

MACKINAC ISLAND

PLANNING COMMISSION ★ HISTORIC DISTRICT COMMISSION ★ BUILDING DEPARTMENT

March 13, 2025

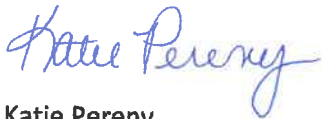
City of Mackinac Island City Council
Mayor Margaret M. Doud
City Council Members

Dear Mackinac Island City Council,

GHMI Resort Holdings LLC submitted an application to the Planning Commission for a lot combination of parcels 051-675-017-50, 051-675-017-35, and 051-675-017-96.

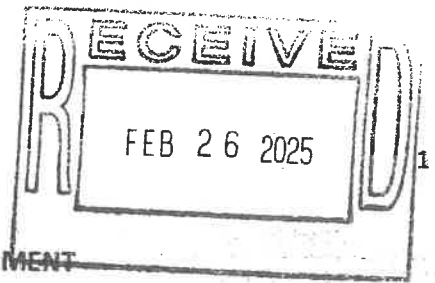
At the regular meeting of the Mackinac Island Planning Commission held on Tuesday, March 11, 2025, at 1:00 p.m., there was a motion made and supported to recommend to the City Council the approval of the requested lot combination based on the fact that the recombination will bring the shed into compliance with our Zoning Ordinance. All four members present voted yea.

Sincerely,



Katie Pereny
Mackinac Island Planning Commission Secretary

enclosures



CITY OF MACKINAC ISLAND
PLANNING COMMISSION & BUILDING DEPARTMENT
APPLICATION FOR ZONING ACTION

www.cityofmi.org kep@cityofmi.org 906-847-6190 PO Box 455 Mackinac Island, MI 49757

APPLICANT NAME & CONTACT INFORMATION:

Perkins Cole LLP

3123248661

Phone Number

vjohnston@perkinscole.com

Email Address

Please complete both sides of application.

The Fee and five (5) copies of the application, plans and all required documents must be submitted to the Zoning Administrator fourteen (14) days prior to the scheduled Planning Commission Meeting.

Property Owner & Mailing Address (If Different From Applicant)

GHMI Resort Holdings, LLC, 100 St. Paul St., Suite 800, Denver, CO 80206

Is The Proposed Project Part of a Condominium Association?

No

Is The Proposed Project Within a Historic Preservation District?

No

Applicant's Interest in the Project (If not the Fee-Simple Owner):

No

Is the Proposed Structure Within Any Area That The FAA Regulates Airspace?

Not Applicable

Is a Variance Required?

No

Are REU's Required? How Many?

Not Applicable

Type of Action Requested:

☐ Standard Zoning Permit

☐ Special Land Use

☐ Planned Unit Development

☒ Other Lot recombination/lot line adjustment

☐ Appeal of Planning Commission Decision

☐ Ordinance Amendment/Rezoning

☐ Ordinance Interpretation

Property Information:

A. Property Number (From Tax Statement): 051-675-017-50; 051-675-017-35; 051-675-017-96

B. Legal Description of Property: See attached Exhibit A

C. Address of Property: Vacant Land

D. Zoning District: HB; ROS; R-1 (lot line adjustment affects R-1 only)

E. Site Plan Checklist Completed & Attached: Not applicable

F. Site Plan Attached: (Comply With Section 20.04 of the Zoning Ordinance) See attached survey

G. Sketch Plan Attached: Not applicable

H. Architectural Plan Attached: Not Applicable

I. Association Documents Attached (Approval of project, etc.): Not Applicable

J. FAA Approval Documents Attached: Not Applicable

K. Photographs of Existing and Adjacent Structures Attached: Not Applicable

Proposed Construction/Use:

A. Proposed Construction:

☐ New Building

☐ Other, Specify _____

File No. HB25-050/97-011

Exhibit A
Alteration/Addition to Existing Building

Date 2-26-25

Initials KP

B. Use of Existing and Proposed Structures and Land:

Existing Use (If Non-conforming, explain nature of use and non-conformity):

N/A

Proposed Use: N/A

C. If Vacant:

Previous Use: Golf course

Proposed Use: Golf course

STATE OF MICHIGAN)
COUNTY OF MACKINAC) ss.

AFFIDAVIT

The applicant agrees that the permit applied for, if granted, is issued on the representation made herein and that the permit issued may be revoked without further notice on any breach of representation or conditions.

The applicant further understands that any permit issued on this application will not grant any right of privilege to erect any structure or to use any premises described for any purposes or in any manner prohibited by the Zoning Ordinance, or by other codes or ordinances or regulations of the City of Mackinac Island.

The Applicant further agrees to furnish evidence of the following before a permit will be granted:

- A. Proof of ownership of the property; and/or other evidence establishing legal status to use the land in the manner indicated on the application.
- B. Proof that all required federal, state, county, and city licenses or permits have been either applied for or acquired.
- C. Other information with respect to the proposed structure, use, lot and adjoining property as may be required by the Zoning Administrator in accord with provisions of the Mackinac Island Zoning Ordinance.

The Applicant further agrees to notify the Zoning Administrator when construction reaches the stage of inspection stated on the permit, if granted. Upon completion of construction to the structure(s) or land the Zoning Administrator shall inspect the premises for compliance with the Mackinac Island Zoning Ordinance and the terms of this permit. Upon determination of compliance, an occupancy permit may be issued. It is further understood that pursuant to the City of Mackinac Island Zoning Ordinance, No. 479 and amendments, adopted November 2013, unless a substantial start on the construction is made within one year, unless construction is completed within one and one-half years from the date of issuance of the permit, this permit shall come under review by the Planning Commission and may either be extended or revoked.

The undersigned affirms that he/she or they is (are) the applicant and the Attorney-in-fact (specify: owner, Lessee, Architect/Engineer, Contractor or other type of interest) involved in the application and that the answers and statements herein attached are in all respects true and correct to the best of his, her or their knowledge and belief. The applicant hereby further affirms that he/she or they has read the foregoing and understands the same. If the applicant is other than the owner, then a notarized affidavit from the owner, giving the applicant permission to seek the requested zoning action on their behalf, shall also be submitted with this application.

[Signature]
Signature

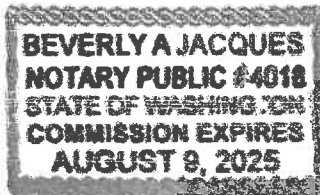
SIGNATURES

Signature

Nathan F. Fahrner
Please Print Name

Please Print Name

Signed and sworn to before me on the 26th day of February 2025



Beverly A. Jacques
Notary Public

King Washington
County, Michigan
My commission expires: 8/9/25

FOR OFFICE USE ONLY

Zoning Permit Issued: _____

Inspection Record

	Inspection	Date	Inspector	Comments
1.				
2.				
3.				

Occupancy Permit Issued: _____

Revised October 2023

OFFICE USE ONLY

FILE NUMBER: HB25-050/97-011

FEE: \$400-

DATE: 2-26-25

CHECK NO: 2213409

INITIALS: KD

Revised October 2023

File No. HB25-050/97-011

Exhibit B

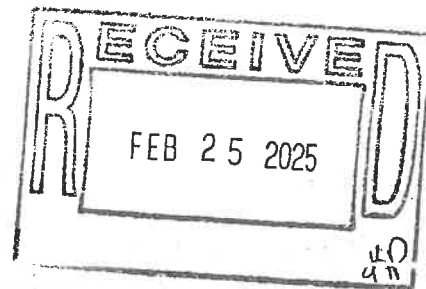
Date 2-26-25

Initials KD

PETITION FOR LOT RECOMBINATION

OF

PARCEL 2A, PARCEL 28A, PARCEL 28B



The undersigned Applicant petitions the City Council of the City of Mackinac Island to recombine certain platted lots, pursuant to MCL 560.259 and MCL 560.263, which is solely owned by: GHMI Resort Holdings, LLC, 100 St. Paul St., Suite 800, Denver, CO 80206 (the "Property Owner").

A. The lots owned by the Property Owner are referred to as the "Existing Parcels" and legally described and depicted on the Certified Survey attached hereto as Exhibit "A" (collectively, the "Lots") and as follows:

Parcel 2A - Tax Parcel ID: 051-675-017-50

Parcel 28A - Tax Parcel ID: 051-675-017-35

Parcel 28B - Tax Parcel ID: 051-675-017-96

B. The Lots after the completion of the recombination are referred to as the "Revised Parcels" and legally described and depicted on the Certified Survey attached hereto as Exhibit "A".

C. The Lots are in the following zone under the City Zoning Ordinance:

HB (Hotel/Boardinghouse), ROS (Recreation/Open Space) and R-1 (Low Density Residential)

D. What is the purpose of the request to recombine the Lots?

The Property Owner wishes to remove a lot line within the Lots to facilitate the development of the Lots for future use.

E. The undersigned represents that the Lots are encumbered by a mortgage and the mortgagee has approved this request to recombine the Lots in writing, which approval is attached hereto as Exhibit "B".

Dated this 25th day of February, 2025

Applicant:

GHMI RESORT HOLDINGS, LLC


Signed by: 
By: Kevin Rohnstock, Vice President & Assistant Secretary

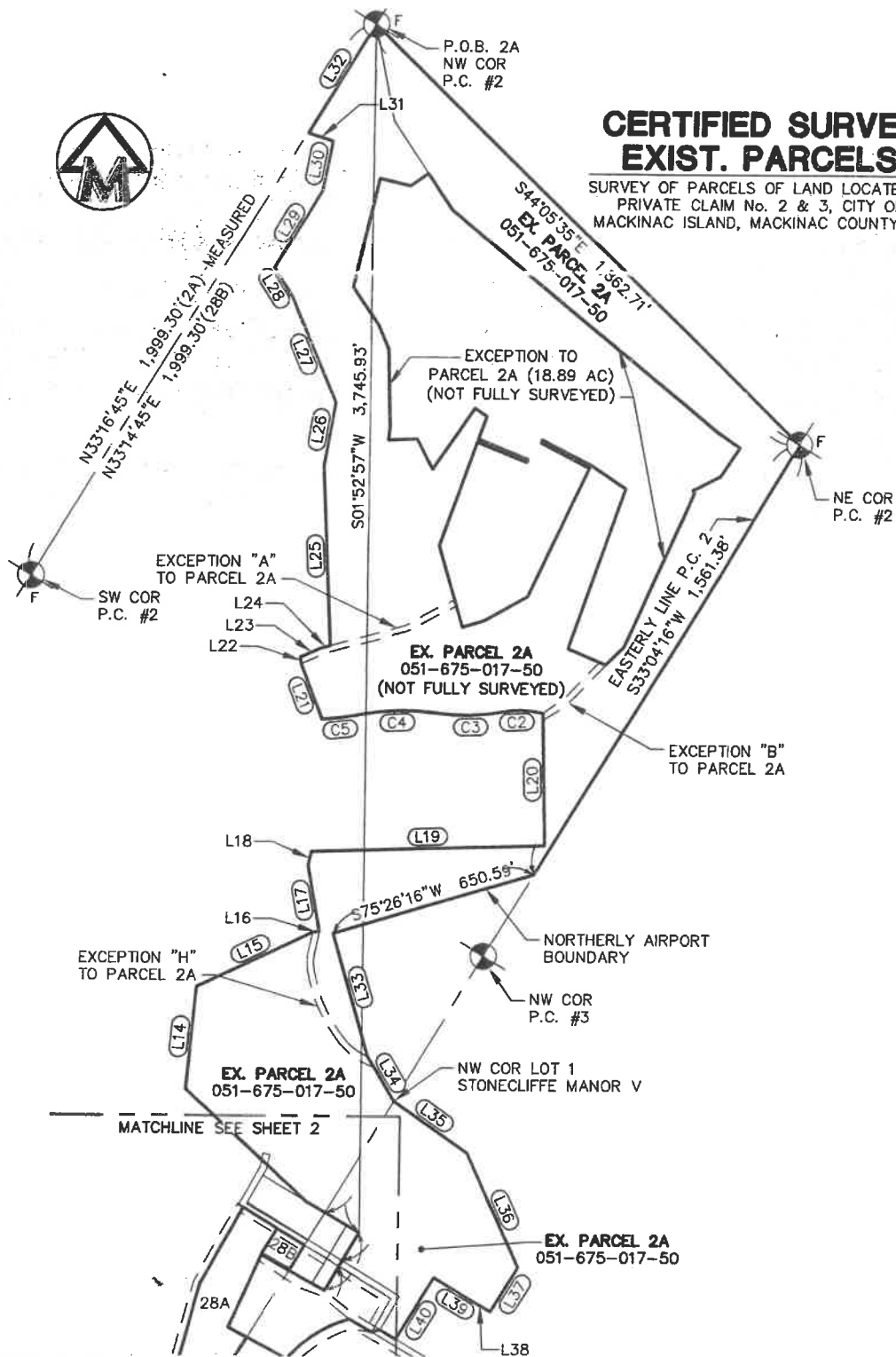
EXHIBIT "A"
CERTIFIED SURVEY

[See attached]



CERTIFIED SURVEY EXIST. PARCELS

SURVEY OF PARCELS OF LAND LOCATED IN
PRIVATE CLAIM No. 2 & 3, CITY OF
MACKINAC ISLAND, MACKINAC COUNTY, MI.



I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023
AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE
OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF
P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 1 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 400 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen

Mark Vander Veen

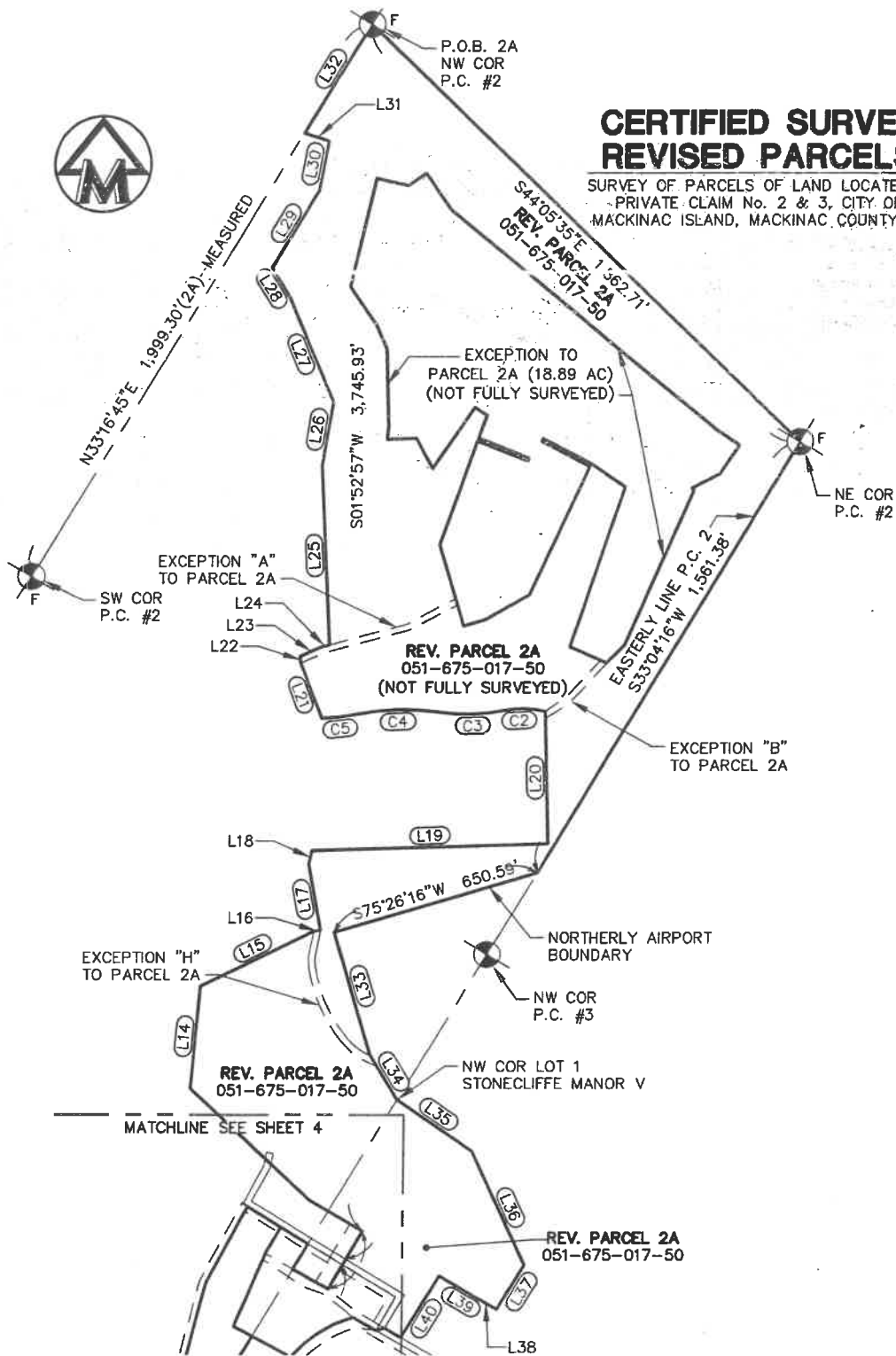
PS NO. 4001056788





CERTIFIED SURVEY REVISED PARCELS

SURVEY OF PARCELS OF LAND LOCATED IN
PRIVATE CLAIM No. 2 & 3, CITY OF
MACKINAC ISLAND, MACKINAC COUNTY, MI



I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 3 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 400 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen
Mark Vander Veen PS NO. 4001056788



CERTIFIED SURVEY EXIST. PARCELS

SURVEY OF PARCELS OF LAND LOCATED IN
PRIVATE CLAIM No. 2 & 3, CITY OF
MACKINAC ISLAND, MACKINAC COUNTY, MI

LEGEND

- PRIVATE CLAIM CORNER
- (R) RECORD DISTANCE
- (M) MEASURED DISTANCE
- OF FOUND IRON PIPE
- oFIR FOUND IRON ROD
- ⊙ F FOUND MONUMENT
- S SET IRON ROD



20' EASEMENT

S:3.4'
E:0.3'

EX. PARCEL 28A
TAX PARCEL ID:
051-675-017-35
±2.02 AC

EX. PARCEL 28B
TAX PARCEL ID:
051-675-017-96
±0.21 AC

EX. PARCEL 2A
TAX PARCEL ID:
051-675-017-50
±49.21 AC

EX. PARCEL 2A
TAX PARCEL ID:
051-675-017-50
±49.21 AC

FOREST WAY
(20' WIDE PLATTED)
PRIVATE

CUDAHY CIRCLE

BASIS OF BEARINGS

EASTERLY LINE OF PRIVATE CLAIM No. 2

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023
AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE
OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF
P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 2 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY REVISED PARCELS

SURVEY OF PARCELS OF LAND LOCATED IN
PRIVATE CLAIM No. 2 & 3, CITY OF
MACKINAC ISLAND, MACKINAC COUNTY, MI

LEGEND

- F PRIVATE CLAIM CORNER
- FIR FOUND IRON PIPE
- FIR FOUND IRON ROD
- ⊗ F FOUND MONUMENT
- S SET IRON ROD



20' EASEMENT

REVISED
PARCEL 28A
(±2.02 AC)

REVISED
PARCEL 2A
(±49.42 AC)

REVISED
PARCEL 2A
(±49.42 AC)

CLEARVIEW
EASEMENT

FOREST WAY
(20' WIDE PLATTED)
PRIVATE

BASIS OF BEARINGS

EASTERLY LINE OF PRIVATE CLAIM No. 2

NOTE

SEE SHEET 2 - REMAINDER OF PARCEL 2A
(NOT SURVEYED)

WOODBUFF ROADWAY IS ALSO KNOWN AS
FOREST WAY

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023
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P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 4 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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LINE TABLE		
LINE	BEARING	DISTANCE
L1	N33°04'16"E	39.47'
L2	N56°55'44"W	50.00'
L3	N33°04'16"E	60.00'
L4	S56°55'44"E	50.00'
L5	S58°50'18"E	97.77'
L6	N33°04'16"E	4.04'
L7	N58°50'18"W	100.05'
L8	N33°04'16"E	91.63'
L9	S56°36'50"E	100.01'
L10	S33°04'16"W	87.75'
L11	S36°12'31"W	99.38'
L12	S13°12'32"W	72.63'
L13	S85°30'51"E	137.35'
L14	N07°09'59"E	320.31'
L15	N66°14'52"E	393.01'
L16	N83°58'01"E	20.39'
L17	N08°31'09"W	208.82'
L18	N14°11'04"E	44.16'
L19	S89°41'44"E	728.42'
L20	N00°18'16"E	410.94'
L21	N19°40'43"W	184.12'
L22	N03°04'15"W	21.12'
L23	N68°13'15"E	68.72'

LINE TABLE		
LINE	BEARING	DISTANCE
L24	N76°53'55"E	29.18'
L25	N00°51'31"W	557.74'
L26	N11°37'00"E	198.48'
L27	N21°14'50"W	354.06'
L28	N30°13'20"W	105.75'
L29	N33°00'00"E	280.00'
L30	N12°35'07"E	156.34'
L31	N70°41'48"W	80.00'
L32	N33°16'45"E	394.10'
L33	S14°33'43"E	400.00'
L34	S29°17'00"E	161.29'
L35	S53°22'46"E	282.18'
L36	S22°39'44"E	392.17'
L37	S33°20'00"W	160.56'
L38	N57°34'25"W	81.03'
L39	N57°34'25"W	125.00'
L40	S33°20'00"W	225.00'
L41	N57°34'25"W	57.73'
L42	S76°49'55"W	28.16'
L43	N03°13'12"E	4.59'

CURVE DATA					
CURVE	ARC	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE
C1(R)	233.46'	400.00'	33°26'26"	S59°11'53"W	230.16'
C1(M)	233.07'	400.00'	33°23'04"	S59°13'51"W	229.78'
C2	124.64'	273.09'	25°09'00"	N86°13'30"W	123.57'
C3	204.28'	609.42'	19°12'22"	N89°41'44"W	203.32'
C4	257.88'	769.30'	19°12'22"	N89°41'44"W	256.68'
C5	105.70'	600.00'	10°05'36"	S85°44'46"W	105.56'

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON, HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 5 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100' ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen PS NO. 4001056788

CERTIFIED SURVEY - EXISTING LEGAL DESCRIPTIONS

EXISTING PARCELS

(from First American Title Insurance Company., Commitment No.: 855466, Effective Date.: August 06, 2019)

PARCEL 2A: (Tax Parcel ID: 051-675-017-50)

Part of Private Claims 2 and 3, Mackinac Island, Mackinac County, Michigan, being more particularly described as follows:

Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of said Private Claim 2 and the POINT OF BEGINNING; thence along the Northerly line of said Private Claim 2 South 44 degrees 05 minutes 35 seconds East 1862.71 feet to a stone marker at the Northeasterly corner of said Private Claim 2; thence along the Easterly line of said Private Claim 2 South 33 degrees 04 minutes 16 seconds West 1561.38 feet; thence along the Northerly boundary of the airport property South 75 degrees 26 minutes 16 seconds West 650.59 feet; thence South 14 degrees 33 minutes 43 seconds East 400.00 feet; thence South 29 degrees 17 minutes 00 seconds East 161.29 feet to the Easterly line of said Private Claim 2 and to the most Westerly corner of Lot 1 of STONECLIFFE MANOR V CONDOMINIUM as recorded in Liber 326, page 289, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR V in the following courses: South 53 degrees 22 minutes 46 seconds East 282.18 feet; South 22 degrees 39 minutes 44 seconds East 392.17 feet; and South 33 degrees 20 minutes 00 seconds West 160.56 feet; thence North 57 degrees 34 minutes 25 seconds West 81.03 feet; thence North 57 minutes 34 minutes 25 seconds West 125.00 feet; thence South 33 degrees 20 minutes 00 seconds West 225.00 feet to the Northerly boundary of a 20 foot wide platted roadway as monumented in WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records; thence Westerly along the monumented roadway of said WOODBLUFF SUBDIVISION North 57 degrees 34 minutes 25 seconds West 57.73 feet to a found concrete marker; thence crossing to the Southerly boundary of said Woodbluff roadway as monumented South 76 degrees 49 minutes 55 seconds West 28.16 feet to a found concrete marker; thence North 57 degrees 34 minutes 28 seconds West 80.45 feet; thence 233.46 feet along the arc of a non-tangential curve to the left, radius 400.00 feet, delta 33 degrees 26 minutes 26 seconds, chord South 59 degrees 11 minutes 53 seconds West 230.16 feet; thence North 59 degrees 54 minutes 05 seconds West 205.35 feet; thence North 25 degrees 44 minutes 03 seconds East 247.40 feet; thence South 58 degrees 50 minutes 18 seconds East 225.14 feet; thence North 32 degrees 04 minutes 49 seconds East 86.59 feet to the Southerly boundary of said Woodbluff roadway as monumented; thence North 32 degrees 04 minutes 49 seconds East 20.00 feet to the Northerly boundary of said Woodbluff roadway as monumented; thence North 32 degrees 04 minutes 49 seconds East 101.64 feet; thence North 57 degrees 34 minutes 26 seconds West 193.00 feet; thence North 45 degrees 12 minutes 51 seconds West 165.30 feet to the Easterly boundary of said Woodbluff roadway as monumented; thence North 45 degrees 12 minutes 51 seconds West 23.36 feet to the Westerly boundary of said Woodbluff roadway as monumented; thence North 45 degrees 12 minutes 51 seconds West 321.94 feet; thence North 7 degrees 09 minutes 59 seconds East 320.31 feet to the Southwesterly corner of Lot 38 of said WOODBLUFF SUBDIVISION; thence North 66 degrees 14 minutes 52 seconds East 393.01 feet to a found concrete marker on the Westerly boundary of said Woodbluff roadway as monumented; thence North 83 degrees 58 minutes 01 second East 20.39 feet to a found concrete marker on the Easterly boundary of said Woodbluff roadway as monumented; thence along the Easterly boundary of said Woodbluff roadway as monumented North 8 degrees 31 minutes 09 seconds West 208.82 feet to a found nail in a tree root; thence along the Easterly boundary of said Woodbluff roadway as monumented North 14 degrees 11 minutes 04 seconds East 44.16 feet to a found concrete marker at the Southwesterly corner of STONECLIFFE MANOR CONDOMINIUM as recorded in Liber 295, page 01, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR CONDOMINIUM in the following courses: South 89 degrees 41 minutes 44 seconds East 728.42 feet; North 0 degrees 18 minutes 16 seconds East 410.94 feet; 124.64 feet along the arc of a non-tangential curve to the left, radius 273.09 feet, delta 25 degrees 09 minutes 00 seconds, chord North 86 degrees 13 minutes 30 seconds West 123.57 feet; 204.28 feet along the arc of a tangential curve to

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132:1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 6 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY - EXISTING LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: (Tax Parcel ID: 051-675-017-50):

the right, radius 609.42 feet, delta 19 degrees 12 minutes 22 seconds; chord North 89 degrees 41 minutes 44 seconds West 203.32 feet; 257.88 feet along the arc of a tangential curve to the left, radius 769.30 feet, delta 19 degrees 12 minutes 22 seconds, chord North 89 degrees 41 minutes 44 seconds West 256.68 feet; and 105.70 feet along the arc of a tangential curve to the right, radius 600.00 feet, delta 10 degrees 05 minutes 36 seconds, chord South 85 degrees 44 minutes 46 seconds West 105.56 feet; thence along the Easterly roadway of said WOODBLUFF SUBDIVISION North 19 degrees 40 minutes 43 seconds West 184.12 feet; thence North 3 degrees 04 minutes 15 seconds West 21.12 feet to the Southwesterly corner of Lot 23 of STONECLIFFE MANOR IV CONDOMINIUM as recorded in Liber 324, page 154, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR IV, excluding lot 24 and the Southerly roadway, in the following courses: North 68 degrees 13 minutes 15 seconds East 68.72 feet; North 76 degrees 53 minutes 55 seconds East 29.18 feet; North 0 degrees 51 minutes 31 seconds West 557.74 feet; North 11 degrees 37 minutes 00 seconds East 198.48 feet; North 21 degrees 14 minutes 50 seconds West 354.06 feet; North 30 degrees 13 minutes 20 seconds West 105.75 feet; North 33 degrees 00 minutes 00 seconds East 280.00 feet; North 12 degrees 35 minutes 07 seconds East 156.34 feet; and North 70 degrees 41 minutes 48 seconds West 80.00 feet to the Northwesterly corner of Lot 1 of said STONECLIFFE MANOR IV and the West line of said Private Claim 2; thence along the West line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 394.10 feet to a stone marker at the Northwesterly corner of Private Claim 2 and the Point of Beginning,

EXCEPTING therefrom the platted roadways of said WOODBLUFF SUBDIVISION, and as amended by AMENDED PLAT OF PART OF WOODBLUFF, according to the plat thereof as recorded in Liber 4 of Plats, pages 95, 96 and 97, Mackinac County Records, AND

ALSO EXCEPTING therefrom STONECLIFFE MANOR II and STONECLIFFE MANOR III, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of said Private Claim 2; thence South 9 degrees 37 minutes 19 seconds East 303.62 feet to the most Northerly corner of Lot 12 of STONECLIFFE MANOR III CONDOMINIUM as recorded in Liber 312, page 459, Mackinac County Records; thence South 32 degrees 25 minutes 19 seconds East 197.25 feet to the most Northerly corner of Lot 11 of said STONECLIFFE MANOR III and the POINT OF BEGINNING; thence along the Northerly boundary of said STONECLIFFE MANOR III South 32 degrees 25 minutes 19 seconds East 135.80 feet; thence South 48 degrees 43 minutes 36 seconds East 572.94 feet to the Northwesterly corner of Lot 18 of STONECLIFFE MANOR II CONDOMINIUM as recorded in Liber 312, page 408, Mackinac County Records; thence along the Northerly boundary of said STONECLIFFE MANOR II South 48 degrees 43 minutes 36 seconds East 505.58 feet; thence South 54 degrees 19 minutes 47 seconds East 83.80 feet; thence South 36 degrees 15 minutes 13 seconds West 108.00 feet; thence South 65 degrees 02 minutes 19 seconds West 95.39 feet; thence South 21 degrees 56 minutes 47 minutes East 10.01 feet; thence South 25 degrees 35 minutes 13 seconds West 521.29 feet; thence South 46 degrees 55 minutes 18 seconds West 79.04 feet; thence North 64 degrees 25 minutes 23 seconds West 126.82 feet to the Southwesterly corner of Lot 47 of said STONECLIFFE MANOR II; thence North 20 degrees 53 minutes 45 seconds East 523.52 feet; thence North 54 degrees 05 minutes 41 seconds West 130.55 feet; thence North 60 degrees 44 minutes 47 seconds West 169.13 feet to the East line of a 20 foot wide roadway of said STONECLIFFE MANOR II; thence South 22 degrees 09 minutes 13 seconds West 10.08 feet; thence South 60 degrees 44 minutes 47 seconds East 168.29 feet; thence South 26 degrees 56 minutes 23 seconds West 440.26 feet; thence South 62 degrees 22 minutes 45 seconds West 155.92 feet; thence South 76 degrees 24 minutes 31 seconds West 68.49 feet; thence North 14 degrees 32 minutes 36 seconds West 262.89 feet; thence North 21 degrees 31 minutes 26 seconds East 340.44 feet to the Northwesterly corner of Lot 21 of said STONECLIFFE MANOR II; thence South 66 degrees 24 minutes 00 seconds East 166.43 feet to the West line of a 20 foot wide roadway of said STONECLIFFE MANOR II; thence North 21 degrees 54 minutes 00 seconds East 10.00 feet; thence North 66 degrees 24 minutes 00 seconds West 166.50 feet; thence North 21 degrees 28 minutes 41 seconds East 75.10 feet to the most Southerly corner of Lot 32 of said STONECLIFFE MANOR III; thence North 54

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132-1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 7 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY - EXISTING LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: (Tax Parcel ID: 051-675-017-50):

4 degrees 56 minutes 35 seconds West 45.38 feet; thence South 36 degrees 09 minutes 24 seconds West 229.73 feet; thence North 26 degrees 12 minutes 47 seconds West 106.24 feet; thence North 89 degrees 58 minutes 22 seconds West 90.00 feet; thence North 7 degrees 19 minutes 53 seconds East 39.46 feet; thence North 0 degrees 01 minute 38 seconds East 240.86 feet; thence North 21 degrees 38 minutes 53 seconds West 80.82 feet; thence North 32 degrees 31 minutes 13 seconds West 142.58 feet; thence North 14 degrees 51 minutes 08 seconds East 344.63 feet to the Northwestern corner of Lot 13 of said STONECLIFFE MANOR III; thence South 75 degrees 08 minutes 52 seconds East 100.00 feet; thence North 57 degrees 15 minutes 13 seconds East 66.59 feet to the most Northerly corner of Lot 11 of said STONECLIFFE MANOR III and the Point of Beginning; AND

ALSO EXCEPTING therefrom roadway exception "A", being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 7 degrees 52 minutes 35 seconds West 1967.46 feet to the Southwesterly corner of Lot 23 of STONECLIFFE MANOR IV CONDOMINIUM as recorded in Liber 324, page 154, Mackinac County Records and the POINT OF BEGINNING; thence along the Southerly boundary of said lot 23 North 68 degrees 13 minutes 15 seconds East 68.72 feet; thence North 76 degrees 53 minutes 55 seconds East 29.18 feet; thence North 76 degrees 53 minutes 55 seconds East 243.36 feet; thence North 64 degrees 05 minutes 36 seconds East 172.09 feet to the most Southerly corner of Lot 26 of STONECLIFFE MANOR II Condominium as recorded in Liber 312, page 408, Mackinac County Records; thence along the Westerly boundary of said STONECLIFFE MANOR II South 14 degrees 32 minutes 36 seconds East 20.40 feet; thence South 64 degrees 05 minutes 36 seconds West 170.32 feet; thence South 76 degrees 53 minutes 55 seconds West 273.24 feet; thence South 68 degrees 13 minutes 15 seconds West 74.00 feet to the Easterly boundary of WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records; thence North 3 degrees 04 minutes 15 seconds West 21.12 feet to the Point of Beginning; AND

ALSO EXCEPTING therefrom roadway exception "B", being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 12 degrees 39 minutes 37 seconds East 2199.58 feet to the Northeasterly corner of STONECLIFFE MANOR CONDOMINIUM as recorded in Liber 295, page 01, Mackinac County Records and the POINT OF BEGINNING; thence North 55 degrees 43 minutes 50 seconds East 87.60 feet; thence North 45 degrees 09 minutes 00 seconds East 147.97 feet; thence South 64 degrees 25 minutes 33 seconds East 21.22 feet; thence South 45 degrees 09 minutes 00 seconds West 175.00 feet; thence South 59 degrees 52 minutes 56 seconds East 83.79 feet to the Northeasterly corner of Lot 40 of said STONECLIFFE MANOR CONDOMINIUM; thence North 0 degrees 18 minutes 16 seconds East 20.94 feet to the Point of Beginning; AND

ALSO EXCEPTING therefrom roadway exception "E", being part of Private Claims 2 and 3, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 0 degrees 03 minutes 22 seconds West 1049.05 feet to a found concrete marker at the Northerly boundary of a 20 foot wide platted roadway as monumented in Woodbluff Subdivision as recorded in Liber 04, page 70, Mackinac County Records and the POINT OF BEGINNING; thence crossing to the Southerly boundary of said Woodbluff roadway as monumented South 76 degrees 49 minutes 55 seconds West 28.16 feet to a found concrete marker; thence North 57 degrees 34 minutes 28 seconds West 80.45 feet; thence North 49 degrees 10 minutes 03 seconds West 113.56 feet; thence North 67 degrees 28 minutes 13 seconds West 75.93 feet; thence North 54 degrees

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 8 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY - EXISTING LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: (Tax Parcel ID: 051-675-017-50):

23 minutes 34 seconds West 148.42 feet; thence North 25 degrees 44 minutes 03 seconds East 20.24 feet; thence South 58 degrees 50 minutes 18 seconds East 225.14 feet; thence South 49 degrees 10 minutes 03 seconds East 114.29 feet; thence South 57 degrees 33 minutes 18 seconds East 99.69 feet to the Point of Beginning, AND:

ALSO EXCEPTING the portion of roadway exception "11", being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of said Private Claim 2; thence South 5 degrees 04 minutes 01 second West 2815.63 feet to the Southeasterly corner of Lot 36 of WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records and the POINT OF BEGINNING; thence North 83 degrees 58 minutes 01 second East 20.39 feet to a found concrete marker on the Easterly boundary of said Woodbluff roadway as monumented; thence South 13 degrees 19 minutes 09 seconds West 71.15 feet; thence 45.14 feet along the arc of a non-tangential curve to the left, radius 126.94 feet, delta 20 degrees 22 minutes 30 seconds, chord South 3 degrees 12 minutes 33 seconds West 44.90 feet; thence 241.78 feet along the arc of a tangential curve to the left, radius 459.84 feet, delta 30 degrees 07 minutes 34 seconds, chord South 22 degrees 02 minutes 29 seconds East 239.01 feet; thence 94.39 feet along the arc of a tangential curve to the left, radius 195.23 feet, delta 27 degrees 42 minutes 03 seconds, chord South 50 degrees 57 minutes 17 seconds East 93.47 feet; thence South 29 degrees 17 minutes 00 seconds South 38.57 feet; thence 135.97 feet along the arc of a non-tangential curve to the right, radius 242.54 feet, delta 32 degrees 07 minutes 18 seconds, chord North 53 degrees 09 minutes 55 seconds West 134.20 feet; thence 252.30 feet along the arc of a tangential curve to the right, radius 479.84 feet, delta 30 degrees 07 minutes 34 seconds, chord North 22 degrees 02 minutes 29 seconds West 249.40 feet; thence 52.25 feet along the arc of a tangential curve to the right, radius 146.94 feet, delta 20 degrees 22 minutes 30 seconds, chord North 3 degrees 12 minutes 33 seconds East 51.98 feet; thence North 13 degrees 59 minutes 51 seconds East 64.37 feet to the Point of Beginning.

EASEMENT PARCEL 1:

Together with non-exclusive easements as created, limited and defined in that certain instrument recorded in Liber 354, page 255, Mackinac County Records.

EASEMENT PARCEL 2:

Together with non-exclusive easements as created, limited and defined in that certain instrument recorded in Liber 354, page 255, Mackinac County Records.

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 9 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY - EXISTING LEGAL DESCRIPTIONS

EXISTING PARCELS

(from Covenant Deed, Liber 874, Page 653)

PARCEL 28A (Tax Parcel ID: 051-675-017-35): (See Sheet 2)

That part of Private Claim 2 lying South and East of Forest Trail, previously described in instruments recorded in Liber 282, pages 163-164; Mackinac County Records, as now located and traveled; excepting therefrom the following described property: Commencing at a stone marker at the Southwesterly corner of Private Claim 2; thence along the Westerly line of said Private Claim 2; North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of Private Claim 2; thence South 1 degree 52 minutes 57 seconds West 3745.93 feet; thence North 57 degrees 34 minutes 26 seconds West 165 feet more or less to the West line of Private Claim 3, the POINT OF BEGINNING; thence continuing North 57 degrees 34 minutes 26 seconds West 100 feet; thence South parallel to the West line of Private Claim 3; 209.22 feet thence South 58 degrees 50 minutes 18 seconds East 100 feet; thence North along the West line of Private Claim 3, 209.22 feet more or less to the Point of Beginning; AND FURTHER EXCEPTING THEREFROM the following described property: Commencing at the Northeasterly corner of Private Claim 2; thence South 32 degrees 26 minutes West along the Southeasterly line of said Private Claim 2, 3424.35 feet to the Point of Beginning; thence South 32 degrees 26 minutes West 60 feet; thence North 57 degrees 34 minutes West 50 feet; thence North 32 degrees 26 minutes East 60 feet; thence South 57 degrees 34 minutes East 50 feet to the Point of Beginning.

This property is more particularly described per Survey by Bidstrup & Young, Inc., dated September 21, 1998, being Job #98-257, as follows: Commencing at the Northeast corner of Private Claim 2; thence along Easterly line of Private Claim 2 South 33 degrees 04 minutes 16 seconds West 3424.35 feet to the Point of Beginning; thence along the East line of said Private Claim 2 North 33 degrees 04 minutes 16 seconds East 176.00 feet; thence North 59 degrees 54 minutes 05 seconds West 66.22 feet; thence North 25 degrees 44 minutes 03 seconds East 247.40 feet; thence South 58 degrees 50 minutes 18 seconds East 97.77 feet to the East line of said Private Claim 2; thence North 33 degrees 04 minutes 16 seconds East 4.04 feet; thence North 58 degrees 50 minutes 18 seconds West 100.05 feet; thence North 33 degrees 04 minutes 16 seconds East 91.63 feet to the South line of Woodbluff Road as platted; thence along the South line of said Woodbluff Road North 58 degrees 36 minutes 50 seconds West 123.96 feet; thence South 30 degrees 18 minutes 20 seconds West 271.39 feet; thence South 16 degrees 38 minutes 16 seconds West 251.05 feet; thence South 36 degrees 12 minutes 31 seconds West 99.38 feet; thence South 13 degrees 12 minutes 32 seconds West 72.63 feet; thence South 85 degrees 30 minutes 51 seconds East 137.35 feet to the East line of said Private Claim 2; thence North 33 degrees 04 minutes 16 seconds East 39.47 feet; thence North 56 degrees 55 minutes 44 seconds West 50.00 feet; thence North 33 degrees 04 minutes 16 seconds East 60.00 feet; thence South 56 degrees 55 minutes 44 seconds East 50.00 feet to the East line of said Private Claim 2 and the Point of Beginning; EXCEPTING THEREFROM that portion lying West of the Existing Road.

PARCEL 28B (Tax Parcel ID: 051-675-017-96):

Commencing at a stone marker at the Southwesterly corner of Private Claim #2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim #2 North 33 degrees 14 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of Private Claim #2; thence South 1 degree 52 minutes 57 seconds West 3745.93 feet; thence North 57 degrees 34 minutes 26 seconds West 165 feet more or less to the West line of Private Claim #3; thence Southerly along said West line of Private Claim #3 to the North line of Forest Way or Woodruff Road as monumented and used, as the Point of Beginning; thence along the North line of Woodbluff Road to its intersection with the Easterly line of Forest Way; thence Southerly parallel with the private Claim line between Private Claims #2 and #3, 107 feet; thence at right angles to the left to the West line of Private Claim #3; thence Northerly along said West line of Private Claim #3, 107 feet more or less to the North line of Forest Way and the Point of Beginning, EXCEPT Woodbluff Road as used and monumented, being a portion of Private Claim #2, City of Mackinac Island, Mackinac County, Michigan.

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 10 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1 in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen

Mark Vander Veen

PS NO. 4001056788



CERTIFIED SURVEY - REVISED LEGAL DESCRIPTIONS

REVISED PARCELS

(Combining Parcels 28B and a portion of Parcel 28A with Parcel 2A)

PARCEL 2A: REVISED

Part of Private Claims 2 and 3, Mackinac Island, Mackinac County, Michigan, being more particularly described as follows:

Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of said Private Claim 2 and the POINT OF BEGINNING; thence along the Northerly line of said Private Claim 2 South 44 degrees 05 minutes 35 seconds East 1862.71 feet to a stone marker at the Northeasterly corner of said Private Claim 2; thence along the Easterly line of said Private Claim 2 South 33 degrees 04 minutes 16 seconds West 1561.38 feet; thence along the Northerly boundary of the airport property South 75 degrees 26 minutes 16 seconds West 650.59 feet; thence South 14 degrees 33 minutes 43 seconds East 400.00 feet; thence South 29 degrees 17 minutes 00 seconds East 161.29 feet to the Easterly line of said Private Claim 2 and to the most Westerly corner of Lot 1 of STONECLIFFE MANOR V CONDOMINIUM as recorded in Liber 326, page 289, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR V in the following courses: South 53 degrees 22 minutes 46 seconds East 282.18 feet; South 22 degrees 39 minutes 44 seconds East 392.17 feet; and South 33 degrees 20 minutes 00 seconds West 160.56 feet; thence North 57 degrees 34 minutes 25 seconds West 81.03 feet; thence North 57 minutes 34 minutes 25 seconds West 125.00 feet; thence South 33 degrees 20 minutes 00 seconds West 225.00 feet to the Northerly boundary of a 20 foot wide platted roadway as monumented in WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records; thence Westerly along the monumented roadway of said WOODBLUFF SUBDIVISION North 57 degrees 34 minutes 25 seconds West 57.73 feet to a found concrete marker; thence crossing to the Southerly boundary of said Woodbluff roadway as monumented South 76 degrees 49 minutes 55 seconds West 28.16 feet to a found concrete marker; thence North 57 degrees 34 minutes 28 seconds West 80.45 feet; thence 233.07 feet along the arc of a non-tangential curve to the left, radius 400.00 feet, delta 33 degrees 23 minutes 04 seconds, chord South 59 degrees 13 minutes 51 seconds West 229.78 feet; thence North 59°54'05" West 205.46 feet; thence North 25°44'03" East 247.02 feet; thence North 03°13'12" East 4.59 feet; thence North 33°04'16" East 111.63 feet; thence South 56°36'50" East 100.01 feet along the Southerly line of Woodbluff roadway; thence South 33°04'14" West 91.80 feet; thence South 58°50'18" East 127.36 feet; thence North 32 degrees 04 minutes 49 seconds East 86.59 feet to the Southerly boundary of said Woodbluff roadway as monumented; thence North 32 degrees 04 minutes 49 seconds East 20.00 feet to the Northerly boundary of said Woodbluff roadway as monumented; thence North 32 degrees 04 minutes 49 seconds East 101.64 feet; thence North 57 degrees 34 minutes 26 seconds West 193.00 feet; thence North 45 degrees 12 minutes 51 seconds West 165.30 feet to the Easterly boundary of said Woodbluff roadway as monumented; thence North 45 degrees 12 minutes 51 seconds West 23.36 feet to the Westerly boundary of said Woodbluff roadway as monumented; thence North 45 degrees 12 minutes 51 seconds West 321.94 feet; thence North 7 degrees 09 minutes 59 seconds East 320.31 feet to the Southwesterly corner of Lot 38 of said WOODBLUFF SUBDIVISION; thence North 66 degrees 14 minutes 52 seconds East 393.01 feet to a found concrete marker on the Westerly boundary of said Woodbluff roadway as monumented; thence North 83 degrees 58 minutes 01 second East 20.39 feet to a found concrete marker on the Easterly boundary of said Woodbluff roadway as monumented; thence along the Easterly boundary of said Woodbluff roadway as monumented North 8 degrees 31 minutes 09 seconds West 208.82 feet to a found nail in a tree root; thence along the Easterly boundary of said Woodbluff roadway as monumented North 14 degrees 11 minutes 04 seconds East 44.16 feet to a found concrete marker at the Southwesterly corner of STONECLIFFE MANOR CONDOMINIUM as recorded in Liber 295, page 01, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR CONDOMINIUM in the following courses: South 89 degrees 41 minutes 44 seconds East 728.42 feet; North 0 degrees 18 minutes 16 seconds East 410.94 feet; 124.64 feet along the arc of a non-tangential curve to the left, radius 273.09 feet,

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132-1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 11 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen
Mark Vander Veen PS NO. 4001056788

STATE OF MICHIGAN
MARK VANDER VEEN
PROFESSIONAL SURVEYOR
No. 4001056788
LICENSED PROFESSIONAL SURVEYOR

CERTIFIED SURVEY - REVISED LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: REVISED:

delta 25 degrees 09 minutes 00 seconds, chord North 86 degrees 13 minutes 30 seconds West 123.57 feet; 204.28 feet along the arc of a tangential curve to the right, radius 609.42 feet, delta 19 degrees 12 minutes 22 seconds, chord North 89 degrees 41 minutes 44 seconds West 203.32 feet; 257.88 feet along the arc of a tangential curve to the left, radius 769.30 feet, delta 19 degrees 12 minutes 22 seconds, chord North 89 degrees 41 minutes 44 seconds West 256.68 feet; and 105.70 feet along the arc of a tangential curve to the right, radius 600.00 feet, delta 10 degrees 05 minutes 36 seconds, chord South 85 degrees 44 minutes 46 seconds West 105.56 feet; thence along the Easterly roadway of said WOODBLUFF SUBDIVISION North 19 degrees 40 minutes 43 seconds West 184.12 feet; thence North 3 degrees 04 minutes 15 seconds West 21.12 feet to the Southwesterly corner of Lot 23 of STONECLIFFE MANOR IV CONDOMINIUM as recorded in Liber 324, page 154, Mackinac County Records; thence along the exterior boundary of said STONECLIFFE MANOR IV, excluding lot 24 and the Southerly roadway, in the following courses: North 68 degrees 13 minutes 15 seconds East 68.72 feet; North 76 degrees 53 minutes 55 seconds East 29.18 feet; North 0 degrees 51 minutes 31 seconds West 557.74 feet; North 11 degrees 37 minutes 00 seconds East 198.48 feet; North 21 degrees 14 minutes 50 seconds West 354.06 feet; North 30 degrees 13 minutes 20 seconds West 105.75 feet; North 33 degrees 00 minutes 00 seconds East 280.00 feet; North 12 degrees 35 minutes 07 seconds East 156.34 feet; and North 70 degrees 41 minutes 48 seconds West 80.00 feet to the Northwesterly corner of Lot 1 of said STONECLIFFE MANOR IV and the West line of said Private Claim 2; thence along the West line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 394.10 feet to a stone marker at the Northwesterly corner of Private Claim 2 and the POINT OF BEGINNING.

EXCEPTING therefrom the platted roadways of said WOODBLUFF SUBDIVISION, and as amended by AMENDED PLAT OF PART OF WOODBLUFF, according to the plat thereof as recorded in Liber 4 of Plats, pages 95, 96 and 97, Mackinac County Records, AND

ALSO EXCEPTING therefrom STONECLIFFE MANOR II and STONECLIFFE MANOR III, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwesterly corner of said Private Claim 2; thence South 9 degrees 37 minutes 19 seconds East 303.62 feet to the most Northerly corner of Lot 12 of STONECLIFFE MANOR III CONDOMINIUM as recorded in Liber 312, page 459, Mackinac County Records; thence South 32 degrees 25 minutes 19 seconds East 197.25 feet to the most Northerly corner of Lot 11 of said STONECLIFFE MANOR III and the POINT OF BEGINNING; thence along the Northerly boundary of said STONECLIFFE MANOR III South 32 degrees 25 minutes 19 seconds East 135.80 feet; thence South 48 degrees 43 minutes 36 seconds East 572.94 feet to the Northwesterly corner of Lot 18 of STONECLIFFE MANOR II CONDOMINIUM as recorded in Liber 312, page 408, Mackinac County Records; thence along the Northerly boundary of said STONECLIFFE MANOR II South 48 degrees 43 minutes 36 seconds East 505.58 feet; thence South 54 degrees 19 minutes 47 seconds East 83.80 feet; thence South 36 degrees 15 minutes 13 seconds West 108.00 feet; thence South 65 degrees 02 minutes 19 seconds West 95.39 feet; thence South 21 degrees 56 minutes 47 minutes East 10.01 feet; thence South 25 degrees 35 minutes 13 seconds West 521.29 feet; thence South 46 degrees 55 minutes 18 seconds West 79.04 feet; thence North 64 degrees 25 minutes 23 seconds West 126.82 feet to the Southwesterly corner of Lot 47 of said STONECLIFFE MANOR II; thence North 20 degrees 53 minutes 45 seconds East 523.52 feet; thence North 54 degrees 05 minutes 41 seconds West 130.55 feet; thence North 60 degrees 44 minutes 47 seconds West 169.13 feet to the East line of a 20 foot wide roadway of said STONECLIFFE MANOR II; thence South 22 degrees 09 minutes 13 seconds West 10.08 feet; thence South 60 degrees 44 minutes 47 seconds East 168.29 feet; thence South 26 degrees 56 minutes 23 seconds West 440.26 feet; thence South 62 degrees 22 minutes 45 seconds West 155.92 feet; thence South 76 degrees 24 minutes 31 seconds West 68.49 feet; thence North 14 degrees 32 minutes 36 seconds West 262.89 feet; thence North 21 degrees 31 minutes 26 seconds East 340.44 feet to the Northwesterly corner of Lot 21 of said STONECLIFFE MANOR II; thence South 66 degrees 24 minutes 00 seconds East 166.43 feet to the West line of a 20 foot wide roadway of said STONECLIFFE MANOR II; thence North 21 degrees 54 minutes 00 seconds East 10.00 feet; thence North 66 degrees 24 minutes 00 seconds West 166.50 feet; thence North 21 degrees 28 minutes 41 seconds East 75.10 feet to the most Southerly corner of Lot 32 of said STONECLIFFE MANOR III; thence North 54

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 12 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1 in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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Mark Vander Veen

Mark Vander Veen PS NO. 4001056788



CERTIFIED SURVEY - REVISED LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: REVISED:

4 degrees 56 minutes 35 seconds West 45.38 feet; thence South 36 degrees 09 minutes 24 seconds West 229.73 feet; thence North 26 degrees 12 minutes 47 seconds West 106.24 feet; thence North 89 degrees 58 minutes 22 seconds West 90.00 feet; thence North 7 degrees 19 minutes 53 seconds East 39.46 feet; thence North 0 degrees 01 minute 38 seconds East 240.86 feet; thence North 21 degrees 38 minutes 53 seconds West 80.82 feet; thence North 32 degrees 31 minutes 13 seconds West 142.58 feet; thence North 14 degrees 51 minutes 08 seconds East 344.63 feet to the Northwestern corner of Lot 13 of said STONECLIFFE MANOR III; thence South 75 degrees 08 minutes 52 seconds East 100.00 feet; thence North 57 degrees 15 minutes 13 seconds East 66.59 feet to the most Northerly corner of Lot 11 of said STONECLIFFE MANOR III and the Point of Beginning, AND

ALSO EXCEPTING therefrom roadway exception "A", being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 7 degrees 52 minutes 35 seconds West 1967.46 feet to the Southwesterly corner of Lot 23 of STONECLIFFE MANOR IV CONDOMINIUM as recorded in Liber 324, page 154, Mackinac County Records and the POINT OF BEGINNING; thence along the Southerly boundary of said lot 23 North 68 degrees 13 minutes 15 seconds East 68.72 feet; thence North 76 degrees 53 minutes 55 seconds East 29.18 feet; thence North 76 degrees 53 minutes 55 seconds East 243.36 feet; thence North 64 degrees 05 minutes 36 seconds East 172.09 feet to the most Southerly corner of Lot 26 of STONECLIFFE MANOR II Condominium as recorded in Liber 312, page 408, Mackinac County Records; thence along the Westerly boundary of said STONECLIFFE MANOR II South 14 degrees 32 minutes 36 seconds East 20.40 feet; thence South 64 degrees 05 minutes 36 seconds West 170.32 feet; thence South 76 degrees 53 minutes 55 seconds West 273.24 feet; thence South 68 degrees 13 minutes 15 seconds West 74.00 feet to the Easterly boundary of WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records; thence North 3 degrees 04 minutes 15 seconds West 21.12 feet to the Point of Beginning, AND

ALSO EXCEPTING therefrom roadway exception "B", being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 12 degrees 39 minutes 37 seconds East 2199.58 feet to the Northeasterly corner of STONECLIFFE MANOR CONDOMINIUM as recorded in Liber 295, page 01, Mackinac County Records and the POINT OF BEGINNING; thence North 55 degrees 43 minutes 50 seconds East 87.60 feet; thence North 45 degrees 09 minutes 00 seconds East 147.97 feet; thence South 64 degrees 25 minutes 33 seconds East 21.22 feet; thence South 45 degrees 09 minutes 00 seconds West 175.00 feet; thence South 59 degrees 52 minutes 56 seconds East 83.79 feet to the Northeasterly corner of Lot 40 of said STONECLIFFE MANOR CONDOMINIUM; thence North 0 degrees 18 minutes 16 seconds East 20.94 feet to the Point of Beginning, AND

ALSO EXCEPTING therefrom roadway exception "E", being part of Private Claims 2 and 3, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 0 degrees 53 minutes 22 seconds West 4049.05 feet to a found concrete marker at the Northerly boundary of a 20 foot wide platted roadway as monumented in Woodbluff Subdivision as recorded in Liber 04, page 70, Mackinac County Records and the POINT OF BEGINNING; thence crossing to the Southerly boundary of said Woodbluff roadway as monumented South 76 degrees 49 minutes 55 seconds West 28.16 feet to a found concrete marker; thence North 57 degrees 34 minutes 28 seconds West 80.45 feet; thence North 49 degrees 10 minutes 03 seconds West 113.56 feet; thence North 67 degrees 28 minutes 13 seconds West 75.93 feet; thence North 54 degrees

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 13 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1 in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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CERTIFIED SURVEY - REVISED LEGAL DESCRIPTIONS

(Continued) PARCEL 2A: REVISED:

23 minutes 34 seconds West 148.42 feet; thence North 25 degrees 44 minutes 03 seconds East 20.24 feet; thence South 58 degrees 50 minutes 18 seconds East 225.14 feet; thence South 49 degrees 10 minutes 03 seconds East 114.29 feet; thence South 57 degrees 33 minutes 18 seconds East 99.69 feet to the Point of Beginning, AND

ALSO EXCEPTING therefrom roadway exception "H" being part of Private Claim 2, Mackinac County, Michigan, being more particularly described as follows: Commencing at a stone marker at the Southwesterly corner of Private Claim 2, Mackinac Island, Mackinac County, Michigan; thence along the Westerly line of said Private Claim 2 North 33 degrees 16 minutes 45 seconds East 1999.30 feet to a stone marker at the Northwestern corner of said Private Claim 2; thence South 5 degrees 04 minutes 01 second West 2815.63 feet to the Southeasterly corner of Lot 36 of WOODBLUFF SUBDIVISION as recorded in Liber 04, page 70, Mackinac County Records and the POINT OF BEGINNING; thence North 83 degrees 58 minutes 01 second East 20.39 feet to a found concrete marker on the Easterly boundary of said Woodbluff roadway as monumented; thence South 13 degrees 19 minutes 09 seconds West 71.15 feet; thence 45.14 feet along the arc of a non-tangential curve to the left, radius 126.94 feet, delta 20 degrees 22 minutes 30 seconds, chord South 3 degrees 12 minutes 33 seconds West 44.90 feet; thence 241.78 feet along the arc of a tangential curve to the left, radius 459.84 feet, delta 30 degrees 07 minutes 34 seconds, chord South 22 degrees 02 minutes 29 seconds East 239.01 feet; thence 94.39 feet along the arc of a tangential curve to the left, radius 195.23 feet, delta 27 degrees 42 minutes 03 seconds, chord South 50 degrees 57 minutes 17 seconds East 93.47 feet; thence South 29 degrees 17 minutes 00 seconds South 38.57 feet; thence 135.97 feet along the arc of a non-tangential curve to the right, radius 242.54 feet, delta 32 degrees 07 minutes 18 seconds, chord North 53 degrees 09 minutes 55 seconds West 134.20 feet; thence 252.30 feet along the arc of a tangential curve to the right, radius 479.84 feet, delta 30 degrees 07 minutes 34 seconds, chord North 22 degrees 02 minutes 29 seconds West 249.40 feet; thence 52.25 feet along the arc of a tangential curve to the right, radius 146.94 feet, delta 20 degrees 22 minutes 30 seconds, chord North 3 degrees 12 minutes 33 seconds East 51.98 feet; thence North 13 degrees 59 minutes 51 seconds East 64.37 feet to the Point of Beginning.

EASEMENT PARCEL 1:

Together with non-exclusive easements as created, limited and defined in that certain instrument recorded in Liber 354, page 255, Mackinac County Records.

EASEMENT PARCEL 2:

Together with non-exclusive easements as created, limited and defined in that certain instrument recorded in Liber 354, page 255, Mackinac County Records.

PARCEL 28A REVISED:

Commencing at the Northeast corner of Private Claim 2; thence along Easterly line of Private Claim 2 South 33 degrees 04 minutes 16 seconds West 3424.35 feet to the Point of Beginning; thence along the East line of said Private Claim 2 North 33 degrees 04 minutes 16 seconds East 176.38 feet; thence North 59 degrees 54 minutes 05 seconds West 66.27 feet; thence North 25 degrees 44 minutes 03 seconds East 247.02 feet; thence North 03°13'12" East 4.59 feet; thence North 33°04'16" East 111.63 feet to the South line of Woodbluff Road as platted; thence along the South line of said Woodbluff Road North 56 degrees 36 minutes 50 seconds West 123.96 feet; thence South 30 degrees 18 minutes 20 seconds West 271.39 feet; thence South 16 degrees 38 minutes 16 seconds West 251.05 feet; thence South 36 degrees 12 minutes 31 seconds West 99.38 feet; thence South 13 degrees 12 minutes 32 seconds West 72.63 feet; thence South 85 degrees 30 minutes 51 seconds East 137.35 feet to the East line of said Private Claim 2; thence North 33 degrees 04 minutes 16 seconds East 39.47 feet; thence North 56 degrees 55 minutes 44 seconds West 50.00 feet; thence North 33 degrees 04 minutes 16 seconds East 60.00 feet; thence South 56 degrees 55 minutes 44 seconds East 50.00 feet to the East line of said Private Claim 2 and the Point of Beginning.

I HEREBY CERTIFY THAT I HAVE SURVEYED AND MAPPED THE ABOVE PARCEL HEREON DESCRIBED ON MARCH 10, 2023 AND THAT THE RELATIVE POSITIONAL PRECISION OF EACH CORNER IS WITHIN THE LIMITS ACCEPTED BY THE PRACTICE OF PROFESSIONAL SURVEYING AND THAT ALL REQUIREMENTS OF P.A. 132 1970, AS AMENDED, HAVE BEEN COMPLIED WITH.

CLIENT: DAVIDSON HOSPITALITY	DATE: 03-10-2023
JOB NO.: 22117	SHEET 14 OF 14
PRIVATE CLAIM: 2 & 3	SCALE: 1in. = 100 ft.
CITY OF MACKINAC ISLAND	BOOK: 1060
MACKINAC COUNTY, MICHIGAN	BY: MST



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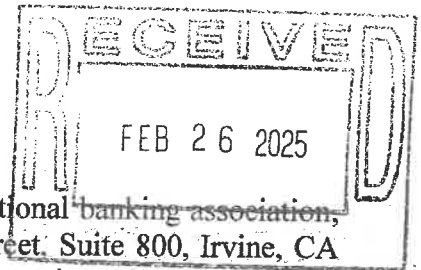
Mark Vander Veen
Mark Vander Veen PS NO. 4001056788



EXHIBIT "B"
MORTGAGEE'S CONSENT

[See attached]

MORTGAGEE CONSENT



WELLS FARGO BANK, NATIONAL ASSOCIATION, a national banking association, having an address at CRE/Hospitality Finance Group, 2030 Main Street, Suite 800, Irvine, CA 92614, Attention: Rhonda Friedly (collectively with its successors or assigns, "Mortgagee" or "Administrative Agent") as administrative agent for itself and the lenders that are party to that certain Loan Agreement (as defined below), as holder of (i) that certain Amended and Restated Future Advance Mortgage granted by Mortgagor (as defined below) on or about January 18, 2022 and recorded on January 28, 2022 in the Mackinac County Register of Deeds at Liber 928, Page 623 (as amended and/or restated from time to time, the "Mackinac County Mortgage"), and (ii) that certain Amended and Restated Future Advance Mortgage granted by the Mortgagor on or about January 18 2022 and recorded on February 1, 2022 in the Register of Deeds of Ingham County, Michigan as Instrument No. 2022-004152 (as amended and/or restated from time to time, the "Ingham County Mortgage"), hereby consents to the **Petition for Lot Recombination of Parcel 2A, Parcel 28A, Parcel 28B** to which this Mortgagee Consent is attached. Any reference to the term "Loan Agreement" shall mean that certain Amended and Restated Loan Agreement, dated as of January 18, 2022 (as further amended and/or restated from time to time, collectively, the "Loan Agreement") by and among Mortgagee, the lenders that are a party to said Loan Agreement, BSI Resort Holdings, LLC, a Delaware limited liability company, as borrower, and GHMI RESORT HOLDINGS, LLC, a Delaware limited liability company ("Mortgagor").

Dated: _____, 2025.

WELLS FARGO BANK, NATIONAL ASSOCIATION,
as Mortgagee and Administrative Agent

By: _____
Name: _____
Title: _____

File No. HB25-050/97-011

Exhibit E

Date 2-26-25

Initials RF

STATE OF _____

COUNTY OF _____ ss.

On _____, 2025, before me, _____, a Notary Public, personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

[Mortgagee Consent]

I certify under PENALTY OF PERJURY under the laws of the State of _____ that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature of Notary Public _____

My commission expires _____