

LEGAL DESCRIPTION 0.605 ACRE

Situated in the State of Michigan, County of Wayne, City of Wayne, and being part of Lot 621 of Supervisor's Nankin Plat No. 13, as shown for record in Liber 65, Page 86 of Plats, (all references used in this description refer to Wayne County Records), and containing 0.605 acre of land, more or less, and being all out of that tract of land conveyed to Jeff Benson Enterprises, LLC of record in Liber 30267, Page 2675, said 0.605 acre tract being more particularly described as follows:

Beginning, for reference, at Wayne County Monument R-11, being the southwest corner of the southeast Quarter of Section 28, Township 2 South, Range 9 East;

Thence South 2°39'53" East, a distance of 70.07 feet to a ½ inch iron pipe in concrete found at the northwesterly corner of said Lot 621, also being in the southerly right of way line of Michigan Avenue (U.S. Route 12);

Thence with the northerly line of said Lot 621, also being the southerly right of way line of said Michigan Avenue, North 83°31'35" East, a distance of 125.00 feet to an iron pipe set at the northwesterly corner of said Jeff Benson Enterprises tract, said iron pipe marking the true point of beginning of the herein described 0.605 acre tract;

Thence continuing with the northerly line of said Lot 621, also being the southerly right of way line of said Michigan Avenue, North 83°31'38" East, a distance of 115.36 feet to an iron pipe set;

Thence with a new division line, senses and through said Lot 621, South 7°35'26" East, a distance of 229.16 feet to an iron pipe set in the southerly line of said Lot 621, also being the northerly line of Lot 620 of said Supervisor's Nankin Plat No. 13;

Thence with the southerly line of said Lot 621, also being the northerly line of said Lot 620, South 84°18'18" West, a distance of 115.40 feet to an iron pipe set at the southwest corner of said Jeff Benson Enterprises tract;

Thence with the westerly line of said Jeff Benson Enterprises tract, North 7°35'26" West, a distance of 227.59 feet to the point of beginning.

Containing 0.605 acre of land, more or less.

Subject to all easements, restrictions, and rights of way of previous record or otherwise legally established.

Basis of Bearings: The southerly right of way line of Michigan Avenue was assigned a bearing of North 83°31'35" East, as shown for record on Supervisor's Nankin Plat No. 13, Liber 65, Page 86 of Plats, Wayne County Records'.

All iron pipes set are ½ inch inside diameter by 30 inches in length.

The above description was prepared by Robert M. Foster, Michigan Professional Surveyor No. 46604 of Geo Graphics, Inc., and is based on and actual survey of the premises performed in October 2008.

SURVEY NOTES:

**Basis of Bearings:** The southerly right of way line of Michigan Avenue was assigned a bearing of North 83°31'35" East as shown for record on Supervisor's Nankin Plat No. 13, Liber 65, Page 86 of Plats, Wayne County Records.

**All linear dimensions shown are in feet and decimal parts thereof.**

**References to record plats and deeds are as shown on the drawing.**

**According to the Federal Emergency Management Agency's Flood Insurance Rate Map Number 260245 0005 B (effective date August 15, 1980), the property surveyed and shown hereon lies within Zone C (areas of minimal flooding).**

**The utilities and services shown on this drawing were located based upon observable field evidence and utility records supplied by the client. Underground lines were NOT physically located.**

**Miss Dig Reference #(s) B82960985.**

**Field Location of Underground Utilities 1-800-482-7171**

**Current City of Wayne Zoning Classification: IND-1 (Light Industrial).**

**Add 600.00 to all spot elevations shown.**

**Source Benchmark:** City of Wayne BM No. 28-20 "Bolt in word standard on hydrant at northwest corner of Fourth and Norris", elevation = 656.36.

**Site Benchmark:** Chiseled Square in concrete light pole base at the southwest corner of the site, elevation = 654.92, as determined by a differential level loop run from the Source Benchmark as listed above.

UTILITY SERVICES

**Gas Service:**  
Consumers Energy Company  
One Energy Plaza  
Jackson, Michigan 49201-2276  
1-800-477-5050

**Electric Service:**  
The Detroit Edison Company  
2000 Second Ave  
Detroit, Michigan 48226-1279  
1-800-477-4747

**Telephone Service:**

**Water Service & Sanitary Sewer:**  
City of Wayne, Michigan  
35200 Forest Ave  
Wayne, Michigan 48184  
734-721-8600

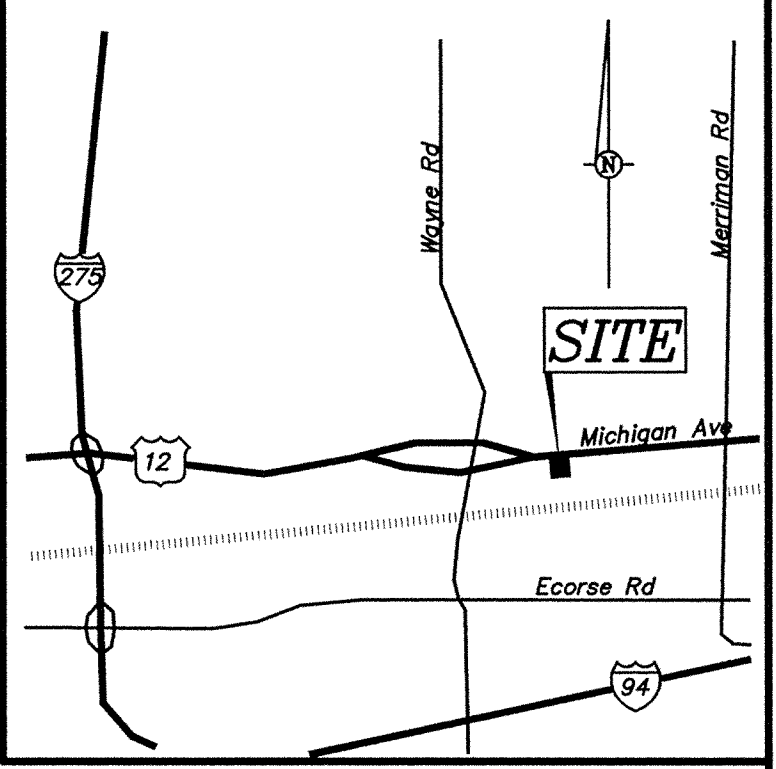
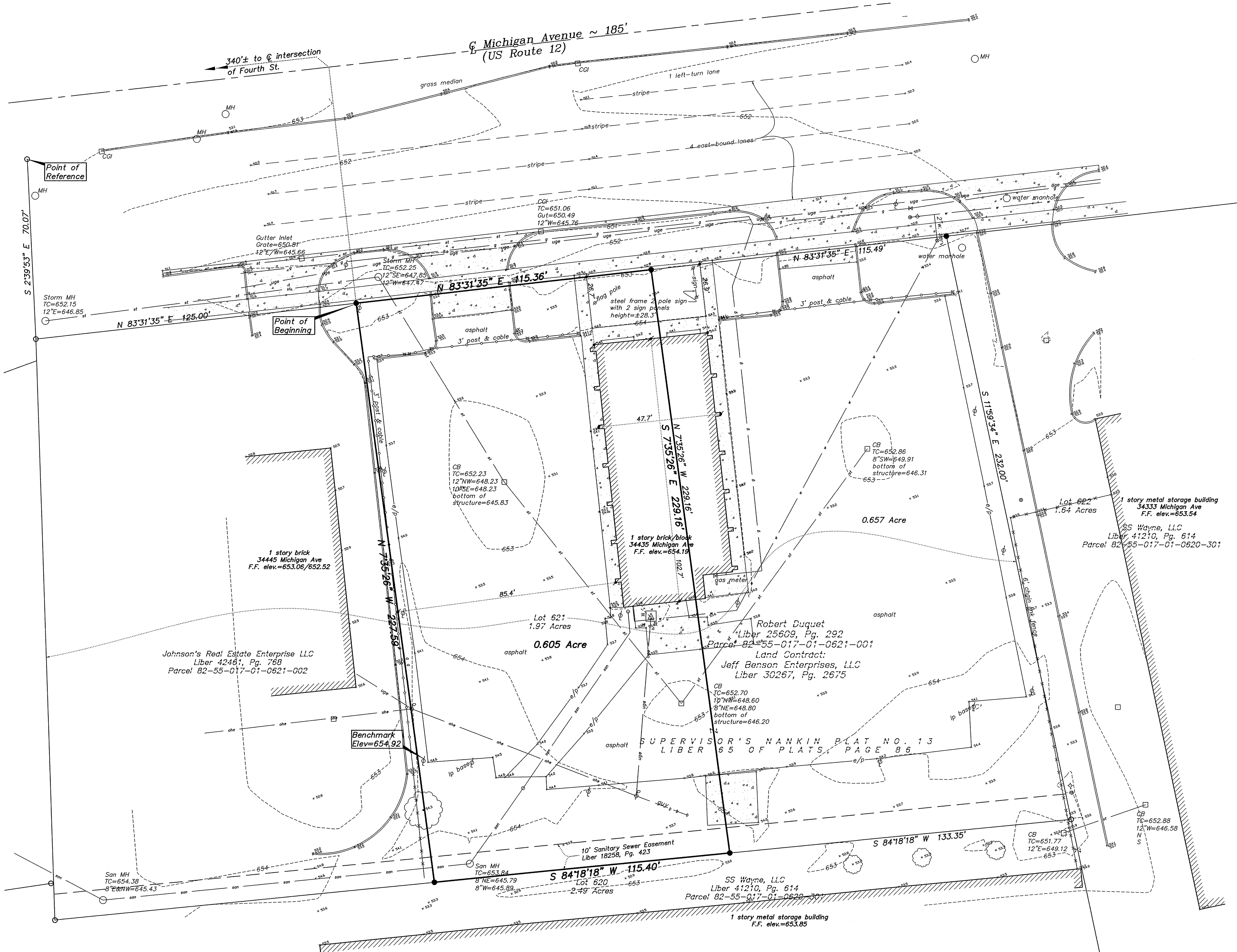
**Storm Sewer:**  
MDOY, Taylor, TSC  
Attn: Ms. Andrea Jones  
25185 Goddard Road  
Taylor, Michigan 48180  
313-376-2402

**Building & Zoning Regulations:**  
City of Wayne, Michigan  
3355 S. Wayne Rd  
Wayne, Michigan 48184  
734-722-2002

**Field Location of Underground Utilities**  
Miss Dig: 1-800-482-7171

TOPOGRAPHIC SURVEY FOR  
TIM DONUT U.S. LIMITED, INC.

SITUATED IN AND BEING PART OF  
LOT 621 OF SUPERVISOR'S NANKIN PLAT NO. 13  
LIBER 65, PAGE 86 OF PLATS  
CITY OF WAYNE, WAYNE COUNTY, MICHIGAN



LOCATION MAP  
No Scale

LEGEND

- Centerline Monument Found
- 3/4" Iron Pipe (Found/Set)
- PK Nail (Found/Set)
- Railroad Spike (Found/Set)
- Catch Basin
- Sewer Manhole or Grease Trap
- Sanitary Sewer Cleanout
- Fire Hydrant
- Water Valve
- Gas Valve
- Bollard
- Light or Utility Pole
- Sign Pole
- Utility Pole Anchor
- Pad-Mounted Transformer
- Utility Line Point Mark
- Telephone Pedestal
- Overhead Utility Line
- Underground Utility Line
- Storm Sewer Line
- Sanitary Sewer Line
- Water Line
- Fence Line
- Number of Parking Spaces
- Green Space Area
- Existing Spot Elevation
- Tree
- Curb Concrete
- Concrete

0 20 40  
SCALE 1 INCH = 20 FEET

**Geo-Graphics Inc.**  
Land Surveying & Civil Engineering  
3331 Livingston Ave  
Columbus, Ohio 43227  
614-231-2016 Fax: 614-231-2018

TOPOGRAPHIC SURVEY FOR  
TIM DONUT U.S. LIMITED, INC.  
0.605 ACRE ~ MICHIGAN AVENUE  
CITY OF WAYNE  
WAYNE COUNTY, MICHIGAN

Revised: 00-00-00

SCALE 1"=20' DRAWN KB CHECKED KWN DATE 8-03-09 SHEET 02-2