

## COVER SHEET

ST. JOSEPH COUNTY CONDOMINIUM PLAN NO. 19  
EXHIBIT B TO MASTER DEED OF

## EMERALD LAKE ESTATES

IN THE NE 1/4 OF SECTION 8, T 8 S, R 11 W, WHITE PIGEON TWP.,  
ST. JOSEPH COUNTY, MICHIGAN

CONDOMINIUM SUBDIVISION PLANS  
SHALL BE NUMBERED CONSECUTIVELY  
WHEN RECORDED BY THE REGISTER OF  
DEEDS AND SHALL BE DESIGNATED ST.  
JOSEPH COUNTY CONDOMINIUM  
SUBDIVISION PLAN NUMBER.

## DESCRIPTION

ALL THOSE PARCELS LYING IN THE NORTHEAST 1/4 OF SECTION 8, TOWN 8 SOUTH, RANGE 11 WEST, WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SECTION 8 WHICH IS THE POINT OF BEGINNING OF THIS DESCRIPTION AND RUNNING THENCE S89°30'10"W, ALONG THE EAST-WEST 1/4 LINE, 314.63 FEET; THENCE N37°00'00"W 584.44 FEET; THENCE ALONG AN INTERMEDIATE TRAVERSE LINE ALONG THE FOLLOWING 5 COURSES; THENCE N72°15'00"W 126.41 FEET; THENCE N31°37'40"E 302.15 FEET; THENCE N05°10'00"E 301.13 FEET; THENCE N49°02'00"W 433.18 FEET; THENCE N44°42'00"W 194.89 FEET; THENCE N43°30'00"E 286.10 FEET; THENCE N48°15'40"E 33.00 FEET TO THE CENTERLINE OF SEVISON ROAD; THENCE ALONG SAID CENTERLINE OF SEVISON ROAD ALONG THE FOLLOWING 4 COURSES; THENCE S08°45'00"E 126.32 FEET; THENCE SOUTHEASTERLY ALONG A 4037.96 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 432.12 FEET AND A DELTA ANGLE OF 20°15'00" (CHORD-S17°40'00"E 432.80 FEET); THENCE SOUTHEASTERLY ALONG A 437.77 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 238.70 FEET AND A DELTA ANGLE OF 20°02'34" (CHORD-S17°02'34"E 236.00 FEET); THENCE S00°02'30"E 338.84 FEET TO THE POINT OF BEGINNING. ALSO INCLUDING THAT LAND LYING BETWEEN THE ABOVE INTERMEDIATE TRAVERSE LINES AND THE WATER'S EDGE OF EMERALD LAKE AS BOUNDED BY THE SIDE LOT LINES OF SAID PARCEL EXTENDED

THIS PARCEL CONTAINS 7.827 ACRES, MORE OR LESS,  
SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

ALSO: COMMENCING AT THE EAST 1/4 CORNER OF SECTION 8 AND RUNNING THENCE S89°30'10"W, ALONG THE EAST-WEST 1/4 LINE, 1074.27 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THE BOUNDARY RUNS THENCE S89°30'10"W, ALONG SAID 1/4 LINE, 918.36 FEET TO THE EAST RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, EXTENDED; THENCE N05°10'00"E, ALONG SAID RIGHT-OF-WAY LINE AND ITS EXTENSION, 514.73 FEET; THENCE NORTHWESTERLY, ALONG SAID RIGHT-OF-WAY LINE, ALONG A 183.00 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 86.84 FEET AND A DELTA ANGLE OF 20°15'17" (CHORD-N05°27'17"W 86.07 FEET); THENCE S89°55'00"E 288.40 FEET; THENCE ALONG AN INTERMEDIATE TRAVERSE LINE THE FOLLOWING 3 COURSES; THENCE S17°42'00"E 301.74 FEET; THENCE S31°24'00"E 158.73 FEET; THENCE S82°43'40"E 487.75 FEET; THENCE S00°00'00"W 143.85 FEET TO THE POINT OF BEGINNING. ALSO INCLUDING THAT LAND LYING BETWEEN THE ABOVE INTERMEDIATE TRAVERSE LINES AND THE WATER'S EDGE OF EMERALD LAKE AS BOUNDED BY THE SIDE LOT LINES OF SAID PARCEL EXTENDED.

THIS PARCEL CONTAINS 4.888 ACRES, MORE OR LESS,  
SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

ALSO: COMMENCING AT THE EAST 1/4 CORNER OF SECTION 8 AND RUNNING THENCE S89°30'10"W, ALONG THE EAST-WEST 1/4 LINE, 1882.83 FEET TO THE EAST RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, AND ITS EXTENSION; THENCE ALONG SAID RIGHT-OF-WAY LINE AND ITS EXTENSION ALONG THE FOLLOWING 2 COURSES; THENCE N05°10'00"E 512.73 FEET; THENCE NORTHWESTERLY ALONG A 183.00 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 258.82 FEET AND A DELTA ANGLE OF 20°15'17" (CHORD-N05°27'17"W 258.11 FEET) TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THE BOUNDARY RUNS THENCE N05°10'00"E, ALONG THE NORTH RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, 553.88 FEET; THENCE N00°00'00"W 223.56 FEET; THENCE S17°42'00"E 338.70 FEET; THENCE S89°55'00"E 151.88 FEET; THENCE S31°24'00"E 184.85 FEET; THENCE SOUTHWESTERLY ALONG A 303.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 301.21 FEET N05°10'00" (CHORD-S89°05'00"W 302.00 FEET) TO THE POINT OF BEGINNING.

THIS PARCEL CONTAINS 2.153 ACRES, MORE OR LESS,  
SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

DEVELOPER: BALKEMA EXCAVATING, INC.  
1500 RIVER STREET  
KALAMAZOO, MICHIGAN 49048  
PHONE: (616)345-5289

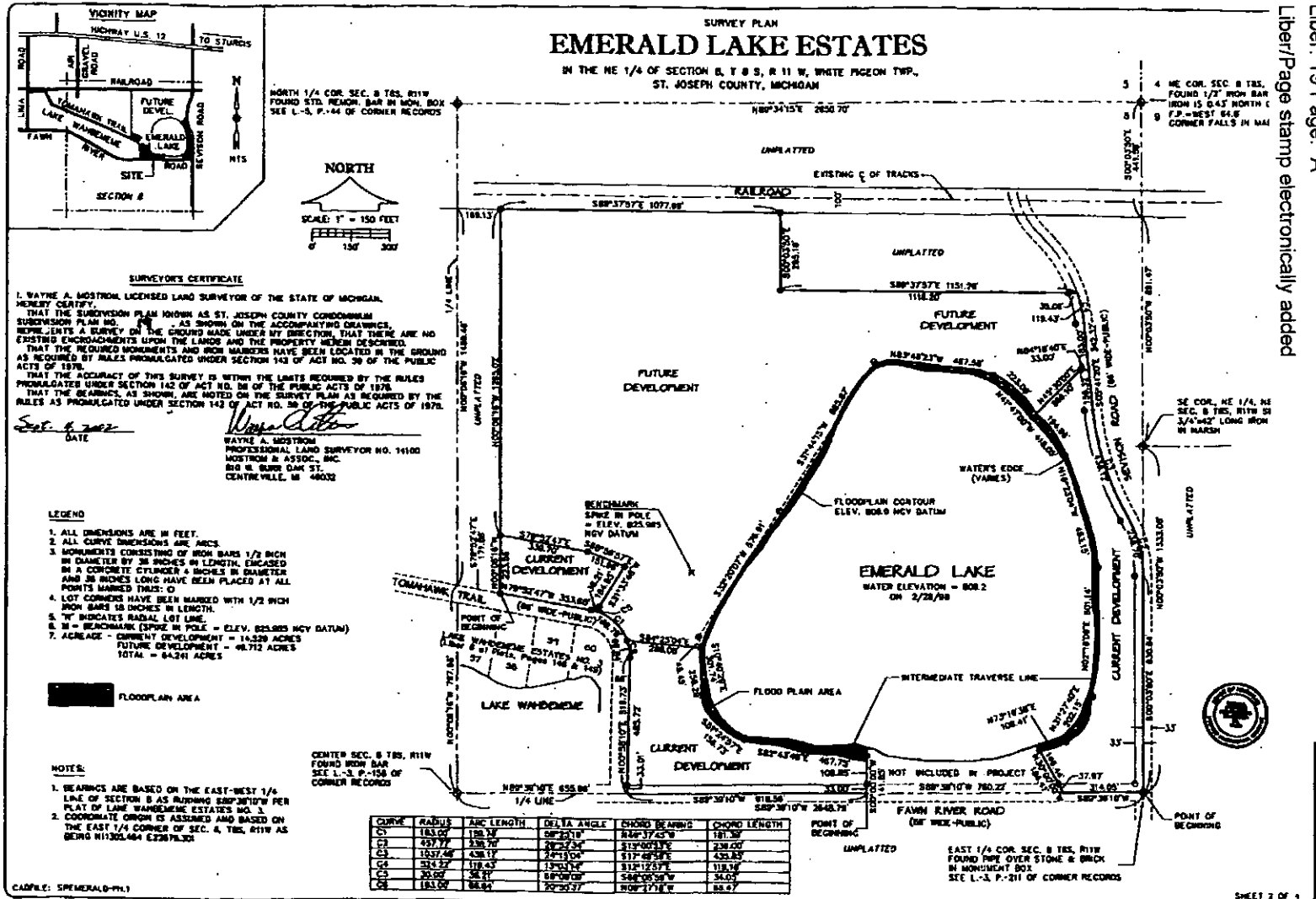
SURVEYOR: MOSTROM & ASSOCIATES, INC.  
610 W. BURR OAK STREET, P.O. BOX 85  
CENTREVILLE, MI. 49032  
PHONE: (616)467-6348

## SHEET INDEX

1. COVER SHEET
2. SURVEY PLAN
3. SITE & FLOODPLAIN PLAN
4. UTILITY PLAN

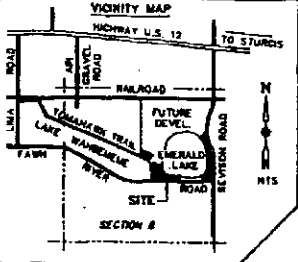


Wayne A. Clark



# SURVEY PLAN EMERALD LAKE ESTATES

IN THE NE 1/4 OF SECTION 8, T 8 S, R 11 W, WHITE PIGEON TWP.,  
ST. JOSEPH COUNTY, MICHIGAN



NORTH 1/4 COR. SEC. 8 T8S, R11W  
 FOUND STD. IRON BAR IN MON. BOX  
 SEE L-3, P. 144 OF CORNER RECORDS



### SURVEYOR'S CERTIFICATE

I, WAYNE A. MOSTROM, LICENSED LAND SURVEYOR OF THE STATE OF MICHIGAN, HEREBY CERTIFY:  
 THAT THE SUBDIVISION PLAN KNOWN AS ST. JOSEPH COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 98 AS SHOWN ON THE ACCOMPANYING DRAWINGS, REPRESENTS A SURVEY OF THE GROUND MADE UNDER MY DIRECTION, THAT THERE ARE NO EXISTING ENCROACHMENTS UPON THE LANDS AND THE PROPERTY HEREIN DESCRIBED, THAT THE REQUIRED MONUMENTS AND IRON MARKERS HAVE BEEN LOCATED IN THE GROUND AS REQUIRED BY RULES PROMULGATED UNDER SECTION 142 OF ACT NO. 36 OF THE PUBLIC ACTS OF 1978.  
 THAT THE ACCURACY OF THIS SURVEY IS WITHIN THE LIMITS REQUIRED BY THE RULES PROMULGATED UNDER SECTION 142 OF ACT NO. 36 OF THE PUBLIC ACTS OF 1978.  
 THAT THE BEARINGS AS SHOWN, ARE NOTED ON THE SURVEY PLAN AS REQUIRED BY THE RULES AS PROMULGATED UNDER SECTION 142 OF ACT NO. 36 OF THE PUBLIC ACTS OF 1978.

DATE: Sept. 6, 2002

*Wayne A. Mostrom*  
 WAYNE A. MOSTROM  
 PROFESSIONAL LAND SURVEYOR NO. 14100  
 MOSTROM & ASSOC., INC.  
 816 W. BURN OAK ST.  
 CENTREVILLE, MI 48002

### LEGEND

1. ALL DIMENSIONS ARE IN FEET.
2. ALL CURVE DIMENSIONS ARE ARCS.
3. MONUMENTS CONSISTING OF IRON BARS 1/2 INCH IN DIAMETER BY 36 INCHES IN LENGTH, ENCASED IN A CONCRETE CYLINDER 4 INCHES IN DIAMETER AND 36 INCHES LONG HAVE BEEN PLACED AT ALL POINTS MARKED THIS: O
4. LOT CORNERS HAVE BEEN MARKED WITH 1/2 INCH IRON BARS 18 INCHES IN LENGTH.
5. "R" INDICATES RADIAL LOT LINE.
6. "M" = BEARMARK (SPKZ IN POLE = ELEV. 802.858 MCV DATUM)
7. ACREAGE - CURRENT DEVELOPMENT = 10.329 ACRES  
 FUTURE DEVELOPMENT = 48.712 ACRES  
 TOTAL = 59.041 ACRES

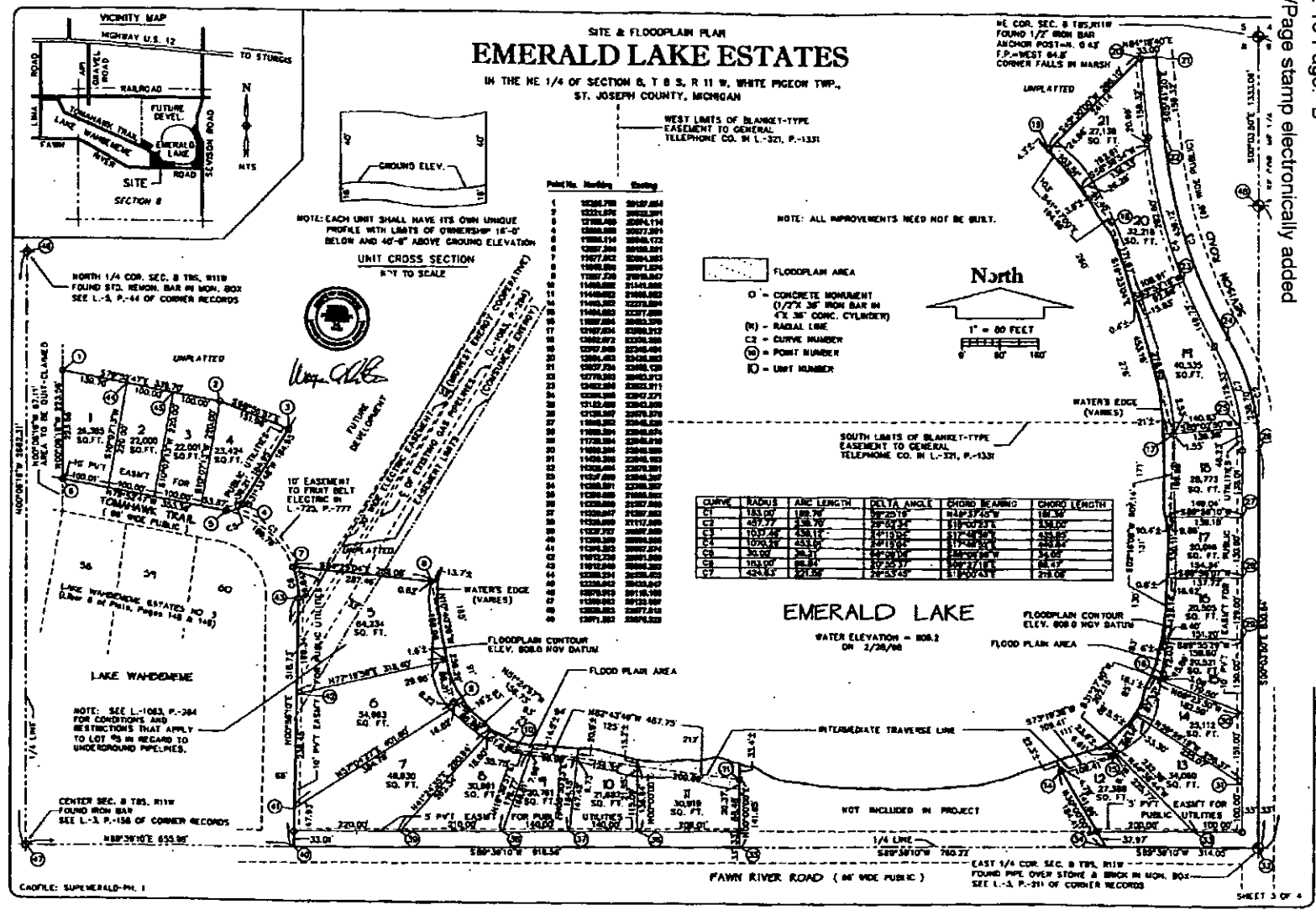
FLOODPLAIN AREA

### NOTES:

1. BEARINGS ARE BASED ON THE EAST-WEST 1/4 LINE OF SECTION 8 AS RUNNING S89°30'10"W PER PLAT OF LAKE WANDEGEME ESTATES NO. 3.
2. COORDINATE ORIGIN IS ASSUMED AND BASED ON THE EAST 1/4 CORNER OF SEC. 4, T8S, R11W AS BEING N1302484 E2367630.

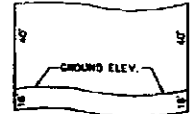
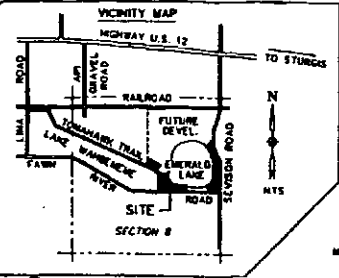
CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	183.00'	192.74'	09°45'10"	S86°37'45"W	187.36'
C2	457.77'	338.70'	26°27'34"	S19°40'58"E	230.00'
C3	1037.46'	438.17'	24°13'04"	S17°48'58"E	425.83'
C4	324.27'	178.43'	13°04'14"	S17°12'07"E	178.74'
C5	30.00'	28.37'	09°00'00"	S48°00'00"W	34.00'
C6	183.00'	98.84'	29°20'57"	N09°27'18"W	88.97'

CADFILE: SP/EMERALD-0-PN1



## SITE & FLOODPLAIN PLAN EMERALD LAKE ESTATES

IN THE NE 1/4 OF SECTION 8, T 8 S, R 11 W, WHITE PIGEON TWP.,  
ST. JOSEPH COUNTY, MICHIGAN



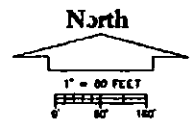
NOTE: EACH UNIT SHALL HAVE ITS OWN UNIQUE PROFILE WITH LIMITS OF OWNERSHIP 16'-0" BELOW AND 40'-0" ABOVE GROUND ELEVATION

UNIT CROSS SECTION  
NOT TO SCALE

WEST LIMITS OF BLANKET-TYPE EASEMENT TO GENERAL TELEPHONE CO. IN L-321, P.-1331

NOTE: ALL IMPROVEMENTS NEED NOT BE BUILT.

- FLOODPLAIN AREA
- CONCRETE MONUMENT (1/2" x 36" IRON BAR IN 4" x 36" CONC. CYLINDER)
- (R) RADIAL LINE
- C# CURVE NUMBER
- (P) POINT NUMBER
- (U) UNIT NUMBER



CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	183.07	188.79	59.2016	S41P37.6°W	181.30
C2	487.77	438.70	29.9224	S19°02'33"W	238.00
C3	1537.28	438.11	16.1820	S75°30'58"W	228.65
C4	1070.82	233.10	12.1820	S75°30'58"W	128.65
C5	30.00	28.31	64.9610	S89°57'18"W	34.00
C6	183.07	88.84	27.2517	S29°27'18"W	88.47
C7	424.63	221.58	29.2520	S12°00'43"E	218.08

### EMERALD LAKE

FLOODPLAIN CONTOUR  
WATER ELEVATION = 808.2  
ON 2/28/98

NORTH 1/4 COR. SEC. 8 T8S, R11W  
FOUND STD. IRON BAR IN MON. BOX  
SEE L-3, P.-44 OF CORNER RECORDS

UNPLATTED  
1 26.285 SQ. FT.  
2 22.000 SQ. FT.  
3 22.000 SQ. FT.  
4 22.424 SQ. FT.  
5 22.424 SQ. FT.  
6 22.424 SQ. FT.  
7 22.424 SQ. FT.  
8 22.424 SQ. FT.  
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31 22.424 SQ. FT.  
32 22.424 SQ. FT.  
33 22.424 SQ. FT.  
34 22.424 SQ. FT.  
35 22.424 SQ. FT.

NOTE: SEE L-1083, P.-284 FOR CONDITIONS AND RESTRICTIONS THAT APPLY TO LOT 98 IN REGARD TO UNDERGROUND PIPELINES.

CENTER SEC. 8 T8S, R11W  
FOUND IRON BAR  
SEE L-3, P.-156 OF CORNER RECORDS

EAST 1/4 COR. SEC. 8 T8S, R11W  
FOUND PIPE OVER STONE & BRICK IN MON. BOX  
SEE L-3, P.-311 OF CORNER RECORDS

CADFILE: SUP-EMERALD-PH-1

SHEET 3 OF 4



## REPLAT NO. 1

ST. JOSEPH COUNTY CONDOMINIUM PLAN NO. 19  
EXHIBIT B TO MASTER DEED OF

# EMERALD LAKE ESTATES

LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T 8 S, R 11 W,  
WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN

### DESCRIPTION:

ALL THAT PART OF THE NORTHEAST 1/4 OF SECTION 8, T 8 S, R 11 W, WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST 1/4 CORNER OF SAID SECTION 8 AND RUNNING THENCE S89°39'10"W, ALONG THE EAST-WEST 1/4 LINE, 314.05 FEET; THENCE N30°00'00"W 184.41 FEET; THENCE ALONG INTERMEDIATE TRAVERSE LINES AROUND EMERALD LAKE ALONG THE FOLLOWING 11 COURSES: N73°16'38"E 109.41 FEET, N31°27'40"E 222.15 FEET, N02°18'09"E 506.14 FEET, N16°23'04"W 453.15 FEET, N47°47'00"W 418.05 FEET, N83°46'33"W 487.58 FEET, S31°44'15"W 683.87 FEET, S32°22'07"W 578.91 FEET, S18°42'25"E 301.74 FEET, S51°24'37"E 156.73 FEET AND S82°43'40"E 467.75 FEET; THENCE S00°00'00"W 141.88 FEET; THENCE S89°39'10"W, ALONG THE EAST-WEST 1/4 LINE, 818.56 FEET; THENCE N00°58'10"E, ALONG THE EAST RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, 518.73 FEET; THENCE NORTHWESTERLY, ALONG THE NORTHEASTERLY RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, ALONG A 183.00 FOOT RADIUS CURVE TO THE LEFT, AN ARC LENGTH OF 256.37 FEET (CHORD = N33°12'19"W 233.91 FEET); THENCE N29°52'47"W, ALONG THE NORTHEASTLY RIGHT-OF-WAY LINE OF TOMAHAWK TRAIL, 353.68 FEET; THENCE N00°05'16"W 1488.58 FEET; THENCE S89°37'57"E, ALONG THE SOUTH RIGHT-OF-WAY LINE OF THE RAILROAD, 1077.88 FEET; THENCE S00°03'50"E 295.18 FEET; THENCE S89°37'57"E 1151.28 FEET TO THE CENTERLINE OF SEVISON ROAD; THENCE SOUTHEASTERLY, ALONG SAID CENTERLINE, ALONG A 524.22 FOOT RADIUS CURVE TO THE RIGHT, AN ARC LENGTH OF 119.43 FEET (CHORD = S12°25'7"E 119.18 FEET); THENCE S09°41'20"E, ALONG SAID CENTERLINE, 342.32 FEET; THENCE SOUTHEASTERLY, ALONG SAID CENTERLINE, ALONG A 1037.46 FOOT RADIUS CURVE TO THE LEFT, AN ARC LENGTH OF 438.12 FEET (CHORD = S17°48'59"E 433.80 FEET); THENCE SOUTHEASTERLY, ALONG SAID CENTERLINE, ALONG A 457.77 FOOT RADIUS CURVE TO THE RIGHT, AN ARC LENGTH OF 238.70 FEET (CHORD = S15°00'22"E 238.00 FEET); THENCE S00°03'50"E, ALONG THE SECTION LINE, 830.84 FEET TO THE POINT OF BEGINNING.

ALSO: ALL THAT LAND LYING BETWEEN THE INTERMEDIATE TRAVERSE LINES AND EMERALD LAKE BOUNDED BY THE COURSES N30°00'00"W 184.41 FEET AND S00°00'00"W 141.88 FEET EXTENDED.

THIS PARCEL CONTAINS 64.5 ACRES, MORE OR LESS.  
SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

**DEVELOPER:** BEX FARMS, INC.  
5300 MILLER ROAD  
KALAMAZOO, MI 49048  
PHONE: (269)345-5289

**SURVEYOR:** DAVID W. MOSTROM, P.S. #32339  
MOSTROM & ASSOC., INC.  
610 W. BURR OAK STREET  
CENTREVILLE, MI 49032  
PHONE: (269)467-6348

### SHEET INDEX:

1. COVER SHEET
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4. UTILITY PLAN (UNITS 1-21)
5. SITE & FLOODPLAIN PLAN (UNITS 22-33)
6. SITE & FLOODPLAIN PLAN (UNITS 34-46 AND 66-69)
7. SITE & FLOODPLAIN PLAN (UNITS 47-65 AND 70-73)
8. UTILITY PLAN (UNITS 22-33)
9. UTILITY PLAN (UNITS 34-46 AND 66-69)
10. UTILITY PLAN (UNITS 47-65 AND 70-73)

### NOTE:

SHEETS 1, 2, 3 AND 4 WERE AMENDED FOR REPLAT NO. 1.  
SHEETS 5-10 ARE ADDED FOR THE CURRENT DEVELOPMENT.

### ATTENTION COUNTY REGISTER OF DEEDS:

THE CONDOMINIUM SUBDIVISION PLAN NUMBER MUST BE ASSIGNED IN CONSECUTIVE SEQUENCE. WHEN A NUMBER HAS BEEN PROPERLY ASSIGNED TO THIS PROJECT, IT MUST BE PROPERLY SHOWN IN THE TITLE ON THIS SHEET AND IN THE SURVEYOR'S CERTIFICATE ON SHEET 2.

Cynthia L. Jarratt Register Of Deeds  
St. Joseph County, Michigan

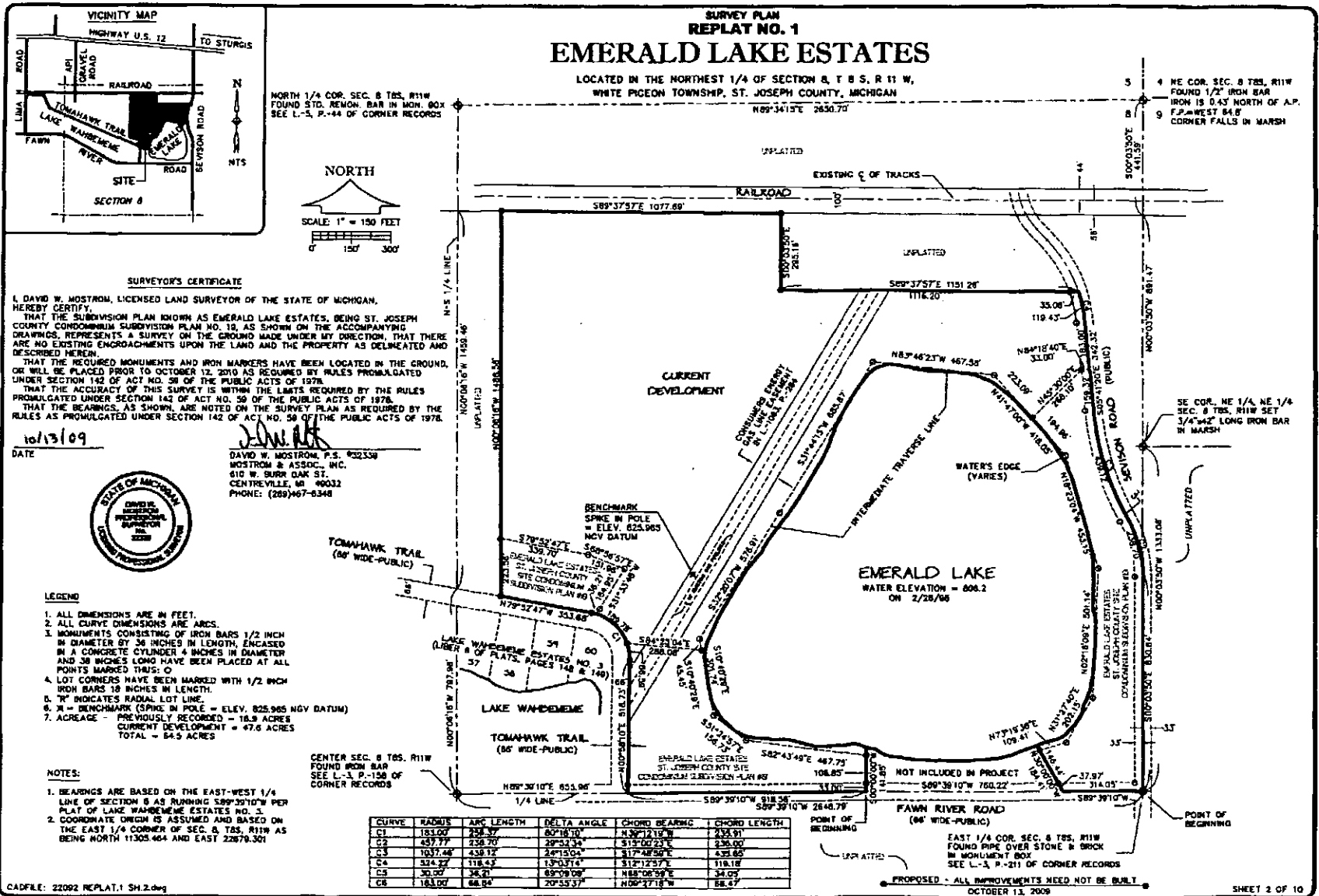


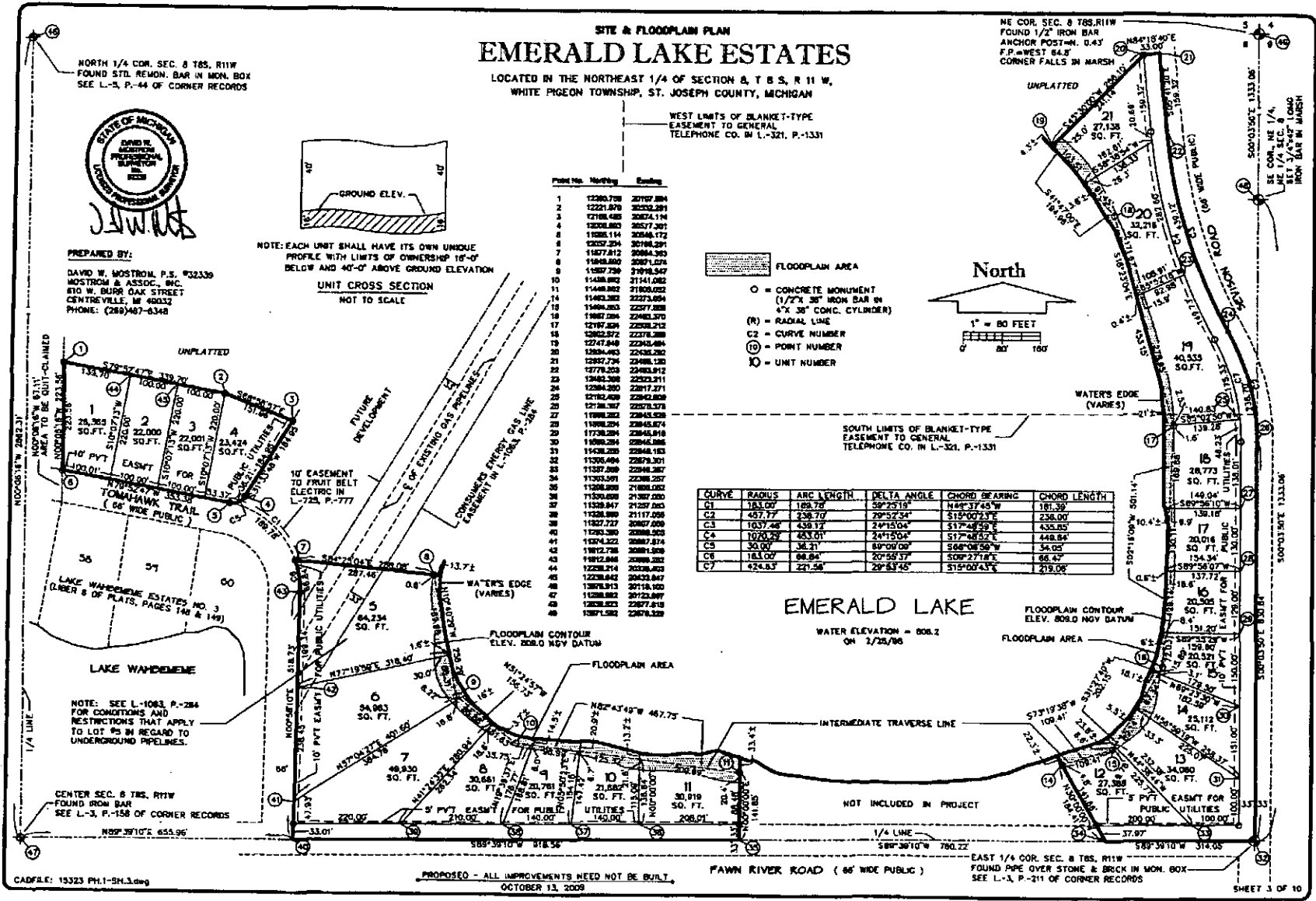
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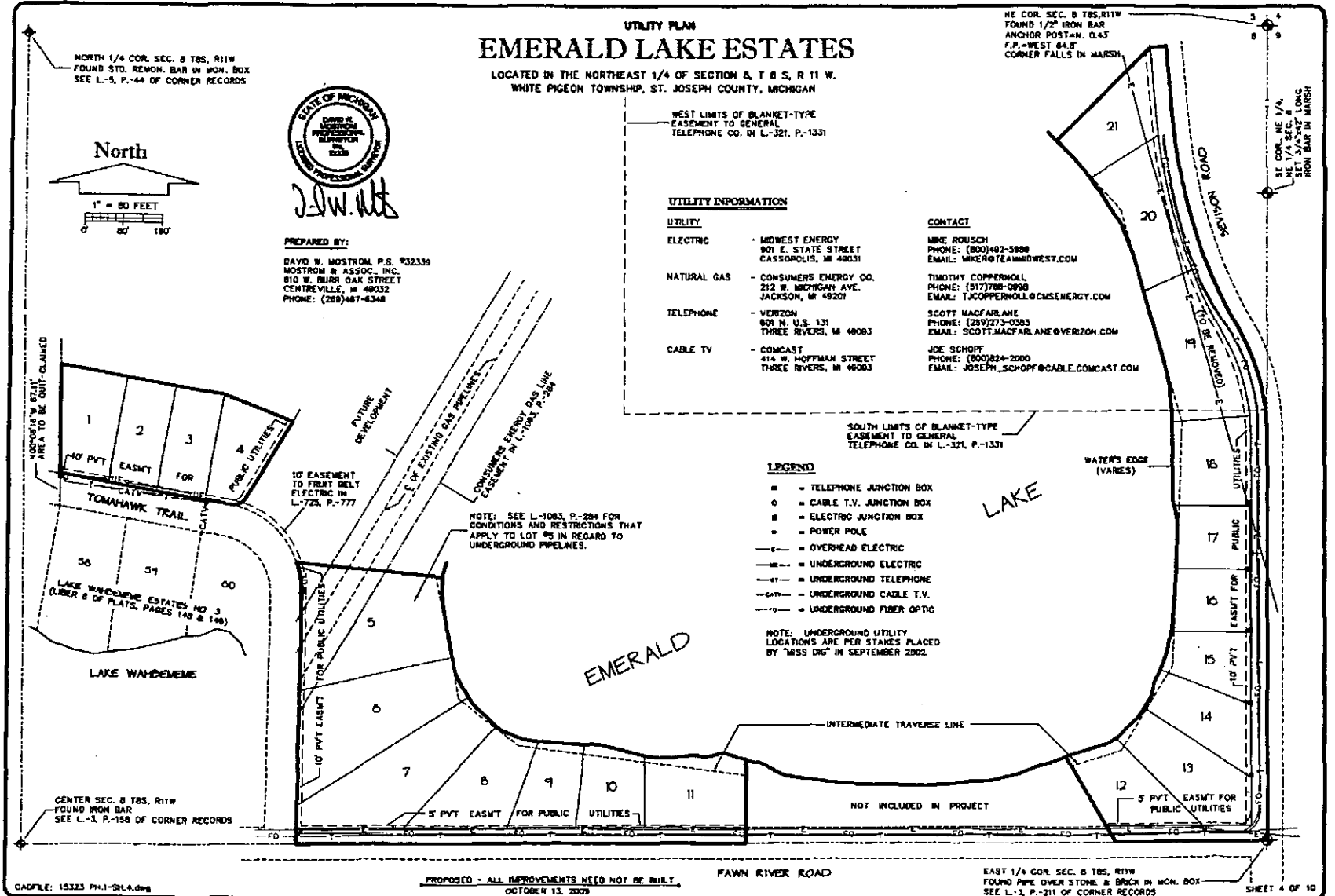
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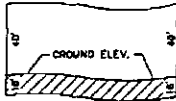


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**UNIT CROSS SECTION**  
NOT TO SCALE



NOTE: EACH UNIT SHALL HAVE ITS OWN UNIQUE PROFILE WITH LIMITS OF OWNERSHIP 16'-0" BELOW AND 40'-0" ABOVE GROUND ELEVATION

**SITE & FLOODPLAIN PLAN**  
**REPLAT NO. 1**  
**EMERALD LAKE ESTATES**

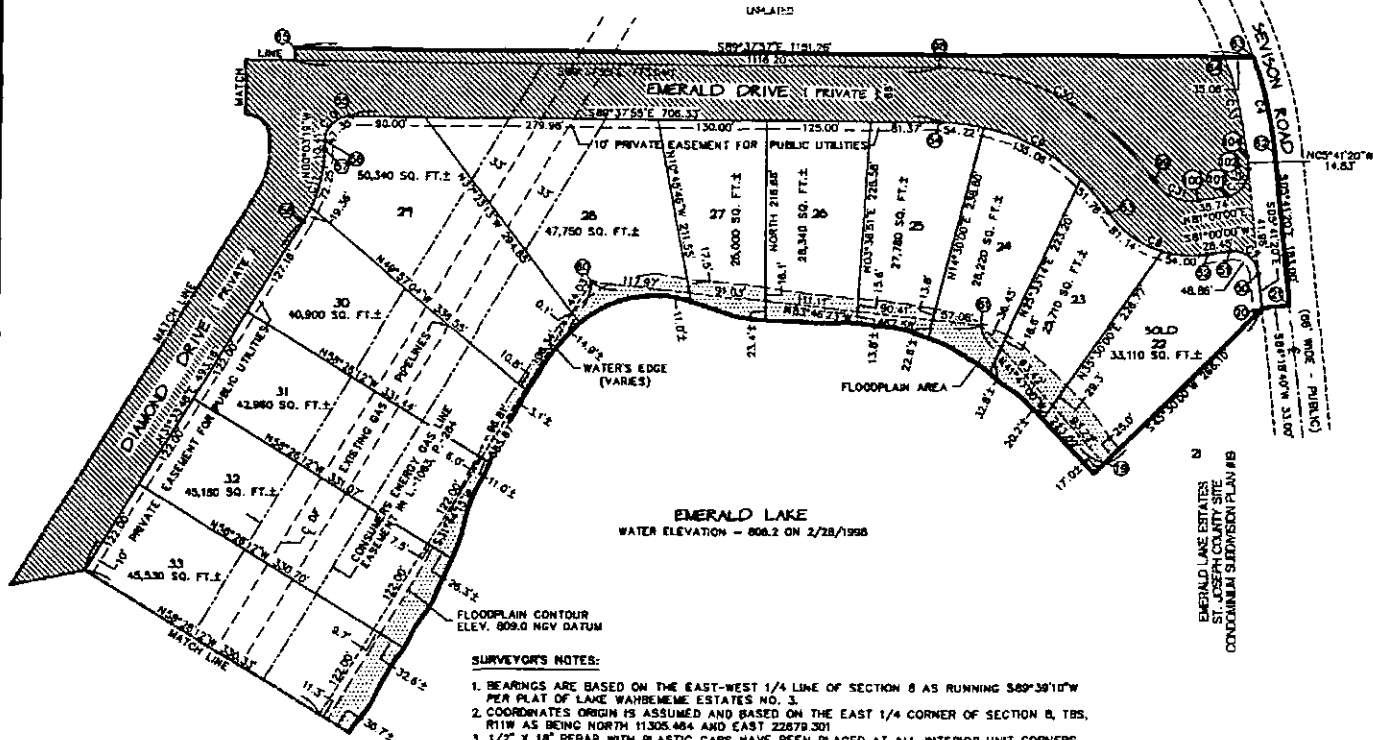
LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T 8 S, R 11 W,  
WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C4	524.22	119.43	130°51'4"	S12°12'57"E	118.18
C7	30.00	48.86	93°16'40"	S52°20'40"E	43.83
C8	119.85	133.14	64°36'53"	S68°41'43"E	128.10
C9	250.00	241.04	55°14'28"	S62°00'41"E	231.81
C10	30.00	47.35	90°25'24"	N45°09'23"E	42.58
C11	182.00	91.61	31°37'07"	N18°43'51"E	94.45
C13	318.00	304.87	55°14'28"	S62°00'41"E	293.00
C31	53.85	60.72	64°36'53"	N68°41'43"W	57.53
C32	30.00	45.30	88°41'20"	S37°39'20"W	41.18
C33	491.22	123.40	14°23'35"	S12°43'07"E	123.07



**COORDINATE LIST**

POINT NO.	NORTHING	EASTING
19	12747.948	22445.484
20	12934.483	22433.282
21	12937.734	22448.120
50	12978.219	22431.113
51	13002.878	22394.578
52	12998.423	22388.479
53	13048.103	22250.834
54	13157.888	22041.130
55	13182.420	21338.823
58	13132.380	22309.631
57	13121.988	21308.841
59	13234.936	21283.083
60	12985.019	21832.012
61	12914.303	22086.834
62	13119.639	22448.979
63	13236.317	22424.782
64	13236.542	22389.896
65	13243.700	21273.523
98	13223.887	22048.582
99	13088.382	22321.297
100	13083.613	22358.184
101	13069.204	22393.453
102	13071.808	22418.612



**SURVEYOR'S NOTES:**

- BEARINGS ARE BASED ON THE EAST-WEST 1/4 LINE OF SECTION 8 AS RUNNING S89°39'10"W PER PLAT OF LAKE WAHBEHEME ESTATES NO. 3.
- COORDINATES ORIGIN IS ASSUMED AND BASED ON THE EAST 1/4 CORNER OF SECTION 8, T8S, R11W AS BEING NORTH 11305.404 AND EAST 22879.201
- 1/2" X 18" REBAR WITH PLASTIC CAPS HAVE BEEN PLACED AT ALL INTERIOR UNIT CORNERS.
- ALL AREAS NOT DESIGNATED AS UNITS OR LIMITED COMMON ELEMENT ARE TO BE A GENERAL COMMON ELEMENT.

- LEGEND**
- = CONCRETE MONUMENT SET
  - = CONCRETE MONUMENT FOUND
  - ④ = COORDINATE POINT NUMBER
  - = UNITS
  - ▨ = GENERAL COMMON ELEMENTS
  - ▨ = FLOOD PLAIN AREA
  - - - = MATCH LINE



PREPARED BY:  
DAVID W. MOSTROM, P.S. #22339  
MOSTROM & ASSOC., INC.  
810 W. BLUE OAK STREET  
CENTREVILLE, MI 49032  
PHONE: (269)487-8348

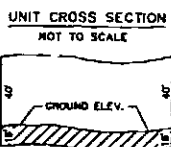
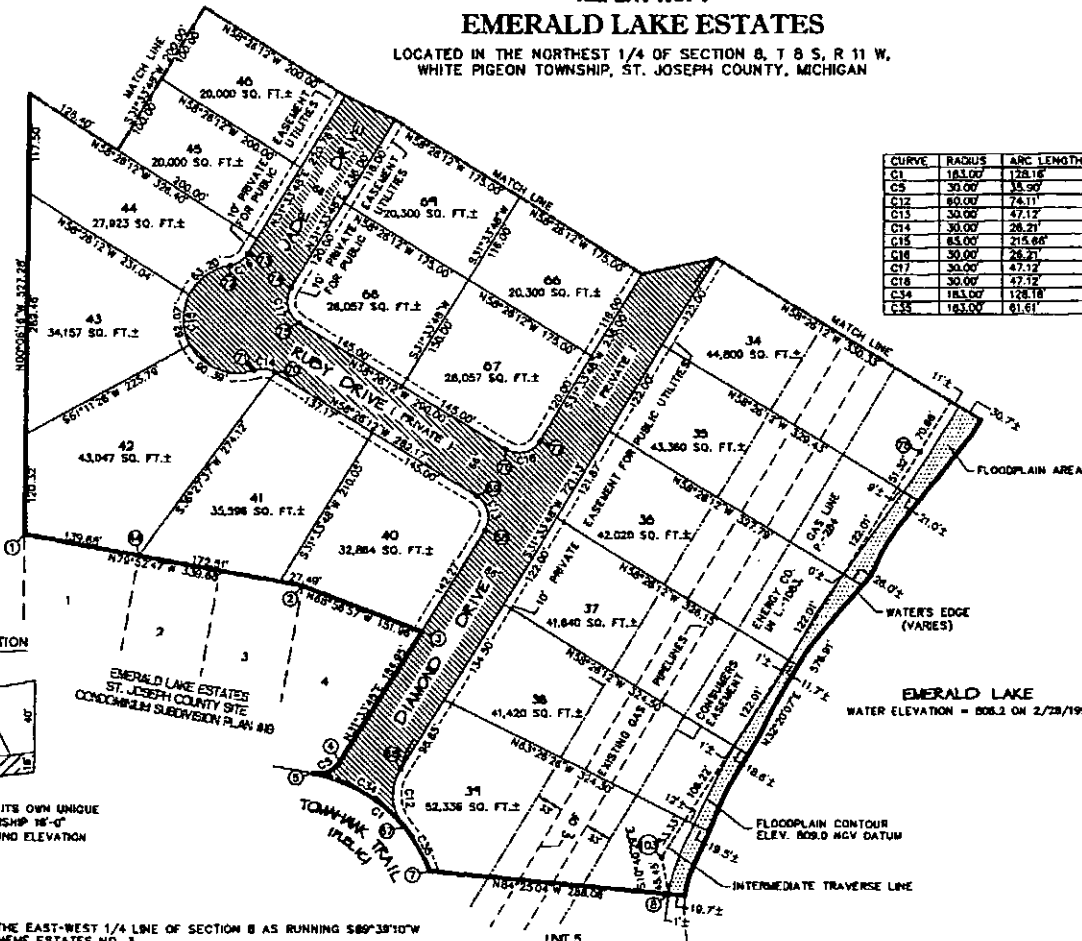
PROPOSED: ALL IMPROVEMENTS NEED NOT BE BUILT.  
OCTOBER 13, 2009

## SITE & FLOODPLAIN PLAN REPLAT NO. 1 EMERALD LAKE ESTATES

LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T 8 S, R 11 W,  
WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN



CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
G1	183.00	128.16	40°07'29"	S59°16'17"E	128.55
G5	30.00	33.90	68°33'25"	S89°50'31"W	33.79
G12	80.00	74.11	70°48'21"	N03°48'12"E	85.48
G13	30.00	47.12	90°00'00"	S19°28'17"E	42.43
G14	30.00	28.21	50°03'04"	N8°27'44"W	25.35
G15	85.00	215.88	190°08'07"	N19°28'12"W	128.50
G16	30.00	26.21	30°03'04"	S56°30'20"W	25.35
G17	30.00	47.12	90°00'00"	N19°28'12"W	42.43
G18	30.00	47.12	90°00'00"	S78°33'48"W	42.43
G34	183.00	128.16	40°07'29"	S59°16'17"E	128.55
G35	183.00	81.61	19°17'28"	S28°33'50"E	61.32



NOTE: EACH UNIT SHALL HAVE ITS OWN UNIQUE PROFILE WITH LIMITS OF OWNERSHIP 18'-0" BELOW AND 40'-0" ABOVE GROUND ELEVATION

**SURVEYOR'S NOTES:**

- BEARINGS ARE BASED ON THE EAST-WEST 1/4 LINE OF SECTION 8 AS RUNNING S89°38'10"W PER PLAT OF LAKE WAHMEME ESTATES NO. 3.
- COORDINATES ORIGIN IS ASSUMED AND BASED ON THE EAST 1/4 CORNER OF SECTION 8, T8S, R11W AS BEING NORTH 11305.864 AND EAST 22879.301
- 1/2" X 16" REBAR WITH PLASTIC CAPS HAVE BEEN PLACED AT ALL INTERIOR UNIT CORNERS.
- ALL AREAS NOT DESIGNATED AS UNITS OR LIMITED COMMON ELEMENT ARE TO BE A GENERAL COMMON ELEMENT.

**COORDINATE LIST**

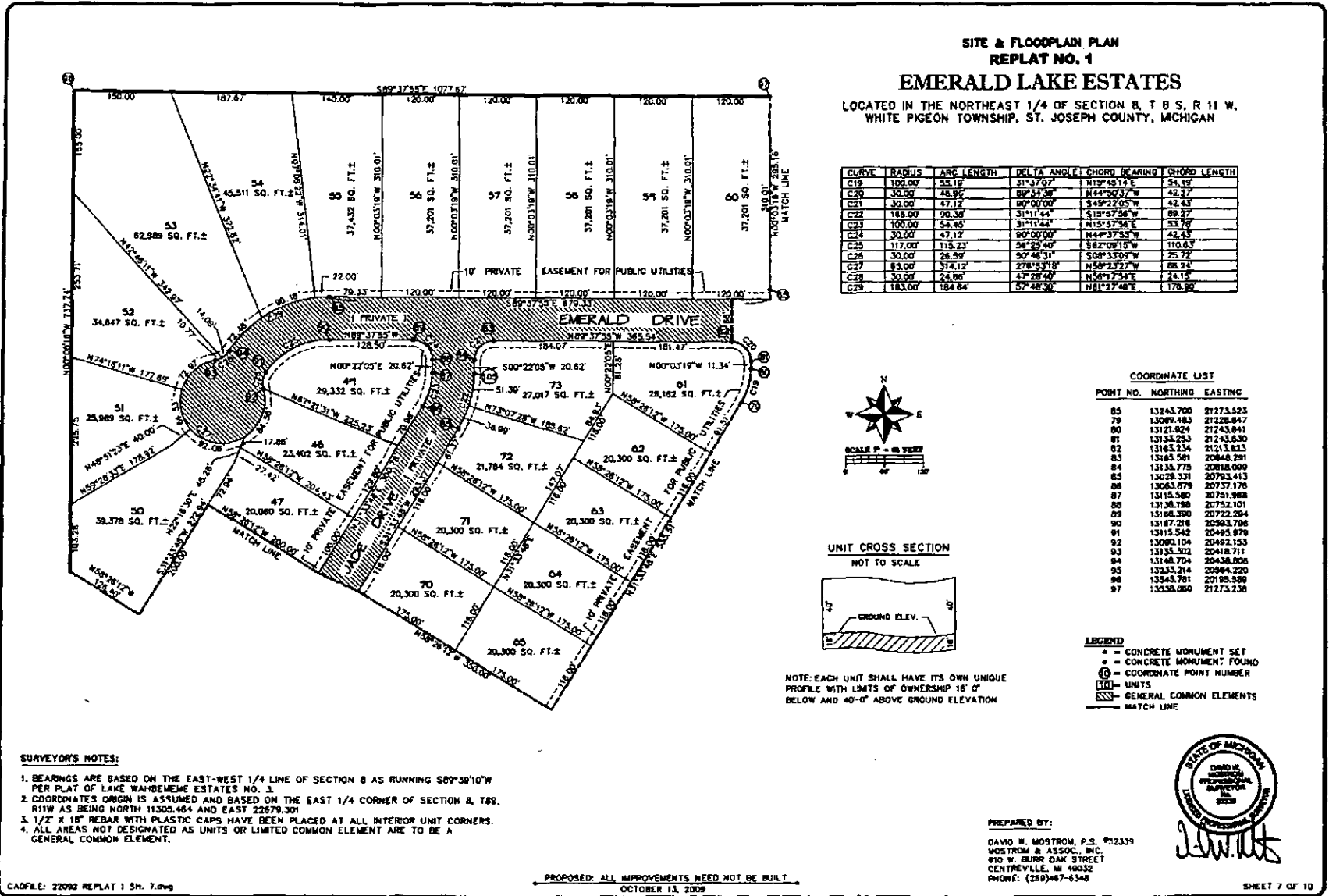
POINT NO.	NORTHING	EASTING
1	12220.738	20197.894
2	12221.070	20332.291
3	12188.455	20874.114
4	12008.093	20577.301
5	11985.114	20548.172
7	11877.812	20884.363
8	11849.590	20871.074
86	1200.287	20840.474
87	11930.951	20854.107
66	12287.711	20748.586
88	12328.978	20738.728
70	12478.877	20488.300
71	12497.568	20471.084
72	12605.017	20442.993
73	12619.493	20484.180
74	12578.276	20518.318
75	12537.010	20528.177
76	12388.212	20773.278
77	12388.071	20784.940
78	12381.708	21271.228
103	11894.257	20962.654

- LEGEND**
- CONCRETE MONUMENT SET
  - ▲ CONCRETE MONUMENT FOUND
  - Ⓢ COORDINATE POINT NUMBER
  - ① UNITS
  - ▨ GENERAL COMMON ELEMENTS
  - ▨ FLOODPLAIN AREA
  - MATCH LINE



PREPARED BY:  
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PROPOSED: ALL IMPROVEMENTS NEED NOT BE BUILT.  
OCTOBER 13, 2009



**SITE & FLOODPLAIN PLAN  
REPLAT NO. 1  
EMERALD LAKE ESTATES**

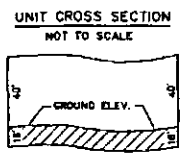
LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T 8 S. R 11 W,  
WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C19	100.00'	25.19'	31°37'07"	N19°45'14"E	54.67'
C20	30.00'	46.80'	89°34'36"	S44°50'37"W	42.27'
C21	30.00'	47.12'	90°00'00"	S45°22'05"W	42.43'
C22	188.00'	90.30'	31°11'44"	S15°47'56"W	89.27'
C23	100.00'	54.45'	31°11'44"	N15°47'56"E	53.70'
C24	30.00'	47.12'	90°00'00"	N44°37'55"W	42.43'
C25	112.00'	113.72'	59°29'40"	S68°20'15"W	110.63'
C26	30.00'	26.89'	30°46'31"	S09°33'09"W	25.72'
C27	85.00'	314.12'	278°23'18"	N58°13'27"W	88.24'
C28	30.00'	24.86'	47°28'40"	N58°17'54"E	24.15'
C29	183.00'	184.84'	57°48'30"	N81°27'40"E	178.90'



**COORDINATE LIST**

POINT NO.	NORTHING	EASTING
85	13243.700	21273.525
79	13099.483	21228.947
80	13121.824	21243.841
81	13133.283	21243.830
82	13163.234	21213.623
83	13163.581	20848.201
84	13135.775	20818.060
85	13029.331	20793.413
86	13063.879	20737.176
87	13113.580	20721.968
88	13138.788	20752.101
89	13166.390	20722.294
90	13187.218	20593.798
91	13113.542	20493.878
92	13000.104	20462.133
93	13135.302	20418.711
94	13148.704	20438.808
95	13233.214	20594.220
96	13348.781	20788.896
97	13338.860	21273.238



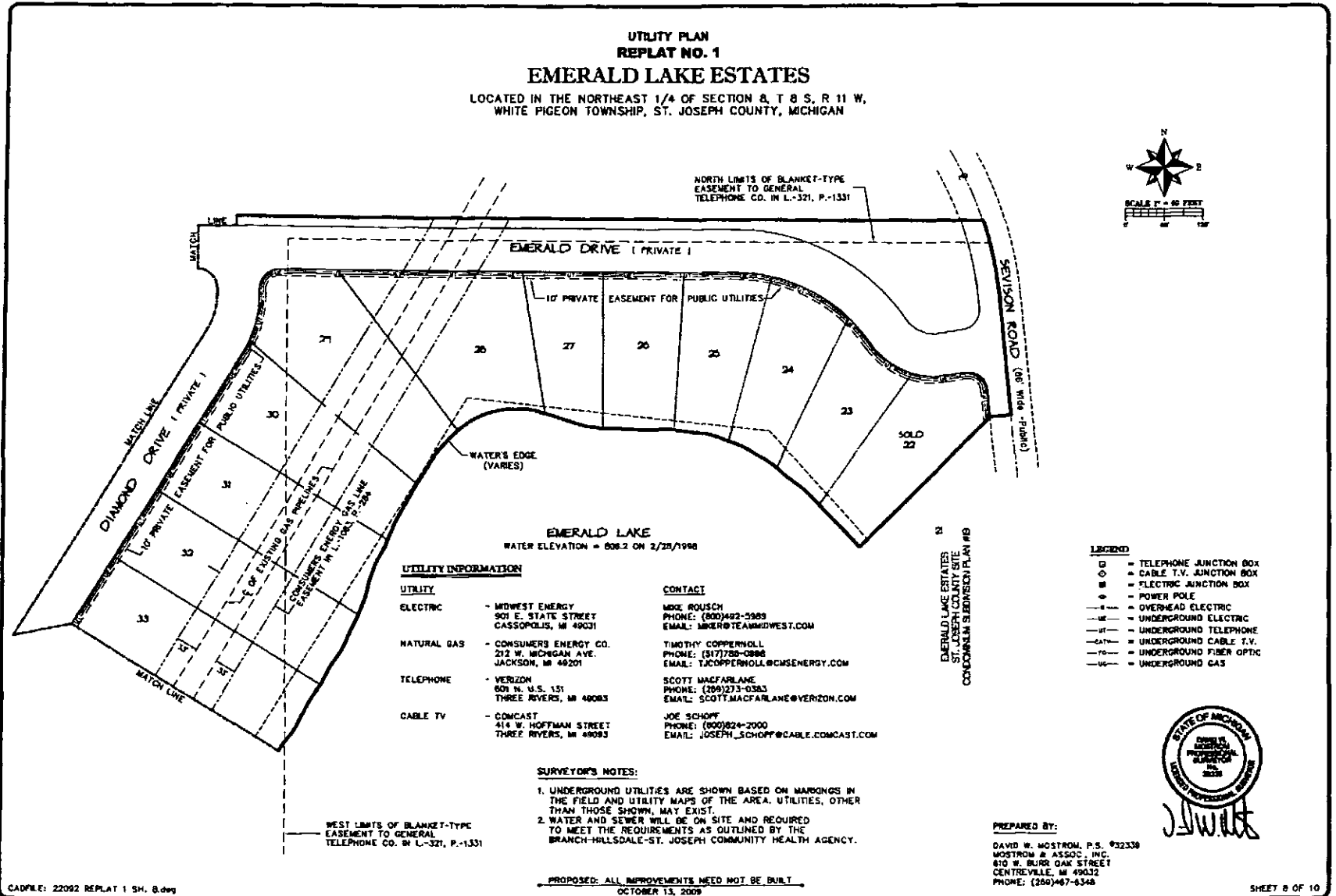
NOTE: EACH UNIT SHALL HAVE ITS OWN UNIQUE PROFILE WITH LIMITS OF OWNERSHIP 16'-0" BELOW AND 40'-0" ABOVE GROUND ELEVATION

- SURVEYOR'S NOTES:**
- BEARINGS ARE BASED ON THE EAST-WEST 1/4 LINE OF SECTION 8 AS RUNNING S89°38'10"W PER PLAT OF LAKE WAHBEWEME ESTATES NO. 1.
  - COORDINATES ORIGIN IS ASSUMED AND BASED ON THE EAST 1/4 CORNER OF SECTION 8, T8S, R11W AS BEING NORTH 11300.464 AND EAST 22679.301
  - 1/2" x 16" REBAR WITH PLASTIC CAPS HAVE BEEN PLACED AT ALL INTERIOR UNIT CORNERS.
  - ALL AREAS NOT DESIGNATED AS UNITS OR LIMITED COMMON ELEMENT ARE TO BE A GENERAL COMMON ELEMENT.

- LEGEND**
- CONCRETE MONUMENT SET
  - CONCRETE MONUMENT FOUND
  - ① COORDINATE POINT NUMBER
  - ▭ UNITS
  - ▨ GENERAL COMMON ELEMENTS
  - MATCH LINE

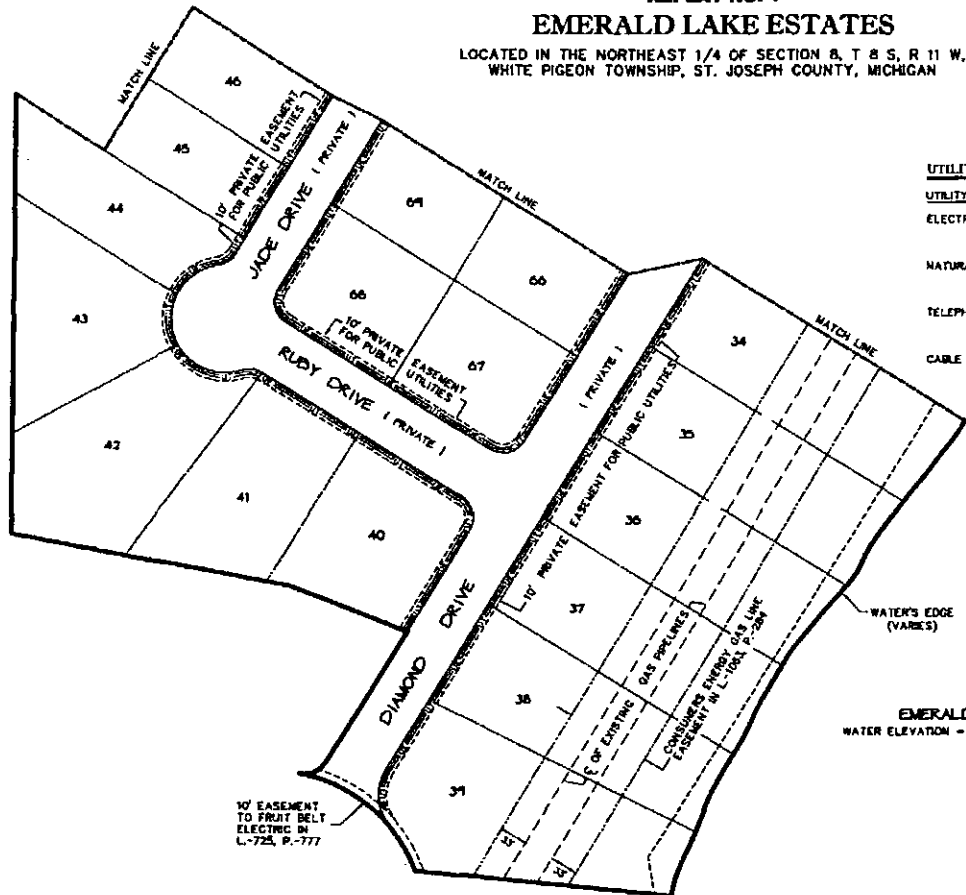


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**UTILITY PLAN  
 REPLAT NO. 1  
 EMERALD LAKE ESTATES**

LOCATED IN THE NORTHEAST 1/4 OF SECTION 8, T 8 S, R 11 W,  
 WHITE PIGEON TOWNSHIP, ST. JOSEPH COUNTY, MICHIGAN



**UTILITY INFORMATION**

<b>UTILITY</b>	
<b>ELECTRIC</b>	- MIDWEST ENERGY 301 E. STATE STREET CASSOPOLIS, MI 49031
<b>NATURAL GAS</b>	- CONSUMERS ENERGY CO. 212 W. MICHIGAN AVE. JACKSON, MI 49201
<b>TELEPHONE</b>	- VERIZON 601 N. U.S. 131 THREE RIVERS, MI 49093
<b>CABLE TV</b>	- COMCAST 414 W. HOFFMAN STREET THREE RIVERS, MI 49093

**CONTACT**

**MIKE ROUSCH**  
 PHONE: (300)492-5089  
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**THOMMY COPPERNOLL**  
 PHONE: (517)738-0950  
 EMAIL: T.COPPERNOLL@CMSENERGY.COM  
  
**SCOTT MACFARLANE**  
 PHONE: (360)273-0339  
 EMAIL: SCOTT.MACFARLANE@VERIZON.COM  
  
**JOE SCHOFF**  
 PHONE: (800)824-2000  
 EMAIL: JOSEPH\_SCHOFF@CABLE.COMCAST.COM

**LEGEND**

- = TELEPHONE JUNCTION BOX
- = CABLE T.V. JUNCTION BOX
- = ELECTRIC JUNCTION BOX
- = POWER POLE
- E— = OVERHEAD ELECTRIC
- E— = UNDERGROUND ELECTRIC
- T— = UNDERGROUND TELEPHONE
- C— = UNDERGROUND CABLE T.V.
- F— = UNDERGROUND FIBER OPTIC
- G— = UNDERGROUND GAS

**SURVEYOR'S NOTES:**

1. UNDERGROUND UTILITIES ARE SHOWN BASED ON MARKINGS IN THE FIELD AND UTILITY MAPS OF THE AREA. UTILITIES, OTHER THAN THOSE SHOWN, MAY EXIST.
2. WATER AND SEWER WILL BE ON SITE AND REQUIRED TO MEET THE REQUIREMENTS AS OUTLINED BY THE BRANCH-HILLSDALE-ST. JOSEPH COMMUNITY HEALTH AGENCY.

**EMERALD LAKE**  
 WATER ELEVATION - 808.2 ON 2/28/1998

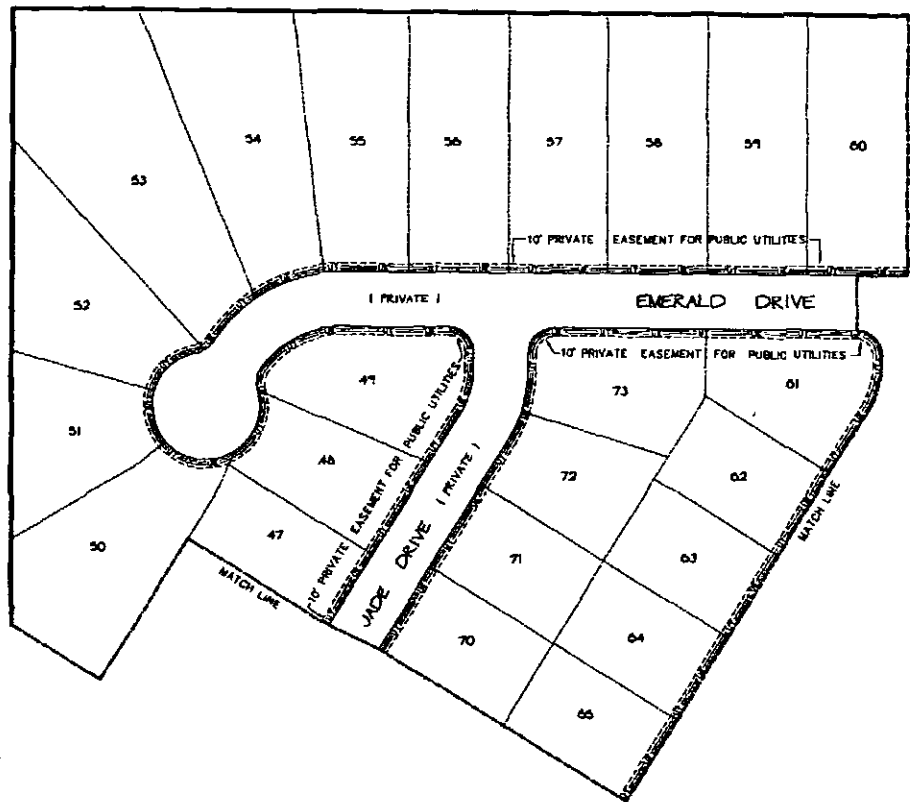


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EMERALD LAKE ESTATES**  
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**UTILITY INFORMATION**

UTILITY	CONTACT
ELECTRIC - MIDWEST ENERGY 901 E. STATE STREET CASSOPOLIS, MI 49031	MIKE ROUSCH PHONE: (800)492-5999 EMAIL: MIKE@TEAMMIDWEST.COM
NATURAL GAS - CONSUMERS ENERGY CO. 212 W. MOSBACH AVE. JACKSON, MI 49201	TIMOTHY COPPERHOLL PHONE: (517)788-0909 EMAIL: TJCOPPERHOLL@CMEENERGY.COM
TELEPHONE - VERIZON 801 N. U.S. 131 THREE RIVERS, MI 49083	SCOTT MACFARLANE PHONE: (269)275-0383 EMAIL: SCOTT.MACFARLANE@VERIZON.COM
CABLE TV - COMCAST 414 W. HOFFMAN STREET THREE RIVERS, MI 49083	JOE SCHOFF PHONE: (800)824-2000 EMAIL: JOSEPH_SCHOFF@CABLE.COMCAST.COM

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