

Comcast Easement Location

42400 11 Mile Rd

Proposed
Easement Area

Eleven Mile Rd

Lee BeGole Dr

50-22-14-376-016

50-22-14-376-004

50-22-14-451-012

50-22-14-451-023

50-22-14-451-002

50-22-23-126-016

50-22-23-127-005

50-22-23-226-042

Map Author: Runkel
Date: 6-24-24
Project: Comcast Easement
Version #: 1.0

MAP INTERPRETATION NOTICE

Map information depicted is not intended to replace or substitute for any official or primary source. This map was intended to meet National Map Accuracy Standards and use the most recent, accurate sources available to the people of the City of Novi. Boundary measurements and area calculations are approximate and should not be construed as survey measurements performed by a licensed Michigan Surveyor as defined in Michigan Public Act 132 of 1970 as amended. Please contact the City GIS Manager to confirm source and accuracy information related to this map.

Map Legend

- Right of Way - Novi Edits
- Tax Parcels



City of Novi
Engineering Division
Department of Public Works
26300 Lee BeGole Drive
Novi, MI 48375
cityofnovi.org

ELIZABETH KUDLA SAARELA
esaarela@rsjalaw.com

27555 Executive Drive, Suite 250
Farmington Hills, Michigan 48331
P 248.489.4100 | F 248.489.1726
www.rsjalaw.com



ROSATI | SCHULTZ
JOPPICH | AMTSBUECHLER

June 13, 2024

Rebecca Runkel, Project Engineer
City of Novi
Field Services Complex
26300 Lee BeGole Drive
Novi, MI 48375

RE: Grant of Easement to Comcast

Dear Ms. Runkel:

We have received and reviewed the enclosed Facilities Easement Agreement provided by Comcast in connection with its request for an easement over City property located at 42400 11 Mile Road, Novi, MI 48375. The Facilities Easement Agreement authorizes Comcast to install and maintain its facilities within the easement area on the City's property. The terms of the Easement Agreement permit the City to use the easement area to construct such improvements as aboveground paving, curbs, sidewalk, sod or landscaping, to the extent they do not interfere with Comcast's use of the easement area. Any areas disturbed by Comcast must be restored within 60-days of completing the improvements. The Easement may be terminated or abandoned by Comcast, but may not be assigned to another user without the City's approval. Comcast may leave its facilities in place or remove them upon termination. Objectionable indemnity language was removed at the City's request. Subject to confirming that the permanent use of this area does not conflict with the City's plans for the property, we see no legal impediment to entering into the Agreement.

Please feel free to contact me with any questions or concerns in regard to this matter.

Very truly yours,

ROSATI SCHULTZ JOPPICH
& AMTSBUECHLER PC

Elizabeth Kudla Saarela

EKS

Rebecca Runkel, Project Engineer
City of Novi
June 13, 2024
Page 2

Enclosures

C: Cortney Hanson, Clerk (w/ Enclosure)
Ben Croy, City Engineer (w/Enclosure)
Thomas R. Schultz, Esquire (w/Enclosure)

(Do Not Type Above This Line—For Recording Purposes Only)

Site State: Michigan

Site Address: 42400 11 Mile Road, Novi, MI 48375

Parcel ID: 22-14-451-012

Instrument #:

Book:

Page:

FACILITIES EASEMENT AGREEMENT

THIS FACILITIES EASEMENT AGREEMENT ("Agreement") is made and entered into this ____ day of _____ 20____ by and between **City of Novi, a Michigan Municipal Corporation**, whose address is 45175 10 Mile Road, Novi, MI 48375 ("Grantor"), and **Comcast Cable Communications Management, LLC**, a Delaware limited liability company, on behalf of its affiliates (together, "Grantee").

Recitals

- A. Grantor is the fee owner of certain real property having a street address of 42400 11 Mile Road, Novi, MI 48375 as more particularly shown on Exhibit A attached hereto and incorporated herein by reference (the "Property").
- B. Grantee plans for the construction, operation and maintenance of underground communications on the Property, including, without limitation, underground coax cable and fiber-optic cabling and lines, underground conduit and junction boxes (the "Facilities") on a portion of the Property, as more particularly shown on Exhibit B attached hereto and incorporated herein by reference (the "Easement Area").
- C. Grantee has requested, and Grantor has agreed to grant and convey to Grantee, a permanent, non-exclusive easement over, across, under and through the Easement Area for access to, and the installation, construction, operation, maintenance, repair, reconstruction, replacement, or removal of the Facilities, and over and across the Property for pedestrian and vehicular access and ingress to and egress from the Easement Area.

NOW, THEREFORE, for ——— zero ——— (0) Dollars, in consideration of the recitals set forth above, the mutual promises hereinafter set forth, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

Easement

- 1. Grantor hereby grants and conveys to Grantee a perpetual, non-exclusive easement and right of way over, across, under, and through the Easement Area, together with a non-exclusive easement and right of way over, across, under, and through those portions

of the Property as are reasonably necessary for Grantee to access the Facilities and perform such installation, construction, operation, maintenance, repair, reconstruction, replacement, or removal of the Facilities, whether by pedestrian or vehicular access, which areas shall not exceed ~~-ten~~ (10) feet on either side of the Easement Area.

2. The easement granted herein is for the purpose of allowing Grantee's employees, agents, and contractors to access, install, construct, operate, maintain, repair, reconstruct, replace or remove the Facilities, and Grantee shall not use the Easement Area for any other purpose.
3. Grantee shall have access to the Easement Area 24 hours a day, 7 days a week.
4. Grantee, its employees, agents, and contractors shall have the right to access, operate, maintain, repair, reconstruct, replace or remove the Facilities.
5. Reservation of Right to Use. Grantor reserves the right of ownership, use, and occupancy of the Property insofar as said ownership, use, and occupancy does not impair the rights granted to Grantee in this Agreement. However, Grantor shall not use or occupy the Easement Area or the Property in any manner that impairs the rights granted to Grantee in this Agreement. Without limiting the foregoing, it is understood and agreed by Grantor that no building, structure, or other improvements of any kind may be placed by Grantor on the Easement Area; provided, however, that Grantor may install asphalt paving or concrete and curbing, cement surface sidewalks and curbs, sod, and other landscaping, turf irrigation lines, and other utility lines on the Easement Area and the Property (the "Improvements"), so long as the same do not interfere with the Grantee's use of the Easement Area. Any such Improvements on the Easement Area shall not be installed until Grantor has obtained Grantee's prior written consent, which consent shall not be unreasonably withheld or delayed.
6. Repair of Damage. Grantee shall promptly, within ~~fourteen~~sixty (460) days of the completion of improvements or maintenance, repair any damage to the Easement Area, the Property, or the Grantor Improvements caused by the exercise of Grantee's rights granted under this Agreement. All damage to the Easement Area caused by Grantor, its agents, or employees shall be the sole responsibility of Grantor, including all maintenance and repair required to the Grantor Improvements.
7. ~~Indemnity. Grantor shall indemnify, defend, and hold Grantee, its parents, subsidiaries, affiliates, directors, officers and employees harmless from and against any liabilities, claims, damages, costs, losses, or expenses arising out of or related to Grantor's (i) use of the Easement Area by it or its agents, employees, contractors, licensees, and invitees, (ii) negligent or willful act or omission, (iii) failure to comply with the terms of this Agreement, or (iv) interference with Grantee's use and enjoyment of the Easement Area, all except to the extent arising from the negligence or intentional misconduct of Grantee. Grantee shall indemnify, defend and hold Grantor harmless from and against any liability, claims, damages, costs, losses, or expenses arising out of or related to Grantee's (i) interference with Grantor's use and enjoyment of the Property or of the Easement Area, except as permitted herein, (ii) negligent or willful act or omission, or (iii) failure to comply with the~~

~~terms of this Agreement, all except to the extent arising from the negligence or intentional misconduct of Grantor.~~

8.7. Relinquishment. In the event that Grantee, in its sole discretion, determines that Grantee no longer needs the Easement Area, Grantee may relinquish the rights granted to it under this Agreement by quit-claiming Grantee's interest in the Easement Area to Grantor. Upon such relinquishment, Grantee may, at its option, leave in place all underground Facilities installed on the Easement Area, or may remove the same and repair and restore any damage to the Easement Area and the Property caused by such removal.

9.8. Notices. All notices, demand, requests or other communications given under this Agreement shall be in writing and be given by personal delivery, certified mail, return receipt requested, or nationally recognized overnight courier service to the address set forth below, or as may subsequently in writing be requested.

If to the Grantor:

42400 11 Mile Road
Novi, MI 48375
Attn.: Property Owner

If to the Grantee:

Comcast Cable Communications Management, LLC
41112 Concept Drive
Plymouth, MI 48170
Attn.: Vice President of Engineering

With a copy to:

Comcast Cable Communications, LLC
One Comcast Center
1701 John F. Kennedy Boulevard
Philadelphia, PA 19103
Attn: Real Estate Counsel

With a copy sent by email to legal_notices@comcast.com

Delivery of any notice shall be deemed to be effective on the date of personal delivery, on the date set forth on the return receipt of registered or certified mail, or on the next business date of delivery to a nationally recognized overnight courier service, as the case may be.

- 14.9. Miscellaneous. This Agreement constitutes the entire agreement between Grantor and Grantee with respect to the subject matter hereof, and there are no oral or other agreements existing between Grantor and Grantee with respect to the subject matter hereof which are not expressly set forth in this Agreement. This Agreement may be amended, revised, waived, discharged, released or terminated only by a written instrument executed by both parties hereto. All of the provisions of this Agreement shall be binding upon and inure to the benefit of Grantor, Grantee and their respective successors and assigns. The easement granted herein shall run with the land and burden the Property. This Agreement shall be governed by the laws of the state in which the Property is located. This Agreement may be executed in counterparts, each of which (or any combination of which) when signed and delivered by all of the parties shall be deemed an original, but all of which when taken together shall constitute one agreement.
- 15.10. Maintenance. Grantee further expressly agrees to maintain in good condition and repair, at its sole cost and expense, the Facilities within the Easement Premises at all times during the term hereof.
- 16.11. Abandonment. Grantee hereby expressly agrees that in the event Grantee abandons use of the Easement Area for the purpose herein expressed, the Easement granted hereby shall become null and void, and the rights in and to the Easement shall revert to Grantor, and Grantee shall remove its improvements within ~~thirtyninety~~ (390) days, and restore the Property to its original condition or Grantor may do so at Grantee's expense.
- 17.12. Grantee shall not assign or transfer an interest in this Easement, or any part thereof, without the prior written consent of the Grantor, which consent may not be unreasonably withheld. Notwithstanding the foregoing, Grantee may assign this Easement to any Permitted Transferee (as hereinafter defined) without the necessity of Grantor's consent. No change of equity ownership, partnership interest, or control of Grantee or transfer upon partnership or corporate dissolution of Grantee shall constitute an assignment requiring Grantor's consent hereunder. As used herein, "Permitted Transferee" shall mean any affiliate, parent, subsidiary or operating division of Grantee, or any entity acquiring all or substantially all of Grantee's assets in the State of Michigan, or any entity acquiring all or substantially all of Grantee's stock or ownership interests.

IN WITNESS WHEREOF, Grantor and Grantee have executed this Facilities Easement Agreement as of the day and year first written above.

WITNESS

CITY OF NOVI

By: _____

Name: _____

Title: _____

By: _____

Name: _____

Title: _____

WITNESS

COMCAST CABLE COMMUNICATIONS
MANAGEMENT, LLC

By: _____

Name: ~~Dale~~ KirkRichard Taylor

Construction and NGAN

Title: ~~Vice President of Engineering~~VP,

ACKNOWLEDGMENT

State of _____

County of _____

On _____ before me, _____ personally
Name and Title of Officer (e.g. "Jane Doe, Notary Public")
appeared _____.

Name(s) of Corporate Signer(s)

_____ personally known to me

_____ 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 as

Corporate Title of Signer,
Respectively on behalf of

Name of Corporation

WITNESS my hand and official seal.

Signature of Notary Public

DRAFT

ACKNOWLEDGMENT

State of _____

County of _____

On _____ before me, _____ personally
Name and Title of Officer (e.g. "Jane Doe, Notary Public")
appeared _____.

Name(s) of Corporate Signer(s)

_____ personally known to me
_____ 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 as

_____ Vice President of Engineering

Corporate Title of Signer,
Respectively on behalf of

_____ Comcast Cable Communications Management, LLC

Name of Corporation

WITNESS my hand and official seal.

Signature of Notary Public

When Recorded, Return To:

Comcast Cable Communications, LLC
41112 Concept Drive
Plymouth, MI 48017

Attn: Shannon VanSach
Parcel Number: 22-14-451-012

Real Estate Transfer Tax Exemptions:
MCLA 207.526(6)(a); MCLA 207.505(a)

Drafted By:

Shannon VanSach
Comcast Cable Communications, LLC
41112 Concept Drive
Plymouth, MI 48017
(248) 866-9759

Exhibit A

Legal Description

Land situated in the City of Novi, County of Oakland, State of Michigan, described as follows:

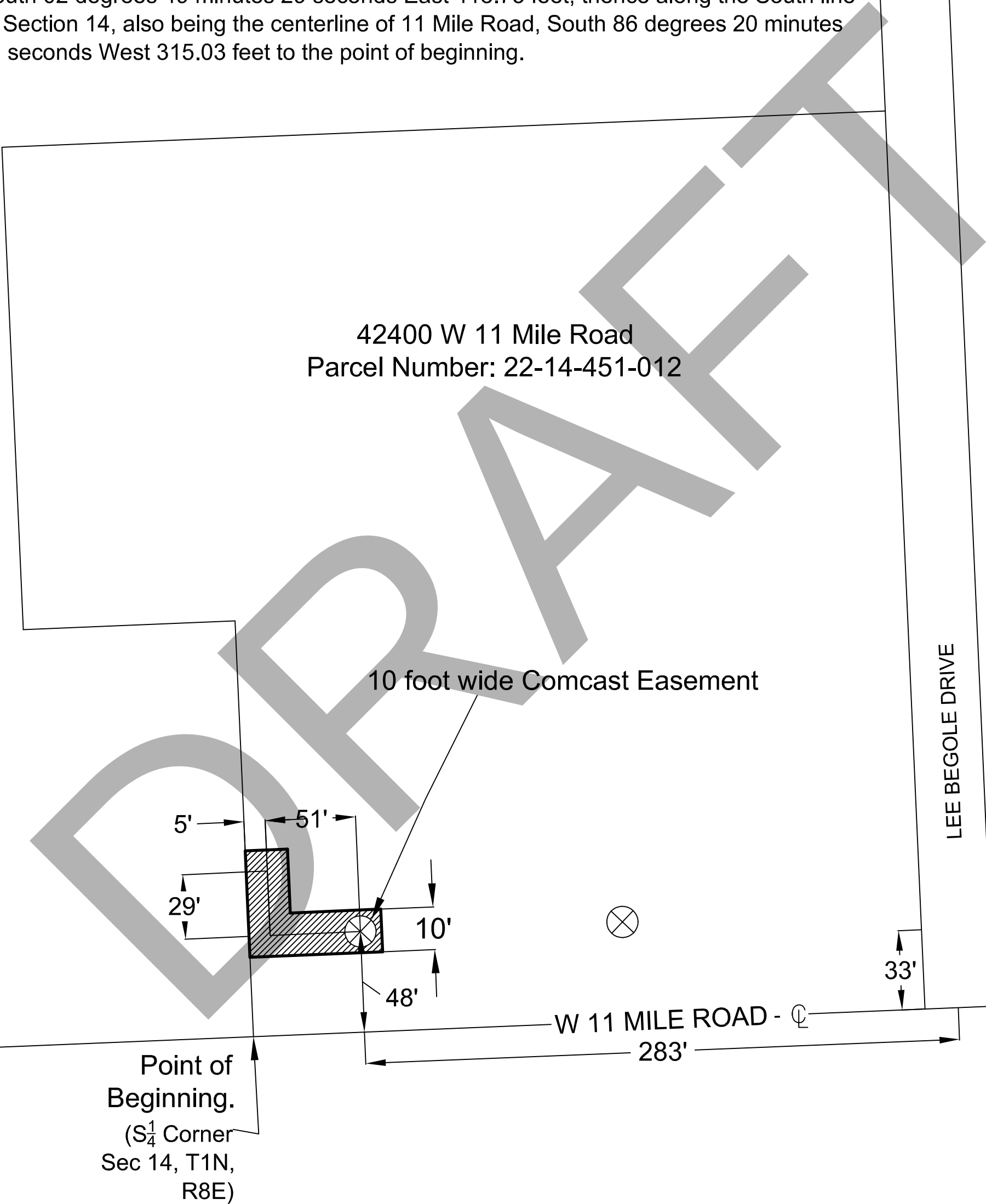
Part of the South $\frac{1}{2}$ of Section 14, Town 1 North, Range 8 East, City of Novi, Oakland County, Michigan, and described as; beginning at the South $\frac{1}{4}$ corner of Section 14 and proceeding thence North 02 degrees 49 minutes 29 seconds West 200.00 feet; thence South 87 degrees 28 minutes 51 seconds West 100.00 feet; thence North 02 degrees 49 minutes 29 seconds West 222.03 feet; thence North 87 degrees 04 minutes 05 seconds East 415.00 feet; thence along the West line of Dewal Drive South 02 degrees 49 minutes 29 seconds East 418.73 feet; thence along the South line of Section 14, also being the centerline of 11 Mile Road, South 86 degrees 20 minutes 12 seconds West 315.03 feet to the point of beginning.

Tax Parcel Number: 22-14-451-012

EXHIBIT B TO FACILITIES EASEMENT AGREEMENT

Parcel #:22-14-451-012

Parcel Description: Part of the South ½ of Section 14, Town 1 North, Range 8 East, City of Novi, Oakland County, Michigan, and described as; beginning at the South ¼ corner of Section 14 and proceeding thence North 02 degrees 49 minutes 29 seconds West 200.00 feet; thence South 87 degrees 28 minutes 51 seconds West 100.00 feet; thence North 02 degrees 49 minutes 29 seconds West 222.03 feet; thence North 87 degrees 04 minutes 05 seconds East 415.00 feet; thence along the West line of Dewal Drive South 02 degrees 49 minutes 29 seconds East 418.73 feet; thence along the South line of Section 14, also being the centerline of 11 Mile Road, South 86 degrees 20 minutes 12 seconds West 315.03 feet to the point of beginning.



(Do Not Type Above This Line—For Recording Purposes Only)

Site State: Michigan

Site Address: 42400 11 Mile Road, Novi, MI 48375

Parcel ID: 22-14-451-012

Instrument #:

Book:

Page:

FACILITIES EASEMENT AGREEMENT

THIS FACILITIES EASEMENT AGREEMENT ("Agreement") is made and entered into this ____ day of _____ 20____ by and between **City of Novi, a Michigan Municipal Corporation**, whose address is 45175 10 Mile Road, Novi, MI 48375 ("Grantor"), and **Comcast Cable Communications Management, LLC**, a Delaware limited liability company, on behalf of its affiliates (together, "Grantee").

Recitals

- A. Grantor is the fee owner of certain real property having a street address of 42400 11 Mile Road, Novi, MI 48375 as more particularly shown on Exhibit A attached hereto and incorporated herein by reference (the "Property").
- B. Grantee plans for the construction, operation and maintenance of underground communications on the Property, including, without limitation, underground coax cable and fiber-optic cabling and lines, underground conduit and junction boxes (the "Facilities") on a portion of the Property, as more particularly shown on Exhibit B attached hereto and incorporated herein by reference (the "Easement Area").
- C. Grantee has requested, and Grantor has agreed to grant and convey to Grantee, a permanent, non-exclusive easement over, across, under and through the Easement Area for access to, and the installation, construction, operation, maintenance, repair, reconstruction, replacement, or removal of the Facilities, and over and across the Property for pedestrian and vehicular access and ingress to and egress from the Easement Area.

NOW, THEREFORE, for zero (0) Dollars, in consideration of the recitals set forth above, the mutual promises hereinafter set forth, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

Easement

- 1. Grantor hereby grants and conveys to Grantee a perpetual, non-exclusive easement and right of way over, across, under, and through the Easement Area, together with a non-exclusive easement and right of way over, across, under, and through those portions

of the Property as are reasonably necessary for Grantee to access the Facilities and perform such installation, construction, operation, maintenance, repair, reconstruction, replacement, or removal of the Facilities, whether by pedestrian or vehicular access, which areas shall not exceed ten (10) feet on either side of the Easement Area.

2. The easement granted herein is for the purpose of allowing Grantee's employees, agents, and contractors to access, install, construct, operate, maintain, repair, reconstruct, replace or remove the Facilities, and Grantee shall not use the Easement Area for any other purpose.
3. Grantee shall have access to the Easement Area 24 hours a day, 7 days a week.
4. Grantee, its employees, agents, and contractors shall have the right to access, operate, maintain, repair, reconstruct, replace or remove the Facilities.
5. Reservation of Right to Use. Grantor reserves the right of ownership, use, and occupancy of the Property insofar as said ownership, use, and occupancy does not impair the rights granted to Grantee in this Agreement. However, Grantor shall not use or occupy the Easement Area or the Property in any manner that impairs the rights granted to Grantee in this Agreement. Without limiting the foregoing, it is understood and agreed by Grantor that no building, structure, or other improvements of any kind may be placed by Grantor on the Easement Area; provided, however, that Grantor may install asphalt paving or concrete and curbing, cement surface sidewalks and curbs, sod, and other landscaping, turf irrigation lines, and other utility lines on the Easement Area and the Property (the "Improvements"), so long as the same do not interfere with the Grantee's use of the Easement Area. Any such Improvements on the Easement Area shall not be installed until Grantor has obtained Grantee's prior written consent, which consent shall not be unreasonably withheld or delayed.
6. Repair of Damage. Grantee shall promptly, within sixty (60) days of the completion of improvements or maintenance, repair any damage to the Easement Area, the Property, or the Grantor Improvements caused by the exercise of Grantee's rights granted under this Agreement. All damage to the Easement Area caused by Grantor, its agents, or employees shall be the sole responsibility of Grantor, including all maintenance and repair required to the Grantor Improvements.
7. Relinquishment. In the event that Grantee, in its sole discretion, determines that Grantee no longer needs the Easement Area, Grantee may relinquish the rights granted to it under this Agreement by quit-claiming Grantee's interest in the Easement Area to Grantor. Upon such relinquishment, Grantee may, at its option, leave in place all underground Facilities installed on the Easement Area, or may remove the same and repair and restore any damage to the Easement Area and the Property caused by such removal.

8. Notices. All notices, demand, requests or other communications given under this Agreement shall be in writing and be given by personal delivery, certified mail, return receipt requested, or nationally recognized overnight courier service to the address set forth below, or as may subsequently in writing be requested.

If to the Grantor:

42400 11 Mile Road
Novi, MI 48375
Attn.: Property Owner

If to the Grantee:

Comcast Cable Communications Management, LLC
41112 Concept Drive
Plymouth, MI 48170
Attn.: Vice President of Engineering

With a copy to:

Comcast Cable Communications, LLC
One Comcast Center
1701 John F. Kennedy Boulevard
Philadelphia, PA 19103
Attn: Real Estate Counsel

With a copy sent by email to legal_notices@comcast.com

Delivery of any notice shall be deemed to be effective on the date of personal delivery, on the date set forth on the return receipt of registered or certified mail, or on the next business date of delivery to a nationally recognized overnight courier service, as the case may be.

9. Miscellaneous. This Agreement constitutes the entire agreement between Grantor and Grantee with respect to the subject matter hereof, and there are no oral or other agreements existing between Grantor and Grantee with respect to the subject matter hereof which are not expressly set forth in this Agreement. This Agreement may be amended, revised, waived, discharged, released or terminated only by a written instrument executed by both parties hereto. All of the provisions of this Agreement shall be binding upon and inure to the benefit of Grantor, Grantee and their respective successors and assigns. The easement granted herein shall run with the land and burden the Property. This Agreement shall be governed by the laws of the state in which the Property is located. This Agreement may be executed in counterparts, each of which (or any combination of which) when signed and delivered by all of the parties shall be deemed an original, but all of which when taken together shall constitute one agreement.

10. Maintenance. Grantee further expressly agrees to maintain in good condition and repair, at its sole cost and expense, the Facilities within the Easement Premises at all times during the term hereof.
11. Abandonment. Grantee hereby expressly agrees that in the event Grantee abandons use of the Easement Area for the purpose herein expressed, the Easement granted hereby shall become null and void, and the rights in and to the Easement shall revert to Grantor, and Grantee shall remove its improvements within ninety (90) days, and restore the Property to its original condition or Grantor may do so at Grantee's expense.
12. Grantee shall not assign or transfer an interest in this Easement, or any part thereof, without the prior written consent of the Grantor, which consent may not be unreasonably withheld. Notwithstanding the foregoing, Grantee may assign this Easement to any Permitted Transferee (as hereinafter defined) without the necessity of Grantor's consent. No change of equity ownership, partnership interest, or control of Grantee or transfer upon partnership or corporate dissolution of Grantee shall constitute an assignment requiring Grantor's consent hereunder. As used herein, "Permitted Transferee" shall mean any affiliate, parent, subsidiary or operating division of Grantee, or any entity acquiring all or substantially all of Grantee's assets in the State of Michigan, or any entity acquiring all or substantially all of Grantee's stock or ownership interests.

IN WITNESS WHEREOF, Grantor and Grantee have executed this Facilities Easement Agreement as of the day and year first written above.

WITNESS

CITY OF NOVI

By: _____

Name: _____

Title: _____

By: _____

Name: _____

Title: _____

WITNESS

COMCAST CABLE COMMUNICATIONS
MANAGEMENT, LLC

By: _____

Name: Richard Taylor

Title: VP, Construction and NGAN

ACKNOWLEDGMENT

State of _____

County of _____

On _____ before me, _____ personally
Name and Title of Officer (e.g. "Jane Doe, Notary Public")

appeared _____.

Name(s) of Corporate Signer(s)

_____ personally known to me

_____ 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 as

Corporate Title of Signer,
Respectively on behalf of

Name of Corporation

WITNESS my hand and official seal.

Signature of Notary Public

ACKNOWLEDGMENT

State of _____

County of _____

On _____ before me, _____ personally
Name and Title of Officer (e.g. "Jane Doe, Notary Public")

appeared _____.

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Vice President of Engineering

Corporate Title of Signer,
Respectively on behalf of

Comcast Cable Communications Management, LLC

Name of Corporation

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Signature of Notary Public

When Recorded, Return To:

Comcast Cable Communications, LLC
41112 Concept Drive
Plymouth, MI 48017

Attn: Shannon VanSach
Parcel Number: 22-14-451-012

Real Estate Transfer Tax Exemptions:
MCLA 207.526(6)(a); MCLA 207.505(a)

Drafted By:

Shannon VanSach
Comcast Cable Communications, LLC
41112 Concept Drive
Plymouth, MI 48017
(248) 866-9759

Exhibit A

Legal Description

Land situated in the City of Novi, County of Oakland, State of Michigan, described as follows:

Part of the South $\frac{1}{2}$ of Section 14, Town 1 North, Range 8 East, City of Novi, Oakland County, Michigan, and described as; beginning at the South $\frac{1}{4}$ corner of Section 14 and proceeding thence North 02 degrees 49 minutes 29 seconds West 200.00 feet; thence South 87 degrees 28 minutes 51 seconds West 100.00 feet; thence North 02 degrees 49 minutes 29 seconds West 222.03 feet; thence North 87 degrees 04 minutes 05 seconds East 415.00 feet; thence along the West line of Dewal Drive South 02 degrees 49 minutes 29 seconds East 418.73 feet; thence along the South line of Section 14, also being the centerline of 11 Mile Road, South 86 degrees 20 minutes 12 seconds West 315.03 feet to the point of beginning.

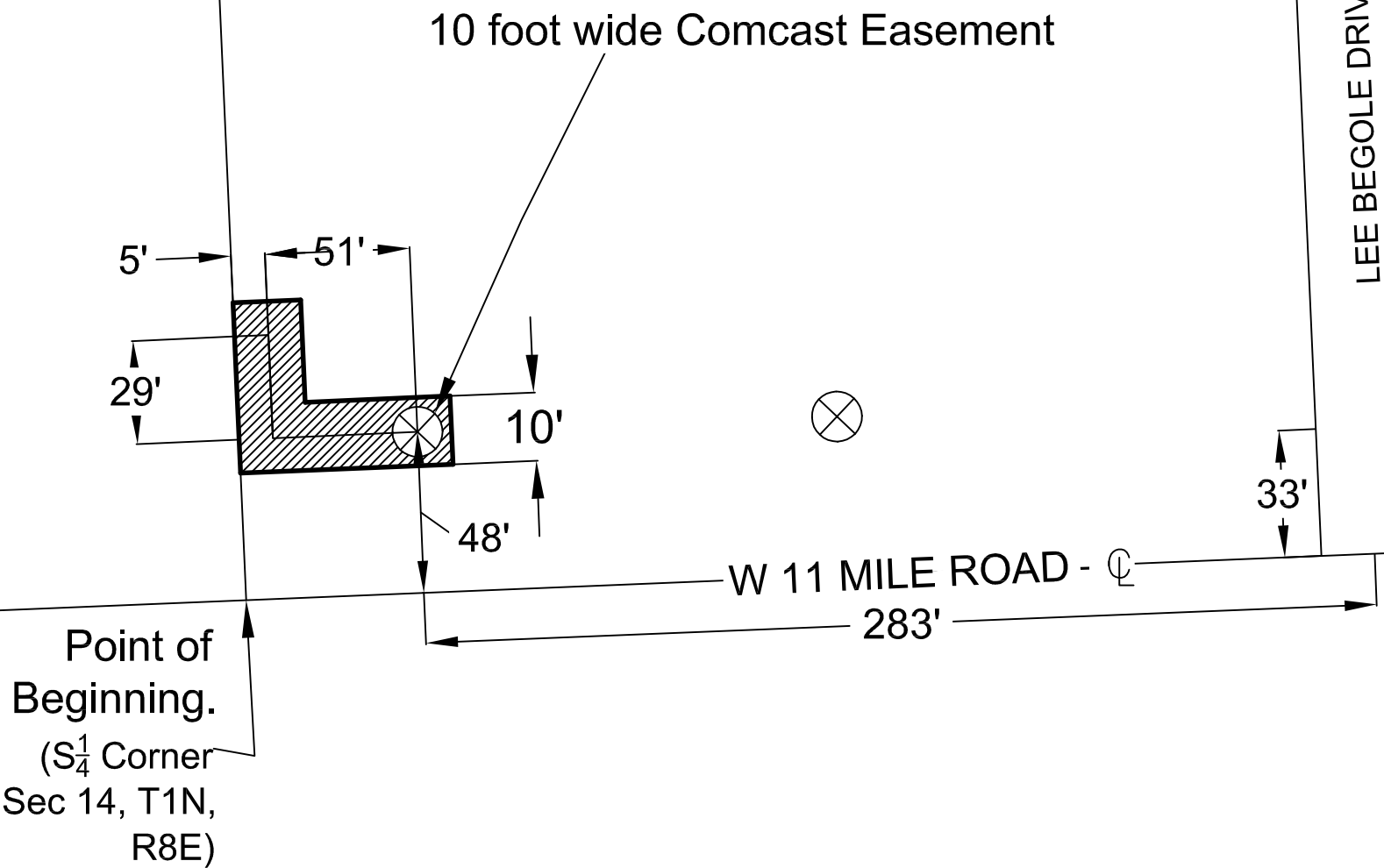
Tax Parcel Number: 22-14-451-012

EXHIBIT B TO FACILITIES EASEMENT AGREEMENT

Parcel #:22-14-451-012

Parcel Description: Part of the South ½ of Section 14, Town 1 North, Range 8 East, City of Novi, Oakland County, Michigan, and described as; beginning at the South ¼ corner of Section 14 and proceeding thence North 02 degrees 49 minutes 29 seconds West 200.00 feet; thence South 87 degrees 28 minutes 51 seconds West 100.00 feet; thence North 02 degrees 49 minutes 29 seconds West 222.03 feet; thence North 87 degrees 04 minutes 05 seconds East 415.00 feet; thence along the West line of Dewal Drive South 02 degrees 49 minutes 29 seconds East 418.73 feet; thence along the South line of Section 14, also being the centerline of 11 Mile Road, South 86 degrees 20 minutes 12 seconds West 315.03 feet to the point of beginning.

42400 W 11 Mile Road
Parcel Number: 22-14-451-012



EASEMENT SITE PLAN
42400 W 11 Mile Road
Oakland County
City of Novi, Michigan



Not to Scale

Drawn By: HGS - 03.12.2024

DWG: JB0001664764