

# TIMBER RIDGE

PART OF THE SOUTHWEST 1/4 AND PART OF THE NORTHWEST 1/4 AND PART OF THE NORTHEAST 1/4 OF FRACTIONAL SECTION 3, T9S, R3W, AMBOY TOWNSHIP, HILLSDALE COUNTY, MICHIGAN

**LEGEND**  
ALL DIMENSIONS ARE IN FEET.  
CURVILINEAR MEASUREMENTS ARE ARC DISTANCES.  
(R) INDICATES RADIAL LOT LINE.  
4" DIAMETER X 36" LONG CONCRETE MONUMENTS WITH 1/2" DIAMETER IRON BARS HAVE BEEN PLACED AT ALL POINTS MARKED "o".  
0' DISTANCE FROM WATER'S EDGE TO MONUMENT SET ON MEANDER LINE, MEASURED ALONG EXTENSION OF LOT LINE.  
0' DISTANCE FROM FLOOD PLAIN CONTOUR TO MONUMENT SET ON MEANDER LINE, MEASURED ALONG EXTENSION OF LOT LINE.

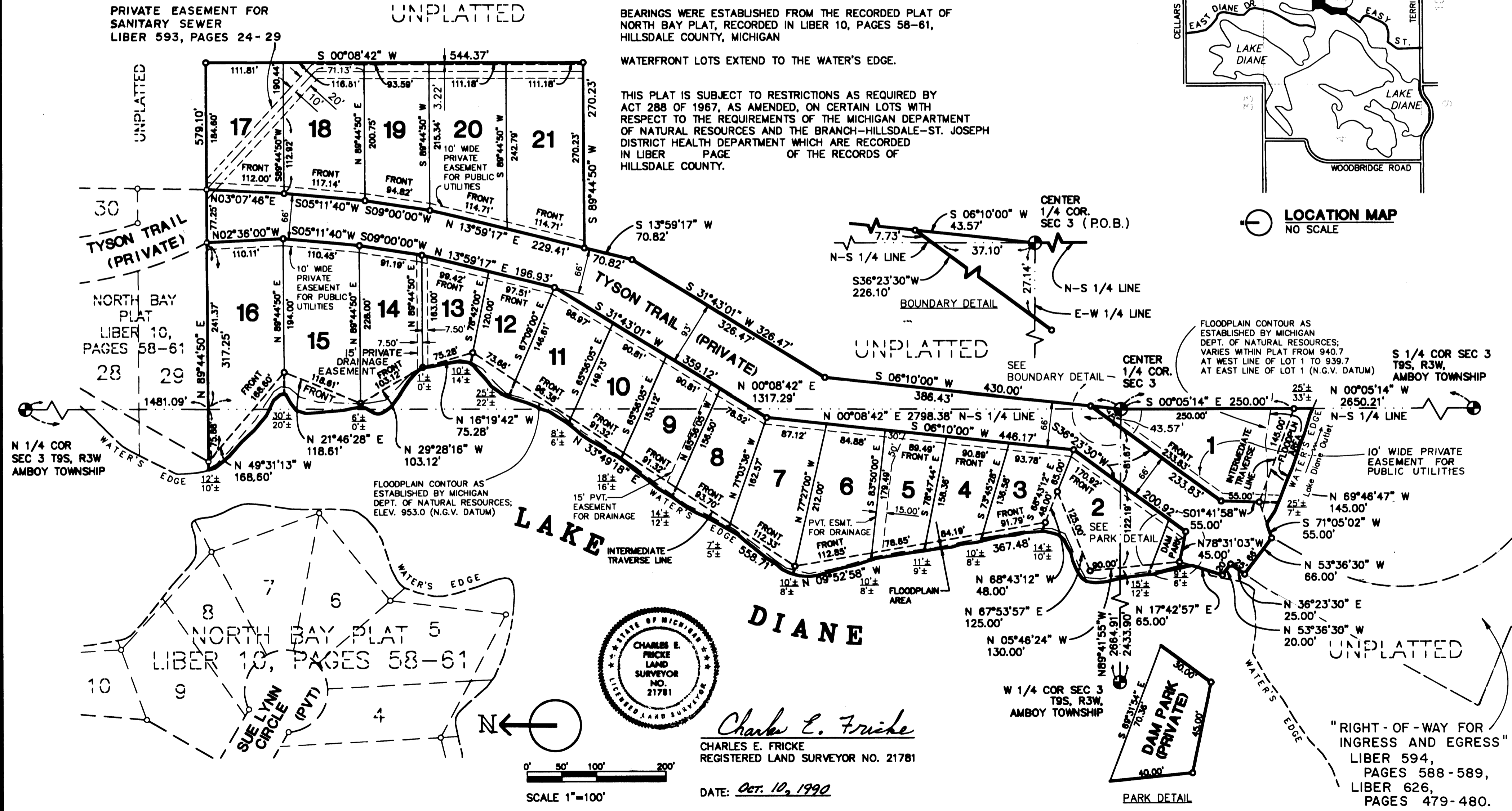
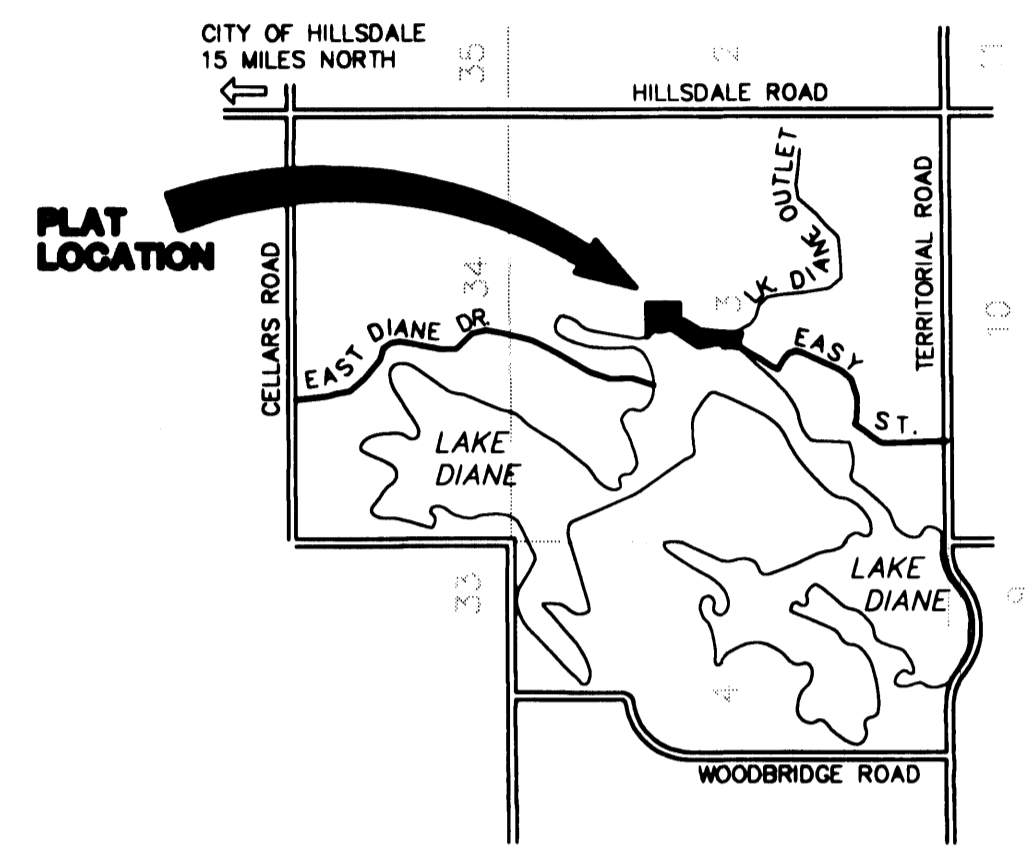
FLOOD PLAIN LINE WAS ESTABLISHED BY THE DEPARTMENT OF NATURAL RESOURCES: ALONG LAKE DIANE, ELEVATION 953.0 (N.G.V. DATUM); ALONG LAKE DIANE OUTLET, ELEVATION VARIES WITHIN PLAT FROM 940.7 AT WEST LINE OF LOT 1 TO 939.7 AT EAST LINE OF LOT 1 (N.G.V. DATUM)

ALL LOT CORNERS HAVE BEEN MARKED BY IRONS 1/2" IN DIAMETER AND 18" IN LENGTH WITH YELLOW PLASTIC IDENTIFICATION CAPS MARKED "RLS 21781".

BEARINGS WERE ESTABLISHED FROM THE RECORDED PLAT OF NORTH BAY PLAT, RECORDED IN LIBER 10, PAGES 58-61, HILLSDALE COUNTY, MICHIGAN

WATERFRONT LOTS EXTEND TO THE WATER'S EDGE.

THIS PLAT IS SUBJECT TO RESTRICTIONS AS REQUIRED BY ACT 288 OF 1967, AS AMENDED, ON CERTAIN LOTS WITH RESPECT TO THE REQUIREMENTS OF THE MICHIGAN DEPARTMENT OF NATURAL RESOURCES AND THE BRANCH-HILLSDALE-ST. JOSEPH DISTRICT HEALTH DEPARTMENT WHICH ARE RECORDED IN LIBER PAGE OF THE RECORDS OF HILLSDALE COUNTY.



*Charles E. Fricke*  
CHARLES E. FRICKE  
REGISTERED LAND SURVEYOR NO. 21781

DATE: Oct. 10, 1990

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"RIGHT-OF-WAY FOR INGRESS AND EGRESS"  
LIBER 594,  
PAGES 588-589,  
LIBER 626,  
PAGES 479-480.

# TIMBER RIDGE

PART OF THE SOUTHWEST 1/4  
AND PART OF THE NORTHWEST 1/4  
AND PART OF THE NORTHEAST 1/4 OF  
FRACTIONAL SECTION 3,  
T9S, R3W, AMBOY TOWNSHIP,  
HILLSDALE COUNTY, MICHIGAN

### SURVEYOR'S CERTIFICATE

I, CHARLES E. FRICKE, SURVEYOR, CERTIFY:

THAT I HAVE SURVEYED, DIVIDED, AND MAPPED THE LAND SHOWN ON THIS PLAT, DESCRIBED AS FOLLOWS:

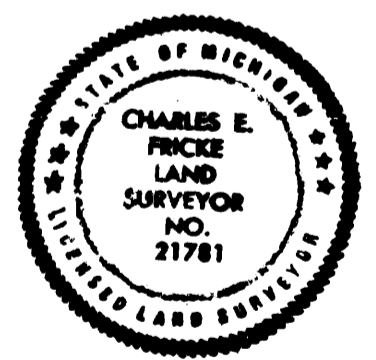
COMMENCING AT THE S 1/4 CORNER OF SEC 3, T9S, R3W, AMBOY TOWNSHIP, HILLSDALE COUNTY, MICHIGAN, THENCE N 00°05'14" W 2650.21' ALONG THE NORTH-SOUTH 1/4 LINE TO THE CENTER 1/4 CORNER OF SECTION 3 AND THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE S 00°05'14" E 250.00' ALONG THE NORTH-SOUTH 1/4 LINE TO A POINT ON AN INTERMEDIATE TRAVERSE LINE ALONG LAKE DIANE OUTLET; THENCE ALONG SAID INTERMEDIATE TRAVERSE LINE THE FOLLOWING: N 69°48'47" W 145.00'; S 71°05'02" W 55.00' TO THE POINT OF ENDING OF SAID INTERMEDIATE TRAVERSE LINE; THENCE N 53°36'30" W 66.00'; THENCE N 36°23'30" E 25.00'; THENCE N 53°36'30" W 20.00' TO A POINT ON AN INTERMEDIATE TRAVERSE LINE ALONG LAKE DIANE; THENCE ALONG SAID INTERMEDIATE TRAVERSE LINE THE FOLLOWING: N 17°42'57" E 65.00'; N 05°46'24" W 130.00'; N 67°53'57" E 125.00'; N 68°43'12" W 48.00'; N 09°52'58" W 367.48'; N 33°49'18" E 558.71'; N 16°19'42" W 75.28'; N 29°28'16" W 103.12'; N 21°46'28" E 118.61'; N 49°31'13" W 168.60' TO THE POINT OF ENDING OF SAID INTERMEDIATE TRAVERSE LINE; THENCE N 89°44'50" E 579.10' ALONG THE SOUTH LINE OF NORTH BAY PLAT, RECORDED IN LIBER 10, PAGES 58-61 OF THE RECORDS OF HILLSDALE COUNTY AND ITS EXTENSION; THENCE S 00°08'42" W 544.37'; THENCE S 89°44'50" W 270.23'; THENCE S 13°59'17" W 70.82'; THENCE S 31°43'01" W 326.47'; THENCE S 06°10'00" W 430.00' TO THE POINT OF BEGINNING, INCLUDING ALL LANDS BETWEEN THE INTERMEDIATE TRAVERSE LINES AND THE WATER'S EDGE OF LAKE DIANE AND LAKE DIANE OUTLET, CONTAINING 21 RESIDENTIAL LOTS AND ONE PRIVATE PARK. THE ABOVE DESCRIBED LANDS ENCOMPASS 12.162 ACRES.

THAT I HAVE MADE SUCH SURVEY, LAND-DIVISION AND PLAT BY THE DIRECTION OF THE OWNERS OF SUCH LAND, THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE SUBDIVISION OF IT, THAT THE REQUIRED MONUMENTS AND LOT MARKERS HAVE BEEN LOCATED IN THE GROUND OR THAT SURETY HAS BEEN DEPOSITED WITH THE MUNICIPALITY AS REQUIRED BY SECTION 125 OF THE ACT, THAT THE ACCURACY OF SURVEY IS WITHIN THE LIMITS REQUIRED BY SECTION 126 OF THE ACT, AND THAT THE BEARINGS SHOWN ON THE PLAT ARE EXPRESSED AS REQUIRED BY SECTION 126 (3) OF THE ACT AND AS EXPLAINED IN THE LEGEND.

CHARLES E. FRICKE  
3214 ABINGTON DR. NW  
GRAND RAPIDS, MICHIGAN 49504

*Charles E. Fricke*  
CHARLES E. FRICKE  
REGISTERED LAND SURVEYOR NO. 21781

DATE: Oct. 10, 1990



TIMBER RIDGE  
PART OF THE SOUTHWEST 1/4  
AND PART OF THE NORTHWEST 1/4  
AND PART OF THE NORTHEAST 1/4 OF  
FRACTIONAL SECTION 3,  
T9S, R3W, AMBOY TOWNSHIP,  
HILLSDALE COUNTY, MICHIGAN

PROPRIETOR'S CERTIFICATE

FRONTIER PROPERTIES, INC. A CORPORATION DULY ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF MICHIGAN, BY HARLEY CARTER, JR., PRESIDENT/SECRETARY AND GILBERT FRISKNEY, VICE PRESIDENT/TREASURER, AS PROPRIETOR, HAS CAUSED THE LAND TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT TYSON TRAIL IS PRIVATE AND FOR THE USE OF LOT OWNERS IN THIS PLAT AND ALL LOT OWNERS IN EXISTING AND FUTURE PLATS IN SECTION 3 WHERE TITLE IS TRACEABLE TO THIS PROPRIETOR; THAT DAM PARK IS A PRIVATE PARK FOR THE USE OF THE OWNERS OF LOT 1 OF THIS PLAT; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT; AND THAT THE PLAT INCLUDES ALL LAND TO THE WATER'S EDGE.

WITNESSES

Sharon K. Nusbäum  
SHARON K. NUSBAUM  
Mark D. Dooley  
MARK D. DOOLEY

FRONTIER PROPERTIES, INC.  
14591 CARPENTER ROAD  
CAMDEN, MICHIGAN 49232  
Harley Carter Jr.  
HARLEY CARTER, JR.  
PRESIDENT/SECRETARY  
Gilbert Friskney  
GILBERT FRISKNEY  
VICE PRESIDENT/TREASURER

ACKNOWLEDGEMENT

STATE OF MICHIGAN )  
                                  )SS  
HILLSDALE COUNTY )

PERSONALLY CAME BEFORE ME THIS 15<sup>TH</sup> DAY OF OCTOBER, 1990, HARLEY CARTER, JR., PRESIDENT/SECRETARY AND GILBERT FRISKNEY, VICE PRESIDENT/TREASURER, OF THE ABOVE NAMED CORPORATION, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE SUCH PRESIDENT/SECRETARY AND VICE PRESIDENT/TREASURER OF SAID CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE FREE ACT AND DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC, Sharon K. Nusbäum  
SHARON K. NUSBAUM  
HILLSDALE COUNTY, MICHIGAN  
MY COMMISSION EXPIRES May 15, 1994

EXAMINED AND APPROVED  
Date Feb. 13, 1991  
BY THE DEPARTMENT  
OF COMMERCE  
Richard E. Lomax  
Richard E. Lomax, RLS  
Manager, Plat Section

PROPRIETOR'S CERTIFICATE

I, AS PROPRIETOR, CERTIFY THAT I HAVE CAUSED THE LAND EMBRACED IN THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT TYSON TRAIL IS PRIVATE AND FOR THE USE OF LOT OWNERS IN THIS PLAT AND ALL LOT OWNERS IN EXISTING AND FUTURE PLATS IN SECTION 3 WHERE TITLE IS TRACEABLE TO THIS PROPRIETOR; THAT DAM PARK IS A PRIVATE PARK FOR THE USE OF THE OWNERS OF LOT 1 OF THIS PLAT; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT; AND THAT THE PLAT INCLUDES ALL LAND TO THE WATER'S EDGE.

WITNESSES

Sharon K. Nusbäum  
SHARON K. NUSBAUM  
Mark D. Dooley  
MARK D. DOOLEY

Diane L. Hedger  
DIANE L. HEDGER  
14279 EASY STREET  
CAMDEN, MICHIGAN 49232

ACKNOWLEDGEMENT

STATE OF MICHIGAN )  
                                  )SS  
HILLSDALE COUNTY )

PERSONALLY CAME BEFORE ME THIS 15<sup>TH</sup> DAY OF OCTOBER, 1990,

THE ABOVE NAMED DIANE HEDGER, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT SHE EXECUTED THE SAME AS HER FREE ACT AND DEED.

NOTARY PUBLIC, Sharon K. Nusbäum  
SHARON K. NUSBAUM  
HILLSDALE COUNTY, MICHIGAN  
MY COMMISSION EXPIRES May 15, 1994

Charles E. Fricke  
CHARLES E. FRICKE  
REGISTERED LAND SURVEYOR NO. 21781  
DATE: Oct. 10, 1990



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# TIMBER RIDGE PART OF THE SOUTHWEST 1/4 AND PART OF THE NORTHWEST 1/4 AND PART OF THE NORTHEAST 1/4 OF FRACTIONAL SECTION 3, T9S, R3W, AMBOY TOWNSHIP, HILLSDALE COUNTY, MICHIGAN

### CERTIFICATE OF COUNTY ROAD COMMISSIONERS

APPROVED ON October 26, 1990 AS COMPLYING WITH SECTION 183 OF ACT 288, P.A. 1967 AND THE APPLICABLE PUBLISHED RULES AND REGULATIONS OF THE BOARD OF ROAD COMMISSIONERS OF HILLSDALE COUNTY.

Harold L. West  
HAROLD L. WEST, CHAIRMAN

Charles G. Gier  
CHARLES G. GIER, VICE CHAIRMAN

Thomas H. Finnegan  
THOMAS H. FINNEGAN, MEMBER

### PROPRIETOR'S CERTIFICATE

SOUTHERN MICHIGAN NATIONAL BANK, A MICHIGAN STATE BANK, ORGANIZED UNDER THE LAWS OF THE STATE OF MICHIGAN, BY JAMES T. GROHALSKI, PRESIDENT, AND EUGENE J. HURRELL, VICE PRESIDENT, AS PROPRIETOR HAS CAUSED THE LAND TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT TYSON TRAIL IS PRIVATE AND FOR THE USE OF LOT OWNERS IN THIS PLAT AND ALL LOT OWNERS IN EXISTING AND FUTURE PLATS IN SECTION 3 WHERE TITLE IS TRACEABLE TO THIS PROPRIETOR; THAT DAM PARK IS A PRIVATE PARK FOR THE USE OF THE OWNERS OF LOT 1 OF THIS PLAT; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT; AND THAT THE PLAT INCLUDES ALL LAND TO THE WATER'S EDGE.

### WITNESSES

SOUTHERN MICHIGAN NATIONAL BANK  
107 N. MAIN ST. STREET  
HILLSDALE, MICHIGAN 49242

Margaret Barone  
MARGARET BARONE

James T. Grohalski  
JAMES T. GROHALSKI  
PRESIDENT

Ruth E. McBride  
RUTH E. MCBRIDE

Eugene J. Hurrell  
EUGENE J. HURRELL  
VICE PRESIDENT

### CERTIFICATE OF MUNICIPAL APPROVAL

I CERTIFY THAT THIS PLAT WAS APPROVED BY THE TOWNSHIP BOARD OF THE TOWNSHIP OF AMBOY, AT A MEETING HELD November 16, 1990 AND WAS REVIEWED AND FOUND TO BE IN COMPLIANCE WITH ACT 288, P.A. OF 1967. THE PRELIMINARY PLAT WAS APPROVED BY THE DISTRICT HEALTH DEPARTMENT ON Feb. 26, 1990 AND PUBLIC SEWER SERVICES HAVE BEEN INSTALLED AND ARE READY FOR CONNECTION.

Bernadine Schaedler  
BERNADINE SCHAEGLER - CLERK  
AMBOY TOWNSHIP, HILLSDALE COUNTY, MICHIGAN

### ACKNOWLEDGEMENT

STATE OF MICHIGAN )  
                                  )SS  
BRANCH COUNTY )

PERSONALLY CAME BEFORE ME THIS 18<sup>th</sup> DAY OF OCTOBER, 1990, JAMES T. GROHALSKI, PRESIDENT AND EUGENE J. HURRELL, VICE PRESIDENT OF THE ABOVE NAMED CORPORATION, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE SUCH PRESIDENT AND VICE PRESIDENT OF SAID CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE FREE ACT AND DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC, Ruth E. McBride  
RUTH E. MCBRIDE

BRANCH COUNTY, MICHIGAN

MY COMMISSION EXPIRES 2-21-94

### COUNTY PLAT BOARD CERTIFICATE

THIS PLAT HAS BEEN REVIEWED AND IS APPROVED BY THE HILLSDALE COUNTY PLAT BOARD ON January 17, 1991, AS BEING IN COMPLIANCE WITH ALL OF THE PROVISIONS OF ACT 288, P.A. 1967, AND THE PLAT BOARD'S APPLICABLE RULES AND REGULATIONS.

Judy Van Zandt  
JUDY VAN ZANDT, REGISTER OF DEEDS  
Thomas C. Mohr  
THOMAS C. MOHR, COUNTY CLERK

Gary A. Leininger  
GARY A. LEININGER, COUNTY TREASURER

### COUNTY TREASURER'S CERTIFICATE

THE RECORDS IN MY OFFICE SHOW NO UNPAID TAXES OR SPECIAL ASSESSMENTS FOR THE FIVE YEARS PRECEDING October 23, 1990, INVOLVING THE LANDS INCLUDED IN THIS PLAT.

Gary A. Leininger  
GARY A. LEININGER - COUNTY TREASURER  
HILLSDALE COUNTY, MICHIGAN

### COUNTY DRAIN COMMISSIONER'S CERTIFICATE

APPROVED ON October 23, 1990 AS COMPLYING WITH SECTION 192 OF ACT 288, P.A. 1967 AND THE APPLICABLE RULES AND REGULATIONS PUBLISHED BY MY OFFICE IN THE COUNTY OF HILLSDALE.

Bill Word  
BILL WORD - DRAIN COMMISSIONER  
HILLSDALE COUNTY, MICHIGAN

### RECORDING CERTIFICATE

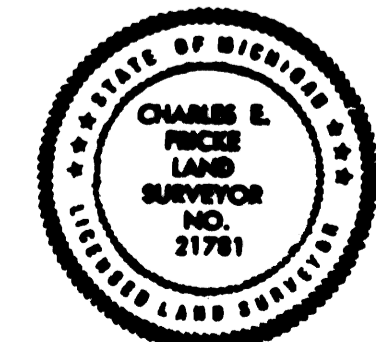
STATE OF MICHIGAN )  
HILLSDALE COUNTY )

THIS PLAT WAS RECEIVED FOR RECORD ON THE 15<sup>th</sup> DAY OF February, 1991 AT 3:59 P.M. AND RECORDED IN LIBER 10 OF PLATS ON PAGES 62 thru 65.

Judy Van Zandt  
JUDY VAN ZANDT, REGISTER OF DEEDS

Charles E. Fricke  
CHARLES E. FRICKE  
REGISTERED LAND SURVEYOR NO. 21781

DATE: Oct. 10, 1990



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