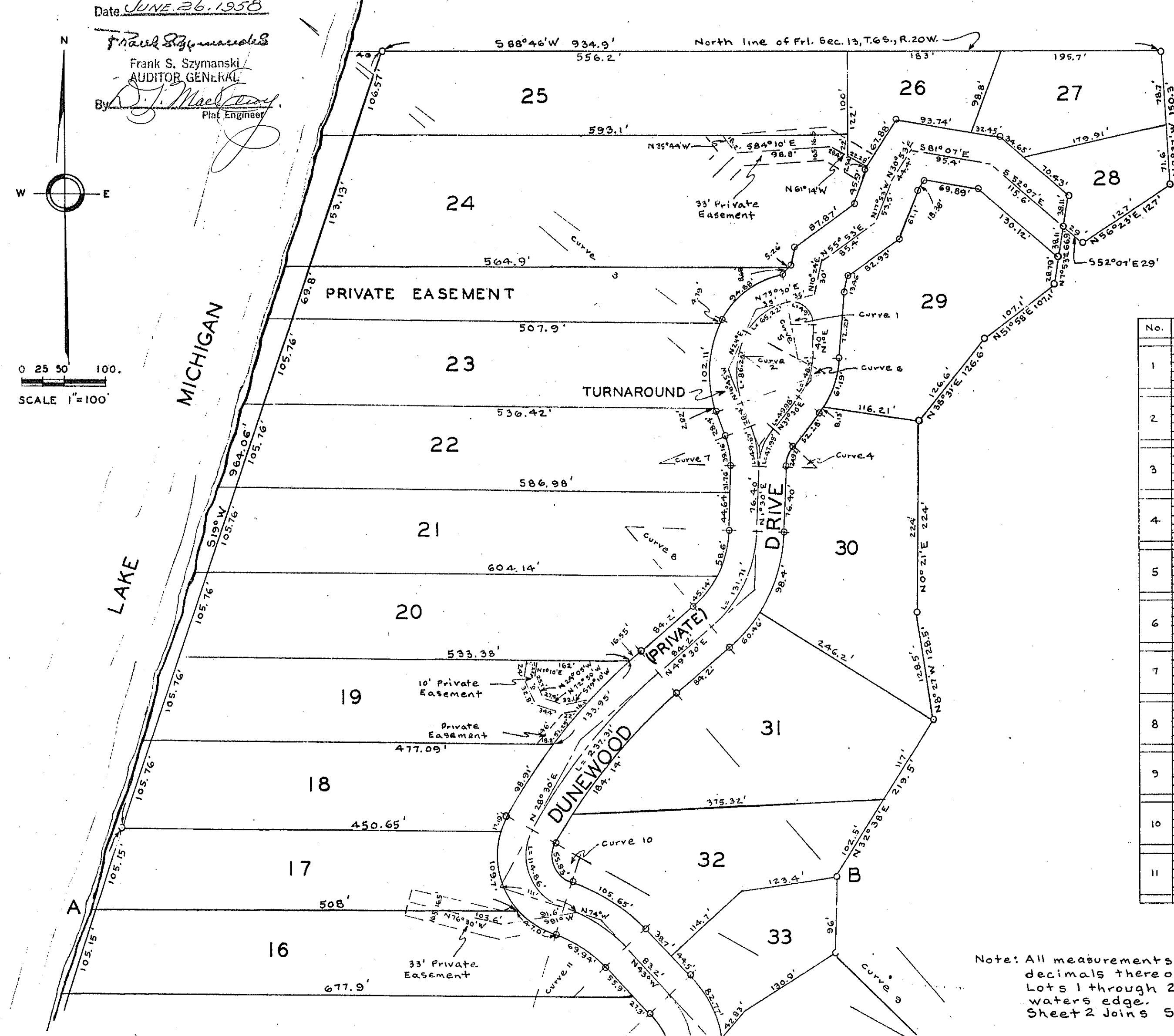


SUPERVISORS PLAT OF DUNEWOOD

PART OF THE NORTH FRACTIONAL 1/2 OF FRACTIONAL SECTION 13, T.6 S., R.20 W.
LAKE TOWNSHIP
BERRIEN COUNTY, MICHIGAN

EXAMINED AND APPROVED
Date JUNE 26, 1958
Frank S. Szymanski
Frank S. Szymanski
AUDITOR GENERAL
By *J. MacGregor*
J. MacGregor
Plat Engineer

State of Michigan } ss
Berrien County }
Received for Record this 27th
day of June A.D. 1958
at 11:30 o'clock A.M. and
recorded in Liber 16 of
Plats on page 17
Catherine Weber
Catherine Weber
Register of Deeds
Berrien Co., Mich.



CURVE DATA

No.	West Line	∠ of Road	East Line
1	Δ = 105°30'	Δ = 105°30'	
	R = 26.62'	R = 26.62'	
	T = 35.4'	T = 35.4'	
	L = 49'	L = 109.76'	
2	Δ = 36°30'	Δ = 36°30'	
	R = 75.82'	R = 108.82'	
	T = 25'	T = 25.99'	
	L = 49.9'	L = 69.92'	
3	Δ = 4°	Δ = 4°	
	R = 715.91'	R = 748.91'	
	T = 25'	T = 25.99'	
	L = 49.9'	L = 69.92'	
4	Δ = 40°	Δ = 40°	
	R = 68.69'	R = 39.69'	
	T = 25'	T = 15.99'	
	L = 47.95'	L = 24.91'	
5	Δ = 51°30'	Δ = 51°30'	
	R = 105.56'	R = 72.36'	
	T = 50.92'	T = 35'	
	L = 84.89'	L = 65.22'	
6	Δ = 40°45'	Δ = 40°45'	
	R = 52.27'	R = 42.27'	
	T = 25.26'	T = 14.26'	
	L = 109.72'	L = 86.28'	
7	Δ = 18°15'	Δ = 18°15'	
	R = 114.94'	R = 154.94'	
	T = 19.7'	T = 25'	
	L = 39.16'	L = 49.67'	
8	Δ = 48°	Δ = 48°	
	R = 124.22'	R = 192.22'	
	T = 55.31'	T = 70'	
	L = 108.74'	L = 137.71'	
9	Δ = 21°	Δ = 21°	
	R = 60.47'	R = 64.47'	
	T = 12.12'	T = 12.0'	
	L = 24.24'	L = 27.24'	
10	Δ = 102°30'	Δ = 102°30'	
	R = 37.21'	R = 64.21'	
	T = 12.12'	T = 3.0'	
	L = 119.89'	L = 114.86'	
11	Δ = 31°	Δ = 31°	
	R = 129.26'	R = 162.26'	
	T = 28.45'	T = 45'	
	L = 69.94'	L = 87.19'	

Note: All measurements are given in feet and decimals thereof.
Lots 1 through 25 inclusive extend to the waters edge.
Sheet 2 Joins Sheet 1 at A-B.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that I, Wade C. Shuler, Supervisor of Lake Township of Berrien County, State of Michigan, by virtue of authority in me vested by Section 51, Act 172, of 1929, having been duly authorized by the Township Board have caused the land described in the annexed plat to be surveyed, laid out and platted, to be known as "SUPERVISORS PLAT OF DUNEWOOD", and that the streets and alleys as shown on said plat are now being used for such purposes, and that the plat conforms with the requirements of Section 51, Act 172 of Public Acts of 1929, as amended.

Wade C. Shuler Wade C. Shuler
Supervisor of the Township of Lake

Witnesses:
Luther H. Ward Luther H. Ward
Lucile L. Pittsford Lucile L. Pittsford

STATE OF MICHIGAN } s.s.
County of Berrien }
On this 18th day of June A.D. 1958 before me, a Notary Public in and for said county, personally came the above named Wade C. Shuler, Supervisor of Lake Township, known to me to be the person who executed the above dedication, and acknowledged the same to be his free act and deed as such supervisor.
David Andreason David Andreason
Notary Public in and for Berrien County
My Commission expires August 1st, 1959

CERTIFICATE OF MUNICIPAL APPROVAL

This plat was approved by the Township Board of the Township of Lake at a meeting held the 18th day of June 1958.
Leonard Priefer Leonard Priefer
Township Clerk

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY ROAD COMMISSIONERS

This plat has been examined and was approved on the 20 day of June 1958, by the Berrien County Board of Road Commissioners, but the Road Commission does not accept responsibility for construction or maintenance of streets or roads therein.

Frank Habicht Frank Habicht Chairman
Thos. Payne Thos. Payne Member
Herman Barchett Herman Barchett Member

APPROVAL BY COUNTY BOARD

This plat was approved on the 19 day of June 1958 by the Berrien County Plat Board.
Catherine Weber Catherine Weber Register of Deeds
Frank X. Duerr Jr. Frank X. Duerr Jr. County Clerk
Wm. H. Bartz Wm. H. Bartz County Treasurer
Gale Hartline Gale Hartline County Drain Commissioner

SURVEYOR'S CERTIFICATE

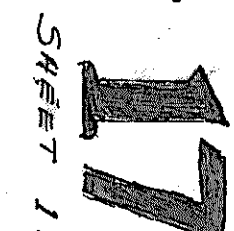
I hereby certify that the plat hereon delineated is a correct one and that permanent metal monuments consisting of bars not less than one-half inch in diameter and 36 inches in length, encased in a concrete cylinder at least 4 inches in diameter and 36 inches in depth have been placed at all points marked thus (O) as thereon shown at all angles in the boundaries of the land platted, at all the intersections of streets, intersections of alleys, or of streets and alleys, and at the intersections of streets and alleys with the boundaries of the plat as shown on said plat.

H.L. Dreher H.L. Dreher
Registered Civil Engineer No 3297

DESCRIPTION OF LAND PLATTED

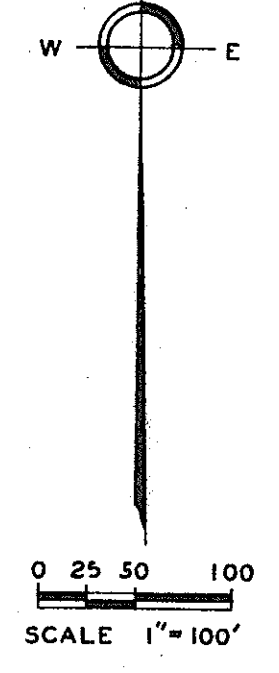
The land embraced in the annexed plat of "SUPERVISORS PLAT OF DUNEWOOD", Part of the North Fractional 1/2 of Fractional Section 13, T.6 S., R.20 W., Lake Township Berrien County, Michigan is described as follows: Commencing 629.6 ft. West of E 1/4 Post of Fr. Section 13, T.6 S., R.20 W., thence N18°34'E 307.4 feet, thence N23°36'W 225 feet, thence N64°26'W 173.8 feet, thence N89°36'W 370.6 feet, thence N38°31'W 111.5 feet, thence N32°E 162.5 feet, thence N42°12'E 209 feet, thence N27°50'W 108.3 feet, thence N2°34'W 122.3 feet, thence N39°57'E 86.2 feet, thence N55°25'E 127.3 feet, thence N75°30'E 200.2 feet, thence N21°40'E 114 feet, thence N45°32'W 173 feet, thence N3°38'E 96 feet, thence N32°36'E 219.5 feet, thence N8°27'W 128.5 feet, thence N0°21'E 224 feet, thence N38°31'E 126.6 feet, thence N51°58'E 107.1 feet, thence N7°53'E 66.9 feet, thence 552°07'E 29 feet, thence N56°23'E 127 feet, thence N3°37'W 150.3 feet to the North line of said Section 13, thence S89°46'W along the North line of said Section 13 934.9 feet, thence S19°W 964.06 feet, thence S18°W 1822.25 feet to the E & W 1/4 line of said Section 13, thence East along the E & W 1/4 line of said Section 13, 1548.3 feet to the place of beginning, containing 47 lots and 1 outlot.

Original



State of Michigan }
 Berrien County }
 Record for this 27th
 June A.D. 1958
 1:30 o'clock P.M. and
 recorded in Liber 16 of
 Plates on page 17
 Catherine Weber
 Register of Deeds
 Berrien Co., Mich.

PLATE 16 PAGE 17



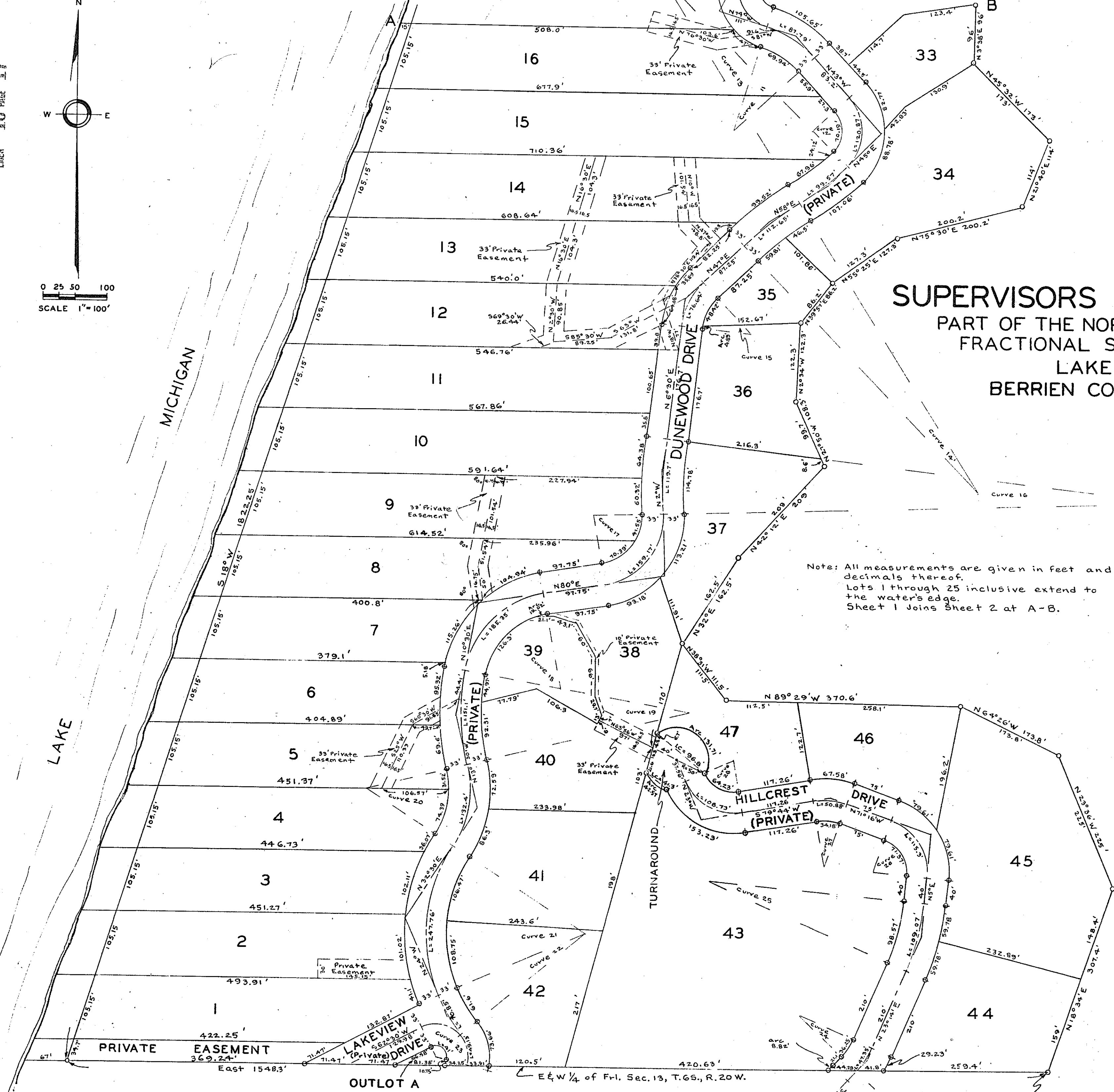
MICHIGAN LAKE

SUPERVISORS PLAT OF DUNEWOOD
 PART OF THE NORTH FRACTIONAL 1/2 OF
 FRACTIONAL SECTION 13, T.6S., R.20W.
 LAKE TOWNSHIP
 BERRIEN COUNTY, MICHIGAN

CURVE DATA

No.	West Line	± of Road	East Line	
12	Δ = 88° R = 85.71' T = 44.15' L = 70.19' LC = 93.40'	Δ = 88° R = 85.71' T = 44.15' L = 70.19' LC = 93.40'	Δ = 88° R = 85.71' T = 44.15' L = 70.19' LC = 93.40'	
	13	Δ = 13° R = 405.85' T = 46.24' L = 32.08' LC = 91.89'	Δ = 13° R = 438.65' T = 56.5' L = 59.87' LC = 99.32'	Δ = 13° R = 471.85' T = 53.76' L = 107.06' LC = 106.83'
		14	Δ = 11° R = 619.78' T = 59.68' L = 118.99' LC = 118.80'	Δ = 11° R = 616.78' T = 56.5' L = 112.69' LC = 106.15'
15			Δ = 40°30' R = 141.42' T = 52.11' L = 99.62' LC = 97.50'	Δ = 40°30' R = 108.42' T = 40' L = 76.65' LC = 75.27'
	16		Δ = 8°30' R = 840.4' T = 62.48' L = 124.58' LC = 124.58'	Δ = 8°30' R = 807.4' T = 60' L = 119.31' LC = 119.31'
		17	Δ = 82° R = 78.22' T = 67.99' L = 111.94' LC = 102.62'	Δ = 82° R = 111.22' T = 56.68' L = 105.93' LC = 148.93'
18			Δ = 69°30' R = 185.8' T = 18.49' L = 259.38' LC = 211.81'	Δ = 69°30' R = 182.8' T = 19.38' L = 189.38' LC = 173.53'
	19		Δ = 24° R = 309.73' T = 164.32' L = 169.72'	Δ = 24° R = 300.73' T = 78.68' L = 151.11'
		20	Δ = 46° R = 131.31' T = 86.11' L = 105.91' LC = 103.08'	Δ = 46° R = 164.91' T = 71.71' L = 132.40' LC = 128.87'
21			Δ = 56°30' R = 218.22' T = 152.33' L = 260.9' LC = 209.08'	Δ = 56°30' R = 231.22' T = 119.33' L = 247.76' LC = 257.84'
	22		Δ = 16°04' R = 107.81' T = 18.3' L = 36.45' LC = 34.39'	Δ = 16°04' R = 102.81' T = 23.9' L = 47.25' LC = 45.15'
		23	Δ = 135° R = 91.43' T = 40.61' L = 21.8' LC = 34.39'	Δ = 135° R = 80.43' T = 29.61' L = 14.8' LC = 21.8'
24			Δ = 18°14' R = 107.81' T = 18.3' L = 36.45' LC = 34.39'	Δ = 18°14' R = 102.81' T = 23.9' L = 47.25' LC = 45.15'
	25		Δ = 18°14' R = 309.74' T = 48.3' L = 98.15'	Δ = 18°14' R = 342.74' T = 55' L = 108.07'
		26	Δ = 76°16' R = 53.62' T = 42.09' L = 71.37' LC = 66.22'	Δ = 76°16' R = 86.62' T = 68' L = 119.31' LC = 108.97'
27			Δ = 26° R = 67.53' T = 17.47' L = 33.82'	Δ = 26° R = 100.53' T = 46' L = 50.34'
	28		Δ = 77°16' R = 113.63' T = 90.82' L = 141.87'	Δ = 77°16' R = 80.63' T = 64.44' L = 108.73'

Note: All measurements are given in feet and decimals thereof. Lots 1 through 25 inclusive extend to the water's edge. Sheet 1 joins Sheet 2 at A-B.



Original

SHEET 2

Place of Beginning
 629.6 ft. west of E 1/4 Post of
 Frl. Section 13, T.6S., R.20W.

WARRANTY DEED

THIS INDENTURE, made this 1st day of December, in the year of our Lord one thousand nine hundred and fifty, between NANKO C. BOS and ALICE BOS, husband and wife, and WILHELMINA B. HUGHES, first parties, hereinafter referred to as Grantors, and EARL H. CRAWSHAW and LUCILLE M. CRAWSHAW, husband and wife, as tenants by the entireties, 1 Chicago Avenue, Oak Park, Illinois, second parties, hereinafter referred to as Grantees,

WITNESSETH, that said first parties, for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations paid to them by Grantees, the receipt of which is hereby acknowledged, do by these presents grant unto Grantees and assigns, Forever, all that certain parcel of land situated in the Township of Lake, County of Berrien, and State of Michigan, and described as follows:

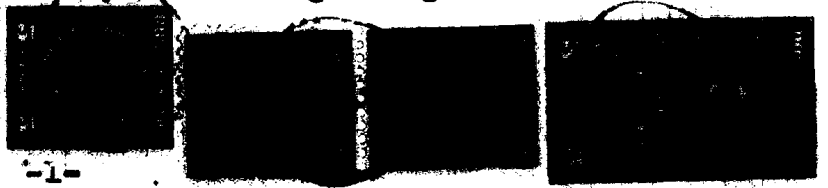
A strip of land 100 feet in width North and South, and extending West to the water's edge of Lake Michigan, said strip being described as that part of the North Fractional Half of Fractional Section 13, Township 6 South, Range 20 West, which commences at the Southeast corner of the North Half of the South Half of said Section 13; thence West 2453 feet; thence North 17° East 313.71 feet; thence North 18° East 1825.35 feet to the place of beginning of the land herein described; thence East 302.83 feet; thence North 58° East 17.41 feet; thence North 80° East 122.4 feet; thence North 66° East 70 feet; thence North 08° 30' East 41.51 feet; thence West 475.74 feet to a point that is 105.15 feet North 18° East of the place of beginning; thence West to the water's edge of Lake Michigan; thence Southwesterly along said water's edge to a point where a line running West from the place of beginning would intersect said water's edge; thence East to the place of beginning,

together with riparian rights thereunto pertaining, and subject to those portions of easements described below which traverse said above described lands.

ALSO, an easement for ingress and egress over the road lying on the following described lands, which easement shall run with the above described lands:

A strip of land 33 feet in width, 16.5 feet on either side of a center line which is described as commencing 2453 feet West of the Southeast corner of the North Half of the South Half of Fractional Section 13, Township 6 South, Range 20 West, thence North 17° East 313.71 feet, thence North 18° East 1509.91 feet, thence East 169.8 feet, thence North 18° East 525.74 feet, thence East 18.9 feet to the place of beginning of said center line, thence South 10° West 153.08 feet, thence South 10° East 50 feet, thence South 41° 30' East 37.15 feet to a point that is 99.99 feet North 33° 30' East of the point of beginning of a curve

ck 1321-2-12-1956-4-5-6



numbered 26 on that certain map recorded in the office of the Register of Deeds for Berrien County, in Book 121 of Miscellaneous Records, on page 467.

This easement is subject to a similar right to make use of said road for the benefit of lands contiguous to said easement and lying North of the lands herein conveyed, and Grantees covenant, which covenant shall run with the lands herein conveyed, that they will participate in the cost of maintenance of said road in that proportion as the parcel herein conveyed bears to the total number of parcels lying contiguous to said above described easement and North of said lands.

ALSO, an easement for ingress and egress over that certain road, 66 feet in width, shown on that certain map recorded in the office of the Register of Deeds for Berrien County, in Book 121 of Miscellaneous Records, on page 467, and described in Warranty Deed recorded in said office in Book 497 of Deeds, on page 532, which easement shall run with said lands. This easement is subject to the right of all present and future owners of land located in the North Fractional Half of Fractional Section Thirteen (13), Township 6 South, Range 20 West, to make common use of the road situated on said strip of land. Grantees covenant, which covenant shall run with the lands herein conveyed, that they will participate in the cost of the maintenance of said road in that proportion as the parcel herein conveyed bears to the total number of parcels within said North Fractional Half.

ALSO, easements for ingress and egress over the road lying on the following described contiguous strips of land, which easements shall run with the above described lands:

That strip of land described in amendment of Easement dated August 28, 1950, and recorded in Liber 120 of Miscellaneous Records, on page 393, in the office of the Register of Deeds for Berrien County (including bridge).

This easement is subject to the right of all present and future owners of lands designated as Parcels 1, 2, and 3 in the Easement dated March 1, 1950, recorded in the office of the Register of Deeds for Berrien County, in Liber 118 of Miscellaneous Records, on page 427 (as amended), to make common use of the road and bridge situated on said strip of land. Grantees herein covenant, which covenant shall run with the land herein conveyed, that they will participate in the cost of maintenance of said road and bridge in that proportion of one-third the total cost as the parcel herein conveyed bears to the total number of parcels within the North Fractional Half of Fractional Section Thirteen (13).

Those strips of land described in Easement dated August 31, 1950, and recorded in Liber 120, of Miscellaneous Records, on page 389, in the office of the Register of Deeds for Berrien County.

This easement is subject to the right of all present and future owners of lands situated in the North Fractional Half, and in the North Fractional Half of the South Fractional Half of Section Thirteen (13), Township 6 South, Range 20 West, to make common use of

the road situated on said strips of land. Grantees herein covenant, which covenant shall run with the lands herein conveyed, that they will participate in the cost of maintenance of said road in that proportion of the total cost as the parcel herein conveyed bears to the total number of parcels within the North Fractional Half and the North Fractional Half of the South Fractional Half of Section Thirteen (13).

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining; TO HAVE AND TO HOLD the said premises unto said Grantees and to their heirs and assigns, Forever. And said Grantors, for their heirs, executors, and administrators, do covenant, grant, bargain and agree to and with the said Grantees, their heirs and assigns, that at the time of the ensealing and delivery of these presents they are well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever except pole line easement of record, and that they will, and their heirs, executors and administrators shall warrant and defend the same against all lawful claims whatsoever.

Grantees covenant that should payment of above shares of maintenance costs be refused or unpaid when total maintenance costs are due, any owner of common easement may pay the same and by filing notice of such payment in the office of the Register of Deeds for Berrien County shall have a lien therefor with five per cent interest thereon, which lien may be foreclosed as a mortgage containing power of sale, according to the laws of this State, if the amount so paid be not repaid within six (6) months after advance.

Conveyances of above lands and easements are made subject to the following restrictions:- 1) said lands or any part thereof shall be sold only according to regulations, if any, of owners association hereinafter referred to; 2) said lands and easements shall be used for residential purposes only; 3) not more than one (1) dwelling shall be constructed west of the first above described easement, not more than one (1) dwelling shall be constructed East of said easement; 4) all dwellings shall contain a minimum of 5,000 cubic feet, shall include modern plumbing facilities installed according to the laws of this State and connected with septic tank approved by the Michigan State Department of Health; 5) for all dwellings the septic tanks shall be located west of and on a line with the Southwest corner of said dwelling; 6) no dwelling shall extend west of a line running North 18° East from a point 40 feet East of the place of beginning of the land herein conveyed, no structure of any kind shall be erected west of said line except one (1) one-story boat house; 7) no structure shall be located within ten (10) feet of the North and South lines of the lands herein conveyed.

As part consideration for this conveyance Grantees covenant, which covenant shall run with the land herein conveyed, that they will associate themselves with other owners of lands within said Section Thirteen (13) in an association, corporate or incorporate,

when formed, for the purposes:- 1) of effectuating the covenants and restrictions herein contained, and like covenants in the deeds of said other owners, 2) maintaining said roads and bridge in accordance with easements for use, and 3) regulation and control of subsequent conveyances of said lands. Grantees further covenant, which covenant shall run with the lands herein conveyed, that they will join in any legal plat of lands, including lands herein conveyed, situated in said Section Thirteen (13), and will hold Grantors harmless from any claim, liability or forfeiture which might at any time be claimed to arise under the statutes of this state pertaining to platting of lands as the same apply to the lands within said Section Thirteen (13).

This conveyance contains restrictions similar to restrictions in conveyances of other parcels of land within the North Fractional Half of Fractional Section Thirteen (13); in event any person shall violate or attempt to violate any said restrictions, it shall be lawful for any person or persons owning any lands within said North Fractional Half to prosecute any proceedings at law or in equity against the person or persons in violation.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in Presence of:

Edna C. Quehl
Edna C. Quehl

Lawrence M. Jonas
Lawrence M. Jonas

Nanko C. Bos (L.S.)
Nanko C. Bos

Alice Bos (L.S.)
Alice Bos

Wilhelmina B. Hughes (L.S.)
Wilhelmina B. Hughes

STATE OF Illinois
COUNTY OF Cook

On this 12 day of Dec, 1950, before me a Notary Public in and for said County, personally appeared Nanko C. Bos and Alice Bos, husband and wife, and Wilhelmina B. Hughes, to me known to be the same persons described in and who executed the within instrument, who acknowledged the same to be their free act and deed.

Joseph M. Quartetti
Joseph M. Quartetti
Notary Public

St. Joseph, Mich. My Commission expires: Jan 1951

I HEREBY CERTIFY, That there are no tax liens or titles held by the State on the lands described below, and that there are no tax liens or titles held by individuals on the said lands, for the five years preceding the 1st day of Dec 1950 and that the taxes for said period of five years are paid, as shown by the records of this department.

This certificate does not apply to taxes, if any, now in process of collection by township, city or village collecting officers.

RECEIVED FOR RECORD 12-15-50 at 10:35 AM

Catherine Weber

Register of Deeds,
Berrien Co., Mich.

98619

John H. Pate
County Treasurer. 498 PAGE 255