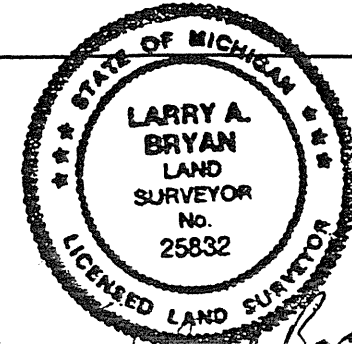


CLINTON COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 13

EXHIBIT B TO THE MASTER DEED OF

MEADOWBROOK CONDOMINIUMS



PROPRIETOR
HDI BUILDERS
4217 OKEMOS ROAD
OKEMOS, MICHIGAN, 48864
PHONE: (517) 349-2180

SURVEYOR:
BRYAN LAND SURVEYS, P.C.
6019 MARSH ROAD
HASLETT, MICHIGAN, 48840
PHONE: (517) 339-1014

ENGINEER:
KYES ENGINEERING & ASSOCIATES, INC.
2163 UNIVERSITY PARK DRIVE, SUITE 250
OKEMOS, MICHIGAN, 48864
PHONE: (517) 347-0040

PHASE 1

A parcel of land in the Southeast 1/4 of Section 34, T5N, R1W, Bath Township, Clinton County, Michigan, described as:
Commencing at the Southeast corner of said Section 34; thence N89°19'25"W along the South line of said Section 34 a distance of 361.50 feet to the point of beginning of the following described parcel; thence N89°19'25"W continuing along said South line 466.26 feet; thence N00°40'35"E perpendicular to said South line 150.00 feet; thence N89°19'25"W parallel with said South line 130.00 feet; thence N00°40'35"E perpendicular to said South line 120.00 feet; thence N02°46'28"W 263.73 feet; thence N24°18'22"E 251.57 feet; thence N46°05'53"E 53.21 feet; thence N06°03'06"E 126.46 feet; thence N88°46'38"E 113.96 feet; thence S46°52'49"E 157.75 feet; thence S09°17'38"W 331.74 feet; thence S02°12'21"W 223.69 feet; thence S89°19'25"E parallel with said South line 206.81 feet; thence N00°40'35"E perpendicular to said South line 40.99 feet; thence Northeasterly 164.56 feet along a curve to the right, said curve having a radius of 200.00 feet, a delta angle of 47°08'39" and a chord of 159.96 feet, bearing N24°14'55"E; thence N47°49'14"E 45.52 feet; thence N62°55'05"W 144.32 feet; thence N29°57'09"E 362.01 feet; thence S89°17'11"E parallel with the North line of the South 1/2 of the Southeast 1/4 of said Section 34 a distance of 263.17 feet to the West right of way line of Perry Road; thence S00°39'14"W along said right of way line 509.53 feet; thence N89°19'25"W parallel with said South line 328.50 feet; thence S00°39'14"W parallel with the East line of Section 34 a distance of 361.50 feet to the point of beginning; said parcel containing 11.94 acres, more or less.

PROPOSED FUTURE DEVELOPMENT

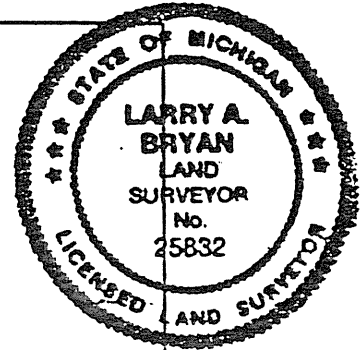
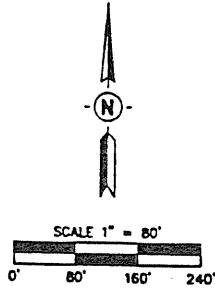
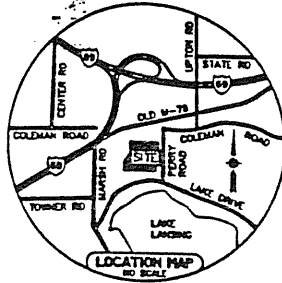
A parcel of land in the Southeast 1/4 of Section 34, T5N, R1W, Bath Township, Clinton County, Michigan, described as:
Commencing at the Southeast corner of said Section 34; thence N89°19'25"W along the South line of said Section 34 a distance of 827.76 feet to the point of beginning of the following described parcel; thence N89°19'25"W continuing along said South line 861.34 feet; thence N00°03'49"W 463.80 feet; thence N37°03'35"E 252.24 feet; thence N27°36'19"E 98.12 feet; thence N00°04'35"W 567.73 feet to the North line of the South 1/2 of the Southeast 1/4 of said Section 34; thence S89°17'11"E along said North line 1248.13 feet; thence S00°00'13"W 450.03 feet; thence N89°17'11"W parallel with said North line 41.44 feet; thence S29°57'09"W 362.01 feet; thence S62°55'05"E 144.32 feet; thence S47°49'14"W 45.52 feet; thence Southwesterly 164.56 feet along a curve to the left, said curve having a radius of 200.00 feet, a delta angle of 47°08'39", and a chord of 159.96 feet, bearing S24°14'55"W; thence S00°40'35"W perpendicular to said South line 40.99 feet; thence N89°19'25"W parallel with said South line 206.81 feet; thence N02°12'21"E 223.69 feet; thence N09°17'38"E 331.74 feet; thence N46°52'49"W 157.75 feet; thence S88°46'38"W 113.96 feet; thence S06°03'06"W 126.46 feet; thence N89°19'25"W 53.21 feet; thence S24°18'22"W 251.57 feet; thence S02°46'28"E 263.73 feet; thence S00°40'35"W perpendicular to said South line 120.00 feet; thence S89°19'25"E parallel with said South line 130.00 feet; thence S00°40'35"W perpendicular to said South line 150.00 feet to the point of beginning; said parcel containing 30.22 acres, more or less.

SHEET INDEX

- | | |
|-----|--------------|
| 1.) | COVER SHEET |
| 2.) | SURVEY PLAN |
| 3.) | SITE PLAN |
| 4.) | SITE PLAN |
| 5.) | SITE PLAN |
| 6.) | UTILITY PLAN |
| 7.) | UTILITY PLAN |
| 8.) | UTILITY PLAN |

NOTE:
BATH TOWNSHIP DOES NOT PARTICIPATE
IN THE NATIONAL FLOOD INSURANCE
PROGRAM. MEADOWBROOK CONDOMINIUMS
DOES NOT APPEAR TO LIE WITHIN A
FLOOD PLAIN AREA AND NO FLOOD PLAIN
PLAN HAS BEEN MADE.

MEADOWBROOK CONDOMINIUMS



SURVEYOR'S CERTIFICATE

I, Larry A. Bryan, Licensed Land Surveyor of the State of Michigan, hereby certify: That the subdivision plan known as Clinton County Condominium Subdivision Plan No. _____ as shown on the accompanying drawings, represents a survey on the ground made under my direction, that there are no existing encroachments upon the lands and property herein described.

That the required monuments and iron markers have been located in the ground as required by rules promulgated under Section 142 of Act No. 59 of the Public Acts of 1978.

That the accuracy of this survey is within the limits required by the rules promulgated under Section 142 of Act No. 59 of the Public Acts of 1978.

That the bearings, as shown, are noted on survey plan as required by the rules promulgated under Section 142 of Act No. 59 of the Public Acts of 1978.

3-20-97

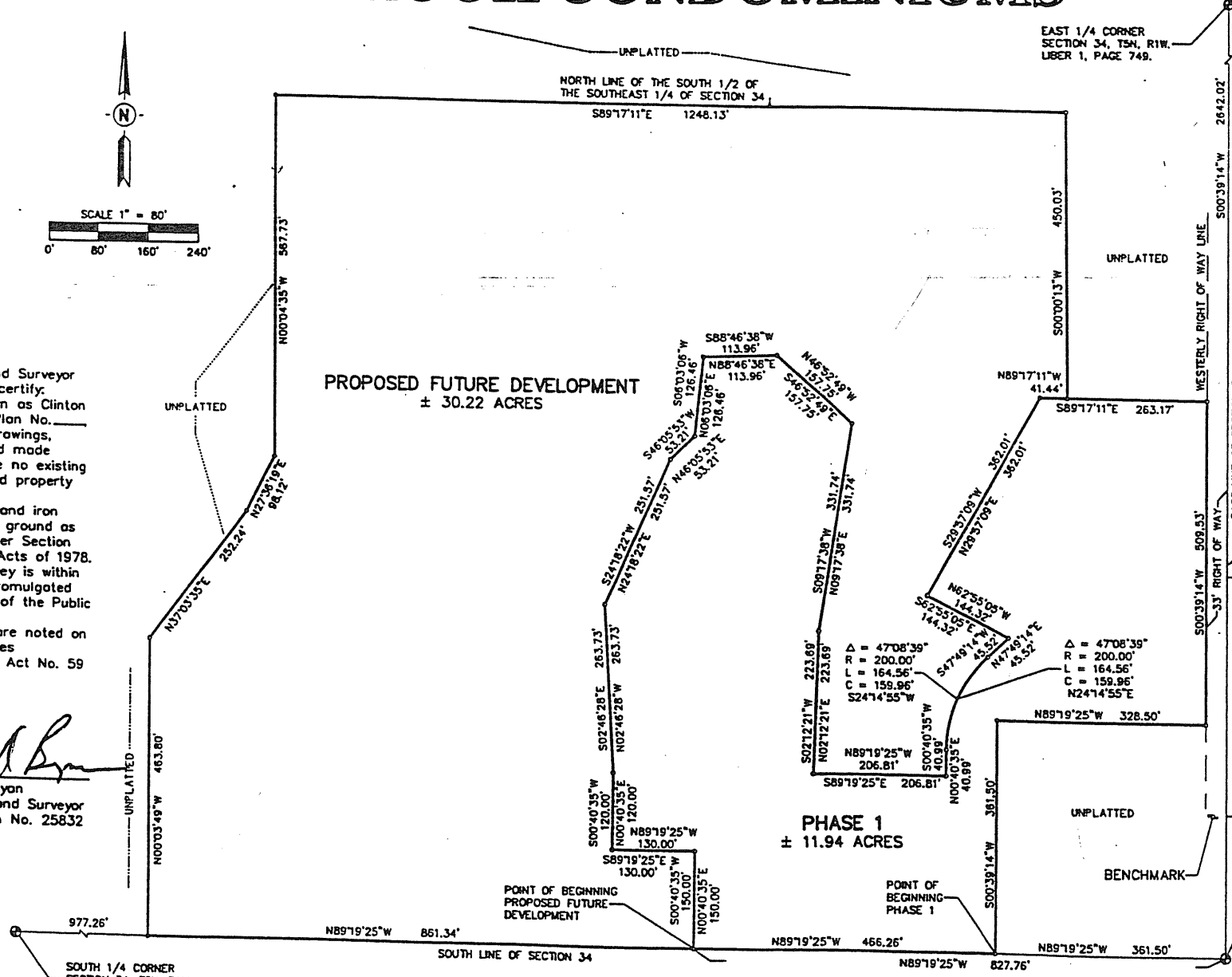
Date:

Larry A. Bryan

Larry A. Bryan
Licensed Land Surveyor
Registration No. 25832

PROPOSED FUTURE DEVELOPMENT ± 30.22 ACRES

PHASE 1 ± 11.94 ACRES

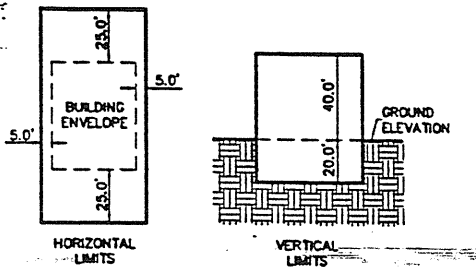


PREPARED BY:
BRYAN LAND SURVEYS, P.C.
6019 MARSH ROAD
HASLETT, MICHIGAN, 48840
PHONE: (517) 339-1014

BENCHMARK:
PK NAIL IN EAST SIDE OF UTILITY POLE,
WEST SIDE OF PERRY ROAD ON THE
SOUTH LINE OF TYLER SUBDIVISION.
ELEVATION: 867.34

MEADOWBROOK

LIBER 730 PAGE 850



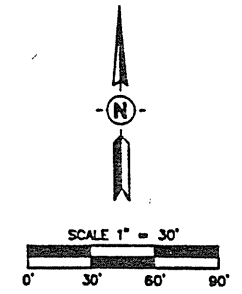
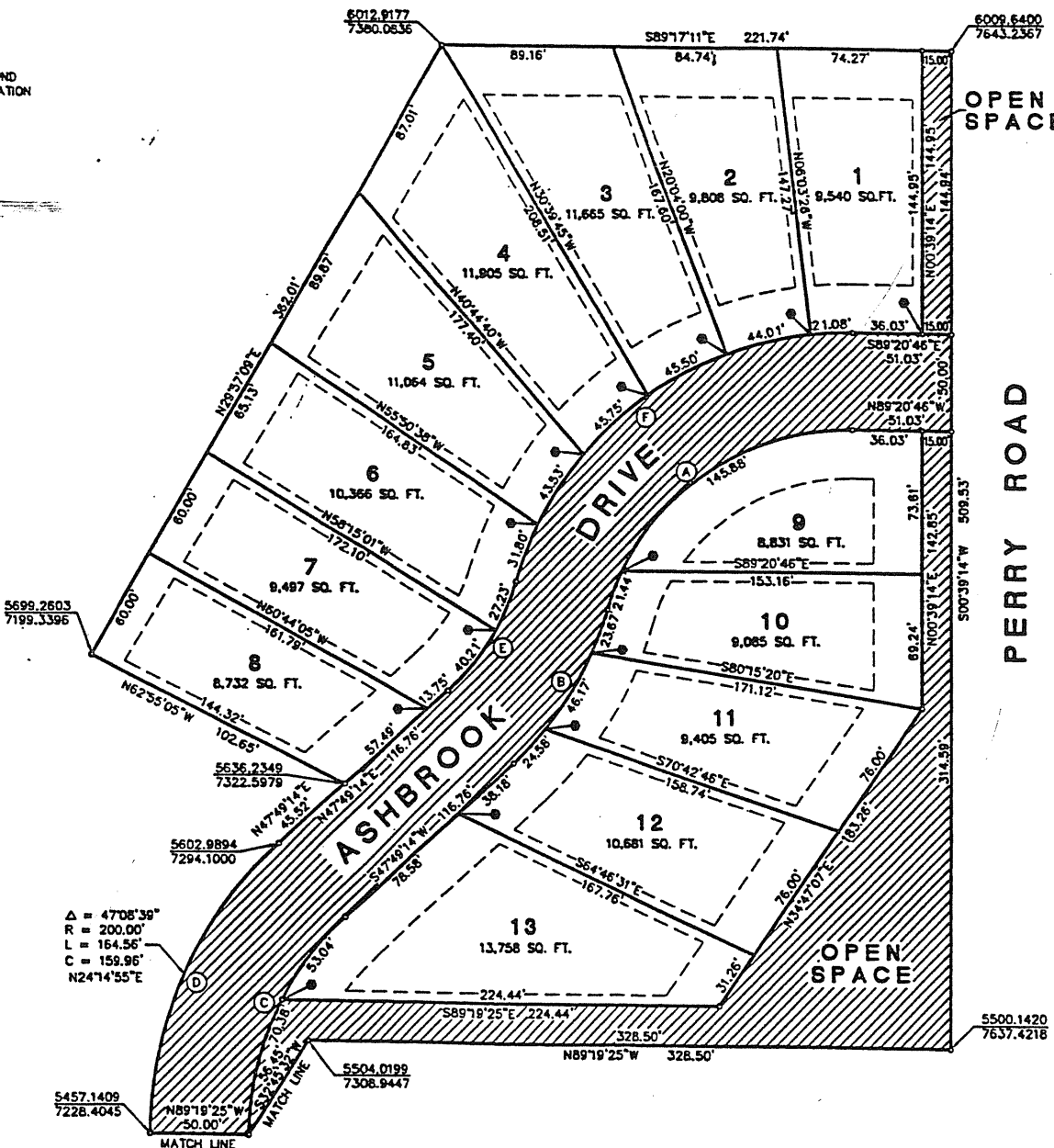
TYPICAL UNIT

LEGEND

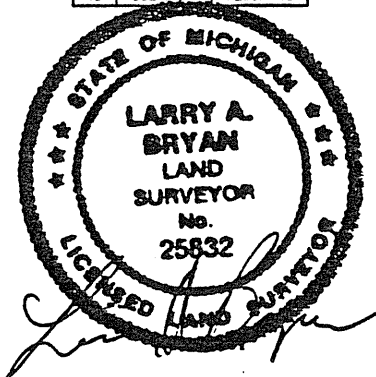
- LIMITS OF OWNERSHIP
- GENERAL COMMON ELEMENT
- COORDINATE LOCATION

CURVE TABLE				
CURVE	RADIUS	LENGTH	DELTA	BEARING
A	130.00'	167.32'	73°44'41"	S53°46'54"W
B	175.00'	94.41'	30°54'41"	S32°21'54"W
C	150.00'	123.42'	47°08'39"	S24°14'55"W
D	200.00'	164.56'	47°08'39"	N24°14'55"E
E	125.00'	67.44'	30°54'41"	N32°21'54"E
F	180.00'	231.66'	73°44'41"	N53°46'54"E

$\Delta = 47°08'39"$
 $R = 200.00'$
 $L = 164.56'$
 $C = 159.96'$
 $N24°14'55"E$

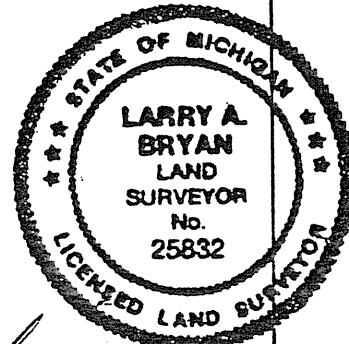


COORDINATE TABLE		
UNIT	NORTHING	EASTING
1	5864.8841	7626.5837
2	5864.3020	7569.5114
3	5854.3798	7526.7449
4	5833.5588	7486.4203
5	5803.1315	7452.4270
6	5767.1160	7428.1706
7	5712.6709	7405.6023
8	5672.1556	7370.4350
9	5743.0294	7472.0233
10	5701.0062	7455.7334
11	5662.0586	7431.1811
12	5618.7002	7385.9045
13	5524.1811	7295.4113



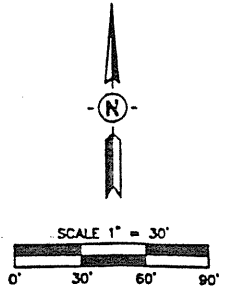
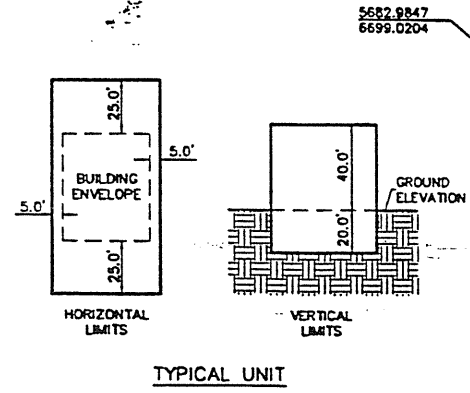
PREPARED BY:
 BRYAN LAND SURVEYS, P.C.
 6019 MARSH ROAD
 HASLETT, MICHIGAN, 48840
 PHONE: (517) 339-1014

MEADOWBROOK CONDOMINIUMS



Larry Bryan

LIBER 730 PAGE 851



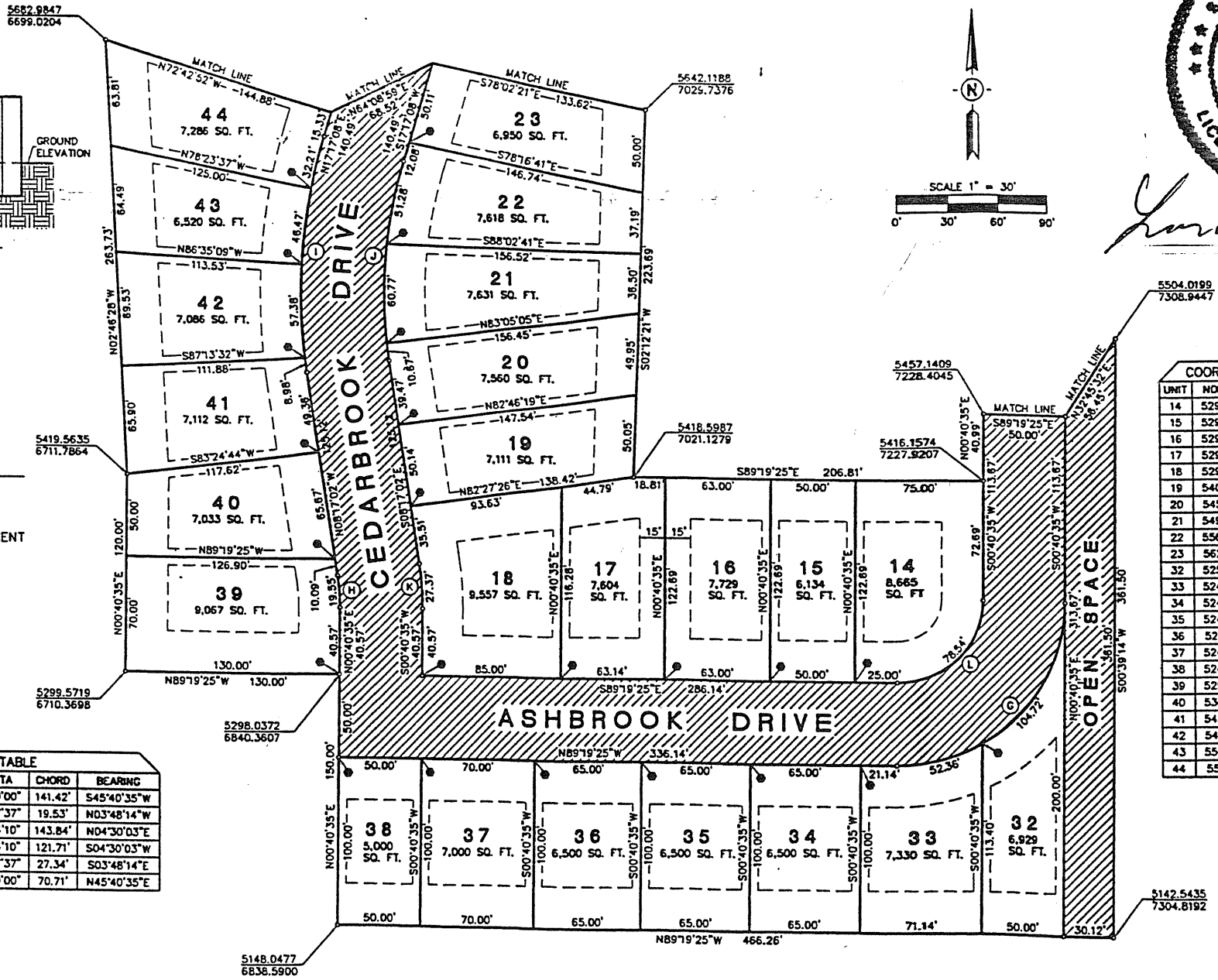
- LEGEND**
- LIMITS OF OWNERSHIP
 - ▨ GENERAL COMMON ELEMENT
 - COORDINATE LOCATION

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
G	100.00'	157.08'	90°00'00"	141.42'	S45°40'35"W
H	125.00'	19.55'	08°57'37"	19.53'	N03°48'14"W
I	325.00'	145.04'	25°34'10"	143.84'	N04°30'03"E
J	275.00'	122.73'	25°34'10"	121.71'	S04°30'03"W
K	175.00'	27.37'	08°57'37"	27.34'	S03°48'14"E
L	50.00'	78.54'	90°00'00"	70.71'	N45°40'35"E

COORDINATE TABLE

UNIT	NORTHING	EASTING
14	5294.3643	7151.4776
15	5294.9545	7101.4811
16	5295.6982	7038.4854
17	5296.4436	6975.3513
18	5297.4470	6890.3573
19	5400.4290	6883.9063
20	5455.4815	6887.8000
21	5499.6860	6869.6638
22	5560.3364	6869.9495
23	5621.9676	6884.1353
32	5256.8789	7226.0403
33	5244.3222	7154.7485
34	5245.0695	7089.7531
35	5245.8568	7024.7576
36	5246.6241	6959.7621
37	5247.4505	6889.7670
38	5248.0407	6839.7705
39	5298.0372	6840.3607
40	5368.0689	6838.0906
41	5433.0573	6828.6285
42	5490.8010	6820.3465
43	5548.0788	6818.7033
44	5594.1091	6824.7717

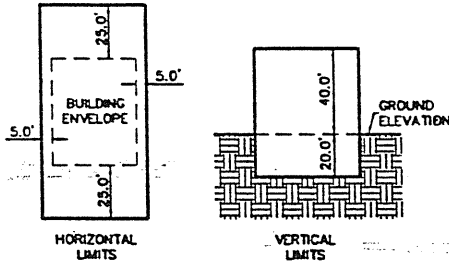
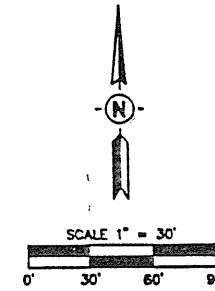
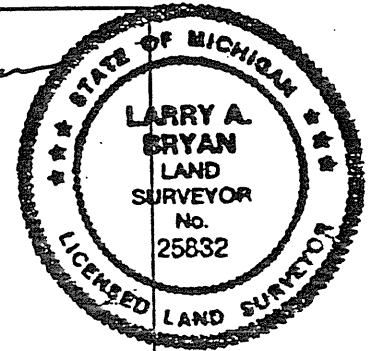


PREPARED BY:
 BRYAN LAND SURVEYS, P.C.
 6019 MARSH ROAD
 HASLETT, MICHIGAN, 48840
 PHONE: (517) 339-1014

5148.0477
6838.5900

MEADOWBROOK CONDOMINIUMS

L. A. Bryan

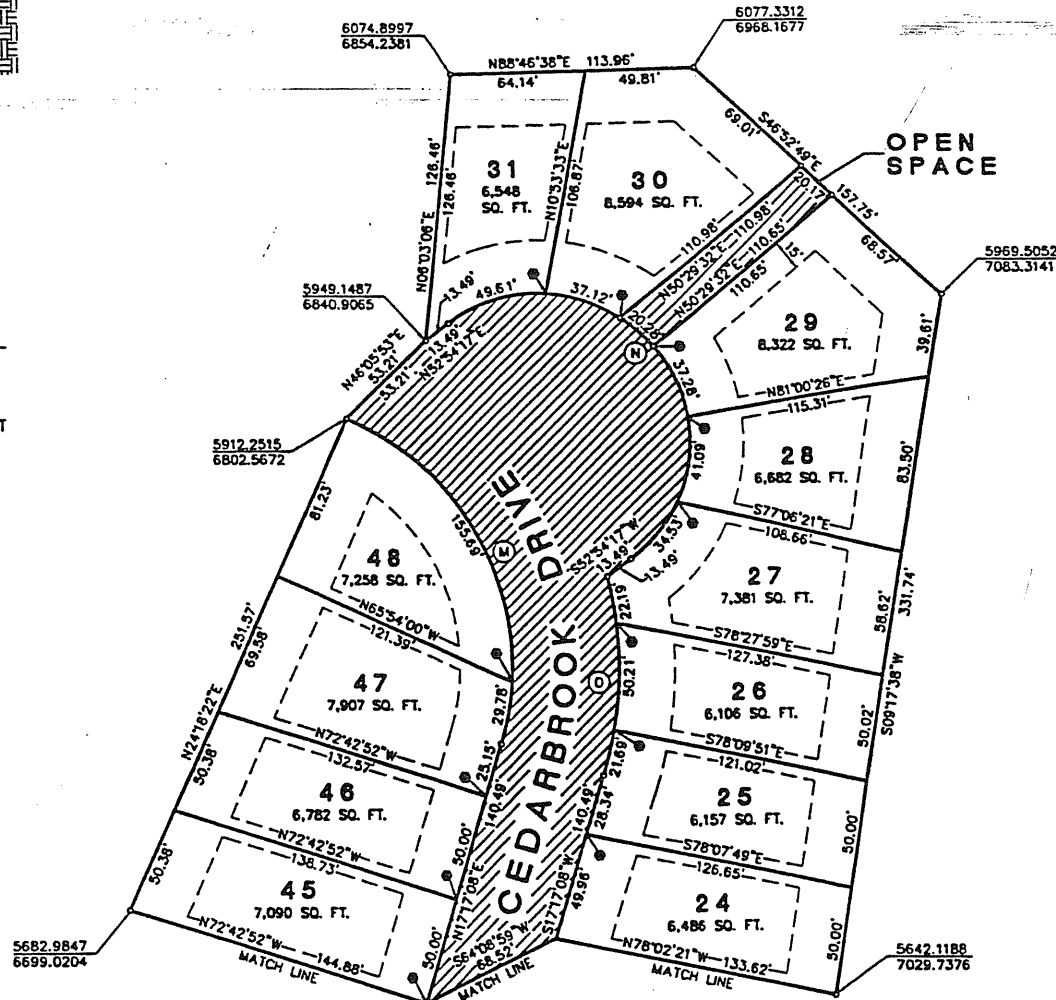


TYPICAL UNIT

LEGEND

- LIMITS OF OWNERSHIP
- ▨ GENERAL COMMON ELEMENT
- COORDINATE LOCATION

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
M	125.00'	185.47'	85°00'53"	168.92'	N25°13'18"W
N	70.00'	219.91'	180°00'00"	140.00'	S37°05'43"E
O	175.00'	94.08'	30°48'10"	92.95'	S01°53'03"W



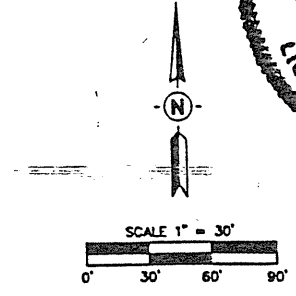
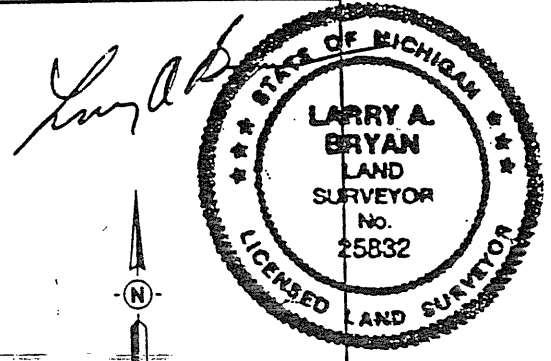
COORDINATE TABLE		
UNIT	NORTHING	EASTING
24	5717.5132	6913.8682
25	5765.6289	6927.4360
26	5815.6370	6929.1530
27	5872.2653	6957.5124
28	5912.3929	6963.0267
29	5945.9841	6947.8948
30	5959.5585	6932.9199
31	5971.3201	6898.1709
45	5639.9344	6837.3613
46	5687.6761	6852.2181
47	5735.4179	6867.0748
48	5788.6526	6879.9427

LIBER 730 PAGE 852

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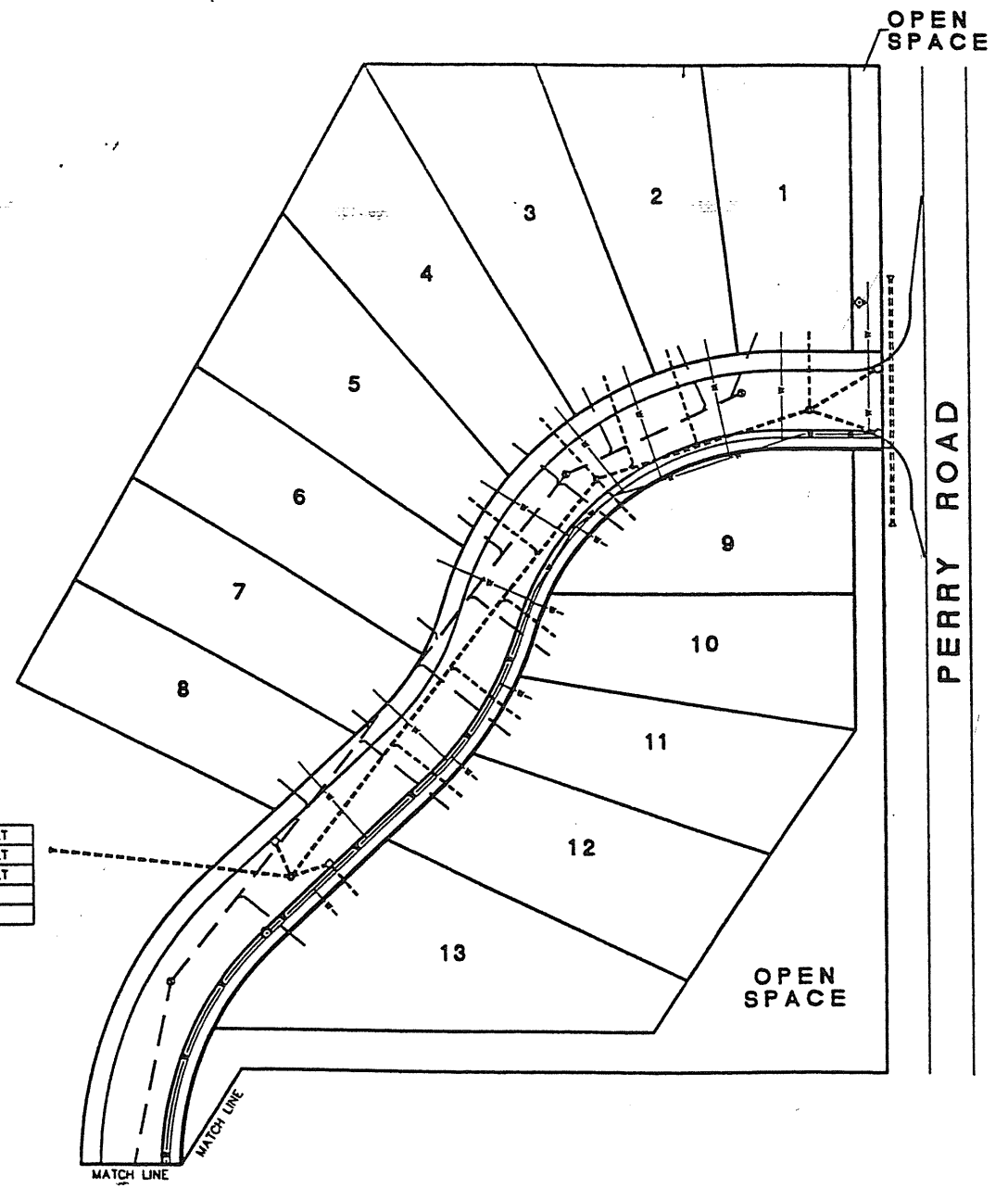
PROPOSED MARCH 20, 1997
SITE PLAN SHEET 5

MEADOWBROOK CONDOMINIUMS



LIBER 730 PAGE 8.5.3

- LEGEND**
- = SANITARY MANHOLE
 - = SANITARY CLEANOUT
 - ⊙ = DRAINAGE MANHOLE
 - = CATCHBASIN
 - ⊕ = FIRE HYDRANT
 - = WATER VALVE
 - = WELL
 - = SANITARY SEWER
 - - - = STORM SEWER
 - |— = WATER LINE



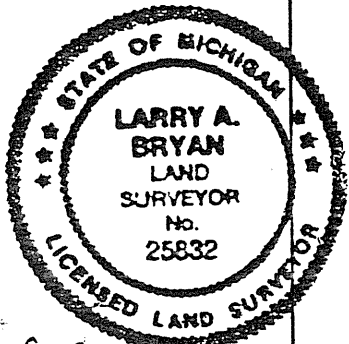
SANITARY	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
DRAINAGE	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
WATER	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
GAS		
ELECTRIC		

PREPARED BY:
 BRYAN LAND SURVEYS, P.C.
 6019 MARSH ROAD
 HASLETT, MICHIGAN, 48840
 PHONE: (517) 339-1014

PROPOSED MARCH 20, 1997
 UTILITY PLAN SHEET 6

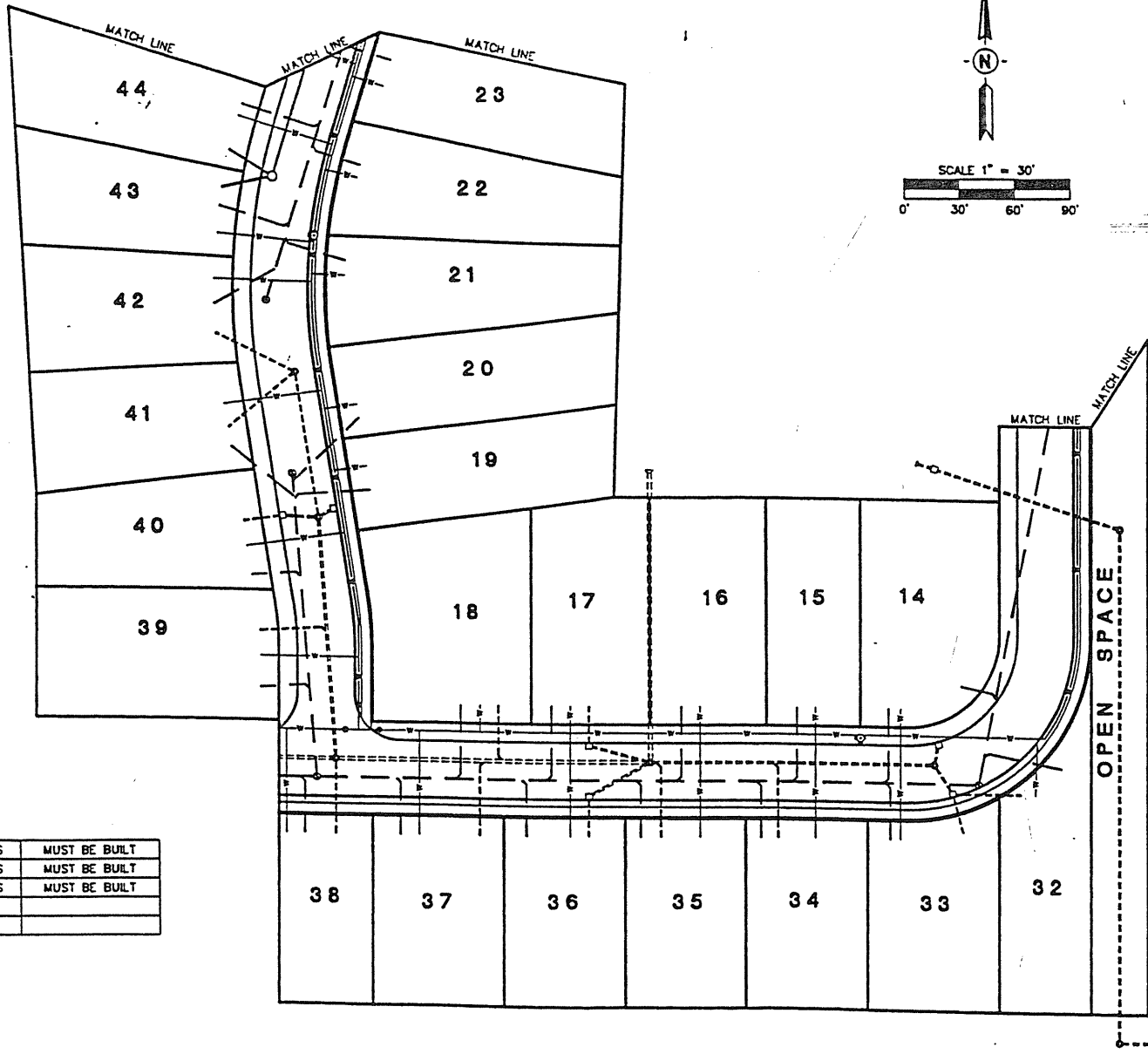
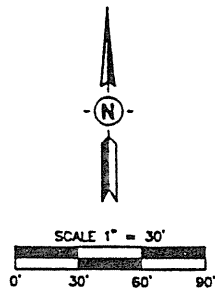
LIDER 730 PAGE 854

MEADOWBROOK CONDOMINIUMS



Larry A. Bryan

- LEGEND**
- ⊙ = SANITARY MANHOLE
 - = SANITARY CLEANOUT
 - ⊕ = DRAINAGE MANHOLE
 - = CATCHBASIN
 - ⊕ = FIRE HYDRANT
 - = WATER VALVE
 - = WELL
 - = SANITARY SEWER
 - - - = STORM SEWER
 - = WATER LINE



SANITARY	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
DRAINAGE	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
WATER	KYES ENGINEERING & ASSOCIATES	MUST BE BUILT
GAS		
ELECTRIC		

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