

Lansing, Michigan 48909
Information
(517) 374-9417
P.O. Box 30054
Corporation Division
Corporation Information
(517) 373-0493
Record Information
(517) 373-0496
Annual Report
(517) 373-0488
Certification & Copies
(517) 373-2901



WILLIAM G. MILLIKEN, Governor

DEPARTMENT OF COMMERCE

WILLIAM F. McLAUGHLIN, Director

O R D E R CONDITIONAL PERMIT TO SELL

Enforcement Division
(517) 374-9426
Examination Division
(517) 373-0485
Franchise & Agent Licensing
(517) 374-9444
Condominiums
(517) 373-8026
Mobile Homes
(517) 374-9586

Application of Streamwood Estates, a Michigan Co-Partnership, 30233 Southfield Road, Southfield, Michigan 48076, Developer, for a Conditional Permit To Sell in the proposed STREAMWOOD ESTATES - SIXTH AMENDMENT, Hamlin & Crooks Road, Avon Township, Oakland County, Michigan. (Our File #72-294.)

Application having been duly made and examined, and

A Certificate of Approval of Amended Master Deed, having been entered on May 11, 1979, and recorded on May 31, 1979, in Liber 7523, page 263; and in the Amended Master Deed, having been recorded on May 31, 1979, in Liber 7523, pages 366 through 394, in the records of the Oakland County Register of Deeds.

Therefore, a Conditional Permit To Sell units is hereby granted to the developer pursuant to 1978 P.A. 59, subject to the following conditions:

- a) That each purchaser of a unit be given, before or at the time of purchase, copy of the recorded Master Deed reduced to 8 1/2 x 14 inches, including the by-laws and plans which are a part thereof, the association by-laws and a disclosure statement beginning October 1, 1978. That this Bureau be furnished with a copy of all advertisements and sales literature to be used in the sale of units within 5 days after use.
- c) That no unit be conveyed until an occupancy permit has been received.
- d) That until conveyance of title or at such other time designated by the Bureau, all deposits shall be placed and remain in the escrow account.
- e) That "as-built" plans must be submitted no later than 90 days after satisfactory completion of the construction contracts relating to this project.
- f) That notice of a change in mortgagee be submitted to the Corporation & Securities Bureau.
- g) That the developer or its successor submit to the Bureau, an affidavit indicating the date upon which the last unit in the project is sold.
- h) That notice of a successor developer or a successor mortgagee which acquires title to the project, or a portion of the project, be submitted to the Bureau.
- i) That a developer of an expandable or convertible project, or its successor, which intend to avail itself of Section 88(2) of the Act, provide notice to the Bureau of the date the expansion or conversion is begun and the estimated date of completion.
- j) That this permit is only valid for the sale of units numbered 136 through 170, as designated in the recorded Master Deed.

MICHIGAN DEPARTMENT OF COMMERCE
WILLIAM F. McLAUGHLIN

By

E.C. Mackey, Director
Corporation & Securities Bureau

dated: June 1, 1979
Lansing, Michigan

Corporation & Securities Bureau
6546 Mercantile Way
Lansing, Michigan 48909

STATE OF MICHIGAN



WILLIAM G. MILLIKEN, Governor

DEPARTMENT OF COMMERCE

William F. McLaughlin, Director

ORDER

CERTIFICATE OF APPROVAL OF AMENDED MASTER DEED

P.O. Box 30222
Enforcement Division
(517) 374-9426
Examination Division
(517) 373-0485
Condominiums
(517) 373-8026
Mobile Homes
(517) 374-9586

Recorded in Liber 7523,
Page 363, Oakland County
RECORDS, on May 31, 1979

P.O. Box 30054
Corporation Division
General Information
(517) 373-0493
Record Information
(517) 373-0496
Annual Report
(517) 373-0488
Certification & Copies
(517) 373-2901

In re: Application of Streamwood Estates, a Michigan Co-Partnership, 30233 Southfield Rd., Southfield, Michigan 48076, for a Certificate of Approval of Amended Master Deed, in the proposed STREAMWOOD ESTATES - SIXTH AMENDMENT, Hamlin & Crooks Road, Avon Township, Oakland County, Michigan. (Our File #72-294.)

1. Application having been duly made and examined,
2. A Certificate of Approval of Amended Master Deed for the above condominium is hereby given to the developer, pursuant to 1978 P.A. 59:
 - a) That all existing and future co-owners in the above condominium be supplied with copies of the Amended Master Deed.
 - b) That this order be recorded with the County Register of Deeds at the same time as the Amended Master Deed itself is so recorded. A copy of such recorded documents shall be returned to the Michigan Department of Commerce, Corporation & Securities Bureau, prior to the issuance of a Permit To Sell.
 - c) That the Master Deed shall not be recorded without a certification by the Treasurer collecting same that all property taxes and special assessments which have become a lien on the property involved in the project have been paid in full.
 - d) When construction has been completed, the developer shall amend the Master Deed by filing "as-built" plans.
 - e) That pursuant to Section 21(3) of the Condominium Act, all projects which were approved under the Horizontal Real Property Act, 1963 P.A. 229, as amended, shall comply with Sections 21(4) and (5) of the Condominium Act.
3. This Certificate of Approval of Amended Master Deed becomes effective immediately.

MICHIGAN DEPARTMENT OF COMMERCE
William A. McLaughlin, Director

E C Mackey

By

E. C. Mackey, Director
Corporation & Securities Bureau

Dated: May 11, 1979
Lansing, Michigan



**SIXTH AMENDMENT TO MASTER DEED OF
STREAMWOOD ESTATES**

Streamwood Estates, a Michigan co-partnership, being the Developer of Streamwood Estates, a condominium project established pursuant to the Master Deed thereof, recorded on May 22, 1974, in Liber 6295, Pages 308 through 352; First Amendment to the Master Deed recorded on September 19, 1975, in Liber 6541, Pages 296 through 325; Second Amendment to the Master Deed recorded on November 23, 1976, in Liber 6801, Pages 552 through 570; Third Amendment to the Master Deed recorded on November 14, 1977, in Liber 7064, Pages 874 through 894; Fourth Amendment to the Master Deed, recorded on April 27, 1978, in Liber 7185, Page 551; and Fifth Amendment to the Master Deed recorded on May 23, 1978, in Liber 7206, Pages 718 through 738, Oakland County Condominium Subdivision Plan No. 178, hereby amends the Master Deed of Streamwood Estates pursuant to the authority reserved in Article VI and VIII of said Master Deed for the purpose of correcting survey errors in Sheets 11 and 17 of Exhibit "B," enlarging the condominium project from 135 units to 170 units by the addition of land described in Section 1 below and reallocating percentages of value set forth in Article V-C of said Master Deed. Upon approval of this Amendment by Order of the Michigan Department of Commerce, and recordation in the Office of the Oakland County Register of Deeds of this Amendment and said Order, said Master Deed and Exhibit "B" thereto shall be amended in the following manner:

1. The following land shall be added to the Condominium Project by this Amendment:

A parcel of land being part of the Southwest 1/4 of Section 21, Town 3 North, Range 11 East, Avon Township, Oakland County, Michigan, being described as beginning at a point distant North 1° 34' 36" West, 60.02 feet to a point on the Northerly 60 foot right-of-way line of Hamlin Road; thence along the said Northerly right-of-way line North 89° 57' 21" West, 18.29 feet; thence leaving the said Northerly right-of-way line North 2° 51' 34" East, 125.36 feet; thence on a curve to the left having a radius of 500.00 feet, arc 109.59 feet, central angle 12° 33' 28", chord bearing and distance North 3° 25' 10" West, 109.37 feet; thence North 9° 41' 54" West, 70.00 feet; thence on a curve to the right having a radius 480.00 feet, arc 789.59 feet, central angle 94° 15' 00", chord bearing and distance North 37° 25' 36" East, 703.53 feet; thence North 84° 33' 06" East, 310.36 feet from the Southeast corner of said Section 21; proceeding thence North 9° 12' 38" West, 100.00 feet; thence North 5° 07' 13" East, 165.83 feet; thence North 0° 29' 09" East, 168.25 feet to the approximate centerline of the Clinton River; thence along the said approximate centerline of the Clinton River due East 110.02 feet; thence leaving the said approximate centerline of the Clinton River South 27° 20' 21" East, 391.25 feet to a point on a curve; thence on a curve concave to the North having a radius of 730 feet, arc 289.53 feet, central angle 22° 43' 28", chord bearing and distance South 73° 11' 22" West, 287.63 feet; thence South 84° 33' 06" West, 14.64 feet to the point of beginning,
and

A parcel of land being part of the Southwest 1/4 of Section 21, Town 3 North, Range 11 East, Avon Township, Oakland County, Michigan, being described as beginning at a point distant North 1° 34' 36" West, 60.02 feet to a point on the Northerly 60 foot right-of-way line of Hamlin Road; thence along said Northerly right-of-way line North 86° 48' 06" East, 261.52 feet; thence leaving the said Northerly right-of-way line North 3° 11' 51", 173.00 feet; thence North 86° 48' 09" East, 554.92 feet from the Southwest corner of said Section 21; proceeding thence North 7° 19' 39" West, 620.00 feet; thence on a curve concave to the North having a radius of 790 feet, arc 161.43 feet, central angle 11° 42' 30" chord bearing and distance North 78° 41' 41" East, 161.15 feet; thence South 11° 42' 31" East, 143.57 feet; thence North 78° 17' 29" East, 99.92 feet; thence South 11° 42' 31" East, 366.06 feet to a point on a curve, said point also being on the Northerly right-of-way line of the Grand Trunk Railroad 100 feet wide; thence along the said Northwesterly right-of-way line on a curve concave to the Northwest having a radius of 5501.18 feet, arc 194.06 feet, central angle 2° 01' 16" chord bearing and distance South 56° 05' 07" West, 194.05 feet; thence South 57° 03' 09" West, 106.33 feet; thence leaving the said Northwesterly right-of-way line South 86° 48' 09" West, 30.00 feet to the point of beginning.

2. Fifth Amended Article V-C of said Master Deed of Streamwood Estates as set forth below, shall replace and supersede Fourth Amended Article V-C of the Master Deed as recorded, and the Fourth Amended Article V-C shall be of no further force or effect.

FIFTH AMENDED ARTICLE V-C OF THE MASTER DEED OF
STREAMWOOD ESTATES

ARTICLE V

C. Set forth below are:

- (a) Each apartment number as it appears on the Condominium Subdivision Plan.
- (b) The percentage of value assigned to each apartment.
- (c) The type of unit for purposes of the occupancy limitation as set forth in Article VI, Section 1 of the Condominium Bylaws.

Apartment Number	Type	Percentage of Value Assigned
1	2-Bedroom	.4600
2	2-Bedroom	.4600
3	2-Bedroom	.4600
4	2-Bedroom	.4600
5	2-Bedroom	.4600
6	2-Bedroom	.4600
7	2-Bedroom	.4600
8	2-Bedroom	.4600
9	2-Bedroom	.4600
10	2-Bedroom	.4600
11	2-Bedroom	.4600
12	2-Bedroom	.4600
13	2-Bedroom	.4600
14	2-Bedroom	.4600
15	2-Bedroom	.4600
16	2-Bedroom	.4600
17	2-Bedroom	.4600
18	2-Bedroom	.4600
19	2-Bedroom	.4600
20	2-Bedroom	.4600
21	3-Bedroom	.6074
22	3-Bedroom	.5985
23	2-Bedroom	.5925
24	2-Bedroom	.5925
25	3-Bedroom	.5985
26	3-Bedroom	.6074
27	3-Bedroom	.6074
28	3-Bedroom	.5985
29	2-Bedroom	.5925
30	2-Bedroom	.5925
31	3-Bedroom	.5985
32	3-Bedroom	.6074
33	3-Bedroom	.5858
34	3-Bedroom	.5769
35	2-Bedroom	.5670
36	2-Bedroom	.5401
37	3-Bedroom	.5769
38	2-Bedroom	.5401
39	2-Bedroom	.5708
40	3-Bedroom	.5769
41	3-Bedroom	.6074
42	3-Bedroom	.6074
43	2-Bedroom	.5985
44	2-Bedroom	.5925
45	2-Bedroom	.5708
46	3-Bedroom	.5769
47	3-Bedroom	.5858

48	2-Bedroom	.5401
49	3-Bedroom	.5769
50	2-Bedroom	.5401
51	3-Bedroom	.5858
52	3-Bedroom	.5769
53	2-Bedroom	.5670
54	3-Bedroom	.5858
55	3-Bedroom	.5769
56	2-Bedroom	.5670
57	2-Bedroom	.5401
58	3-Bedroom	.5769
59	2-Bedroom	.5401
60	2-Bedroom	.4600
61	2-Bedroom	.4600
62	2-Bedroom	.4600
63	2-Bedroom	.4600
64	3-Bedroom	.5858
65	3-Bedroom	.5769
66	2-Bedroom	.5708
67	2-Bedroom	.5401
68	3-Bedroom	.5769
69	2-Bedroom	.5401
70	3-Bedroom	.5858
71	3-Bedroom	.5769
72	2-Bedroom	.5708
73	2-Bedroom	.5769
74	3-Bedroom	.5769
75	2-Bedroom	.5401
76	2-Bedroom	.5858
77	3-Bedroom	.5769
78	2-Bedroom	.5708
79	3-Bedroom	.5858
80	3-Bedroom	.5769
81	2-Bedroom	.5708
82	2-Bedroom	.5769
83	3-Bedroom	.5769
84	2-Bedroom	.5401
85	2-Bedroom	.5769
86	3-Bedroom	.5769
87	2-Bedroom	.5401
88	3-Bedroom	.5858
89	3-Bedroom	.5769
90	2-Bedroom	.5708
91	2-Bedroom	.5708
92	3-Bedroom	.5769
93	3-Bedroom	.5858
94	3-Bedroom	.5858
95	3-Bedroom	.5769
96	2-Bedroom	.5708
97	2-Bedroom	.5708
98	3-Bedroom	.5769
99	3-Bedroom	.5858
100	3-Bedroom	.5769
101	3-Bedroom	.5769
102	2-Bedroom	.5401
103	2-Bedroom	.5401
104	3-Bedroom	.5769
105	3-Bedroom	.5769
106	3-Bedroom	.5769
107	3-Bedroom	.5769
108	2-Bedroom	.5401
109	3-Bedroom	.5769
110	3-Bedroom	.5769
111	2-Bedroom	.5401

112	2-Bedroom	.5401
113	3-Bedroom	.5769
114	3-Bedroom	.5769
115	2-Bedroom	.5708
116	3-Bedroom	.5769
117	3-Bedroom	.5858
118	3-Bedroom	.5858
119	3-Bedroom	.5769
120	2-Bedroom	.5708
121	2-Bedroom	.5401
122	3-Bedroom	.5769
123	2-Bedroom	.5769
124	3-Bedroom	.5769
125	3-Bedroom	.5769
126	2-Bedroom	.5401
127	2-Bedroom	.5708
128	3-Bedroom	.5769
129	3-Bedroom	.5858
130	3-Bedroom	.5858
131	3-Bedroom	.5769
132	2-Bedroom	.5708
133	2-Bedroom	.5708
134	3-Bedroom	.5769
135	3-Bedroom	.5858
136	2-Bedroom	.6621
137	3-Bedroom	.7209
138	3-Bedroom	.7555
139	2-Bedroom	.7306
140	2-Bedroom	.6873
141	3-Bedroom	.7481
142	3-Bedroom	.7720
143	2-Bedroom	.7578
144	2-Bedroom	.6621
145	3-Bedroom	.7209
146	3-Bedroom	.7555
147	2-Bedroom	.7306
148	3-Bedroom	.7555
149	3-Bedroom	.7209
150	2-Bedroom	.6621
151	2-Bedroom	.7306
152	3-Bedroom	.7555
153	3-Bedroom	.7209
154	2-Bedroom	.6621
155	2-Bedroom	.7306
156	3-Bedroom	.7555
157	3-Bedroom	.7209
158	2-Bedroom	.6621
159	2-Bedroom	.7306
160	3-Bedroom	.7555
161	3-Bedroom	.7209
162	2-Bedroom	.6621
163	2-Bedroom	.7306
164	3-Bedroom	.7555
165	3-Bedroom	.7209
166	2-Bedroom	.6621
167	2-Bedroom	.7306
168	3-Bedroom	.7555
169	3-Bedroom	.7209
170	2-Bedroom	.6621

3. Amended Sheets 1, 2, 3, 3B, 4, 4B, 5, 5B, 11 and 17 of the Condominium Subdivision Plan of Streamwood Estates as attached hereto shall replace and supersede Sheets 1, 2, 3, 3B, 4, 4B,

5, 5B, 11 and 17 of the Condominium Subdivision Plan of Streamwood Estates as originally recorded and subsequently amended and the originally recorded and amended Sheets 1, 2, 3, 3B, 4, 4B, 5, 11 and 17 shall be of no further force or effect. The legal description of the condominium premises contained on said Amended Sheet 1 shall replace and supersede the description of said premises contained in Article II of the originally recorded Master Deed, as subsequently amended.

4. Sheets 3E, 3F, 4E, 4F, 5E, 5F and 24 through 31 of the Condominium Subdivision Plan of Streamwood Estates as attached hereto, shall supplement and be incorporated in the Condominium Subdivision Plan of Streamwood Estates, as amended.

In all respects, other than as hereinabove indicated, the original Master Deed of Streamwood Estates as heretofore amended, including the Bylaws and Condominium Subdivision Plan respectively attached thereto as Exhibits "A" and "B", recorded as aforesaid, is hereby ratified, confirmed and redeclared.

WITNESSES:

STREAMWOOD ESTATES, a Michigan
co-partnership

/s/ Charlotte K. Reis
Charlotte K. Reis

By: /s/ Donald G. VanEvery
Donald G. VanEvery, Partner

/s/ Phyllis Smith Hix
Phyllis Smith Hix

STATE OF MICHIGAN)
) SS.
COUNTY OF OAKLAND)

The foregoing Sixth Amendment to Master Deed of Streamwood Estates was acknowledged before me this 11th day of May, 1979, by Donald G. VanEvery, one of the partners of STREAMWOOD ESTATES, a Michigan co-partnership, on behalf of the partnership.

/s/ Charlotte K. Reis
Charlotte K. Reis
Notary Public, Oakland County, Michigan
My commission expires: September 17, 1979

SIXTH AMENDMENT TO MASTER DEED DRAFTED BY:
Robert L. Nelson, of
Dykema, Gossett, Spencer, Goodnow & Trigg
35th Floor, 400 Renaissance Center
Detroit, Michigan 48243

WHEN RECORDED, RETURN TO DRAFTER.

NON-PROFIT
ARTICLES OF INCORPORATION

These Articles of Incorporation are signed and acknowledged by the incorporators for the purpose of forming a non-profit corporation under the provisions of Act No. 327 of the Public Acts of 1931, as amended, as follows:

ARTICLE I

The name of the corporation is STREAMWOOD COMMONS ASSOCIATION.

ARTICLE II

The purpose or purposes for which the corporation is formed are as follows:

- (a) To manage and administer the affairs of and to maintain Streamwood Commons, a condominium, (hereinafter called the "Condominium");
- (b) To levy and collect assessments against and from the members of the corporation and to use the proceeds thereof for the purposes of the corporation;
- (c) To carry insurance and to collect and allocate the proceeds thereof;
- (d) To rebuild improvements after casualty;
- (e) To contract for and employ persons, firms, or corporations to assist in management, operation, maintenance, and administration of said Condominium;
- (f) To make and enforce reasonable regulations concerning the use and enjoyment of said Condominium;
- (g) To own, maintain and improve, and to buy, sell, convey, assign, mortgage, or lease (as Landlord or Tenant) any real and personal property, including, but not limited to, any apartment in the Condominium or any other real property, whether or not contiguous to the Condominium, for the purpose of providing benefit to the members of the corporation and in furtherance of any of the purposes of the corporation;
- (h) To borrow money and issue evidences of indebtedness in furtherance of any or all of the objects of its business; to secure the same by mortgage, pledge or other lien;
- (i) To enforce the provisions of the Master Deed and Bylaws of the Condominium and of these Articles of Incorporation and such Bylaws and Rules and Regulations of this Corporation as may hereafter be adopted;
- (j) To do anything required of or permitted to it as administrator of said Condominium by the Condominium Master Deed or Bylaws or by Act No. 229 of Public Acts of 1963, as from time to time amended;
- (k) In general, to enter into any kind of activity; to make and perform any contract and to exercise all powers necessary, incidental or convenient to the administration, management, maintenance, repair, replacement and operation of said Condominium and to the accomplishment of any of the purposes thereof.

ARTICLE III

Location of the first registered office is: 30233 Southfield Road, Southfield, Michigan 48076.

Post office address of the first registered office is: 30233 Southfield Road, Southfield, Michigan 48076.

ARTICLE IV

The name of the first resident agent is: Donald G. Van Every.

ARTICLE V

Said corporation is organized upon a non-stock basis;

The amount of assets which said corporation possesses is:

Real Property:	None
Personal Property:	None

Said corporation is to be financed under the following general plan:

Assessment of Members

ARTICLE VI

The names and places of business of each of the incorporators are as follows:

Donald G. Van Every, 30233 Southfield Road, Southfield, Michigan 48076
William E. Allen, 30233 Southfield Road, Southfield, Michigan 48076
Morris H. Goodman, 2700 City National Bank Building, Detroit, Michigan 48226

ARTICLE VII

The names and addresses of the first Board of Directors are as follows:

Donald G. Van Every, 30233 Southfield Road, Southfield, Michigan 48076
William E. Allen, 30233 Southfield Road, Southfield, Michigan 48076
Morris H. Goodman, 2700 City National Bank Building, Detroit, Michigan 48226

ARTICLE VIII

The term of corporate existence is perpetual.

ARTICLE IX

The qualifications of members, the manner of their admission to the corporation, the termination of membership, and voting by such members shall be as follows:

- (a) Each co-owner (including the Developer) of an apartment in the Condominium shall be a member of the corporation, and no other person or entity shall be entitled to membership; except that the subscribers hereto shall be members of the corporation until such time as their membership shall terminate, as hereinafter provided.
- (b) Membership in the corporation (except with respect to any non-co-owner incorporators, who shall cease to be members upon the qualification for membership of any co-owner) shall be established by acquisition of fee simple title to an apartment in the Condominium and by recording with the Register of Deeds in the County where the Condominium is located, a deed or other instrument establishing a change of record title to such apartment and the furnishing of evidence of same satisfactory to the corporation (except that the Developer of the Condominium shall become a member immediately upon establishment of the Condominium) the new co-owner thereby becoming a member of the corporation, and the membership of the prior co-owner thereby being terminated.

- (c) The share of a member in the funds and assets of the corporation cannot be assigned, pledged, encumbered or transferred in any manner except as an appurtenance to his apartment in the Condominium.
- (d) Voting by members shall be in accordance with the provisions of the Bylaws of this corporation.

We, the incorporators, sign our names this 8th day of March, 1973.

/s/ Donald G. Van Every
Donald G. Van Every

/s/ William F. Allen
William F. Allen

/s/ Morris H. Goodman
Morris H. Goodman

STATE OF MICHIGAN)
) SS.
COUNTY OF OAKLAND)

On this 8th day of March, 1973, before me personally appeared Donald G. Van Every, William E. Allen and Morris H. Goodman to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

/s/ Charlotte K. Reis
Charlotte K. Reis
Notary Public, Oakland County, Michigan
My Commission Expires: October 18, 1975

REPLAT NO.5 OF
OAKLAND COUNTY CONDOMINIUM
SUBDIVISION PLAN № 178
EXHIBIT B TO THE AMENDED MASTER DEED OF
STREAMWOOD ESTATES, A CONDOMINIUM
AVON TOWNSHIP, MICHIGAN

DEVELOPER:
STREAMWOOD ESTATES, A MICHIGAN CO-PARTNERSHIP
30233 SOUTHFIELD RD.
SOUTHFIELD, MICHIGAN

SURVEYOR:
PATE, HIRN & ROGUE, INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN

PROPERTY DESCRIPTION

A PARCEL OF LAND BEING PART OF THE S.E. 1/4 OF SECTION 20 AND PART OF THE S.W. 1/4 OF SECTION 21, T34N, R11E, AVON TOWNSHIP, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS BEGINNING AT A POINT DISTANT N1°34'36"W 60.02 FT. TO A POINT ON THE NORTHERLY 60 FT. RIGHT-OF-WAY LINE OF HAMLIN ROAD, THENCE N89°57'21"W 18.29 FT. ALONG THE SAID NORTHERLY 60 FT. RIGHT-OF-WAY LINE OF HAMLIN ROAD FROM THE S.E. CORNER OF SAID SECTION 20, PROCEEDING THENCE N89°57'21"W 313.75 FT., THENCE N3°44'43"W 754.81 FT., THENCE N66°15'17"E 79.90 FT. TO THE APPROXIMATE CENTERLINE OF THE CLINTON RIVER, THENCE ALONG THE SAID APPROXIMATE CENTERLINE OF THE CLINTON RIVER S 68°44'58"E 96.57 FT., THENCE N72°04'48"E 190.89 FT., THENCE N49°32'15"E 173.74 FT., THENCE N11°02'07"E 243.54 FT., THENCE N27°17'58"E 104.66 FT., THENCE N50°22'09"E 372.04 FT., THENCE N62°42'02"E 104.66 FT., THENCE S 65°40'28"E 80.11 FT., THENCE S17°09'09"E 169.54 FT., THENCE DUE EAST 110.02 FT., THENCE LEAVING THE SAID APPROXIMATE CENTERLINE OF THE CLINTON RIVER S 27°20'21"E 391.23 FT. TO A POINT ON A CURVE, THENCE ALONG A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 730 FT., ARC 289.53 FT., CENTRAL ANGLE 22°43'28", CHORD BEARING AND DISTANCE S 73°11'23"W 287.63 FT., THENCE S64°33'08"W 323.00 FT. TO A POINT OF CURVATURE, THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS 480.00 FT., ARC 789.59 FT., CENTRAL ANGLE 94°15'00", CHORD BEARING AND DISTANCE S 37°25'36"W 703.33 FT., THENCE S 9°41'54"E 70.00 FT. TO A POINT OF CURVATURE, THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 500.00 FT., ARC 109.59 FT., CENTRAL ANGLE 12°33'28", CHORD BEARING AND DISTANCE S 3°23'10"E 109.37 FT., THENCE S 2°51'34"W 125.36 FT. TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 15.344 ACRES.

A PARCEL OF LAND BEING PART OF THE S.W. 1/4 OF SECTION 21, T34N, R11E, AVON TOWNSHIP, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS BEGINNING AT A POINT DISTANT N1°34'36"W 60.02 FT. TO A POINT ON THE NORTHERLY 60 FT. RIGHT-OF-WAY LINE OF HAMLIN ROAD, THENCE N86°48'06"E 81.71 FT. ALONG THE SAID NORTHERLY 60 FT. RIGHT-OF-WAY LINE OF HAMLIN ROAD FROM THE S.W. CORNER OF SAID SECTION 21, PROCEEDING THENCE N9°41'51"W 313.42 FT. TO A POINT OF CURVATURE, THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 420.00 FT., ARC 690.89 FT., CENTRAL ANGLE 94°16'00", CHORD BEARING AND DISTANCE N 37°25'36"E 615.59 FT., THENCE N84°33'08"E 323.00 FT. TO A POINT OF CURVATURE, THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 790 FT., ARC 161.43 FT., CENTRAL ANGLE 17°42'10", CHORD BEARING AND DISTANCE N 78°41'41"E 161.15 FT., THENCE S17°42'31"E 143.57 FT., THENCE N 78°17'29"E 99.92 FT., THENCE S17°42'31"E 366.06 FT. TO A POINT ON A CURVE, SAID POINT ALSO BEING ON THE NORTHERLY 60 FT. RIGHT-OF-WAY LINE OF THE GRAND TRUNK RAILROAD 100 FT. WIDE, THENCE ALONG THE SAID NORTHERLY 60 FT. RIGHT-OF-WAY LINE ON A CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 550.18 FT., ARC 194.08 FT., CENTRAL ANGLE 2°01'16", CHORD BEARING AND DISTANCE S 56°05'07"W 194.05 FT., THENCE S 57°03'09"W 106.53 FT., THENCE LEAVING THE SAID NORTHERLY 60 FT. RIGHT-OF-WAY LINE S 86°48'09"W 584.92 FT., THENCE S 5°11'51"E 173.00 FT., THENCE S 86°48'06"W 179.81 FT. TO THE POINT OF BEGINNING. SAID PARCEL CONTAINING 15.371 ACRES.

SURVEYOR'S CERTIFICATE

I, JOHN F. DE BUSSCHER, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR OF THE STATE OF MICHIGAN, AND THAT THE SUBDIVISION PLAN KNOWN AS OAKLAND COUNTY CONDOMINIUM SUBDIVISION PLAN № 178, AS SHOWN ON THE ACCOMPANYING DRAWINGS, REPRESENTS A SURVEY ON THE GROUND MADE UNDER MY DIRECTION AND THAT THE SAID SURVEY IS TRUE AND COMPLETE AS SHOWN, THAT THE IRONS WILL BE OF THE CHARACTER AND OCCUPY THE POSITIONS AS INDICATED, ALL AS SHOWN ON SAID MAP AND WILL BE SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

I, FURTHER CERTIFY THAT THE SURVEY PLAN SHOWN HEREWITH, IS A CORRECT ONE, AND THAT PERMANENT IRON MONUMENTS CONSISTING OF BARS NOT LESS THAN ONE-HALF INCH IN DIAMETER AND EIGHTEEN INCHES IN LENGTH, HAVE BEEN SET AT POINTS MARKED THUS: (*) AS THEREON SHOWN AT ALL ANGLES IN THE BOUNDARIES OF THE SAID SURVEY AS INCLUDED HEREWITH EXCEPT AS OTHERWISE NOTED.

DATE 2-1-79



John F. DeBusscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
17000 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN
48076

SHEET INDEX

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- * 3B. SURVEY PLAN
- * 3C. SURVEY PLAN
- * 3D. SURVEY PLAN
- * 3E. SURVEY PLAN
- * 3F. SURVEY PLAN
- * 4. UTILITY PLAN
- * 4A. UTILITY PLAN
- * 4B. UTILITY PLAN
- * 4C. UTILITY PLAN
- * 4D. UTILITY PLAN
- * 4E. UTILITY PLAN
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- * 6. TOWNHOUSE FLOOR PLAN TYPICAL UNIT A, AA REVERSE
- * 7. TOWNHOUSE FLOOR PLAN TYPICAL UNIT B, BB REVERSE
- * 8. TOWNHOUSE FLOOR PLAN TYPICAL UNIT C, CC REVERSE
- * 9. CROSS SECTIONS A, LONGITUDINAL SECTIONS TOWNHOUSE TYPICAL UNITS A, B & C, AA, BB & CC REVERSE
- * 10. CROSS SECTIONS, TOWNHOUSE TYPICAL UNITS B & C, BB & CC REVERSE
- * 11. PERIMETER PLAN BLDGS 1, 2, 5, 6, 7, 9, 12, 13, 14, 15, 16, 18, 19, 20, 22
- * 12. 23, 24, 25, 31, 33, 42, 43
- * 13. TRIPLEX FLOOR PLAN TYPICAL UNIT X, XX REVERSE
- * 14. TRIPLEX FLOOR PLAN TYPICAL UNIT Y, YY REVERSE
- * 15. CROSS SECTION B, LONGITUDINAL SECTION, TRIPLEX TYPICAL UNITS X, Y, B, Z & XX, YY, B, ZZ REVERSE
- * 16. CROSS SECTION, TRIPLEX TYPICAL UNITS X, B, Z, X, X, B, Z, Z REVERSE
- * 17. PERIMETER PLAN BLDGS. 3, 4, 10, 17, 21, 26, 27, 28, 29, 30, 32, 41, 44, 45
- * 18. FIRST FLOOR PLAN BLDGS. 36, 37 & 38
- * 19. SECOND FLOOR PLAN BLDGS. 36, 37 & 38
- * 20. FIRST FLOOR PLAN BLDGS. 39 & 40
- * 21. SECOND FLOOR PLAN BLDGS. 39 & 40
- * 22. FIRST & SECOND FLOOR PLAN BLDG. 11
- * 23. CROSS SECTION A, LONGITUDINAL SECTION BLDGS 11, 36, 37, 39, 39 & 40
- * 24. PERIMETER PLANS BLDGS. 46, 47, 48, 61, 62, 63, 64, 65 & 66
- * 25. FLOOR PLANS TYPICAL UNIT D
- * 26. FLOOR PLANS TYPICAL UNIT E
- * 27. FLOOR PLANS TYPICAL UNIT F
- * 28. FLOOR PLANS TYPICAL UNIT G
- * 29. CROSS SECTION, TYPICAL UNITS D & E
- * 30. CROSS SECTION, TYPICAL UNITS F & G
- * 31. FLOOR PLAN PLAN

NOTE
STREAMWOOD ESTATES IS A MULTI-PHASE CONDOMINIUM PROJECT THE ASTERISK (*) INDICATES AMENDED OR NEW SHEETS WHICH ARE REVISED DATED 2-1-79 THESE SHEETS WITH THIS SUBMISSION ARE TO REPLACE OR BE SUPPLEMENTAL SHEETS TO THOSE PREVIOUSLY RECORDED

APPROVED
APR 2 6 1979
MICHIGAN DEPARTMENT
OF CONSUMER SERVICES
CORPORATION & SECURITIES DIVISION

CURVE SEGMENT	RADIUS	ARC	DELTA	CHORD BEARING	CHORD
M-25	730'	194.63'	15° 16' 32"	N 54° 11' 22" E	194.05'
24-23	260'	198.66'	43° 46' 40"	N 68° 28' 26" E	193.86'
44-45	42'	33.06'	45° 05' 57"	N 67° 46' 40" E	32.21'
45-46	60'	94.46'	90° 11' 54"	S 89° 40' 14" E	85.00'
46-47	42'	33.06'	45° 05' 57"	S 67° 07' 15" E	32.21'
48-49	42'	33.06'	45° 05' 57"	S 67° 07' 15" E	32.21'
49-50	60'	94.46'	90° 11' 54"	N 89° 40' 14" W	85.00'
50-51	42'	33.06'	45° 05' 57"	N 67° 07' 15" W	32.21'
37-36	200'	192.81'	43° 46' 40"	S 68° 28' 26" W	149.12'
35-N	790'	362.92'	26° 17' 31"	S 89° 41' 52" W	359.34'
Q-39	550/18	771.46'	08° 02' 02"	N 51° 03' 28" E	770.73'

CURVE DATA

PHASE CURRENTLY BEING SUBMITTED
SURVEY PLAN-SHEET 3E
UTILITY PLAN-SHEET 4E
SITE PLAN-SHEET 5E



JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 06884
PATE, WYNNE & BOGUE, INC.
LIVE OAK RD.
SOU. D. MICHIGAN

APPROVED

APR 28 1979
MICHIGAN DEPARTMENT
OF CONSERVATION
DIVISION OF SURVEYING

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE SURVEYED THE PROPERTY HEREIN DESCRIBED AND THAT THERE ARE NO EXISTING ENCROACHMENTS UPON THE LANDS AND PROPERTY DESCRIBED

DATE 2/1/79
JOHN F. DE BOSSCHER
REGISTERED LAND SURVEYOR
17000 TWELVE MILE RD
SOUTHFIELD, MICHIGAN

ACREAGE
OWNER: W. JACKSON

APPROXIMATE CENTERLINE
OF THE CLINTON RIVER
N. 50°22'09"E

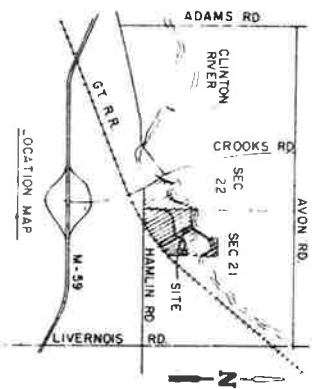
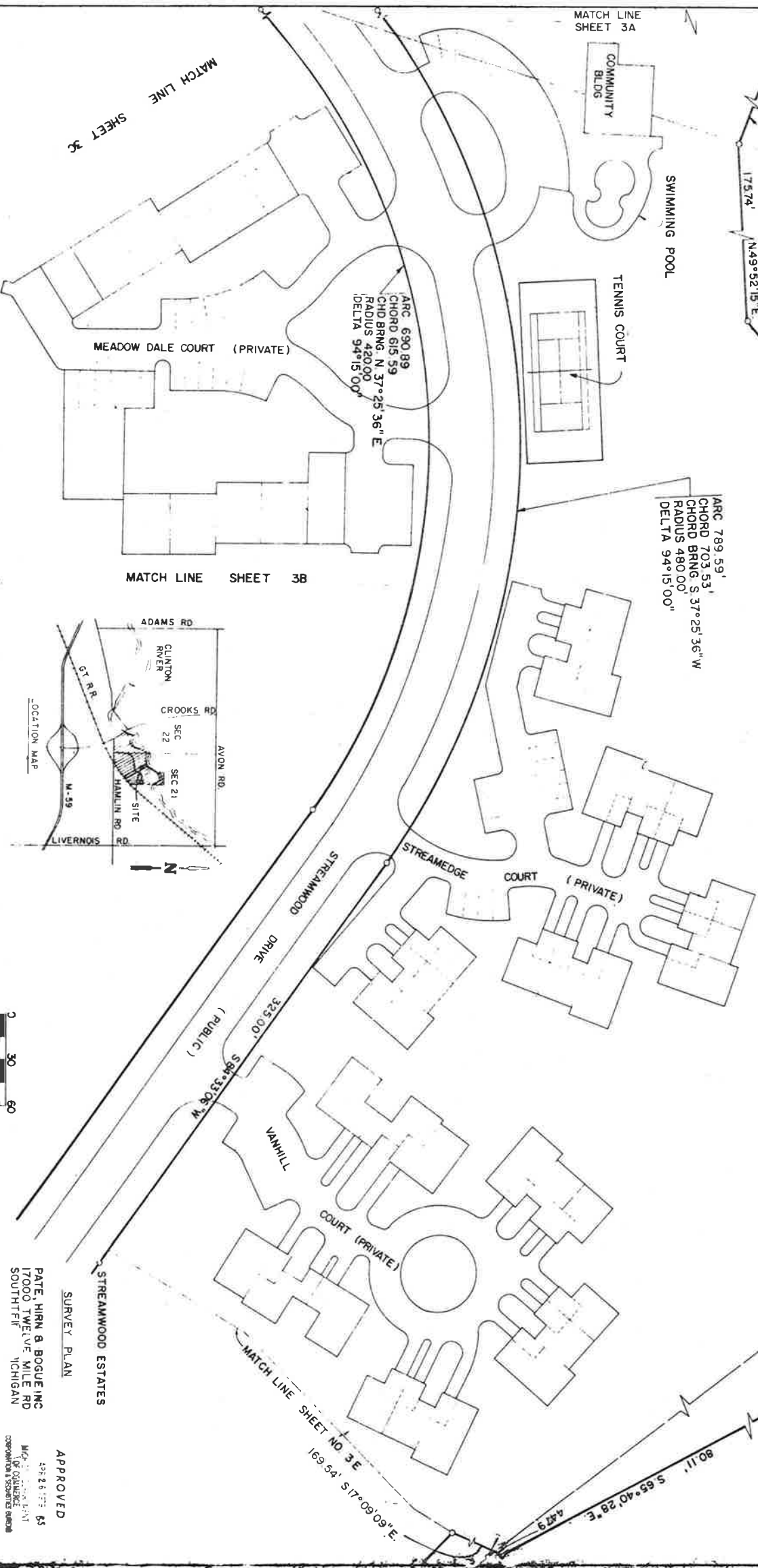
NOTE:
ALL BEARINGS WERE BASED UPON THE WEST LINE OF "CHRISTIAN HILLS N. 31" SUB. RECORDED IN LIBER 83 PAGES 15 & 16 OAKLAND COUNTY RECORDS, OAKLAND COUNTY, MICHIGAN.

MATCH LINE
SHEET 3A

MATCH LINE
SHEET 3C

MATCH LINE
SHEET 3B

MATCH LINE
SHEET NO. 3E

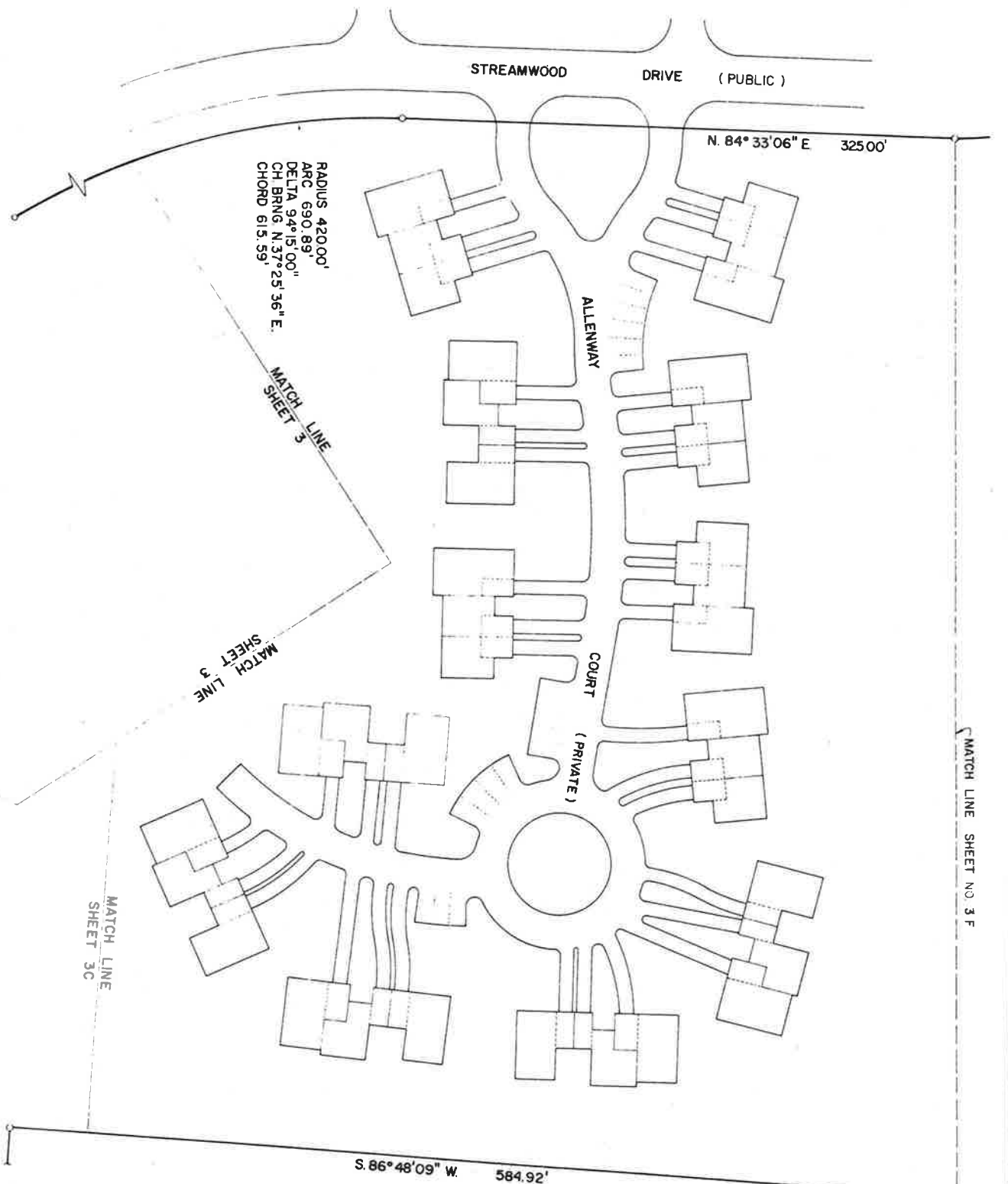


PROPOSED
2/1/79
SHEET NO. 3

SURVEY PLAN
PATE, HIRN & BOGUE INC
17000 TWELVE MILE RD
SOUTHFIELD, MICHIGAN

APPROVED

428.86.773 65
MICHIGAN
OF QUALITY
CONSTRUCTION & SERVICE



ACREAGE
OWNER
GARRET R. HOLMES

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE SURVEYED
THE PROPERTY HEREIN DESCRIBED AND THAT
THERE ARE NO EXISTING ENCROACHMENTS
UPON THE LANDS AND PROPERTY DESCRIBED.

DATE
2/1/79

John F. DeBusscher
JOHN F. DEBUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
1700 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN



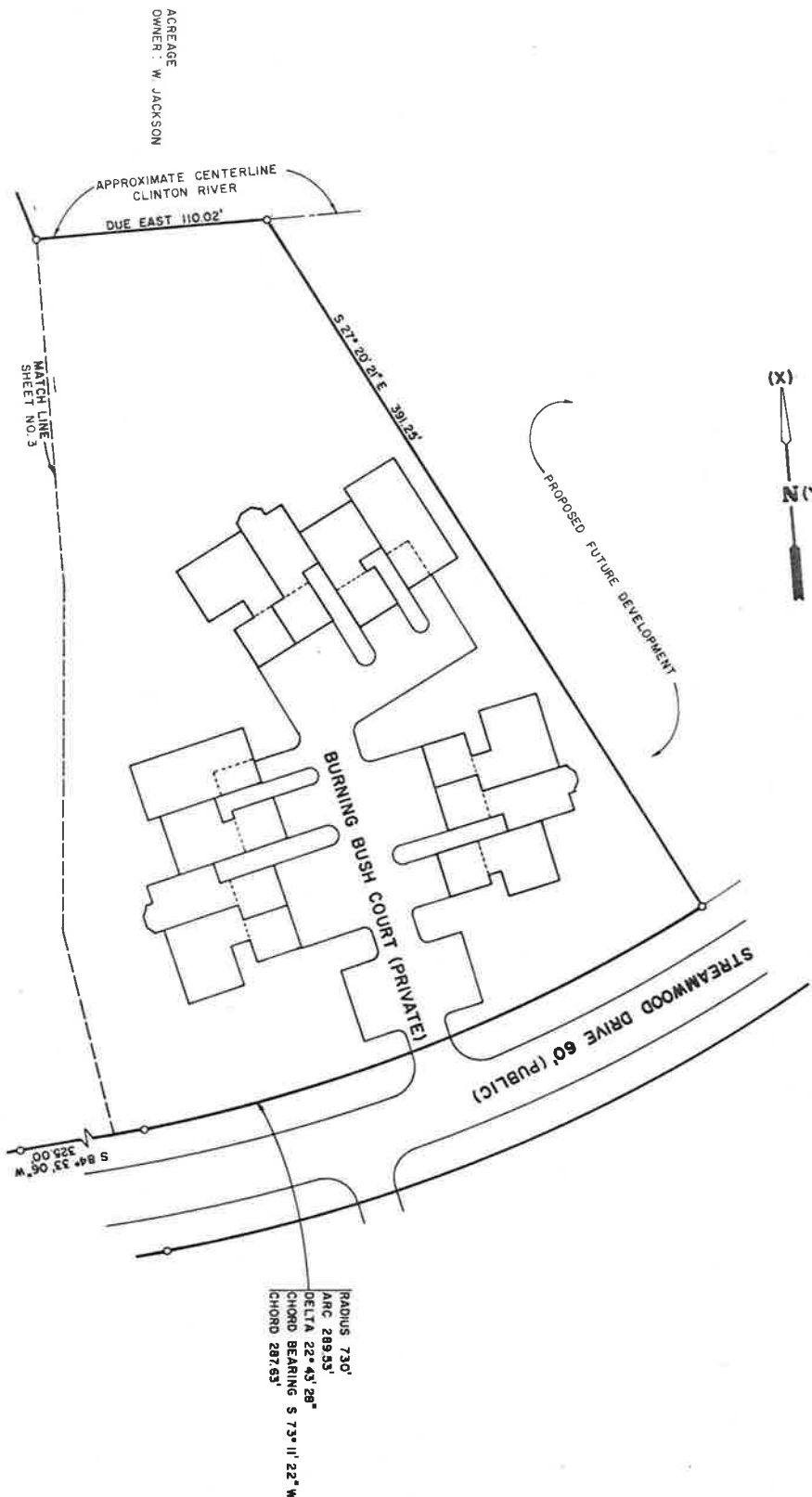
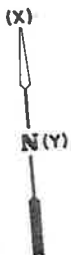
STREAMWOOD ESTATES

SURVEY PLAN

PATE, KIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN

APPROVED

APR 8 6 11 73
LAWSON, J. J.
DEPUTY CLERK
CORPORATE & SECURITIES DIVISION



ACREAGE
OWNER: W. JACKSON

APPROXIMATE CENTERLINE
CLINTON RIVER
DUE EAST 110.02'

MATCH LINE
SHEET NO. 3

STREAMWOOD DRIVE 60' (PUBLIC)

BURNING BUSH COURT (PRIVATE)

PROPOSED FUTURE DEVELOPMENT

RADIUS 730'
ARC 289.53'
DELTA 22° 45' 28"
CHORD BEARING S 73° 11' 22" W
CHORD 287.63'

S 84° 33' 06" W
325.00'

SURVEYOR'S CERTIFICATE.

THIS IS TO CERTIFY THAT I HAVE SURVEYED
THE PROPERTY HEREIN DESCRIBED AND THAT
THERE ARE NO EXISTING ENCROACHMENTS
UPON THE LANDS AND PROPERTY DESCRIBED.

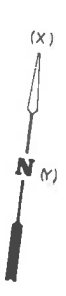
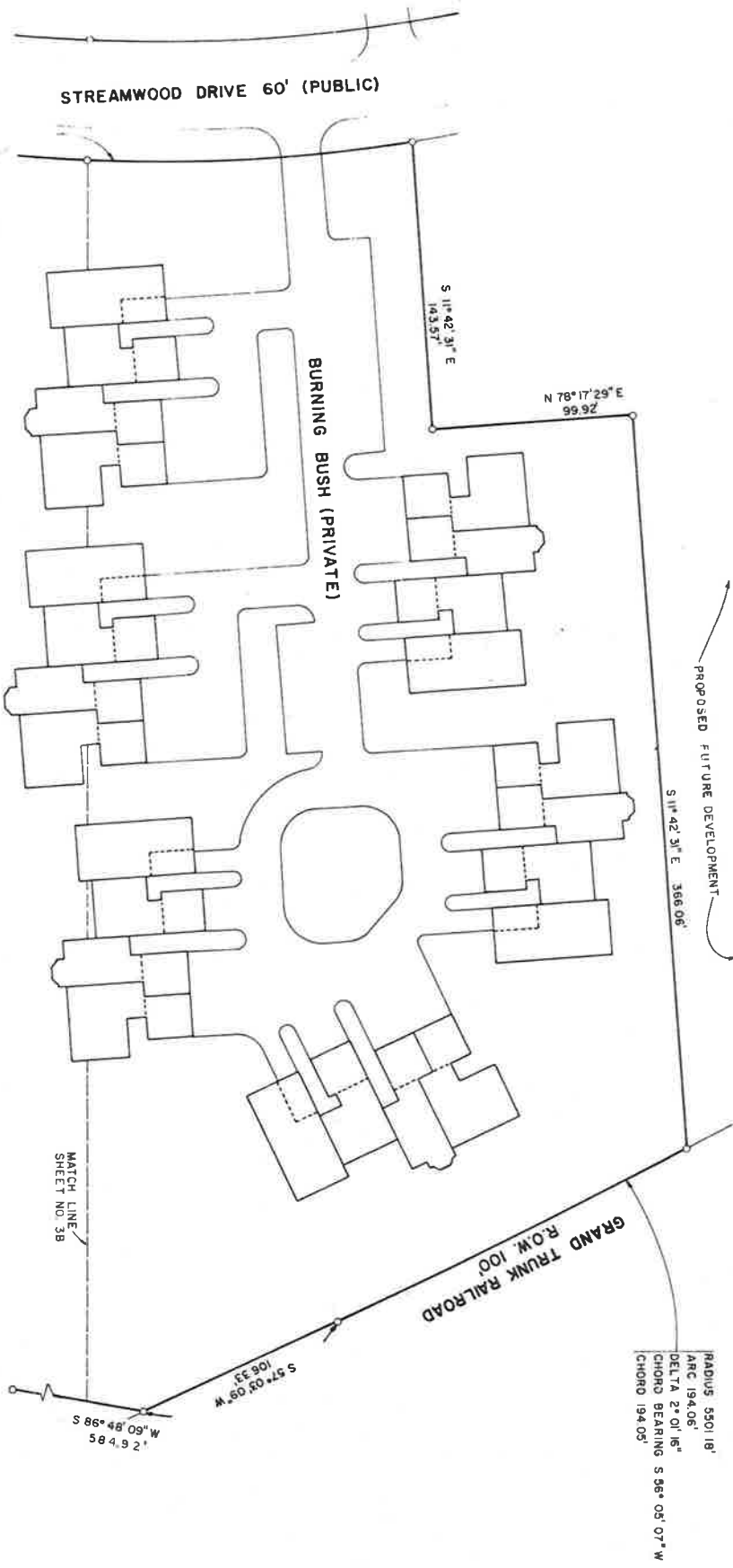
STREAMWOOD ESTATES
SURVEY PLAN



John F. DeBusscher
JOHN F. DEBUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MICH 48034

PROPOSED 2-1-79 SHEET NO.

APPROVED
APR 8 8 1979
MICHIGAN DEPARTMENT
OF CONSERVATION
DIVISION OF LAND & WATER RESOURCES



SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I HAVE SURVEYED THE PROPERTY HEREIN DESCRIBED AND THAT THERE ARE NO EXISTING ENCROACHMENTS UPON THE LANDS AND PROPERTY DESCRIBED.

STREAMWOOD ESTATES SURVEY PLAN

PROPOSED 2-1-79 SHEET NO. 3F

APPROVED APR 8 1979 KS

REGISTERED LAND SURVEYOR

JOHN F. DEBUSSCHER

7684

PATE, HIRN & P. INC.

17000 TWELVE RD.

SOUTHFIELD, MI 48033

REGISTERED LAND SURVEYOR

STATE OF MICHIGAN

NO. 7684

APPROVED

APR 8 1979

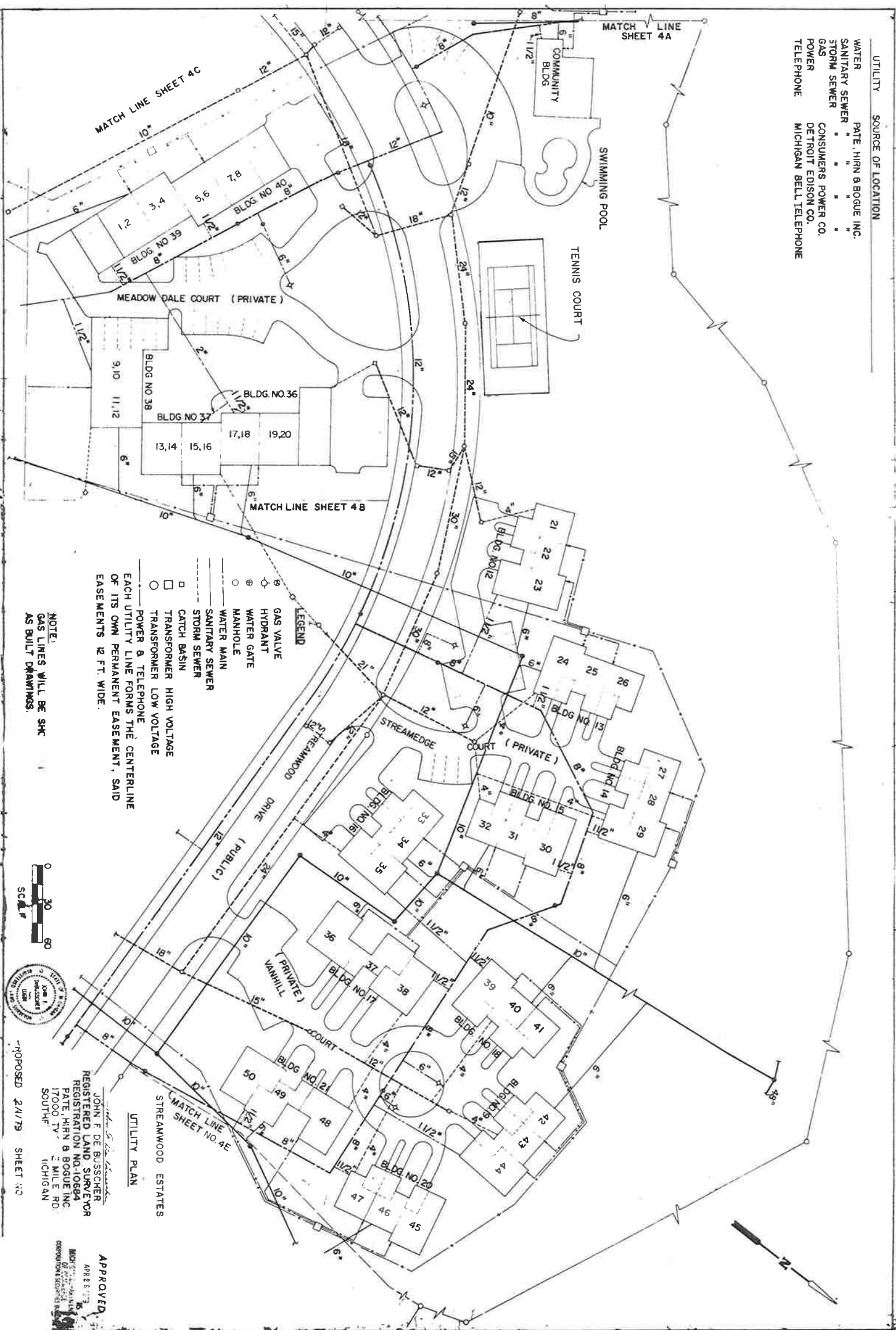
KS

REGISTERED LAND SURVEYOR

STATE OF MICHIGAN

NO. 7684

WATER	PATE, HIRN & BOQUE INC.
SANITARY SEWER	" " "
STORM SEWER	" " "
GAS	" " "
POWER	CONSUMERS POWER CO.
TELEPHONE	DETROIT EDISON CO.
	MICHIGAN BELL TELEPHONE



UTILITY PLAN

STREAMWOOD ESTATES

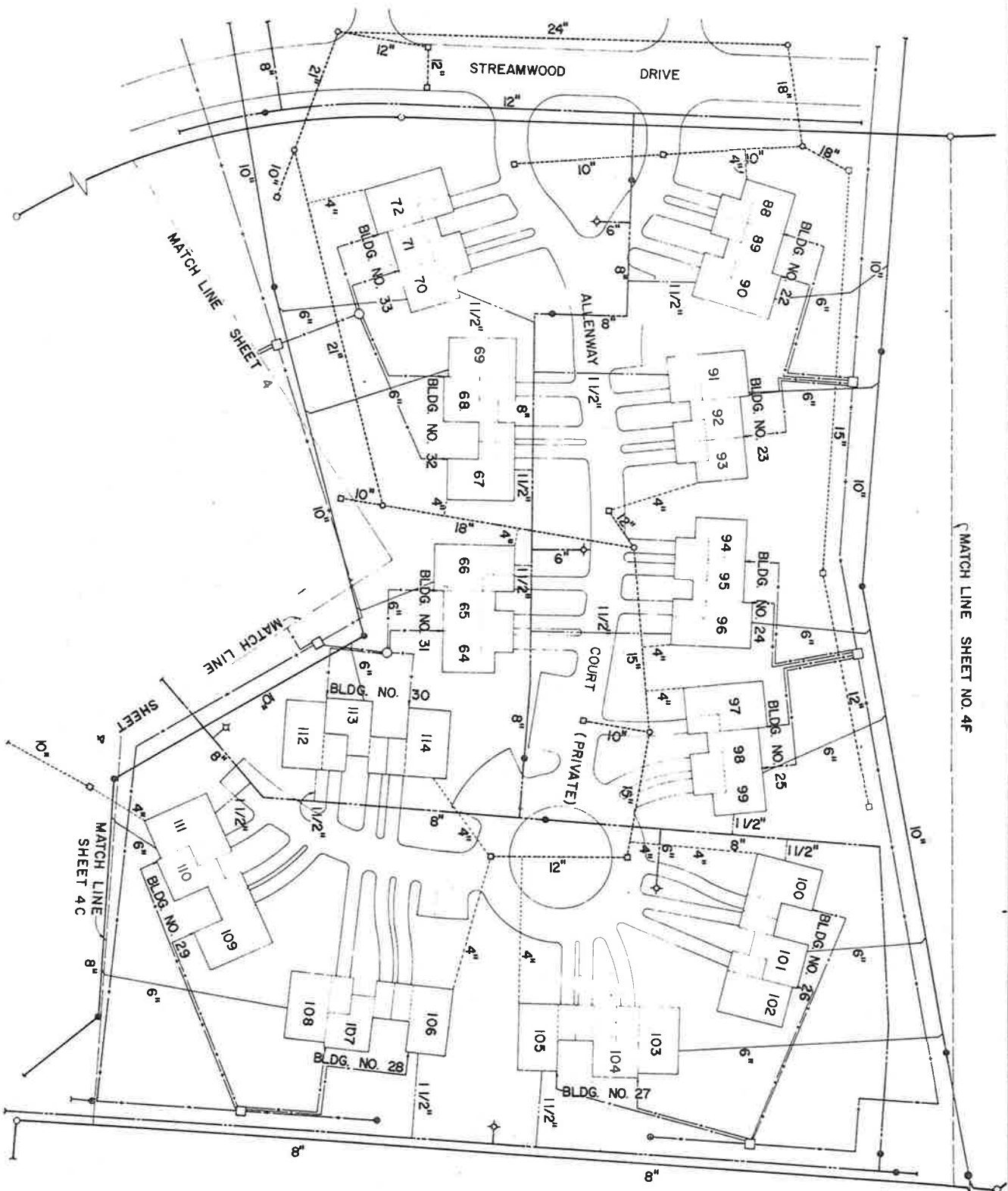
APPROVED

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
PROFESSIONAL NO. 10084

17000 1/2 MILE N
SOUTH MICHIGAN

PROPOSED 2/1/79 SHEET NO.

MCH'S 60th Anniversary
OF FOSTER CARE
COOPERATION & SOLIDARITY



UTILITY	SOURCE OF LOCATION
WATER MAIN	PATE, HIRN & BOGUE INC.
SANITARY SEWER	" " " "
STORM SEWER	" " " "
GAS MAIN	CONSUMERS POWER CO.
POWER	DETROIT EDISON CO.
TELEPHONE	MICHIGAN BELL TELEPHONE

LEGEND

- ◆ HYDRANT
- WATER GATE
- WATER MAIN
- MANHOLE
- SANITARY SEWER
- CATCH BASIN
- STORM SEWER
- GAS VALVE
- GAS MAIN
- TRANSFORMER HIGH VOLTAGE
- TRANSFORMER LOW VOLTAGE
- POWER & TELEPHONE

EACH UTILITY LINE FORMS THE CENTERLINE OF ITS OWN PERMANENT EASEMENT, SAID EASEMENTS 12 FT. WD.

NOTE: GAS LINES WILL BE SHOWN ON AS BUILT DRAWINGS.

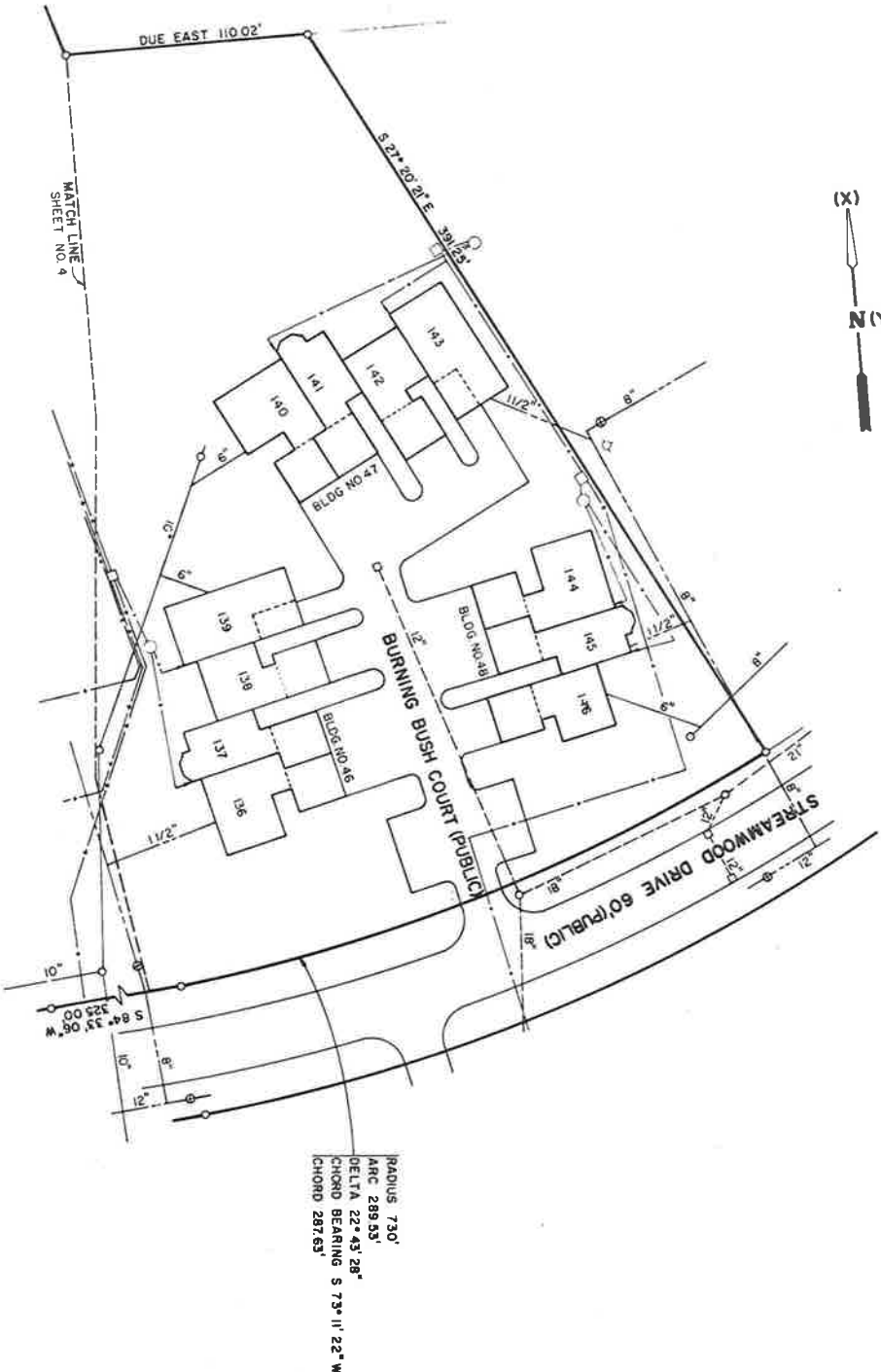
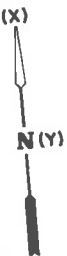
STREAMWOOD ESTATES

UTILITY PLAN

John F. De Busscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MICH. 48034



APPROVED
APR 25 1979
MICHAEL J. STANLEY
OF COUNSEL
CORPORATE SERVICES GROUP



RADIUS 730'
ARC 289.53'
DELTA 22° 43' 28"
CHORD BEARING S 73° 11' 22" W
CHORD 287.63'

LEGEND

- HYDRANT
- WATER GATE
- WATER MAIN
- MANHOLE
- SANITARY SEWER
- CATCH BASIN
- STORM SEWER
- 3/4" VALVE
- 3/4" MAIN
- PEDESTAL
- SECONDARY PEDESTAL
- POWER & TELEPHONE

UTILITY

WATER MAIN
SANITARY SEWER
STORM SEWER
GAS MAIN
POWER
TELEPHONE

SOURCE OF LOCATION

PATE, HIRN & BOGUE INC.
CONSOLIDATED POWER CO.
DETROIT ELEC. CO.
MICHIGAN BELL TELEPHONE CO.

NOTE

GAS MAINS AND 4" STORM SEWER LEADS WILL BE SHOWN ON AS BUILT DRAWINGS

STREAMWOOD ESTATES
UTILITY PLAN



JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE RD.
SOUTHFIELD, MI 48034

APPROVED

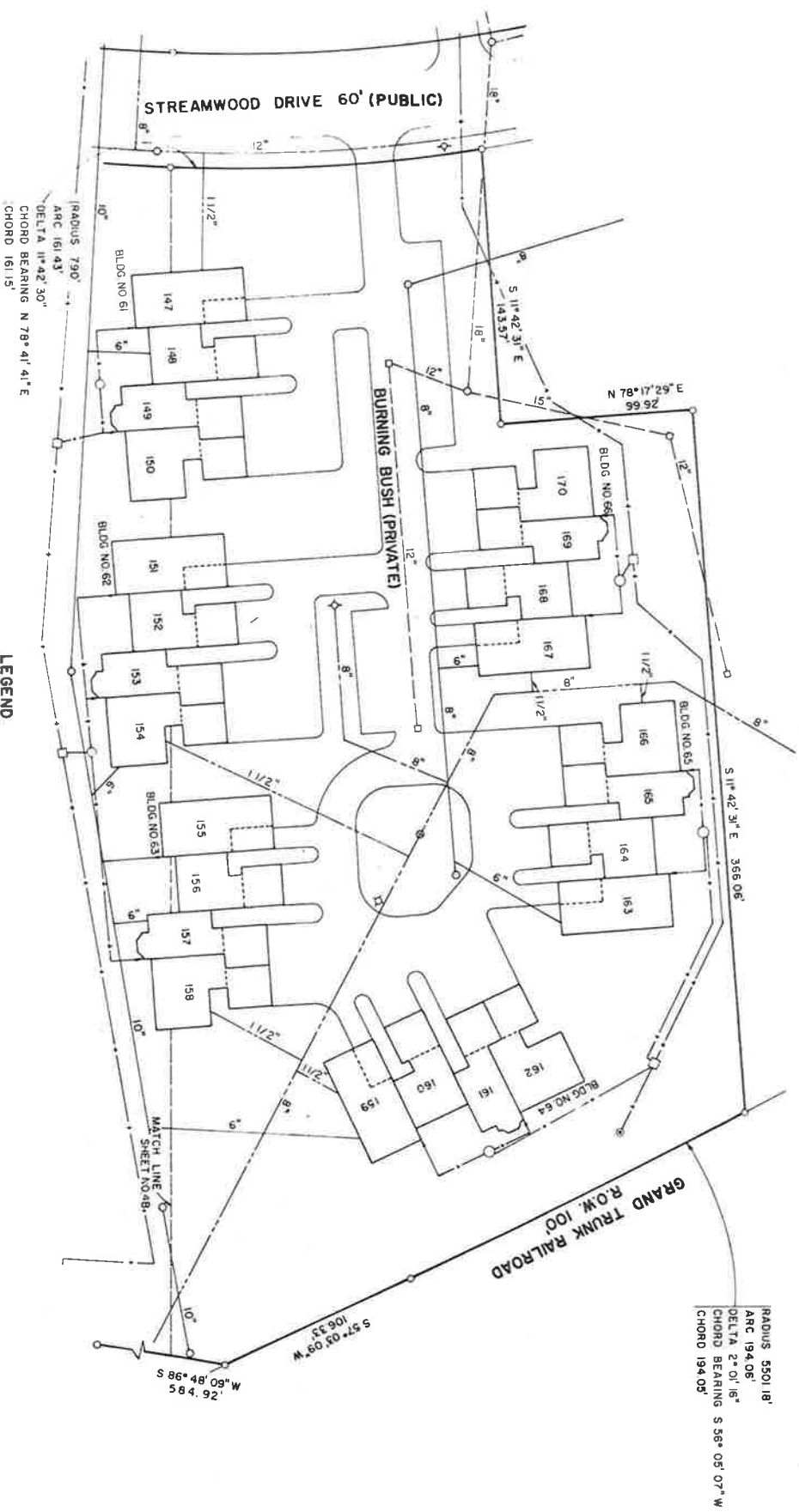
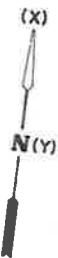
JAN 2 1985

REGISTERED PROFESSIONAL ENGINEER
CORPORATION & LICENSED SURVEYOR

PROPOSED

2-1-79

SHEET NO. 4 E



UTILITY

- WATER MAIN
SANITARY SEWER
STORM SEWER
GAS MAIN
ELECTRIC POWER
TELEPHONE
- SOURCE OF LOCATION
PATE, HIRN & BOGUE INC.
CONSULTEER POWER CO.
DETROIT Edison CO.
MICHIGAN BELL TELEPHONE CO.

LEGEND

- HYDRANT
WATER GATE
WATER MAIN
MANHOLE
SANITARY SEWER
CATCH BASIN
STORM SEWER
GAS VALVE
GAS MAIN
PEDESTAL
SECONDARY PEDESTAL
POWER & TELEPHONE
CABLE POWER POLE

NOTE

GAS MAINS AND 4" STORM SEWER LEADS WILL BE SHOWN ON AS BUILT DRAWINGS

EACH UTILITY FORMS THE CENTERLINE OF
STOWN PERMANENT EASEMENT. SANITARY
SEWER, STORM SEWER & WATER MAIN 20'
EASEMENT. POWER, TELEPHONE & GAS MAIN
6' EASEMENT.



STREAMWOOD ESTATES
UTILITY PLAN

JOHN F. DEBUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE RD.
SOUTHFIELD, MI 48033

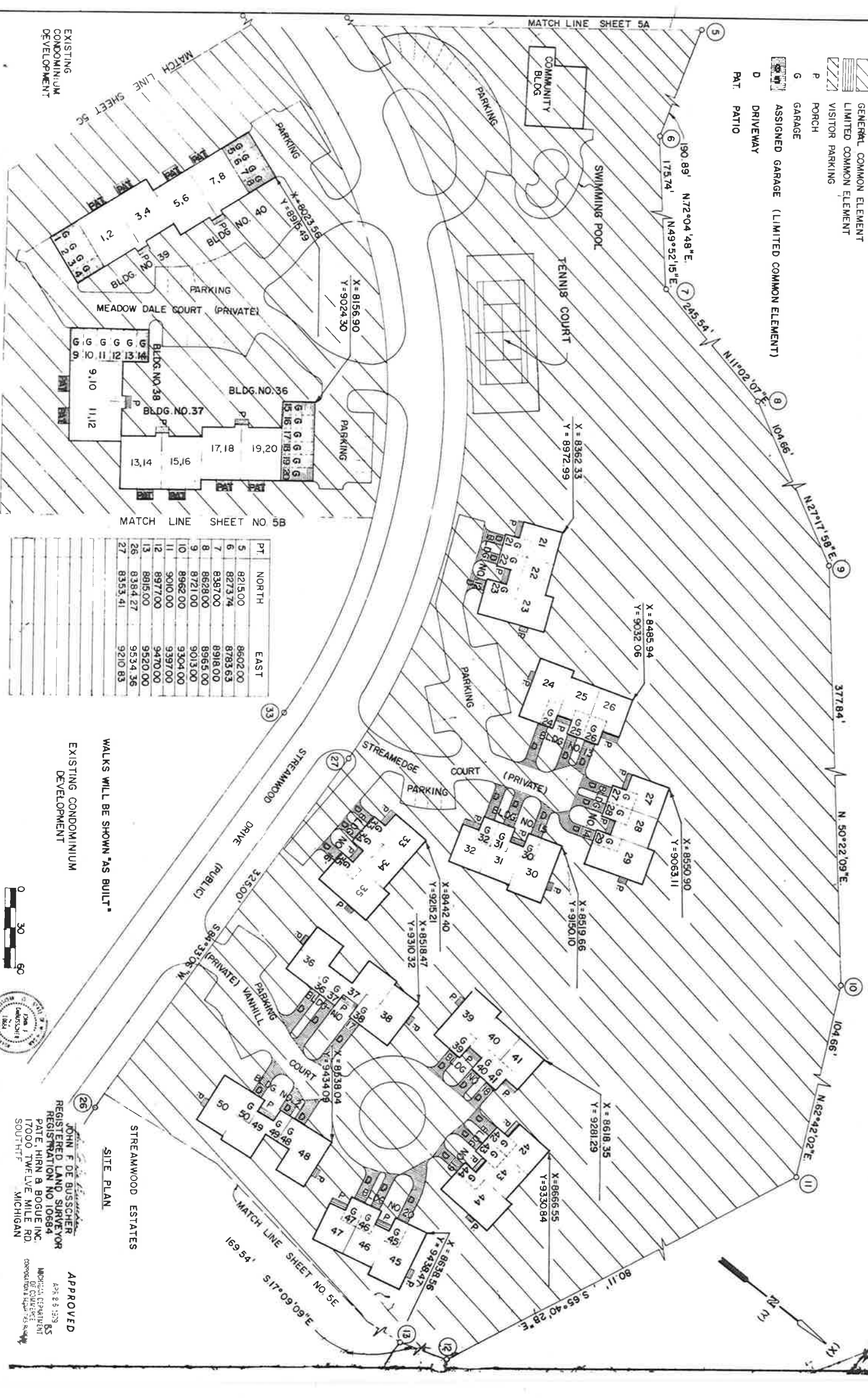
PROPOSED

2-1-79

SHEET NO. 4 F

APPROVED
APR 28 1979
MICHIGAN DEPARTMENT
OF CONSERVATION
CORPORATION & SECURITIES DIVISION

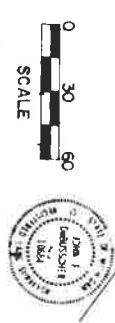
- GENERAL COMMON ELEMENT
- LIMITED COMMON ELEMENT
- VISITOR PARKING
- PORCH
- GARAGE
- ASSIGNED GARAGE (LIMITED COMMON ELEMENT)
- DRIVEWAY
- PATIO



PT	NORTH	EAST
5	8215.00	8602.00
6	8273.74	8783.63
7	8387.00	8918.00
8	8628.00	8965.00
9	8721.00	9013.00
10	8962.00	9304.00
11	9010.00	9387.00
12	8977.00	9470.00
13	8815.00	9520.00
26	8384.27	9534.36
27	8353.41	9210.83

WALKS WILL BE SHOWN "AS BUILT"

EXISTING CONDOMINIUM DEVELOPMENT



PROPOSED 2/1/75 SHEET NO. 5

APPROVED

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
PATE, HIRN & BOGUE INC.
17000 TWO MILE RD.
SOUTHFIELD, MICHIGAN 48033

APR 23 1975
MICHIGAN DEPARTMENT OF CONSERVATION

STREAMWOOD DRIVE (PUBLIC)

N. 84° 33' 06" E. 325.00'

$$\begin{array}{r} X = 8284.84 \\ Y = 9411.76 \end{array}$$
$$\begin{aligned} X &= 8247.86 \\ Y &= 9200.96 \end{aligned}$$

MATCH LINE SHEET 5

EXISTING CONDOMINIUM
DEVELOPMENT

MATCH LINE

$$\begin{aligned} X &= 7945.16 \\ Y &= 9195.32 \end{aligned}$$

MATCH LINE

SHEET 50

**EXISTING CONDOMINIUM
DEVELOPMENT**

S. 86° 48' 09" W. 584.92'

(x)

$$N(Y)$$

PT.	NORTH	EAST
33	8293.68	9216.52
34	8324.54	9540.06
41	7711.27	9649.09

	GENERAL COMMON ELEMENT
	LIMITED COMMON ELEMENT
P	PORCH
G	GARAGE
D	DRIVEWAY

WALKS WILL BE SHOWN "AS BUILT"
STREAMWOOD ESTATES

SITE PLAN



John F. De Busscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC
17000 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN 48034

APPROVED

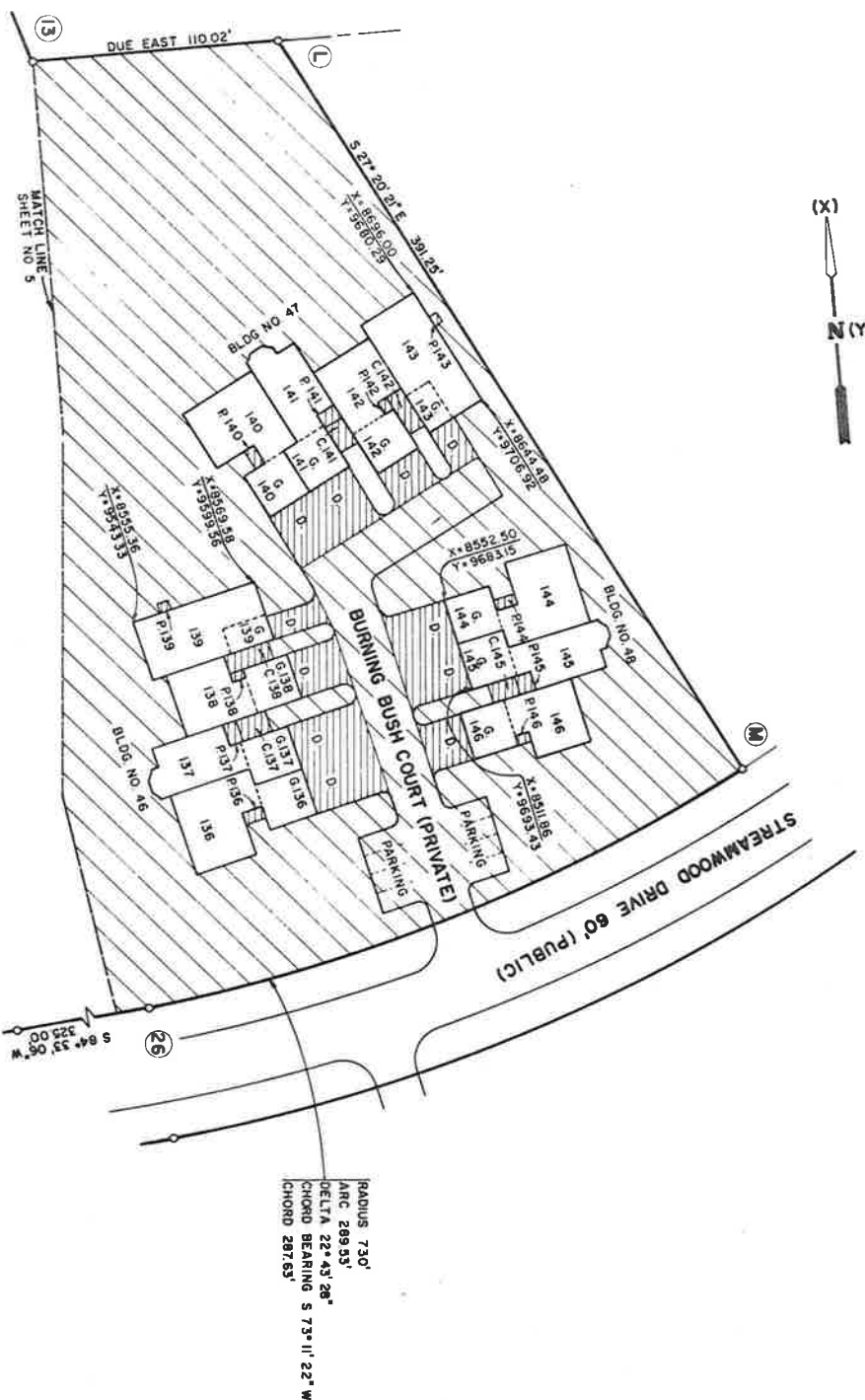
APR 26 1975

MINISTRE DU DÉPARTEMENT
DU COMMERCE
DE LA CONSOMMATION & DES VENTES

PROPOSED

211/79

SHEET NO 5B



PT.	NORTH	EAST
13	8815 00	9520 00
L	8815 00	9630 02
M	8467 45	9809 70
26	8384 27	9534 36

LEGEND

	GENERAL COMMON ELEMENT
	LIMITED COMMON ELEMENT
	PORCH
	COURT YARD
	DRIVE WAY
	GARAGE

**STREAMWOOD ESTATES
SITE PLAN**

John F. De Busscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOQUE INC.
17000 TWELVE RD.
SOUTHFIELD, MI 48034
N

0 25 50
SCALE



PROPOSED

2-1-79

SHEET NO. 5 E

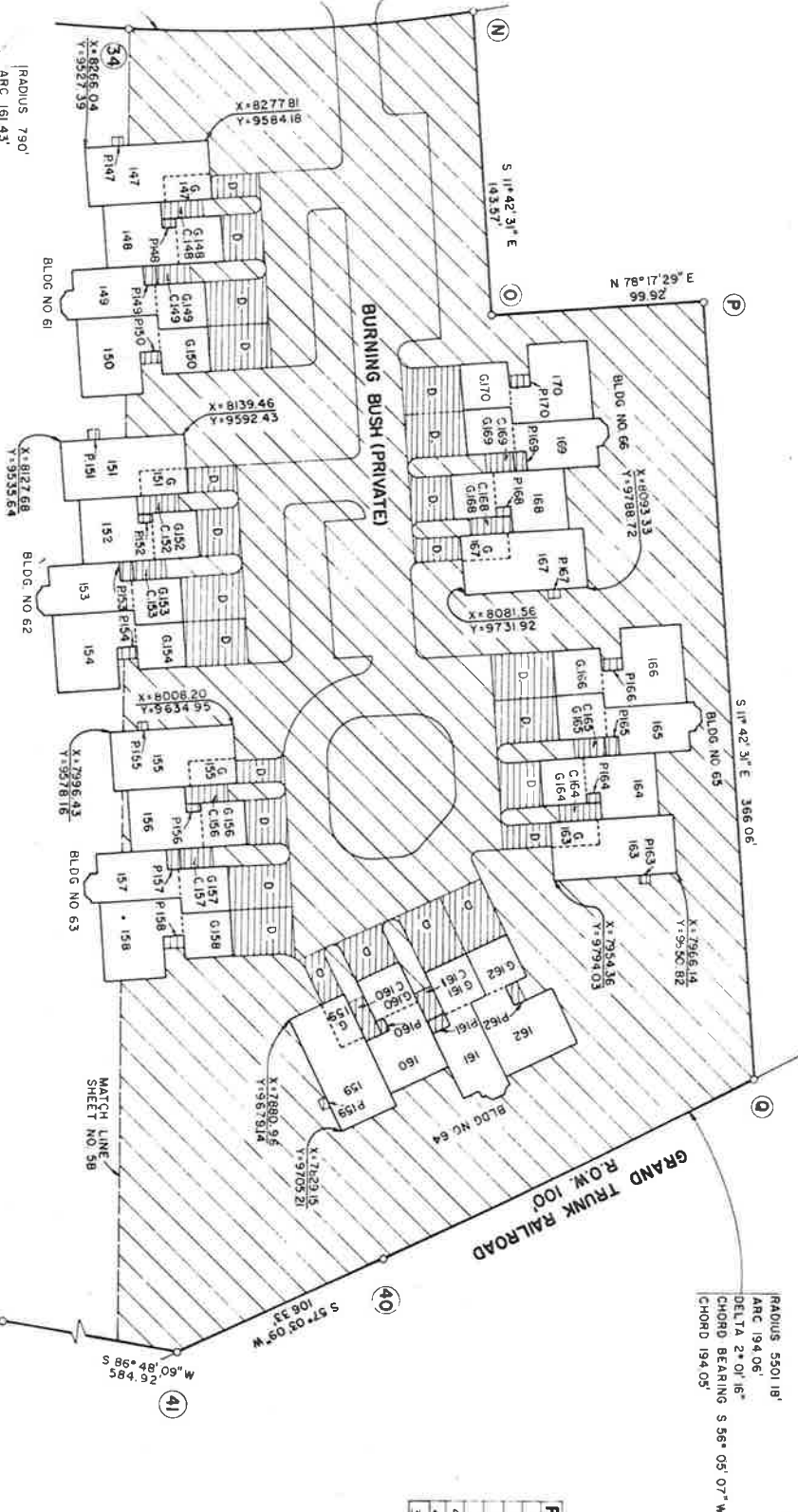
APPROVED

APR 26 1973

SCH - L. C. MONTAGNI
OF COURTESY
CORPORATION & SECURITIES BUREAU

STREAMWOOD DRIVE 60' (PUBLIC)

RADIUS 790'
ARC 161.43'
DELTA 11°42'30"
CHORD BEARING N 78°41'41"E
CHORD 161.15'



- LEGEND**
- GENERAL COMMON ELEMENT
 - LIMITED COMMON ELEMENT
 - P PORCH
 - C COURT YARD
 - C DRIVEWAY
 - G GARAGE

RADIUS 5501.18'
ARC 194.06'
DELTA 21°01'16"
CHORD BEARING S 56°05'07"W
CHORD 194.05'

PT	NORTH	EAST
N	8356.12	9698.06
O	8215.54	9727.22
P	8235.82	9825.06
Q	7877.37	9899.34
40	7769.10	9738.31
41	7711.27	9649.09
34	8324.54	9540.06

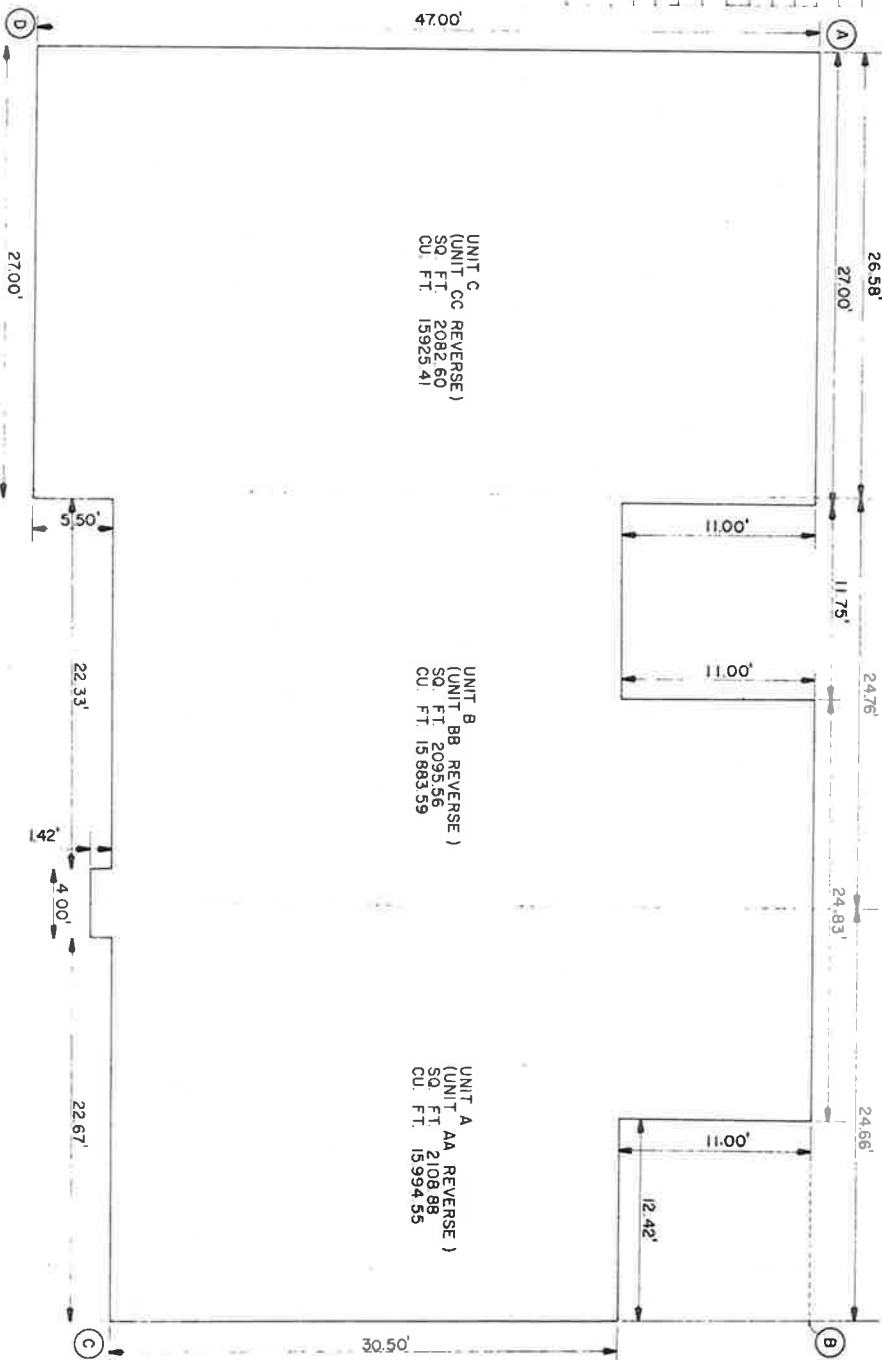
STREAMWOOD ESTATES
SITE PLAN

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
PATE, HIRN & BOGUE, INC.
17000 TWELVE RD.
SOUTHFIELD, MI 48034
N

APPROVED

2-1-79 SHEET NO 5F

BLDG NO	PT	NORTH	EAST	BEARING A - B
9	D	8086.10	8474.88	S 3° 11' 54" E.
12	C	8362.33	8972.99	S 63° 02' 40" W.
13	C	8485.94	9032.06	N 21° 57' 20" W.
14	C	8550.90	9063.11	S 68° 02' 40" W.
15	A	8519.66	9150.10	S 21° 57' 20" E.
16	C	8442.40	9215.21	S 88° 02' 40" W.
18	C	8618.35	9281.29	N 0° 47' 23" E.
19	C	8666.55	9330.84	N 89° 12' 37" W.
20	A	8638.56	9438.47	S 15° 12' 38" E.
22	B	8284.84	9411.76	N 8° 33' 06" E.
23	A	8173.29	9407.32	S 12° 47' 37" E.
24	B	8080.76	9407.32	N 4° 47' 37" W.
25	A	7980.47	9423.73	S 12° 17' 37" E.
31	D	8045.77	9267.63	S 6° 35' 51" E.
33	D	8247.86	9200.96	S 22° 56' 54" E.
8	C	8010.78	8677.40	S 86° 48' 06" W.
42	C	7875.16	9005.70	N 55° 47' 54" W.
43	A	7733.38	9010.81	N 42° 42' 06" E.
1	A	7683.81	8579.39	N 86° 48' 06" E.
2	B	7704.70	8684.38	S 86° 48' 06" W.
5	A	7897.69	8562.43	N 86° 48' 06" E.
6	B	7908.60	8667.98	S 86° 48' 06" W.
7	C	7980.58	8486.29	N 3° 11' 54" W.



UNIT C
(UNIT CC REVERSE)
SQ. FT. 2082.60
CU. FT. 15925.41

UNIT B
(UNIT BB REVERSE)
SQ. FT. 2093.56
CU. FT. 15883.39

UNIT A
(UNIT AA REVERSE)
SQ. FT. 2108.88
CU. FT. 15994.55

BUILDING PERIMETER PLAN

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
17000 TWELVE MILE RD
SOUTHFIELD, MICHIGAN



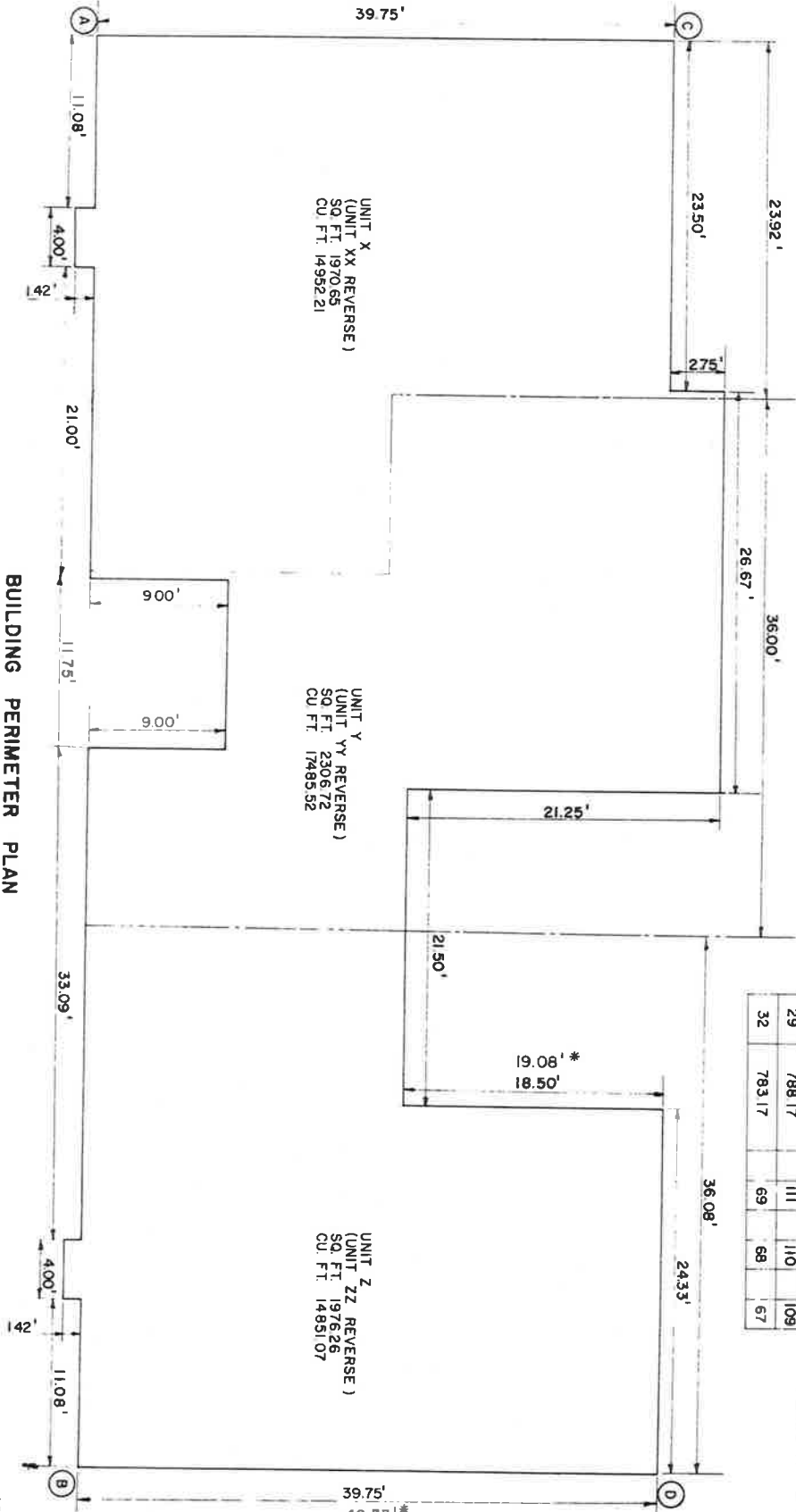
BLDG NO.	1ST FLOOR ELEVATION U.S.G.S.	UNIT					
		A	AA	B	BB	C	CC
12	779.06	21		22		23	
13	779.56			26		25	
14	779.56	27		28		29	
15	780.06		32		31		30
16	780.56	33		34		35	
18	780.06		41		40		39
19	779.56	42		43		44	
20	780.56		47		46		45
22	782.67	88		89		90	
23	783.17		93		92		91
24	784.67	94		95		96	
25	786.67		99		98		97
31	784.67	64		65		66	
33	782.67	70		71		72	
8	784.56	51		52		53	
9	779.56	54		55		56	
42	792.67	76		77		78	
43	793.17	79		80		81	
1	789.17	117		116		115	
2	792.67		118		119		120
5	786.67	129		128		127	
6	787.67		130		131		132
7	781.67		135		134		133

APPROVED
APR 26 1979
MICHAEL J. BUEHLER
CORPORATION & ASSOCIATES BUREAU

STREAMWOOD ESTATES
PERIMETER PLAN
BLOGS 8, 9, 12, 13, 14, 15, 16, 18, 1, 2, 5, 6, 7,
19, 20, 22, 23, 24, 25, 31, 33, 42 & 43
HORN & BOQUE INC
TWELVE MILE RD
SOUTHFIELD, MICHIGAN

BLDG NO.	1ST FLOOR ELEVATIONS U.S.G.S.	UNIT				
		X	XX	Y	YY	Z
10	779.67	57	58	59		
17	780.56	38	37	36		
21	780.56	50	49	48		
26	787.17	102	101	100		
27	787.67	103	104	105		
28	788.67	108	107	106		
29	788.17	111	110	109		
32	783.17	69	68	67		

BLDG. NO.	1ST FLOOR ELEVATIONS U.S.G.S.	UNIT				
		X	XX	Y	YY	Z
41	791.67	75	74	73		
44	794.17	84	83	82		
45	794.67	87	86	85		
30	786.67	112	113	114		
3	788.67	121	122	123		
4	792.67	126	125	124		



BLDG NO.	PT	NORTH	EAST	BEARING
10	C	8158.09	8512.93	N 86°48'06" E
17	C	8518.47	9310.32	S 4°12'37" E
21	B	8538.04	9434.09	N 9°12'37" W
26	B	7889.95	9479.62	N 8°18'04" E
27	B	7784.44	9350.23	S 84°48'09" W
28	A	7786.09	9215.14	N 89°18'09" E
29	A	7783.37	9152.38	S 31°11'51" E
32	C	8168.35	9260.77	S 6°35'51" E

BLDG NO.	PT	NORTH	EAST	BEARING
41	D	7864.02	8866.57	S 77°48'06" W
44	A	7681.50	8894.48	N 69°12'06" W
45	B	7624.21	8944.29	N 9°41'54" W
30	C	7945.16	9195.32	N 87°12'23" E
3	D	7807.08	8527.10	N 3°11'54" W
4	D	7803.48	8653.83	S 86°48'06" W

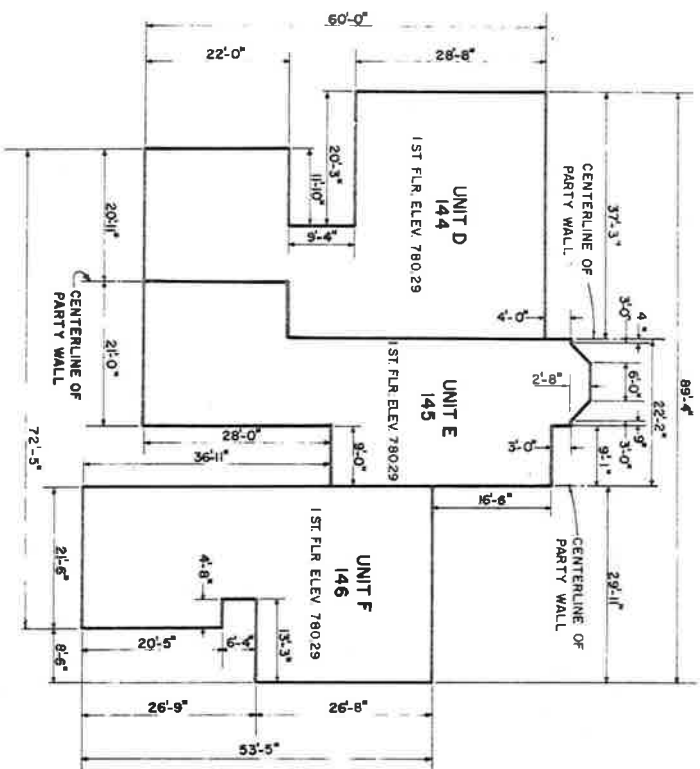
BUILDING PERIMETER PLAN

NOTE:
ASTERISK ON THIS SHEET INDICATES
INFORMATION APPLICABLE TO BLDGS 3, 4,
26, 27, 28, 29, 30, 41, 44, 45

APPROVED
APR 6 1979
MICHAEL DEPAKMENT
REGISTERED LAND SURVEYOR
CORPORATE & SURVEYING BUREAU

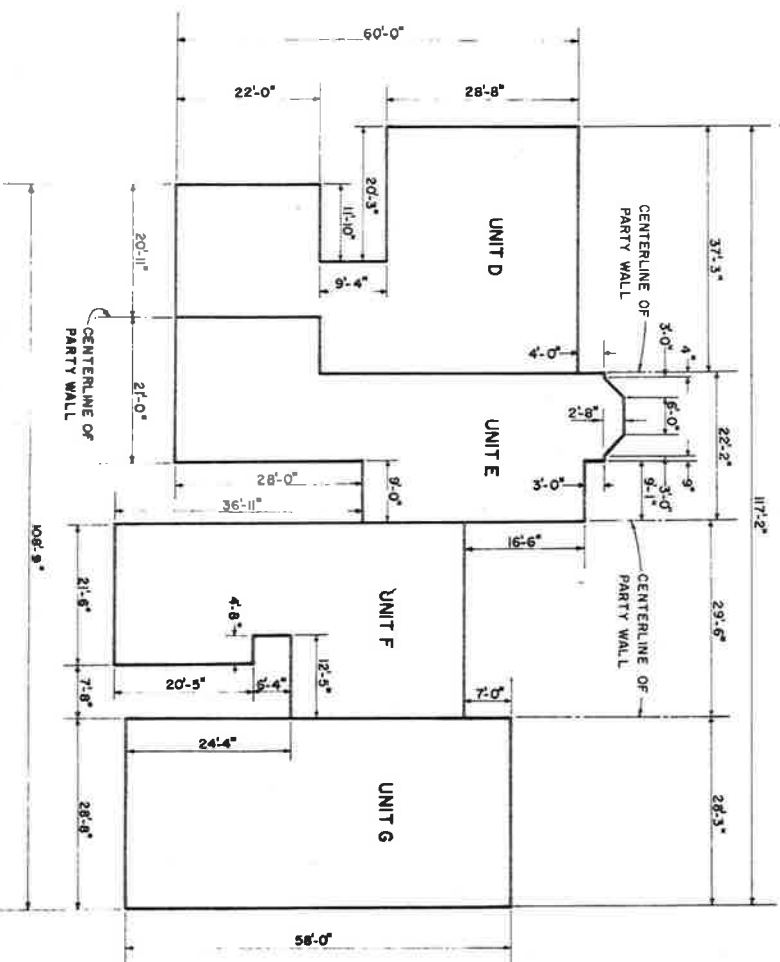
John F. DeBusscher
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
17000 TWELVE MILE RD.
SOUTHFIELD, MICHIGAN





BUILDING NO. 48
FOUNDATION

BLDG. NO.	1ST. FLOOR ELEV. USGS.	UNIT		
		D	F	G
46	780.69	136.137	138.139	
47	780.19	140.141	142.143	
61	782.69	150.149	148.147	
62	783.69	154.153	152.151	
63	785.19	158.157	156.155	
64	785.69	162.161	160.159	
65	784.19	166.165	164.163	
66	783.19	170.169	168.167	



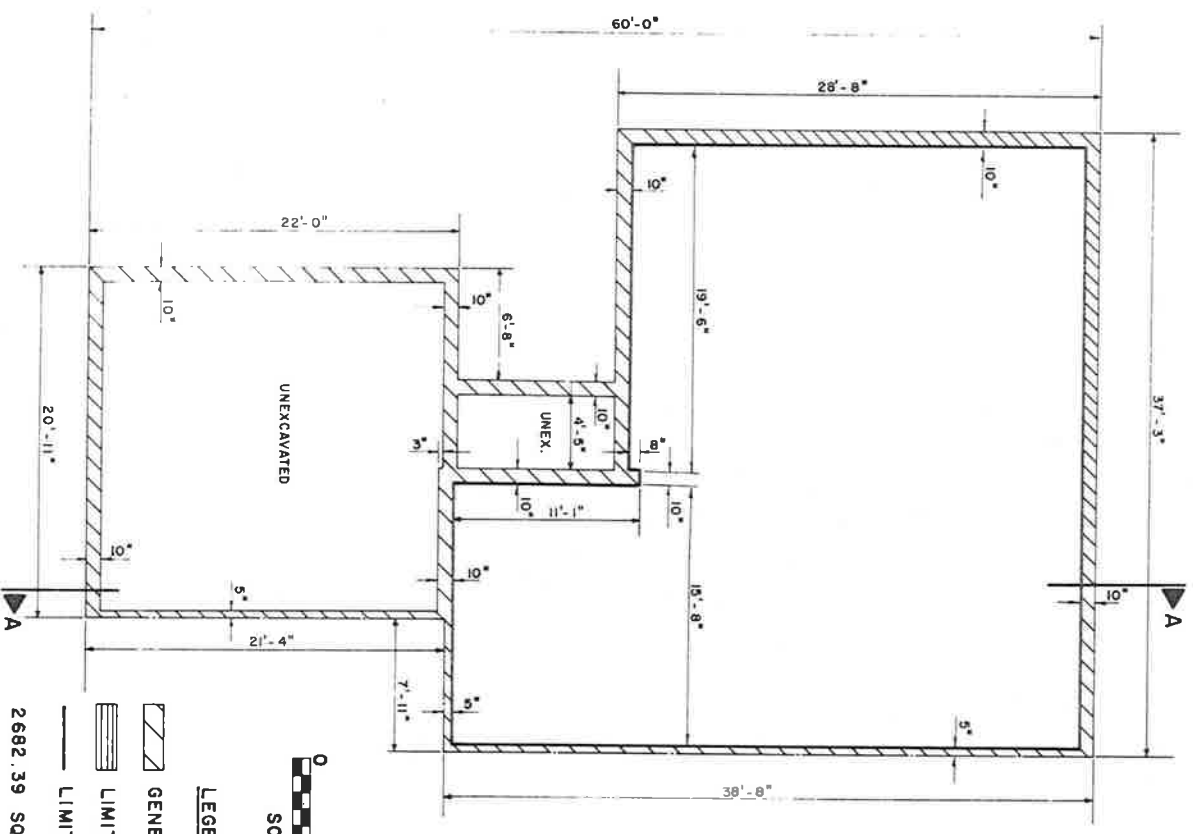
BUILDING NO.'S
46 & 47 ALSO 61, 62, 63, 64, 65 & 66
FOUNDATIONS

STREAMWOOD ESTATES
PERIMETER PLANS



John F. DeBusscher
JOHN F. DEBUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MICH 48034

APPROVED
APR 26 1979
MICHIGAN DEPARTMENT
OF COMMERCE
CORPORATE SERVICES DIVISION



BASEMENT PLAN

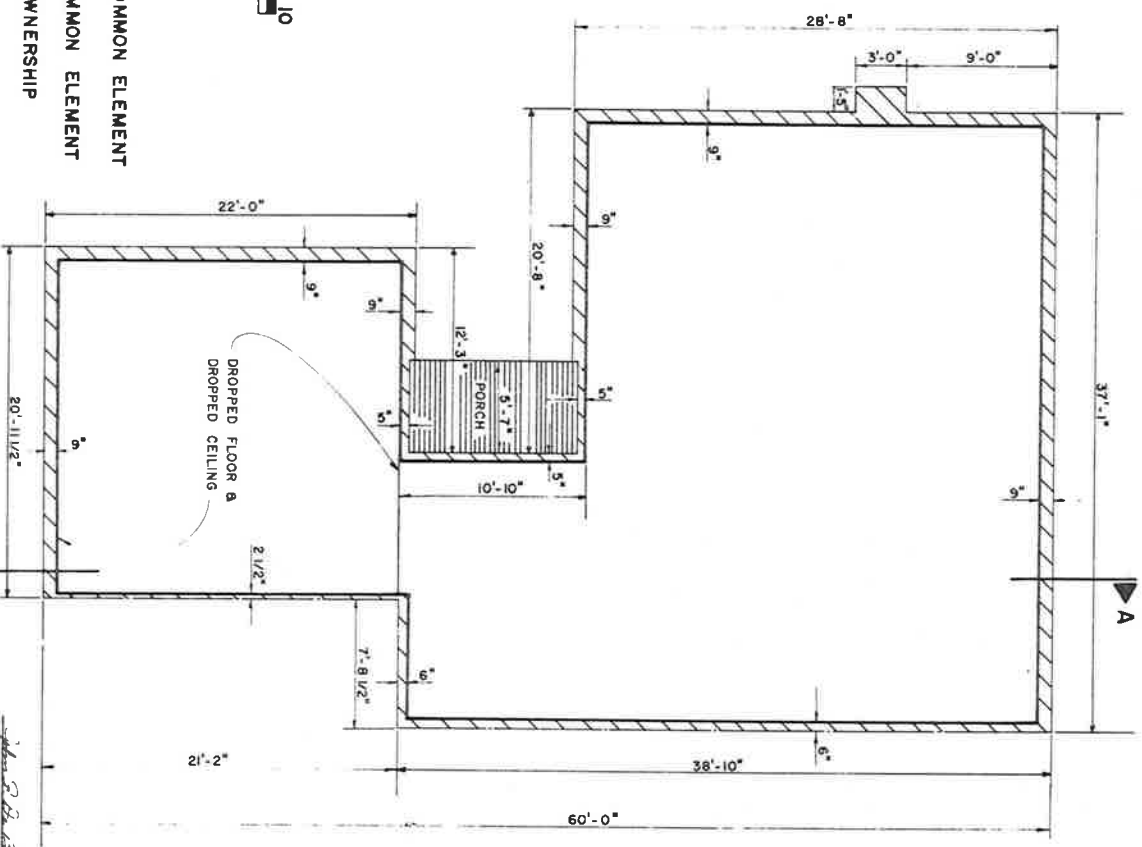


LEGEND

- GENERAL COMMON ELEMENT
- LIMITED COMMON ELEMENT
- LIMITS OF OWNERSHIP

2682.39 SQ. FT.

NOTE:
ALL WALLS ARE AT RIGHT ANGLES
UNLESS OTHERWISE NOTED.

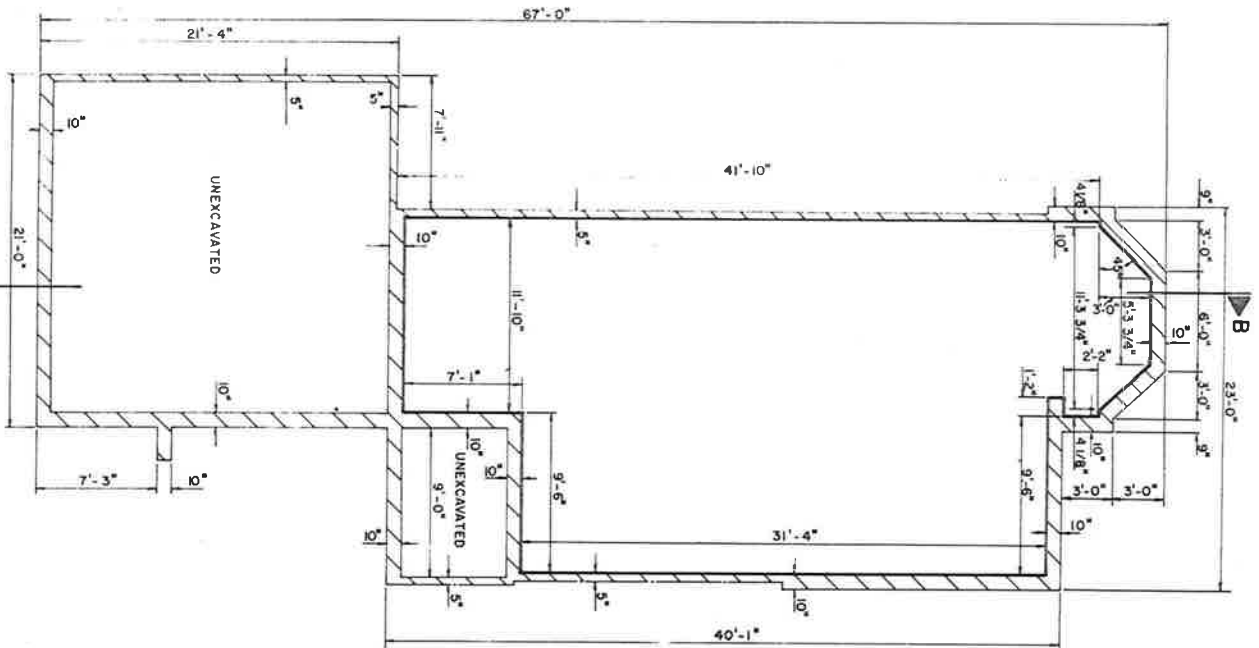


FIRST FLOOR PLAN

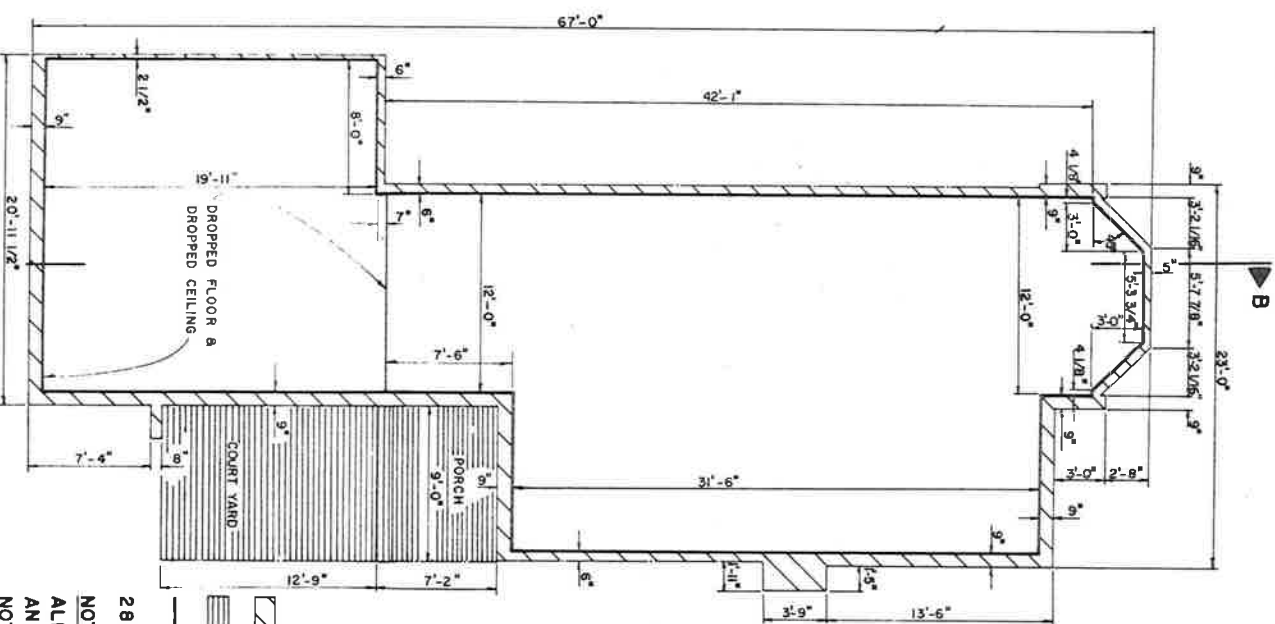
STREAMWOOD ESTATES
FLOOR PLAN
TYPICAL UNIT D

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE
SOUTHFIELD, MI 48033
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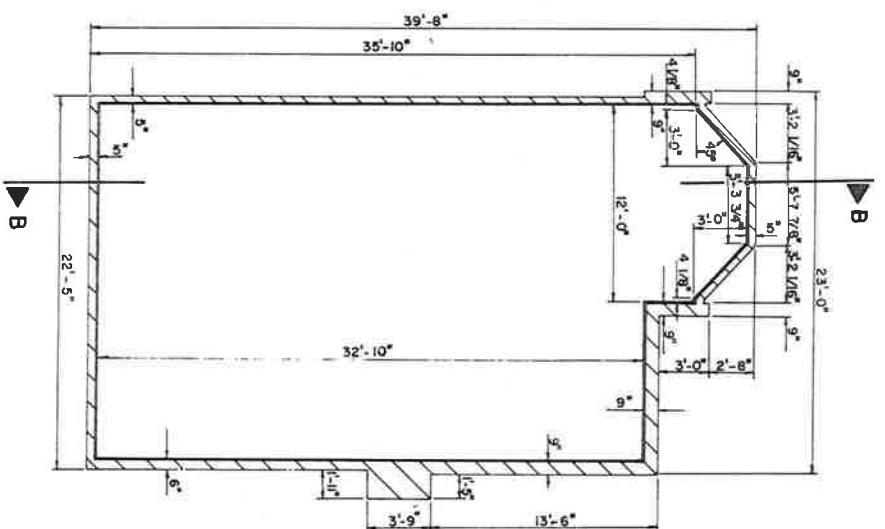
APPROVED
APR 26 1979
MONITORING
OF COVERAGE
CONVENTIONAL SURVEYING BOARD



BASEMENT PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

LEGEND

- GENERAL COMMON ELEMENT
- LIMITED COMMON ELEMENT
- LIMITS OF OWNERSHIP

2812.61 SQ. FT.

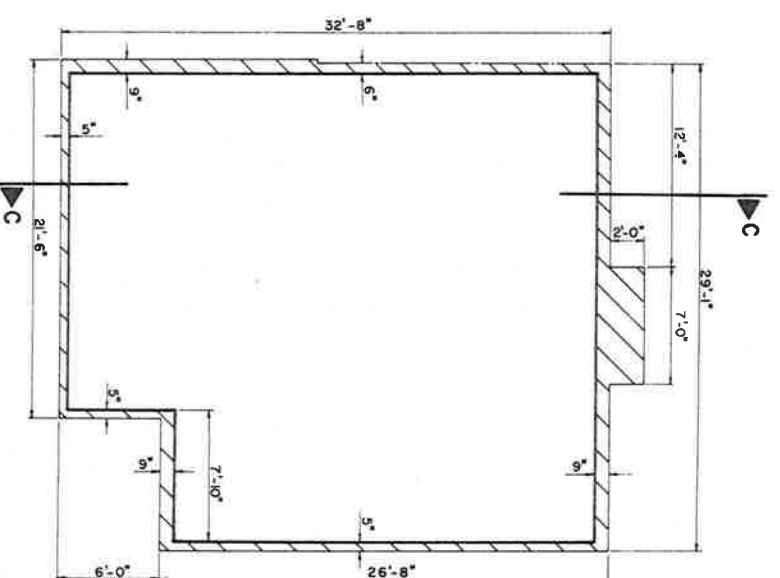
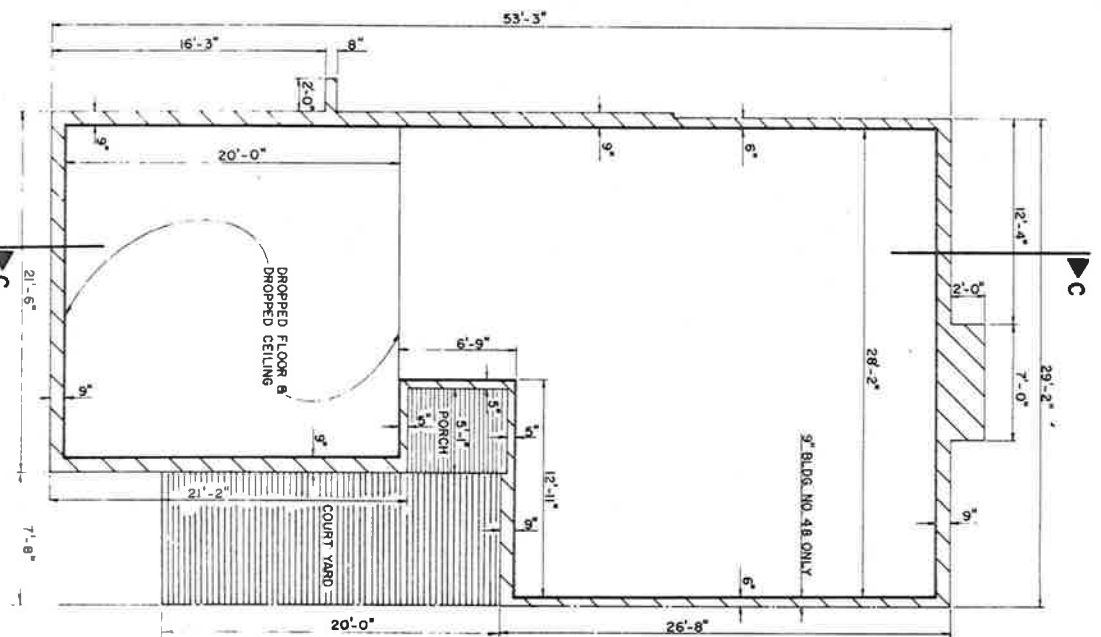
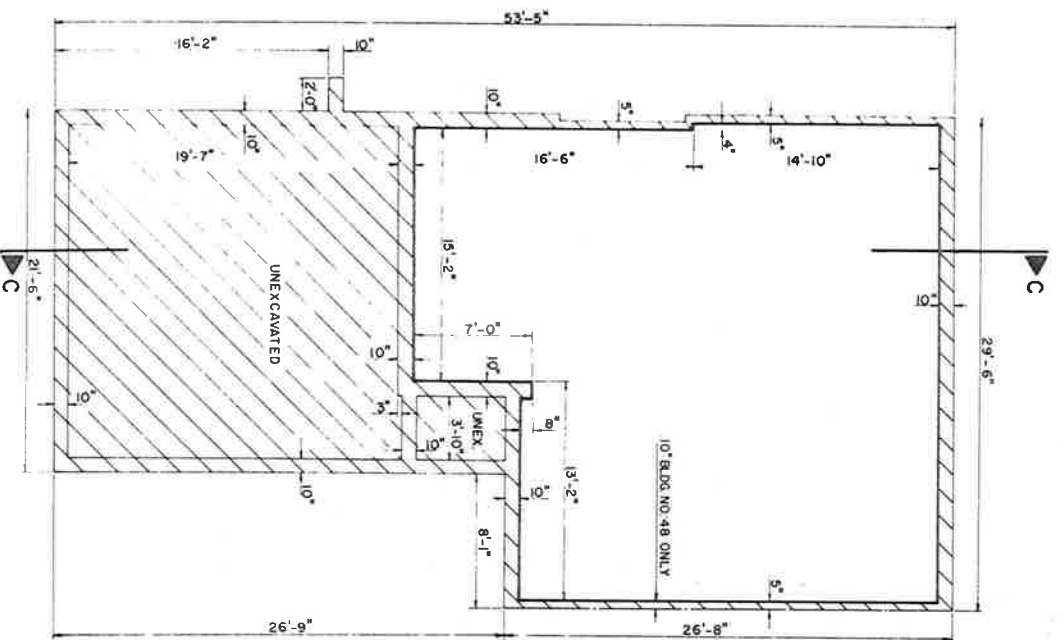
NOTE:
ALL WALLS ARE AT RIGHT
ANGLES UNLESS OTHERWISE
NOTED.

STREAMWOOD ESTATES
FLOOR PLAN
TYPICAL UNIT E



JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE 1ST RD.
SOUTHFIELD, MI 48034
N

APPROVED
APR 8 6 11 79
REGISTERED PROFESSIONAL
CONTRIBUTOR'S SIGNATURE



NOTE:
NO COURT YARD FOR
UNIT 146 BLDG. NO. 48

LEGEND

- GENERAL COMMON ELEMENT
- LIMITED COMMON ELEMENT
- LIMITS OF OWNERSHIP

2665.62 SQ. FT.

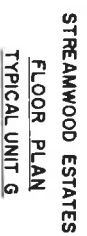
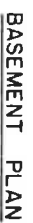
STREAMWOOD ESTATES
FLOOR PLAN
TYPICAL UNIT F






NOTE:
ALL WALLS ARE AT RIGHT ANGLES
UNLESS OTHERWISE NOTED

John F. De Busscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10694
PATE, HIRN & BUCK, INC.
17000 TWELVE
RD.
SOUTHFIELD, MI 48034

APPROVED
APR 8 6 11 PM '79
J. F. DE BUSSCHER
REGISTERED LAND SURVEYOR
CORPORATE SEAL



	GENERAL COMMON ELEMENT
	LIMITED COMMON ELEMENT
	LIMITS OF OWNERSHIP

John F. de Buisscher
JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD, MI 48034
GAIN

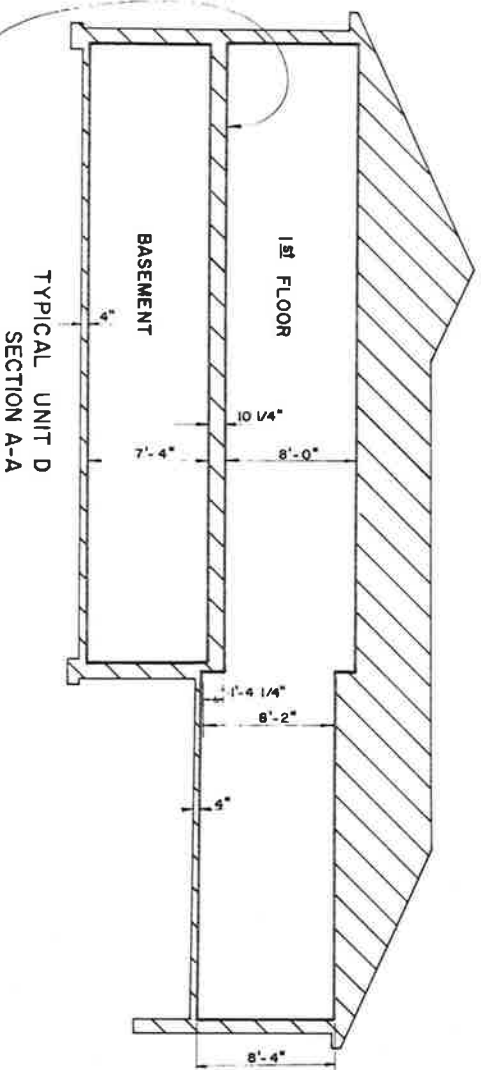
APPROVED

APR 26 1953

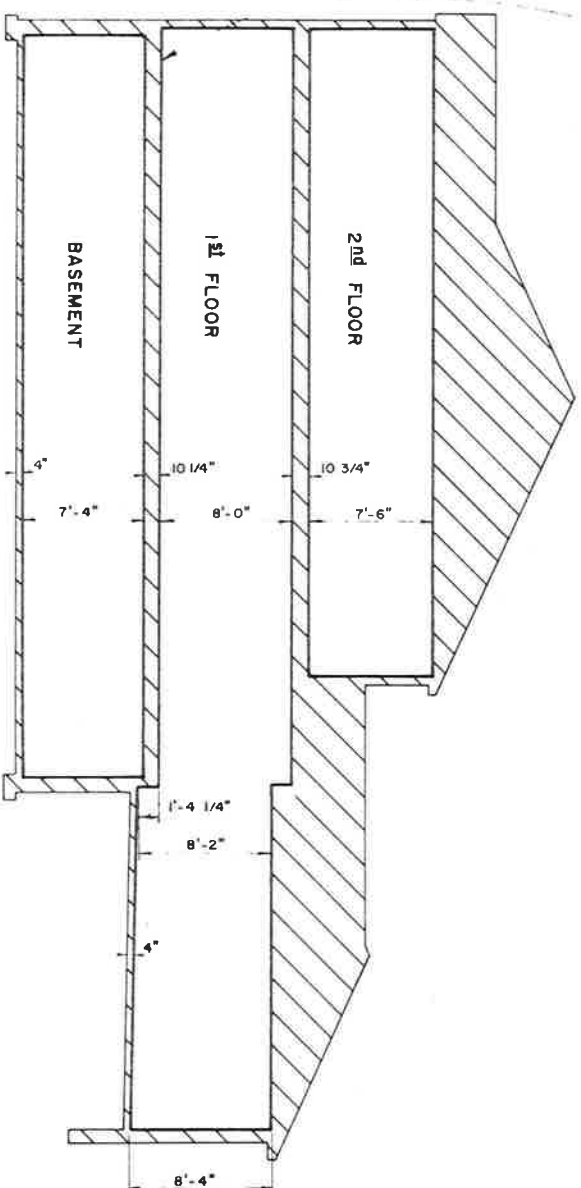
RECEIVED

COMMUNICATIONS SECTION

U.S. AIR FORCE



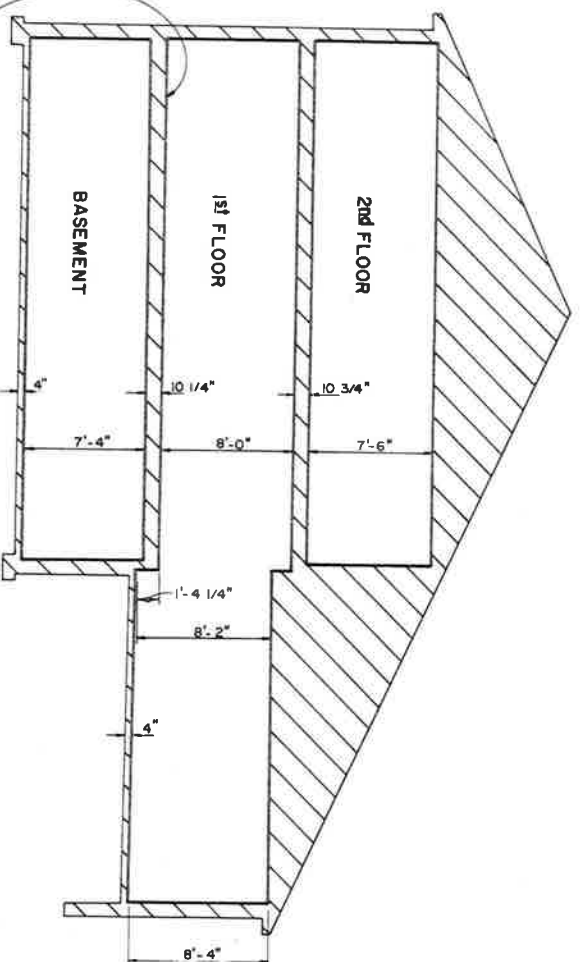
FIRST FLOOR ELEVATIONS
ARE GIVEN ON THE PERIMETER
PLAN



LEGEND
 GENERAL COMMON ELEMENT
 LIMITS OF OWNERSHIP

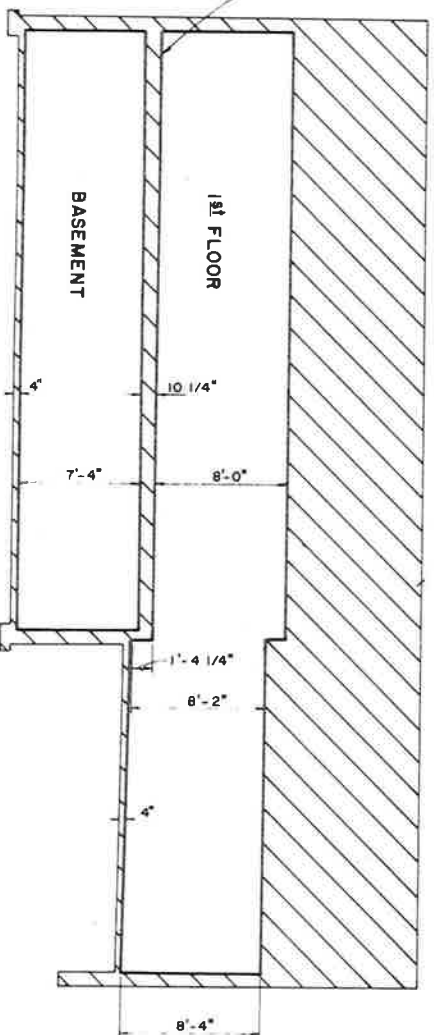
STREAMWOOD ESTATES
SECTION PLANS
TYPICAL UNITS D & E

John F. De Busscher
 JOHN F. DE BUSSCHER
 REGISTERED LAND SURVEYOR
 REGISTRATION NO. 10684
 PATE, HIRN & BOGUE INC.
 17000 TWELVE
 E RD.
 SOUTHFIELD
 MICHIGAN 48034



TYPICAL UNIT E
SECTION C-C

FIRST FLOOR ELEVATIONS
ARE GIVEN ON THE PERIMETER
PLAN



TYPICAL UNIT F
SECTION D-D

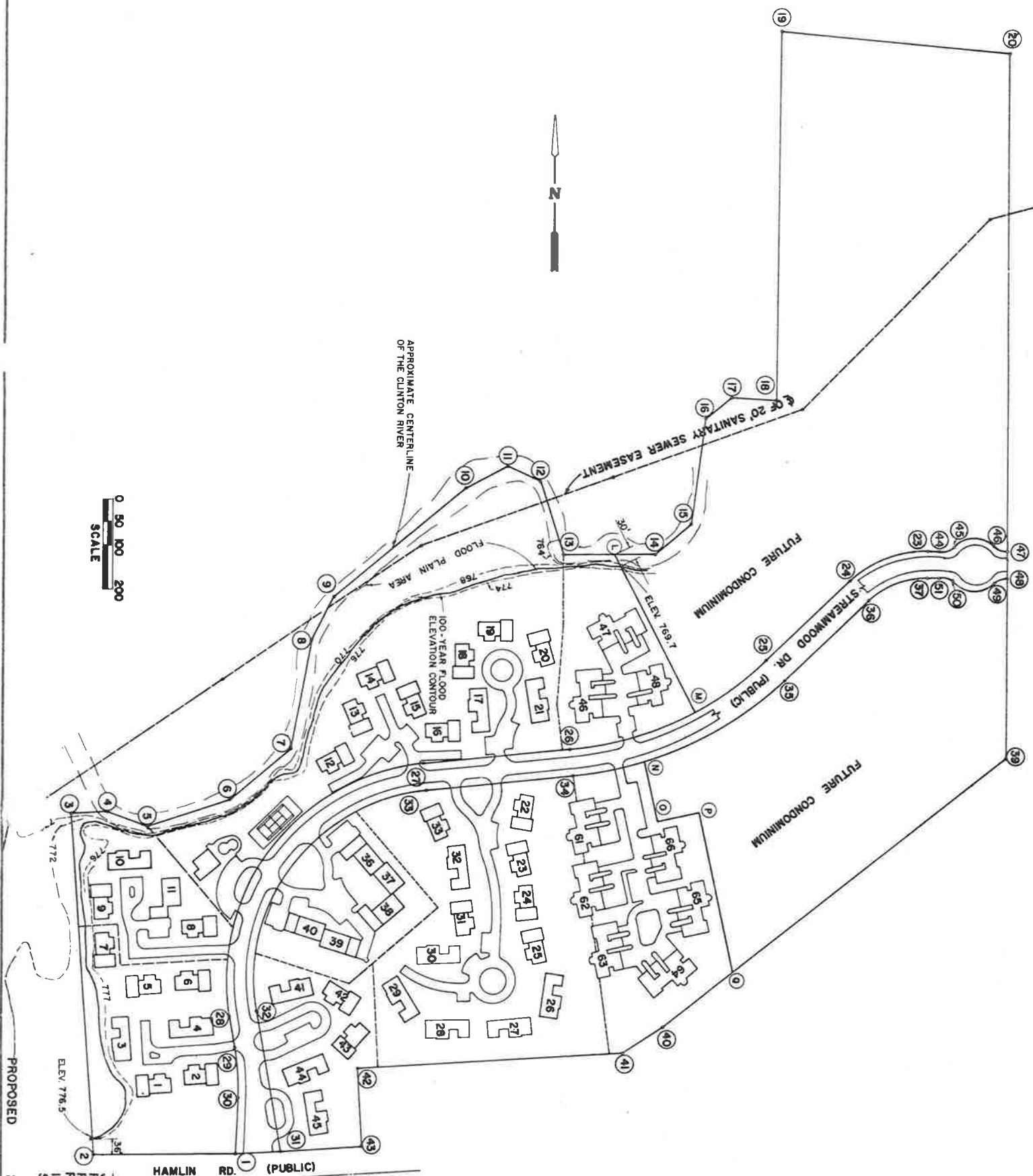


LEGEND
 GENERAL COMMON ELEMENT
 LIMITS OF OWNERSHIP

STREAMWOOD ESTATES
 SECTION PLANS
 TYPICAL UNITS E & F

John F. DeBusscher
 JOHN F. DEBUSSCHER
 REGISTERED LAND SURVEYOR
 REGISTRATION NO. 10684
 PATE, HIRN & BOGUE INC.
 17000 TWELVE E RD.
 SOUTHFIELD, MI 48034
 GAN

APPROVED
 APR 28 1979
 MICHAEL J. BOGUE
 PROJECT MANAGER



STREAMWOOD ESTATES
FLOOD PLAN PLAN

JOHN F. DE BUSSCHER
REGISTERED LAND SURVEYOR
REGISTRATION NO. 10684
PATE, HIRN & BOGUE INC.
17000 TWELVE MILE RD.
SOUTHFIELD MICHIGAN

PROPOSED 2/1/79 ET NO. 31

APPROVED