND	
	SECTION CORNER
	P.O.C. PLACE OF COMMENCEMENT
	P.O.B. PLACE OF BEGINNING
	RP REFERENCE POINT

CLIENT	TOLL BROTHERS
SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN	
SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	
SCALE:	0 50 100
1 INCH = 100 FEET	

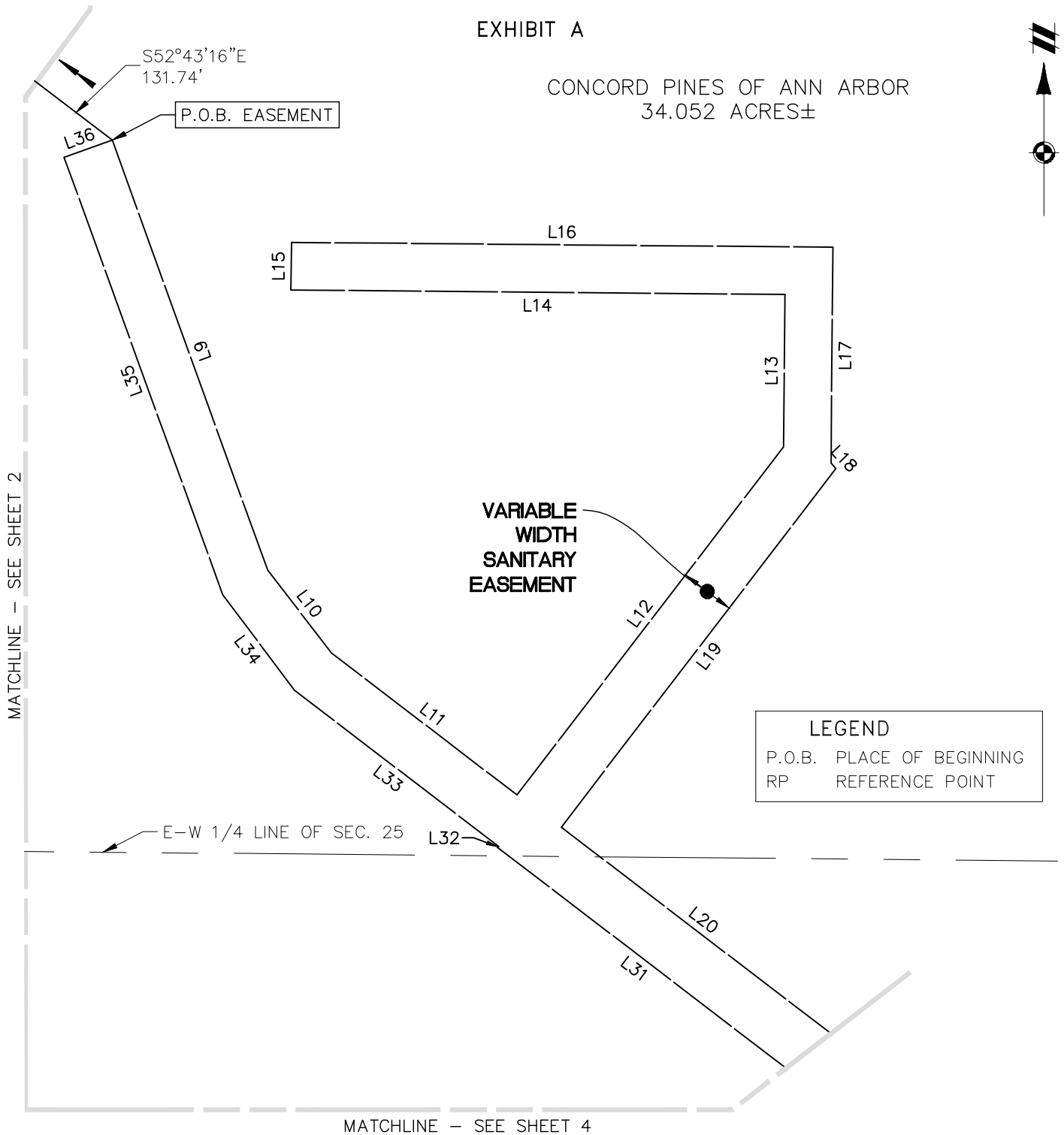
JOB: 20003119	CAD EA-02
DR. SW	CH. ME
BOOK NA	PG. NA
SHEET 2 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN	

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EXHIBIT A

CONCORD PINES OF ANN ARBOR  
34.052 ACRES±



LEGEND	
P.O.B.	PLACE OF BEGINNING
RP	REFERENCE POINT

CLIENT	TOLL BROTHERS
SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN	
SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	
SCALE:	0 50 100
1 INCH = 100 FEET	

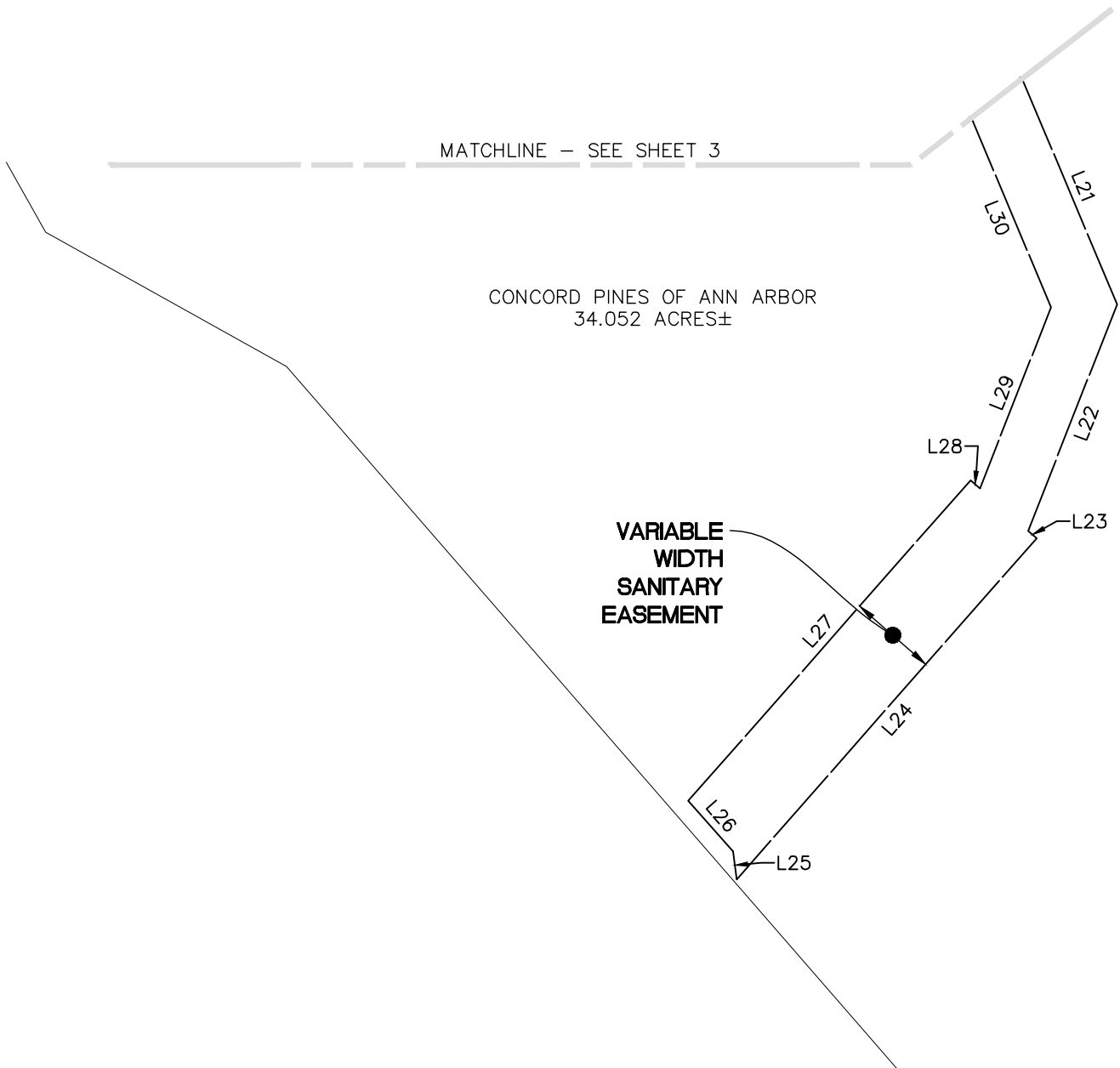
JOB: 20003119	CAD EA-02
DR. SW	CH. ME
BOOK NA	PG. NA
SHEET 3 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN	



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EXHIBIT A



CLIENT	TOLL BROTHERS	
	SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN	
	SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	
SCALE:	0 50 100	
1 INCH = 100 FEET		

JOB: 20003119	CAD EA-02
DR. SW	CH. ME
BOOK NA	PG. NA
SHEET 4 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN	




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EXHIBIT A

LINE TABLE		
LINE #	BEARING	LENGTH
L1	N89°38'25"E	151.18'
L2	N08°47'53"E	1.01'
L3	S89°32'16"E	423.18'
L4	S00°27'44"W	38.00'
L5	N89°32'16"W	423.18'
L6	N11°00'54"E	1.02'
L7	S89°38'24"W	150.32'
L8	N01°26'01"W	36.01'
L9	S19°50'45"E	317.00'
L10	S37°38'33"E	72.67'
L11	S52°33'23"E	161.64'
L12	N37°26'37"E	303.91'
L13	N00°31'59"E	105.71'
L14	N89°28'01"W	342.28'
L15	N00°31'59"E	33.00'
L16	S89°28'01"E	375.28'
L17	S00°31'59"W	149.72'
L18	S43°24'09"E	5.06'

LINE TABLE		
LINE #	BEARING	LENGTH
L19	S37°26'37"W	313.11'
L20	S52°33'23"E	235.47'
L21	S22°46'54"E	149.89'
L22	S21°25'00"W	149.10'
L23	S48°38'27"E	7.00'
L24	S41°21'33"W	278.13'
L25	N07°31'42"W	17.27'
L26	N41°26'46"W	41.32'
L27	N41°21'33"E	261.60'
L28	S48°38'27"E	7.64'
L29	N21°25'00"E	119.21'
L30	N22°46'54"W	125.79'
L31	N52°33'23"W	251.86'
L32	N37°26'37"E	1.00'
L33	N52°33'23"W	177.98'
L34	N36°54'09"W	82.86'
L35	N19°55'58"W	322.36'
L36	N70°09'41"E	35.49'

CLIENT <b>TOLL BROTHERS</b> SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	JOB: 20003119	CAD EA-02
	DR. SW	CH. ME
	BOOK NA	PG. NA
	SHEET 5 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN		
 <b>ATWELL</b> 866.850.4200 www.atwell-group.com TWO TOWNE SQUARE, SUITE 700 SOUTHFIELD, MI 48076 248.447.2000		


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EXHIBIT A

CONCORD PINES OF ANN ARBOR, MASTER DEED RECORDED IN LIBER 5489, PAGE 839 AND first amendment recorded in Liber 5498, PAGE 646, WASHTENAW COUNTY RECORDS

DESCRIPTION OF A 34.052 ACRE PARCEL OF LAND LOCATED IN THE WEST 1/2 OF SECTION 25, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN (AS SURVEYED BY ATWELL):

Commencing at the West 1/4 Corner of Section 25, T2S, R6E, City of Ann Arbor, Washtenaw County, Michigan; thence N01°26'01"W 792.00 feet along the West line of said Section 25 lying in Earhart Road (44 foot half-width); thence S89°28'01"E 44.03 feet for a PLACE OF BEGINNING; thence continuing S89°28'01"E (platted as N88°02'00"W) 665.21 feet along the southerly line of Earhart Subdivision, as recorded in Liber 19 of Plats, Page 20, Washtenaw County Records; thence S01°26'01"E (platted as North) 172.05 feet along the westerly line of said Earhart Subdivision; thence S89°28'01"E (platted as N88°02'00"W) 93.47 feet along the southerly line of said Earhart Subdivision; thence S01°34'01"E 24.01 feet; thence S89°28'01"E 667.00 feet; thence along the westerly right of way line of U.S. Highway 23 (variable width) the following three (3) courses: S01°34'01"E 595.92 feet to the East-West 1/4 line of said Section 25, S01°25'30"E 873.36 feet and S13°12'25"W 39.44 feet; thence N85°22'12"W 206.50 feet; thence N40°59'47"W 794.74 feet; thence N60°48'09"W 168.89 feet; thence along the East and North line of Pine Brae Estates Subdivision, as recorded in Liber 31, Pages 30-34, Washtenaw County Records, the following three (3) courses: N29°26'45"W (platted as S28°00'58"E) 327.71 feet, N73°36'42"W (platted as S72°10'55"E) 300.90 feet and S88°31'15"W (platted as N89°57'02"E) 118.96 feet; thence N01°26'01"W 650.57 feet along the east line of said Earhardt Road to the Place of Beginning, located in the West 1/2 of said Section 25, containing 34.052 acres of land, more or less, being subject to easements, conditions, restrictions and exceptions of record, if any.

CLIENT TOLL BROTHERS SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	JOB: 20003119	CAD EA-02
	DR. SW	CH. ME
	BOOK NA	PG. NA
	SHEET 6 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN		
 <p><b>ATWELL</b>                  866.850.4200 www.atwell-group.com                  TWO TOWNE SQUARE, SUITE 700                  SOUTHFIELD, MI 48076                  248.447.2000</p>		


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EXHIBIT A

DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT (CONCORD PINES OF ANN ARBOR) LOCATED IN THE WEST 1/2 OF SECTION 25, TOWN 2 SOUTH, RANGE 6 EAST, CITY OF ANN ARBOR, WASHTENAW COUNTY, MICHIGAN:

Commencing at the West 1/4 Corner of Section 25, T2S, R6E, City of Ann Arbor, Washtenaw County, Michigan; thence N01°26'01"W 792.00 feet along the West line of said Section 25 lying in Earhart Road (44 foot half width); thence S89°28'01"E 44.03 feet; thence S01°26'01"E 222.98 feet along the east line of said Earhart Road for a PLACE OF BEGINNING; thence N89°38'25"E 151.18 feet; thence N08°47'53"E 1.01 feet; thence S89°32'16"E 423.18 feet to Reference Point 'A'; thence S00°27'44"W 38.00 feet; thence N89°32'16"W 423.18 feet; thence N11°00'54"E 1.02 feet; thence S89°38'24"W 150.32 feet; thence N01°26'01"W 36.01 feet to the Place of Beginning.

ALSO: Commencing at said Reference Point 'A'; thence S52°43'16"E 131.74 feet for a PLACE OF BEGINNING; thence S19°50'45"E 317.00 feet; thence S37°38'33"E 72.67 feet; thence S52°33'23"E 161.64 feet; thence N37°26'37"E 303.91 feet; thence N00°31'59"E 105.71 feet; thence N89°28'01"W 342.28 feet; thence N00°31'59"E 33.00 feet; thence S89°28'01"E 375.28 feet; thence S00°31'59"W 149.72 feet; thence S43°24'09"E 5.06 feet; thence S37°26'37"W 313.11 feet; thence S52°33'23"E 235.47 feet; thence S22°46'54"E 149.89 feet; thence S21°25'00"W 149.10 feet; thence S48°38'27"E 7.00 feet; thence S41°21'33"W 278.13 feet; thence N07°31'42"W 17.27 feet; thence N41°26'46"W 41.32 feet; thence N41°21'33"E 261.60 feet; thence S48°38'27"E 7.64 feet; thence N21°25'00"E 119.21 feet; thence N22°46'54"W 125.79 feet; thence N52°33'23"W 251.86 feet; thence N37°26'37"E 1.00 feet; thence N52°33'23"W 177.98 feet; thence N36°54'09"W 82.86 feet; thence N19°55'58"W 322.36 feet; thence N70°09'41"E 35.49 feet to the Place of Beginning, being a part of Concord Pines of Ann Arbor, Master Deed recorded in Liber 5489, Page 839, and first amendment recorded in Liber 5498, Page 646, Washtenaw County records.

CLIENT <b>TOLL BROTHERS</b>  SKETCH & DESCRIPTION OF A VARIABLE WIDTH SANITARY EASEMENT LOCATED IN  SECTION 25 TOWN 2 SOUTH, RANGE 6 EAST CITY OF ANN ARBOR WASHTENAW COUNTY, MICHIGAN	JOB: 20003119	CAD EA-02
	DR. SW	CH. ME
	BOOK NA	PG. NA
	SHEET 7 OF 7	DATE: 1/24/2022
FILE CODE: EA-02 SAN		
 <b>ATWELL</b> 866.850.4200 www.atwell-group.com TWO TOWNE SQUARE, SUITE 700 SOUTHFIELD, MI 48076 248.447.2000		

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