

LIVINGSTON COUNTY CONDOMINIUM SUBDIVISION PLAN NO.

EXHIBIT B TO THE MASTER DEED OF

COPPERLEAF

GENOA TOWNSHIP, LIVINGSTON COUNTY, MICHIGAN

DEVELOPER:

THE TERRA LAND GROUP, L.L.C.
45500 E. GRAND RIVER AVE.
NOVI, MI. 48050

CONDOMINIUM BOUNDARY

Part of the Southeast 1/4 of Section 34, T2N-R5E, Genoa Township, Livingston County, Michigan, more particularly described as follows: Beginning at the South 1/4 Corner of said Section 34; thence along the North-South 1/4 Line of said Section 34, N 02°41'59" W, 2667.75 feet; to the Center of Section 34; thence along the East-West 1/4 line of Section 34, N 87°18'03" E, 691.12 feet; thence along the West line of Mystic Hills Subdivision No. 2, a subdivision as recorded in Liber 18 of Plats on Pages 28-33 of the Livingston County Records, S 02°48'50" E, 703.22 feet, (previously recorded as S 02(31'12" E, 704.80 feet,) to a found concrete monument; thence along the South line of said Mystic Hills Subdivision No. 2, N 86°23'52" E, 649.62 feet, (previously recorded as N 86(52'43" W, 650.00 feet,) to a found concrete monument; thence along the West line of said Mystic Hills Subdivision No. 2, S 02°36'30" E, 801.63 feet, (previously recorded as S 02(31'12" E, 802.86 feet); thence S 87°30'39" W, 1.10 feet; thence S 02°39'47" E, 449.58 feet; thence S 86°21'00" W, 225.96 feet; thence S 03°41'05" E, 45.00 feet; thence S 86°21'00" W, 92.57 feet; thence S 03°41'05" E, 666.05 feet; thence along the South line of said Section 34 and in Cunningham Lake Road, S 86°53'39" W, 1033.15 feet, to the POINT OF BEGINNING, containing 66.53 acres, more or less, and subject to the rights of the public over the existing Cunningham Road (60 ft. wide 1/2 Right-of-Way). Also subject to any other easements or restrictions of record.

PRELIMINARY

ATTENTION: COUNTY REGISTER OF DEEDS

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

DRAWING INDEX

SHEET NO.	DESCRIPTION
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2	SURVEY PLAN
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11	UNIT AREAS & PERIMETER PLAN
12	UNIT AREAS & PERIMETER PLAN
13	COORDINATE POINT & CURVE DATA SCHEDULE

NOTES:

ALL STRUCTURES AND IMPROVEMENTS SHOWN EITHER HAVE BEEN CONSTRUCTED OR MUST BE BUILT.

PREPARED BY:



HOWELL OFFICE:
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WEST BLOOMFIELD, MI 48322
(248) 626-BOSS FAX (248) 626-9480



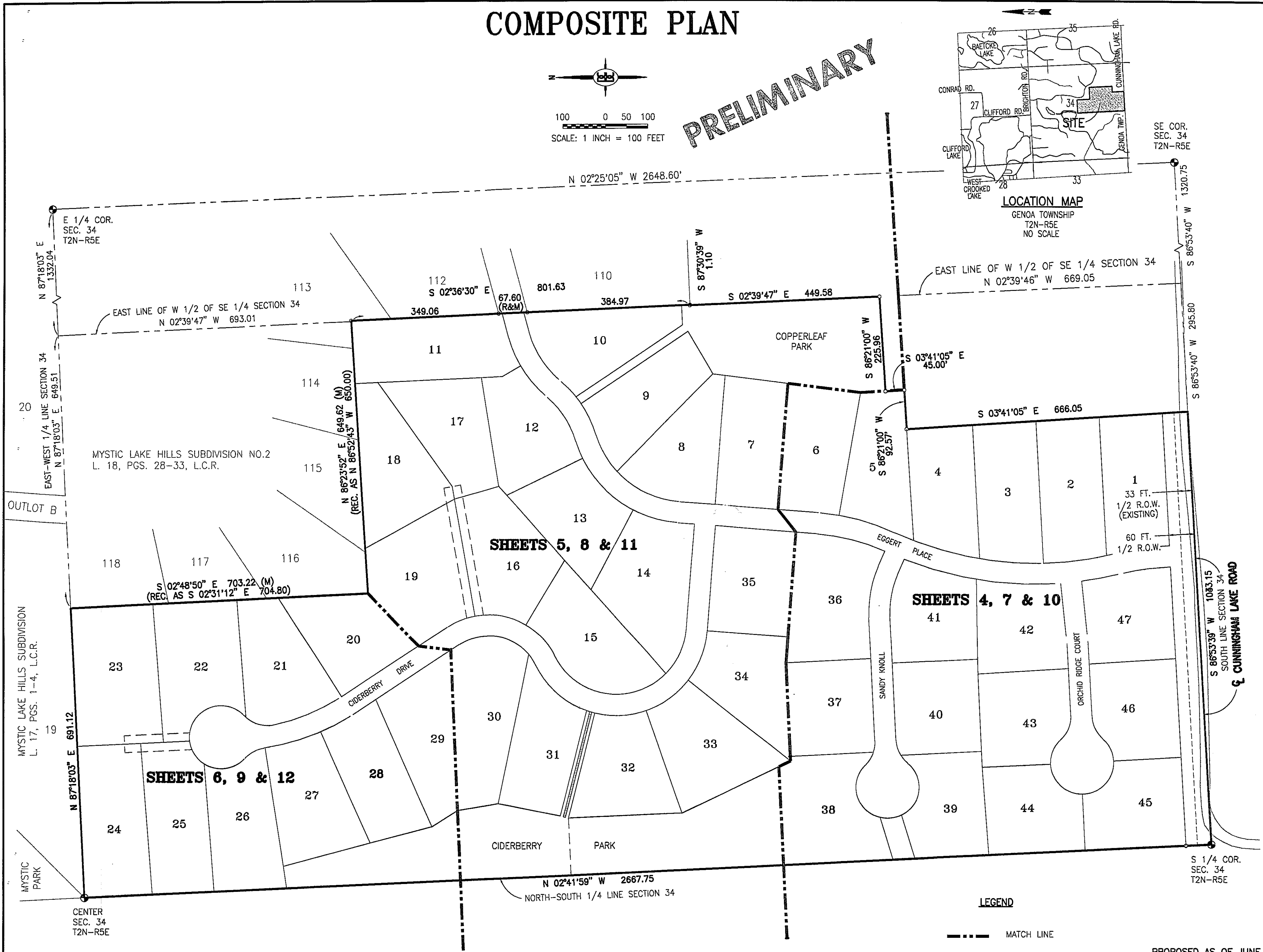
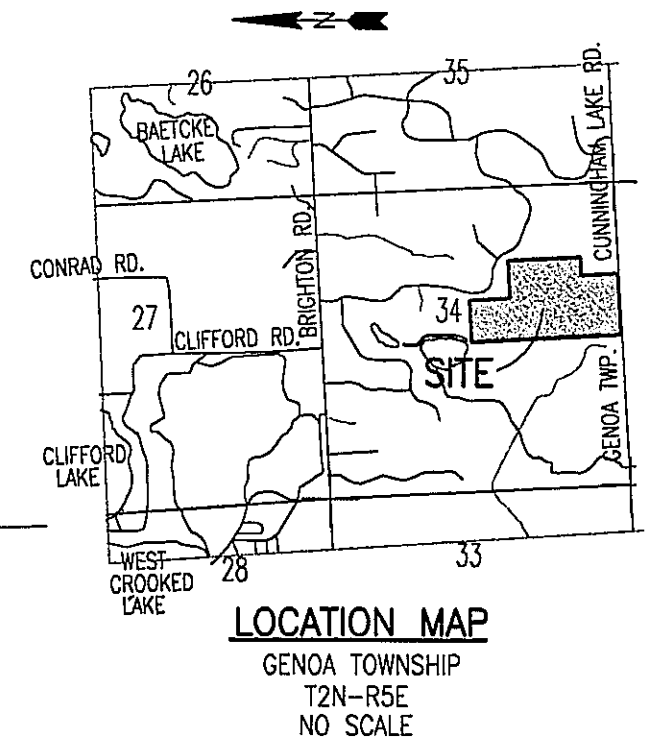
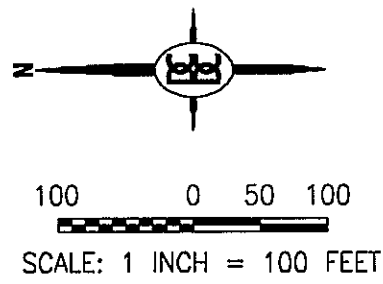
PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

1

2-01021X1

COMPOSITE PLAN

PRELIMINARY



LEGEND

--- MATCH LINE

PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

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CLIENT	THE TERRA LAND GROUP, L.L.C.
PROJECT	COPPERLEAF
TITLE	COMPOSITE PLAN

NO.	DATE	REVISION



DESIGNED BY:	KH
DRAWN BY:	WHN
CHECKED BY:	
SCALE:	1" = 100'
JOB NO.:	2-01021
DATE:	6-5-02

PLOTTING INFORMATION	
SHEET NO.	3

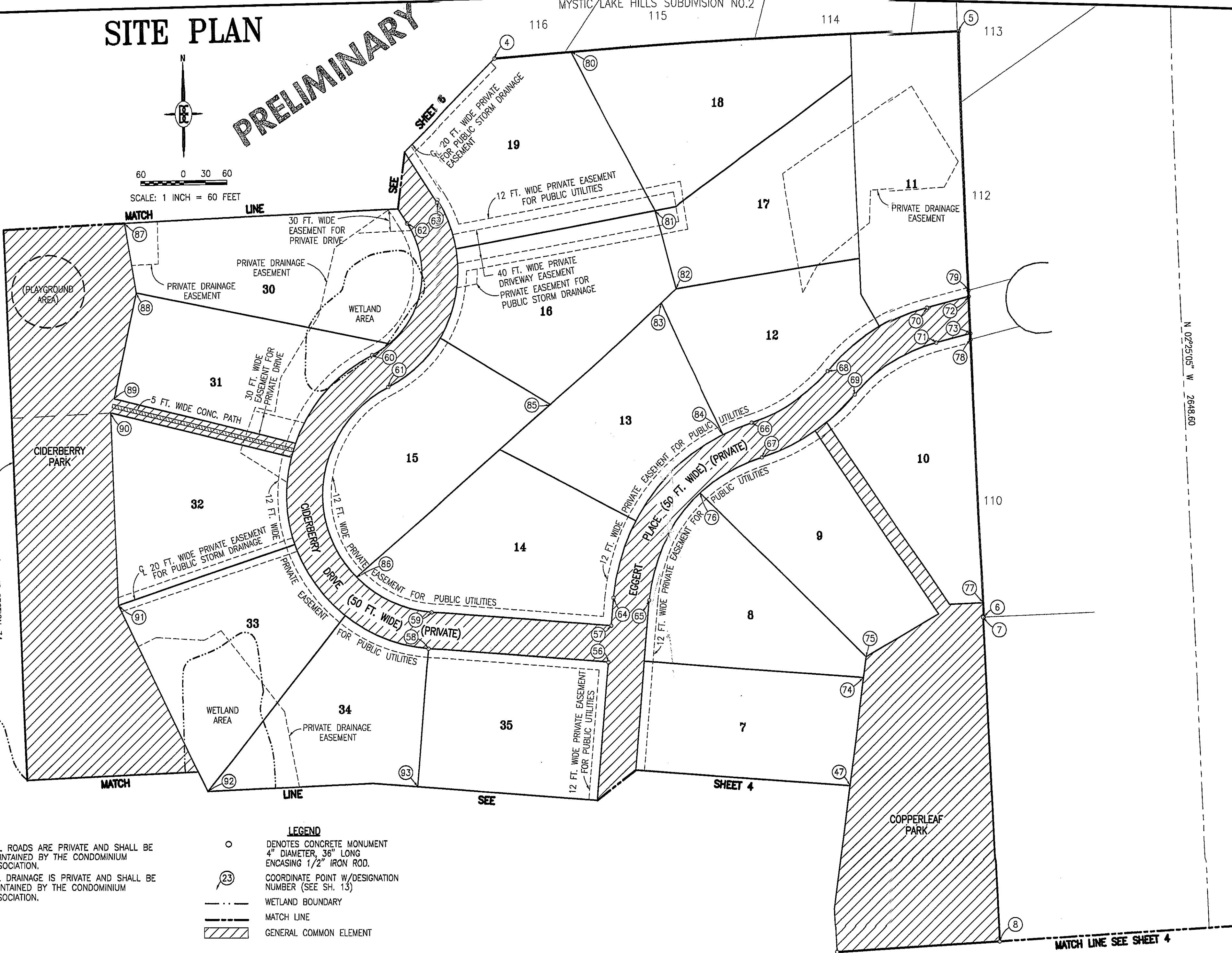
SITE PLAN

PRELIMINARY



60 0 30 60
SCALE: 1 INCH = 60 FEET

MYSTIC LAKE HILLS SUBDIVISION NO.2
116 115 114



- NOTES:**
1. ALL ROADS ARE PRIVATE AND SHALL BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION.
 2. ALL DRAINAGE IS PRIVATE AND SHALL BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION.

- LEGEND**
- DENOTES CONCRETE MONUMENT 4" DIAMETER, 36" LONG ENCASING 1/2" IRON ROD.
 - ②③ COORDINATE POINT W/DESIGNATION NUMBER (SEE SH. 13)
 - - - WETLAND BOUNDARY
 - MATCH LINE
 - ▨ GENERAL COMMON ELEMENT

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CLIENT	THE TERRA LAND GROUP, L.L.C.
PROJECT	COPPERLEAF
TITLE	SITE PLAN

NO.	DATE	REVISION

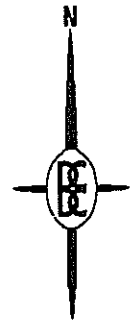


DESIGNED BY: KH
DRAWN BY: WHN
CHECKED BY:
SCALE 1" = 60'
JOB NO. 2-01021
DATE 6-5-02

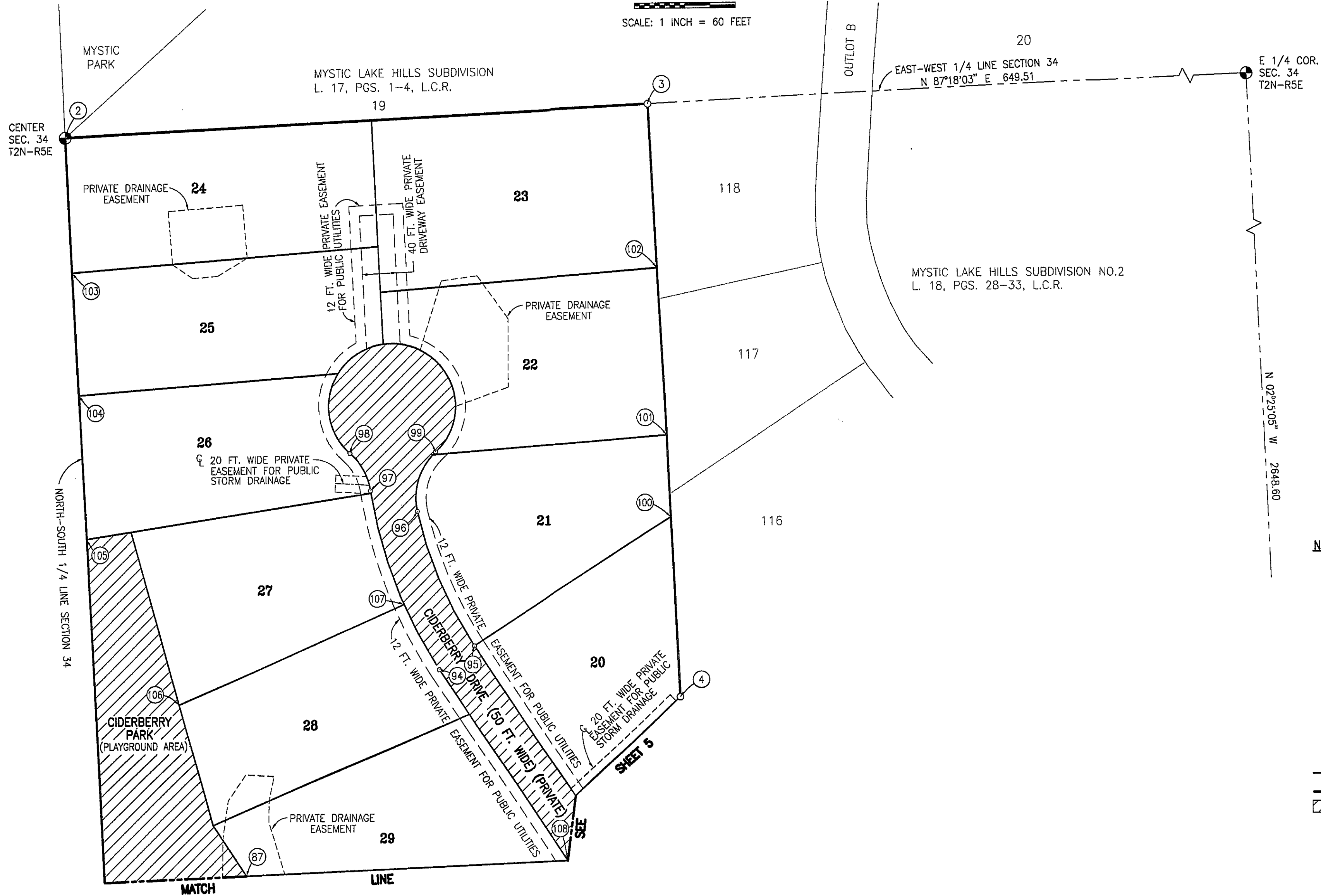
PLOTTING INFORMATION
SHEET NO. **5**

SITE PLAN

PRELIMINARY



60 0 30 60
SCALE: 1 INCH = 60 FEET



NOTES:

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2. ALL DRAINAGE IS PRIVATE AND SHALL BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION.

LEGEND

- DENOTES CONCRETE MONUMENT
4" DIAMETER, 36" LONG
ENCASING 1/2" IRON ROD.
- ②③ COORDINATE POINT W/DESIGNATION
NUMBER (SEE SH. 13)
- WETLAND BOUNDARY
- - - MATCH LINE
- ▨ GENERAL COMMON ELEMENT

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THE TERRA LAND GROUP, L.L.C.

COPPERLEAF

SITE PLAN

CLIENT	PROJECT	TITLE	DATE



DESIGNED BY: KH
 DRAWN BY: WHN
 CHECKED BY:
 SCALE: 1" = 60'
 JOB NO. 2-01021
 DATE: 6-5-02
 PLOTTING INFORMATION

PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

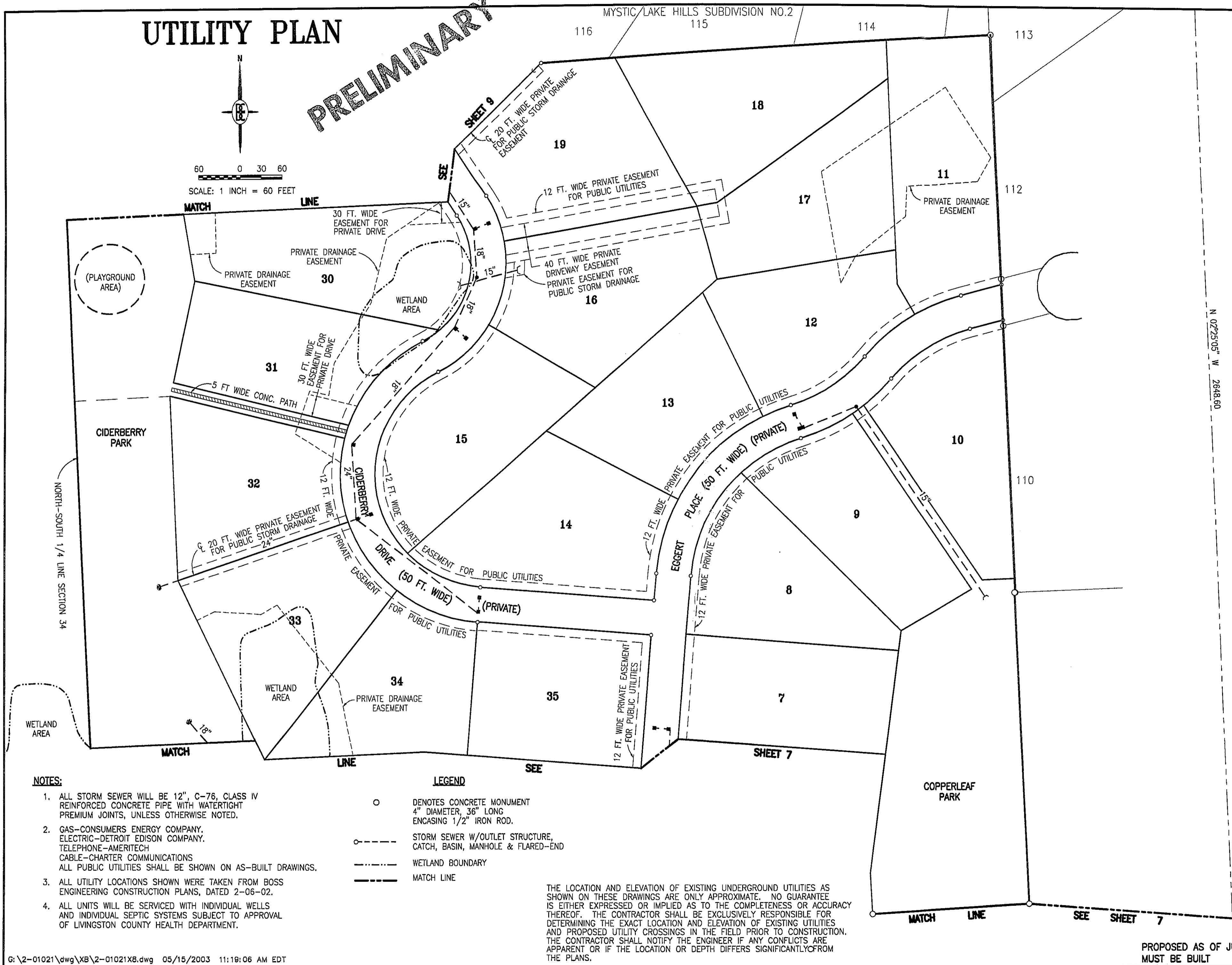
SHEET NO. **6**

UTILITY PLAN

PRELIMINARY



60 0 30 60
SCALE: 1 INCH = 60 FEET



NOTES:

1. ALL STORM SEWER WILL BE 12", C-76, CLASS IV REINFORCED CONCRETE PIPE WITH WATERTIGHT PREMIUM JOINTS, UNLESS OTHERWISE NOTED.
2. GAS-CONSUMERS ENERGY COMPANY, ELECTRIC-DETROIT EDISON COMPANY, TELEPHONE-AMERITECH CABLE-CHARTER COMMUNICATIONS ALL PUBLIC UTILITIES SHALL BE SHOWN ON AS-BUILT DRAWINGS.
3. ALL UTILITY LOCATIONS SHOWN WERE TAKEN FROM BOSS ENGINEERING CONSTRUCTION PLANS, DATED 2-06-02.
4. ALL UNITS WILL BE SERVICED WITH INDIVIDUAL WELLS AND INDIVIDUAL SEPTIC SYSTEMS SUBJECT TO APPROVAL OF LIVINGSTON COUNTY HEALTH DEPARTMENT.

LEGEND

- DENOTES CONCRETE MONUMENT 4" DIAMETER, 36" LONG ENCASING 1/2" IRON ROD.
- - - STORM SEWER W/OUTLET STRUCTURE, CATCH, BASIN, MANHOLE & FLARED-END
- - - - WETLAND BOUNDARY
- — — MATCH LINE

THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO GUARANTEE IS EITHER EXPRESSED OR IMPLIED AS TO THE COMPLETENESS OR ACCURACY THEREOF. THE CONTRACTOR SHALL BE EXCLUSIVELY RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND ELEVATION OF EXISTING UTILITIES AND PROPOSED UTILITY CROSSINGS IN THE FIELD PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY CONFLICTS ARE APPARENT OR IF THE LOCATION OR DEPTH DIFFERS SIGNIFICANTLY FROM THE PLANS.

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CLIENT	THE TERRA LAND GROUP, L.L.C.
PROJECT	COPPERLEAF
TITLE	UTILITY PLAN

NO.	REVISION	DATE



DESIGNED BY: KH
DRAWN BY: WHN
CHECKED BY:
SCALE 1" = 60'
JOB NO. 2-01021
DATE 6-5-02

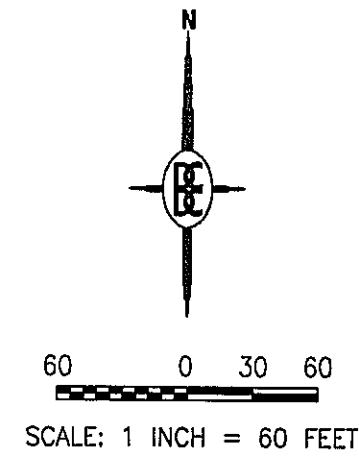
PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

UNIT AREAS & PERIMETER PLAN

PRELIMINARY

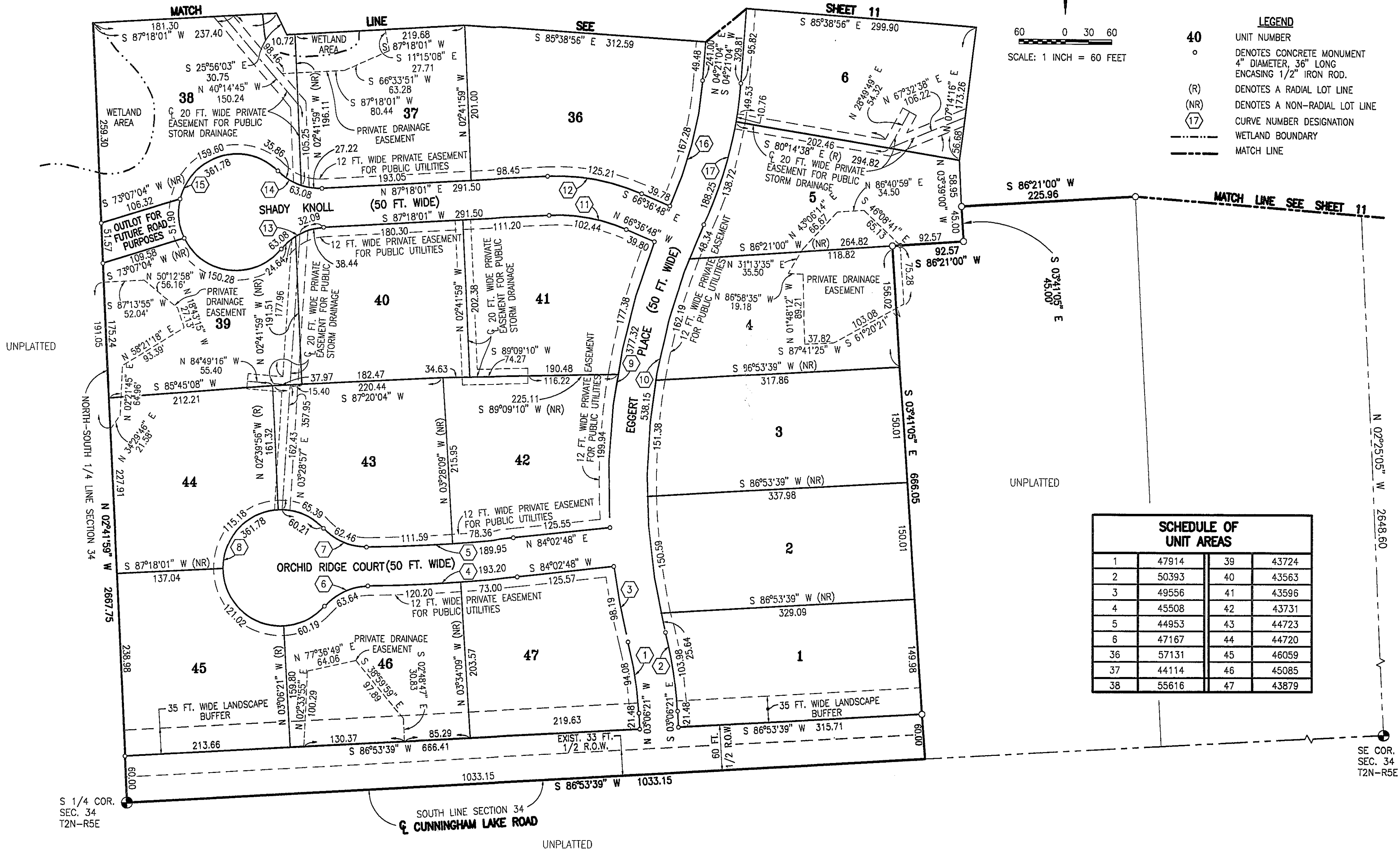
NOTES:

1. ALL ROADS ARE PRIVATE ROADS.
2. BEARINGS ARE BASED ON THE MICHIGAN COORDINATE SYSTEM OF 1983 (M.C.S. 83-94). SOUTH ZONE GOVERNMENT CORNER COORDINATES ARE MICHIGAN COORDINATE SYSTEM SOUTH ZONE AS DEFINED IN ACT 154 OF PUBLIC ACTS OF 1988.
3. FOR CURVE DATA SCHEDULE, SEE SHEET 13.
4. FOR TYPICAL UNIT SECTION & PLAN VIEW DETAIL, SEE SHEET 13.



LEGEND

- 40 UNIT NUMBER
- DENOTES CONCRETE MONUMENT
4" DIAMETER, 36" LONG
ENCASING 1/2" IRON ROD.
- (R) DENOTES A RADIAL LOT LINE
- (NR) DENOTES A NON-RADIAL LOT LINE
- ⑩ CURVE NUMBER DESIGNATION
- - - - WETLAND BOUNDARY
- - - - MATCH LINE



SCHEDULE OF UNIT AREAS			
1	47914	39	43724
2	50393	40	43563
3	49556	41	43596
4	45508	42	43731
5	44953	43	44723
6	47167	44	44720
36	57131	45	46059
37	44114	46	45085
38	55616	47	43879

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CLIENT: THE TERRA LAND GROUP, L.L.C.
PROJECT: COPPERLEAF
TITLE: UNIT AREAS & PERIMETER PLAN

NO.	REVISION	DATE



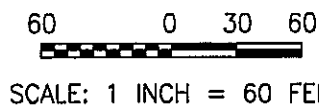
DESIGNED BY: KH
DRAWN BY: WHN
CHECKED BY:
SCALE: 1" = 60'
JOB NO. 2-01021
DATE: 6-5-02
PLOTING INFORMATION

SHEET NO. **10**

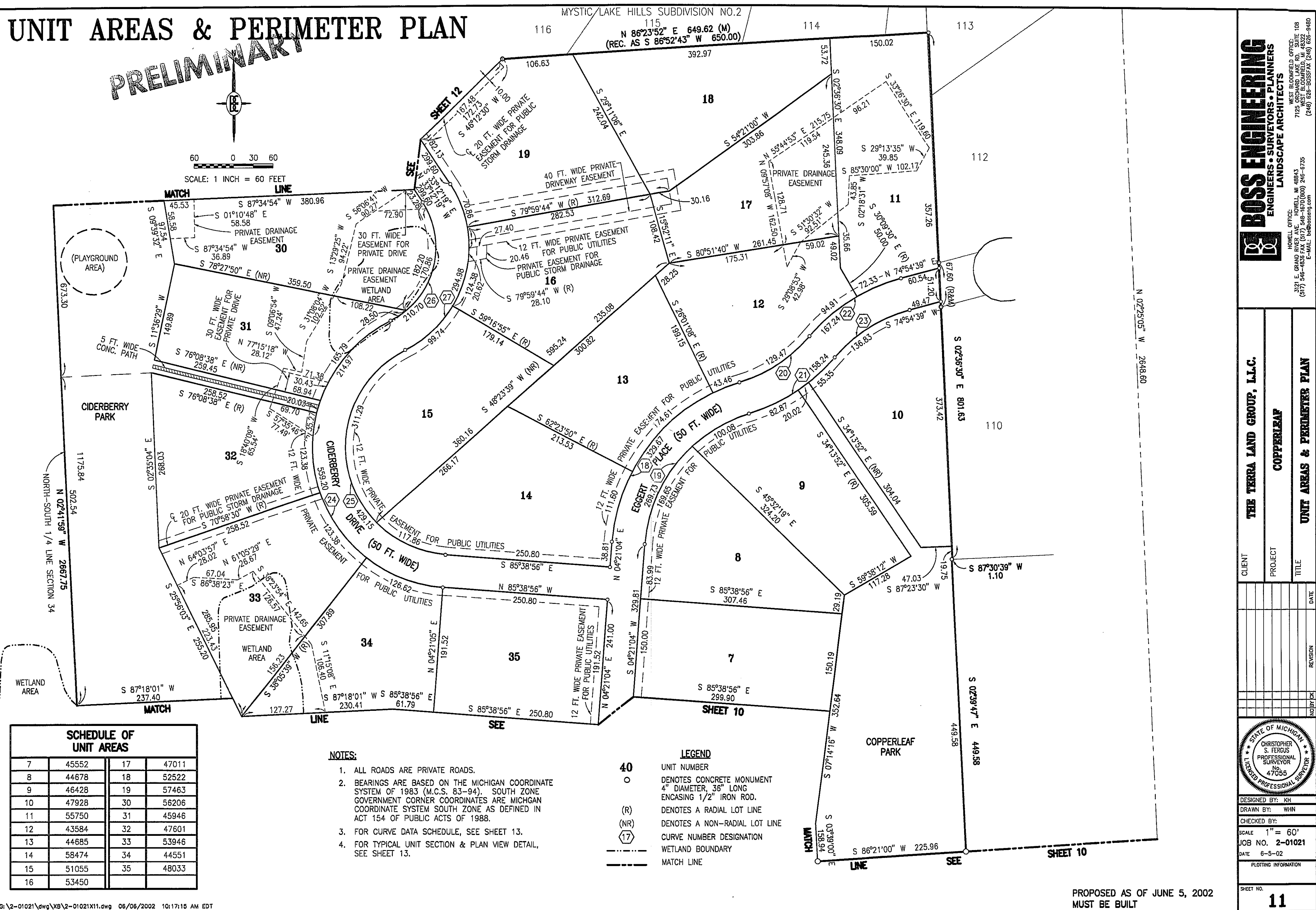
PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

UNIT AREAS & PERIMETER PLAN

PRELIMINARY



SCALE: 1 INCH = 60 FEET



SCHEDULE OF UNIT AREAS			
7	45552	17	47011
8	44678	18	52522
9	46428	19	57463
10	47928	30	56206
11	55750	31	45946
12	43584	32	47601
13	44685	33	53946
14	58474	34	44551
15	51055	35	48033
16	53450		

NOTES:

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- FOR CURVE DATA SCHEDULE, SEE SHEET 13.
- FOR TYPICAL UNIT SECTION & PLAN VIEW DETAIL, SEE SHEET 13.

LEGEND

- 40 UNIT NUMBER
- DENOTES CONCRETE MONUMENT
4" DIAMETER, 36" LONG
ENCASING 1/2" IRON ROD.
- (R) DENOTES A RADIAL LOT LINE
- (NR) DENOTES A NON-RADIAL LOT LINE
- ① CURVE NUMBER DESIGNATION
- WETLAND BOUNDARY
- - - MATCH LINE

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CLIENT	THE TERRA LAND GROUP, L.L.C.
PROJECT	COPPERLEAF
TITLE	UNIT AREAS & PERIMETER PLAN

NO.	REVISION	DATE



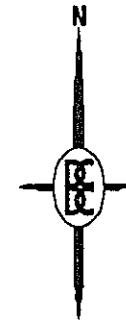
DESIGNED BY: KH
DRAWN BY: WHN
CHECKED BY:
SCALE 1" = 60'
JOB NO. 2-01021
DATE 6-5-02
PLOTING INFORMATION

PROPOSED AS OF JUNE 5, 2002
MUST BE BUILT

SHEET NO. **11**

UNIT AREAS & PERIMETER PLAN

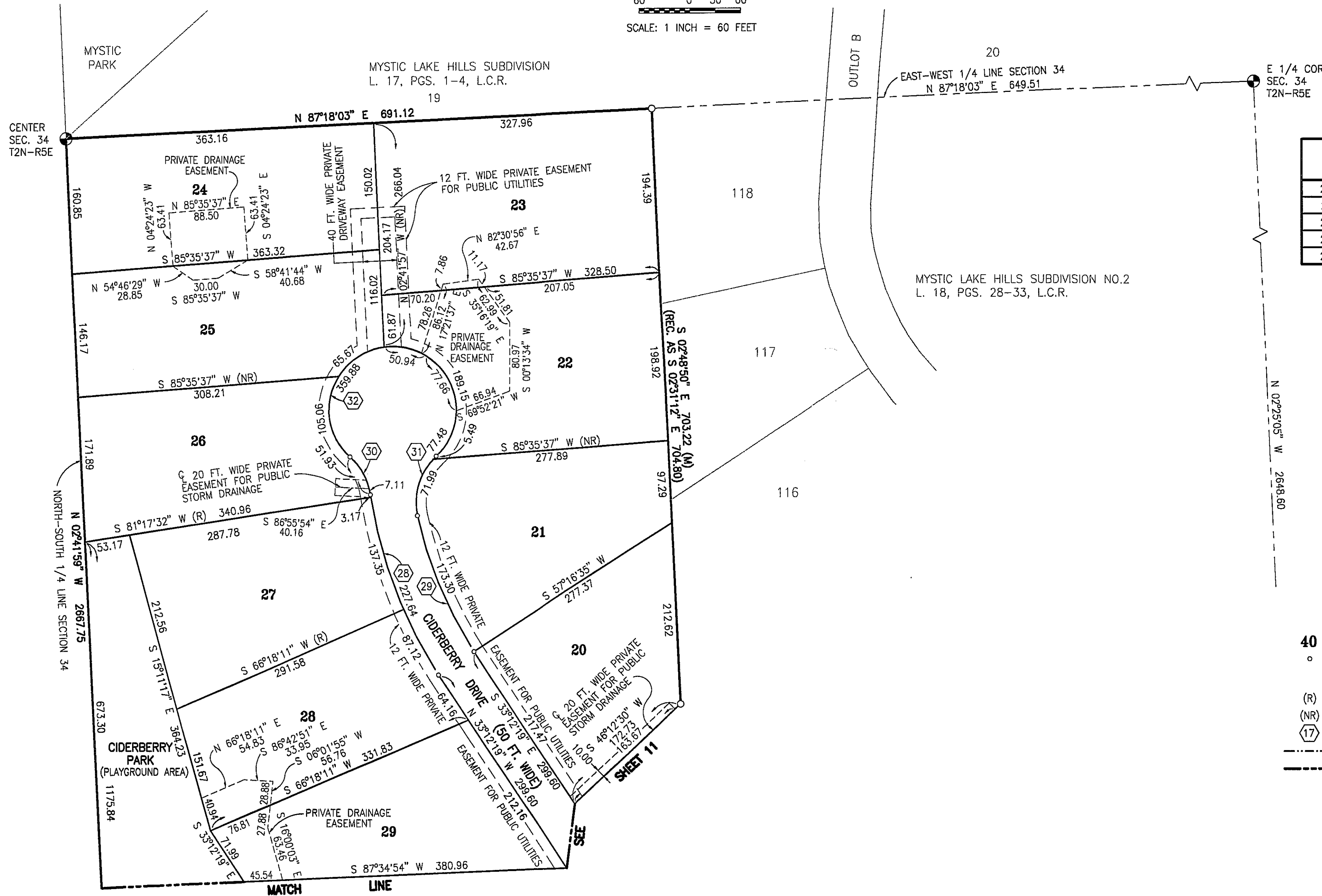
PRELIMINARY



60 0 30 60
SCALE: 1 INCH = 60 FEET

NOTES:

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3. FOR CURVE DATA SCHEDULE, SEE SHEET 13.
4. FOR TYPICAL UNIT SECTION & PLAN VIEW DETAIL, SEE SHEET 13.



SCHEDULE OF UNIT AREAS			
20	44022	25	51947
21	48463	26	49835
22	56036	27	49776
23	65396	28	46419
24	56447	29	46498

LEGEND	
40	UNIT NUMBER
○	DENOTES CONCRETE MONUMENT 4" DIAMETER, 36" LONG ENCASING 1/2" IRON ROD.
(R)	DENOTES A RADIAL LOT LINE
(NR)	DENOTES A NON-RADIAL LOT LINE
⊙	CURVE NUMBER DESIGNATION
---	WETLAND BOUNDARY
---	MATCH LINE

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CLIENT: THE TERRA LAND GROUP, L.L.C.

PROJECT: COPPERLEAF

TITLE: UNIT AREAS & PERIMETER PLAN

NO.	REVISION	DATE



DESIGNED BY: KH
DRAWN BY: WHN
CHECKED BY:
SCALE: 1" = 60'
JOB NO. 2-01021
DATE: 6-5-02
PLOTING INFORMATION

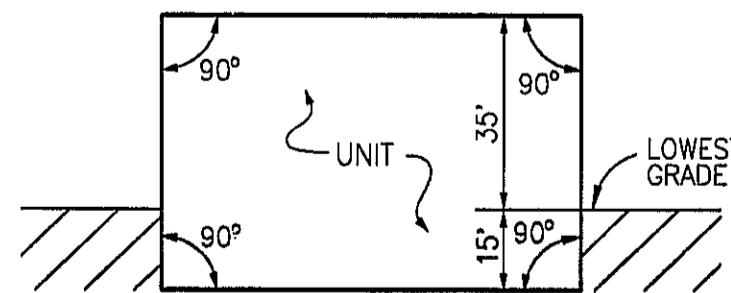
SHEET NO. 12

COORDINATE POINT & CURVE DATA SCHEDULE

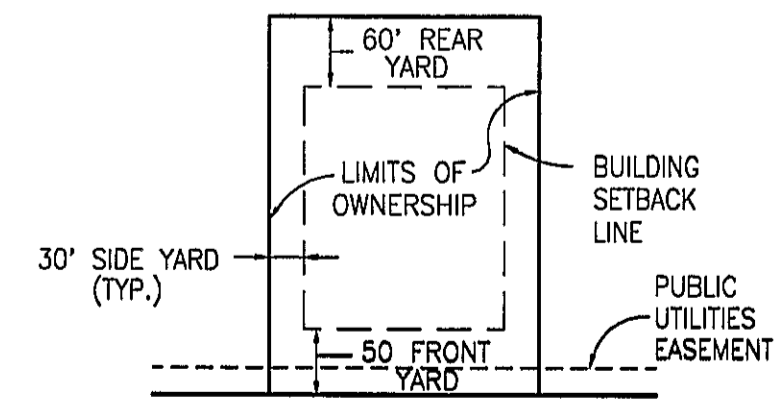
PRELIMINARY

CURVE DATA					
CURVE	RADIUS	CENTRAL ANGLE	ARC LENGTH	CHORD LENGTH	BEARING DIRECTION
1	475.00	11°20'54"	94.08	93.93	N 08°46'48" W
2	525.00	11°20'54"	103.98	103.82	S 08°46'48" E
3	833.57	06°44'58"	98.19	98.14	N 11°04'46" W
4	2013.50	05°29'51"	193.20	193.12	S 86°46'26" W
5	1963.50	05°32'34"	189.95	189.87	N 86°47'47" E
6	75.00	48°36'49"	63.64	61.74	S 65°12'57" W
7	75.00	47°43'03"	62.46	60.67	N 66°34'25" W
8	75.00	276°22'34"	361.78	100.00	N 00°54'10" W
9	833.57	25°56'06"	377.32	374.11	N 08°42'01" E
10	783.57	39°21'00"	538.15	527.63	S 05°13'15" W
11	225.00	26°05'11"	102.44	101.56	N 79°39'24" W
12	275.00	26°05'11"	125.21	124.13	S 79°39'24" E
13	75.00	48°11'24"	63.08	61.24	S 63°12'20" W
14	75.00	48°11'24"	63.08	61.24	S 68°36'18" E
15	75.00	276°22'46"	361.78	100.00	N 02°41'59" W
16	475.00	20°10'41"	167.28	166.42	N 14°26'23" E
17	525.00	20°32'41"	188.25	187.25	S 14°37'24" W
18	275.00	68°41'08"	329.67	310.28	N 38°41'38" E
19	225.00	68°41'08"	269.73	253.86	S 38°41'38" W
20	225.00	32°58'12"	129.47	127.69	N 56°33'06" E
21	275.00	32°58'12"	158.24	156.07	S 56°33'06" W
22	275.00	34°50'39"	167.24	164.68	N 57°29'19" E
23	225.00	34°50'40"	136.83	134.74	S 57°29'20" W
24	215.00	149°01'19"	559.20	414.38	N 11°08'17" W
25	165.00	149°01'20"	429.15	318.02	S 11°08'17" E
26	125.00	96°34'42"	210.70	186.63	N 15°05'02" E
27	175.00	96°34'42"	294.98	261.28	S 15°05'02" W
28	525.00	24°50'38"	227.64	225.86	N 20°47'00" W
29	475.00	20°54'14"	173.30	172.34	S 22°45'12" E
30	75.00	39°40'31"	51.93	50.90	N 28°11'57" W
31	75.00	59°11'33"	77.48	74.08	S 17°17'41" W
32	75.00	274°55'40"	359.88	101.41	N 89°25'38" E

LIST OF COORDINATES								
NO.	NORTHING	EASTING	NO.	NORTHING	EASTING	NO.	NORTHING	EASTING
1	369769.84	13265014.59	37	370411.26	13264984.34	73	371337.63	13266283.56
2	372374.69	13264891.76	38	370462.78	13264981.91	74	370861.10	13266133.44
3	372407.24	13265582.11	39	370458.14	13265760.94	75	370890.06	13266137.12
4	371704.88	13265616.63	40	370643.12	13265758.36	76	371117.14	13265905.73
5	371745.69	13266264.97	41	370639.33	13265808.22	77	370964.61	13266300.55
6	370944.88	13266301.45	42	369975.46	13266035.56	78	371329.47	13266283.93
7	370944.84	13266300.35	43	370125.16	13266025.92	79	371396.99	13266230.86
8	370495.76	13266321.24	44	370274.86	13266016.28	80	371711.57	13265723.05
9	370430.55	13266006.25	45	370436.44	13266098.64	81	371500.26	13265841.07
10	369825.76	13266045.20	46	370540.23	13266092.69	82	371395.97	13265870.72
11	369805.96	13265680.01	47	370712.11	13266114.52	83	371377.21	13265849.60
12	369808.67	13265729.94	48	370515.40	13265459.90	84	371198.24	13265936.96
13	369827.39	13265678.85	49	370464.66	13265449.52	85	371329.88	13265694.95
14	369830.10	13265728.78	50	370236.22	13264992.60	86	371000.73	13265425.64
15	369920.23	13265664.51	51	370262.19	13265424.42	87	371492.64	13265101.72
16	369932.71	13265712.93	52	370046.73	13265437.48	88	371375.87	13265119.06
17	370016.54	13265645.65	53	370008.56	13265003.33	89	371249.65	13265087.93
18	370066.26	13265640.44	54	369781.42	13265227.93	90	371230.24	13265083.14
19	370003.51	13265520.76	55	369794.05	13265460.71	91	370962.48	13265095.22
20	370053.24	13265515.56	56	370883.42	13265776.65	92	370705.32	13265220.28
21	369992.64	13265327.95	57	370933.28	13265780.44	93	370711.49	13265512.04
22	370042.62	13265325.99	58	370902.45	13265526.57	94	371739.91	13265331.02
23	369966.76	13265271.89	59	370952.30	13265530.36	95	371767.30	13265372.85
24	370066.75	13265270.31	60	371309.03	13265446.52	96	371926.23	13265306.19
25	370436.06	13265697.03	61	371264.33	13265468.93	97	371951.08	13265250.87
26	370481.96	13265716.86	62	371489.22	13265495.09	98	371995.94	13265226.81
27	370451.86	13265660.50	63	371516.61	13265536.92	99	371996.96	13265328.22
28	370497.76	13265680.35	64	370971.98	13265783.38	100	371917.24	13265606.20
29	370470.10	13265560.59	65	370698.16	13265833.24	101	372014.41	13265601.42
30	370520.04	13265558.24	66	371214.14	13265977.36	102	372213.09	13265591.65
31	370456.37	13265269.41	67	371166.32	13265991.95	103	372214.03	13264899.33
32	370506.31	13265267.06	68	371284.53	13266083.90	104	372068.02	13264906.22
33	370428.76	13265214.75	69	371252.34	13266122.17	105	371896.33	13264914.31
34	370528.65	13265210.04	70	371373.03	13266222.77	106	371699.24	13265022.56
35	370443.08	13265089.20	71	371324.76	13266235.79	107	371816.43	13265289.55
36	370493.65	13265083.65	72	371388.79	13266281.23	108	371508.71	13265482.34
						109	370481.36	13266095.74



TYPICAL UNIT SECTION
NO SCALE



50 FT. WIDE R.O.W.

TYPICAL UNIT
PLAN VIEW
NO SCALE

BOSS ENGINEERING
ENGINEERS • SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS

THE TERRA LAND GROUP, L.L.C.

CLIENT PROJECT

STATE OF MI
CHRIS S. FE
PROFES
SURV
LICENSED PR

DESIGN
DRAWN
CHECK
SCALE
JOB
DATE

COPPERLEAF