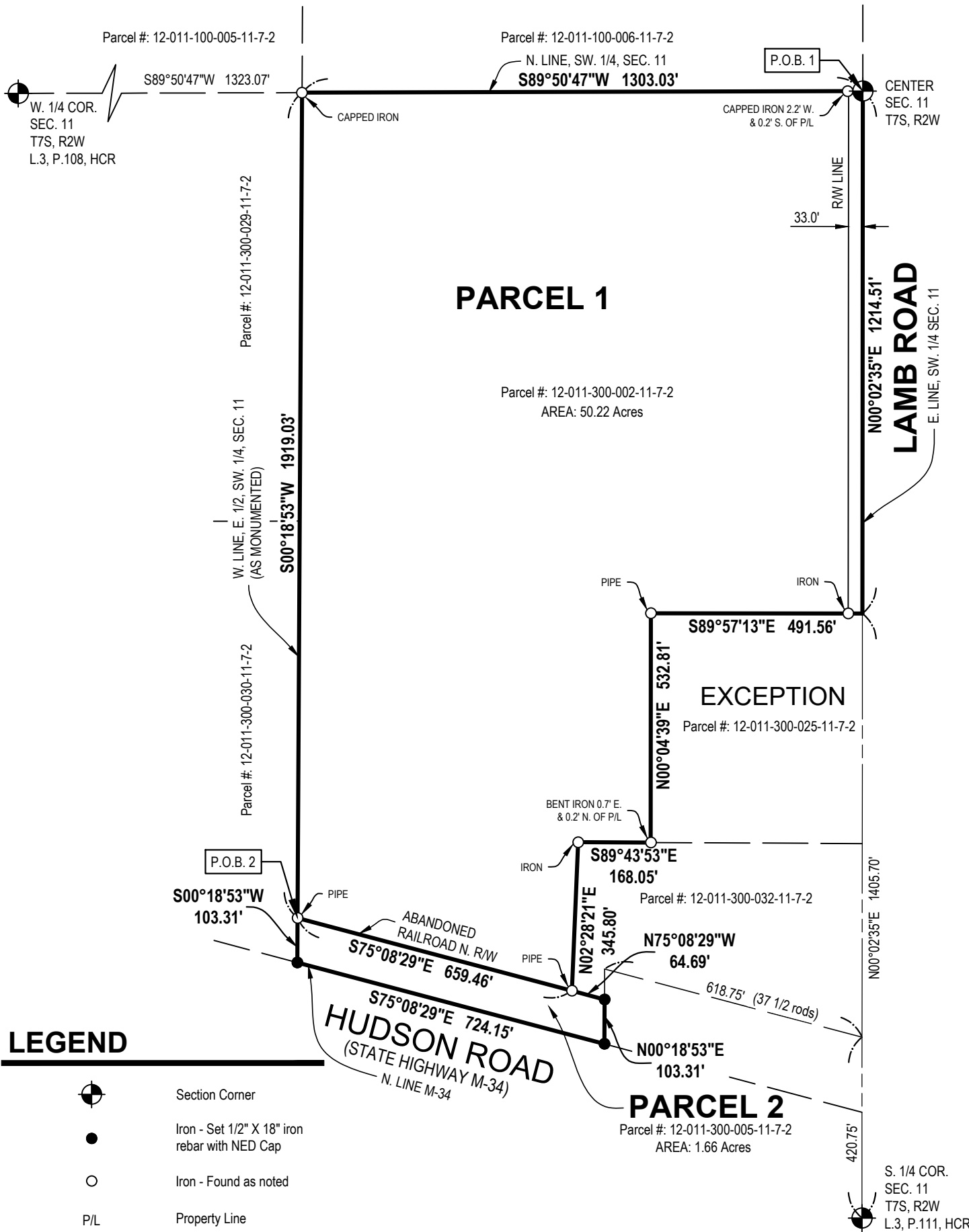


CERTIFICATE OF SURVEY



This survey was made from the legal description shown above. The description should be compared with the Abstract of Title or Title Policy for accuracy, easements and exceptions.

SURVEYOR'S CERTIFICATE:

I certify that the requirements for 1970 PA 132, MCL 54.213 have been met. The relative positional precision of the corners identified for this survey and shown on the map are within the limits accepted by the practice of professional surveying.



By: Brandon G. Parrent Licensed Professional Surveyor No. 4001063096

SCALE: 1" = 300'

Mossy Oak Properties
Brecken Kennedy
PO Box 10
Clinton, IN 47842

3600 Lamb Road

DRAWN BY: RP DATE: 05.12.2025
REV. BY: RP REV. DATE: 06.02.25
REV.: Add Parcel 2 as part of survey

PRJ #: 25500220.1

1 OF 2



NORTH

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CERTIFICATE OF SURVEY

DESCRIPTION

PARCEL 1:

Commencing at the center of Section 11, Town 7 South, Range 2 West, Jefferson Township, Hillsdale County, Michigan (said point being 2620.77 feet North of the Southeast corner of Southwest 1/4); thence South 83°38' West along the North line of above mentioned Southwest 1/4 (a distance of) 1303.77 feet; thence South 6°08' East 1924.40 feet to North line of Highway right of way; thence South 81 °36' East 660.36 feet along above mentioned right of way; thence North 4°2' West 345.8 feet; thence North 83°30' East 659.03 feet to the North and South quarter line of above mentioned Section 11, being the center line of Lamb Road; thence North 6° 22' West along above mentioned center line to Point of Beginning,

EXCEPTING THEREFROM all that part lying within the abandoned right of way (100 feet in width) of the Pennsylvania-New York Central Railroad lands situated in the Southwest 1/4 of Section 11, Town 7 South, Range 2 West.

ALSO EXCEPTING THEREFROM: Commencing at the Southeast corner of the Southwest 1/4 of Section 11, Town 7 South, Range 2 West, Jefferson Township, Hillsdale County, Michigan; thence North 6°22' West along the North and South quarter line of the above said Section 11 (a distance of) 874.3 feet to the point of beginning; thence continuing North 6°22' West along the above said quarter line 532 feet; thence South 83°38' West 492 feet; thence South 6°22' East 533.2 feet; thence North 83°30' East 492 feet to the point of beginning.

ALL OF THE ABOVE MORE PARTICULARLY DESCRIBED BY SURVEY PREPARED BY LODZINSKI & ASSOCIATES, LLC, JOB NO. 18s01133, DATED APRIL 18, 2018 AND REVISED APRIL 28, 2018, AS FOLLOWS:

A parcel of land being a part of the East 1/2 of the Southwest 1/4 of Section 11, Town 7 South, Range 2 West, Jefferson Township, Hillsdale County, Michigan. Said parcel of land being bounded and described as follows:

Beginning at the center of Section 11, Town 7 South, Range 2 West; thence South 89°50'47" West, along the North line of the Southwest 1/4 of said Section 11 (a distance of) 1303.03 feet (RECORDED AS South 83°38' West 1303.77 feet) to a found rebar #27454; thence South 00°18'53" West, along the West line of the East 1/2 of the Southwest 1/4 of said Section 11 as monumented, 1919.03 feet (RECORDED AS South 6°08' East 1924.40 feet) to a found iron pipe at the intersection of the North line of State Highway M-34; thence South 75°08'29" East, along said North line, 659.46 feet (recorded as South 81°36' East 660.36 feet) to a found iron pipe; thence North 02°28'21" East 345.80 feet (RECORDED AS North 4°02' West 345.80 feet) to a found iron pipe; thence South 89°43'53" East 168.05 feet to a found iron pipe; thence North 00°04'39" East 532.81 feet (RECORDED AS North 6' 22' West 533.20 feet) to a found iron pipe; thence South 89°57'13" East 491.56 feet (RECORDED AS North 83°38' East 492.00 feet) to the East line of the Southwest 1/4 of Section 11; thence North 00°02'35" East, along said East line, 1214.51 feet to the Point of Beginning.

PARCEL 2:

All that portion of the abandoned right of way (100 feet in width) of the Pennsylvania-New York Central Railroad lands situated in the Southwest 1/4 of Section 11, Town 7 South, Range 2 West, commencing at a point on said abandoned railroad land at the West line of the East 1/2 of the Southwest 1/4 of Section 11 and running East along the abandoned right of way to a point 37 1/2 rods West of the East line of the East 1/2 of the Southwest 1/4 of Section 11, which point is the East line of the Timberman-Belman land.

EXCEPTING THEREFROM all that part lying within the following described property, if any:

All that portion of the abandoned right of way (100 feet in width) of the Pennsylvania-New York Central Railroad lands situated in the Southwest 1/4 of Section 11, Town 7 South, Range 2 West, commencing at the center of Lamb Road and extending Westerly along the abandoned right-of-way 700 feet to the West line of the William H. Ellsworth and Betty M. Ellsworth property.

(Warranty Deed, dated October 31, 2018, as recorded in Liber 1706, Page 0917, at the Hillsdale County Register of Deeds.)


AS-SURVEYED DESCRIPTION PARCEL 2: Part of the Southwest 1/4 of Section 11, Town 7 South, Range 2 West, Jefferson Township, Hillsdale County, Michigan, described as: Commencing at the West 1/4 corner of said Section; thence N89°50'47"W 1323.07 feet along the North line of the Southwest 1/4 of said Section; thence S00°18'53"W 1919.03 feet along the West line of the East 1/2 of the Southwest 1/4 of said Section (as monumented), to the Point of Beginning; thence continuing S00°18'53"W 103.31 feet along said West line; thence S75°08'29"E 724.15 feet along the North line of Hudson Road (State Highway M-34); thence N00°18'53"E 103.31 feet; thence N75°08'29"W 724.15 feet along the North right-of-way line of abandoned railroad to the Point of Beginning. Contains 1.66 acres. Subject to any and all easements, restrictions, right-of-way of record.

This survey was made from the legal description shown above. The description should be compared with the Abstract of Title or Title Policy for accuracy, easements and exceptions.


SURVEYOR'S CERTIFICATE:


I certify that the requirements for 1970 PA 132, MCL 54.213 have been met. The relative positional precision of the corners identified for this survey and shown on the map are within the limits accepted by the practice of professional surveying.



By: 
Brandon G. Parrent Licensed Professional Surveyor No. 4001063096

NO SCALE

Mossy Oak Properties Brecken Kennedy PO Box 10 Clinton, IN 47842		 NORTH
3600 Lamb Road		
DRAWN BY: RP REV. BY: RP REV.: Add Parcel 2 as part of survey	DATE: 05.12.2025 REV. DATE: 06.02.25	PRJ #: 25500220.1 2 OF 2


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