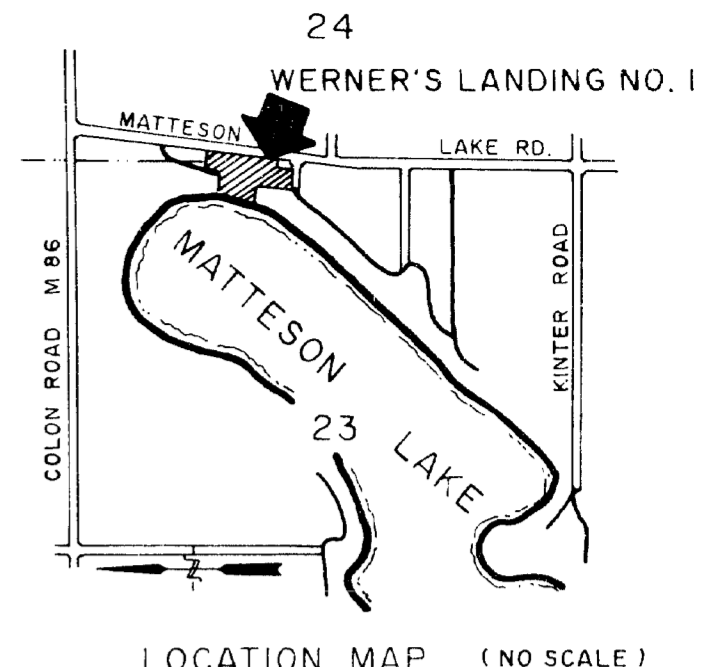


WERNER'S LANDING NO. 1

PART OF THE NORTHEAST FRACTIONAL QUARTER OF SECTION 23, AND PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWN 6 SOUTH, RANGE 8 WEST, MATTESON TOWNSHIP, BRANCH COUNTY, MICHIGAN



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/OR THE MICHIGAN DEPARTMENT OF PUBLIC HEALTH, WHICH ARE RECORDED IN LIBER 568, PAGE(S) 37 OF THE RECORDS OF THIS COUNTY.

COUNTY DRAIN COMMISSIONER'S CERTIFICATE:

APPROVED ON May 28, 1991 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 BRANCH.

Leslie R. Nearpass
LESLIE R. NEARPASS, DRAIN COMMISSIONER

CERTIFICATE OF COUNTY ROAD COMMISSIONERS:

APPROVED ON May 31, 1991 AS COMPLYING WITH SECTION 183 OF ACT 288, P.A. 1967 AND THE APPLICABLE PUBLISHED RULES AND REGULATION OF THE BOARD OF ROAD COMMISSIONERS OF BRANCH COUNTY.

Cecil O. Paradine Charles Lange
CECIL O. PARADINE, MEMBER CHARLES LANGE, MEMBER

Robert E. Olds
ROBERT E. OLDS, CHAIRMAN

CERTIFICATE OF MUNICIPAL APPROVAL:

I CERTIFY THAT THIS PLAT WAS APPROVED BY THE TOWNSHIP BOARD OF THE TOWNSHIP OF MATTESON AT A MEETING HELD ON June 5, 1991, AND WAS REVIEWED AND FOUND TO BE IN COMPLIANCE WITH ACT 288, P.A. 1967. THE PRELIMINARY PLAT WAS APPROVED AUGUST 24, 1990 BY THE BRANCH-HILLSDALE-ST. JOSEPH DISTRICT HEALTH DEPARTMENT.

Patti Miller
PATTI MILLER, MATTESON TOWNSHIP CLERK

SURVEYOR'S CERTIFICATE:

I, EDWARD R. REED, SURVEYOR, CERTIFY: THAT I HAVE SURVEYED, DIVIDED AND MAPPED THE LAND SHOWN ON THIS PLAT, DESCRIBED AS FOLLOWS:

WERNER'S LANDING NO. 1, PART OF THE NORTHEAST FRACTIONAL QUARTER OF SECTION 23, AND PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWN 6 SOUTH, RANGE 8 WEST MATTESON TOWNSHIP, BRANCH COUNTY, MICHIGAN, AND BEGINNING AT A POINT IN THE CENTER OF MATTESON LAKE ROAD, LOCATED DUE EAST 370.46 FEET AND THENCE SOUTH 07° 19' 05" WEST 1513.64 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 23; RUNNING THENCE FROM THIS POINT OF BEGINNING NORTH 81° 48' 13" WEST 217.14 FEET; THENCE SOUTH 11° 01' 21" WEST 106.48 FEET; THENCE NORTH 79° 07' 59" WEST 155.05 FEET TO THE SHORE OF MATTESON LAKE; THENCE ALONG THE SHORE OF MATTESON LAKE ON THE INTERMEDIATE TRAVERSE LINE SOUTH 27° 48' 43" WEST 291.00 FEET; THENCE LEAVING THE LAKE SHORE SOUTH 63° 44' 23" EAST 204.93 FEET; THENCE SOUTH 05° 15' 19" WEST 390.31 FEET; THENCE SOUTH 82° 40' 45" EAST 163.70 FEET; THENCE NORTH 07° 19' 05" EAST 165.00 FEET; THENCE SOUTH 82° 40' 45" EAST 109.00 FEET TO THE CENTER OF MATTESON LAKE ROAD; AND THENCE NORTH 07° 19' 05" EAST 657.50 FEET, ALONG THE CENTER OF SAID MATTESON LAKE ROAD, TO THE POINT OF BEGINNING. CONTAINING 5 LOTS; 6.0 ACRES TO WATERS EDGE.

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 AS REQUIRED BY SECTION 125 OF THE ACT, THAT THE ACCURACY OF SURVEY IS WITHIN THE LIMITS REQUIRED BY SECTION 126 OF THE ACT. THAT THE BEARINGS SHOWN ON THE PLAT ARE EXPRESSED AS REQUIRED BY SECTION 126(3) OF THE ACT AND AS EXPLAINED IN THE LEGEND.

May 10, 1991
DATE

Edward R. Reed
EDWARD R. REED
LICENSED LAND SURVEYOR NO. 7437
226 S. SPRAGUE ROAD
COLDWATER, MICHIGAN 49036



CERTIFIED TRUE COPY OF RECORDED PLAT BY DEPARTMENT OF COMMERCE

ACKNOWLEDGMENT: STATE OF Michigan COUNTY OF Branch S.S.

PERSONALLY CAME BEFORE ME THIS 23rd DAY OF May, 1991, THE ABOVE NAMED MICHAEL D. POLING AND MARCIA A. POLING, HIS WIFE; DANIEL L. JUNKER AND BARBARA J. JUNKER, HIS WIFE; AND PHYLLIS A. YOUSE, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED.

MY COMMISSION EXPIRES: May 2, 1994

Shirley A. Vaughan
SHIRLEY A. VAUGHAN
NOTARY PUBLIC, BRANCH COUNTY STATE OF Michigan

COUNTY PLAT BOARD CERTIFICATE: THIS PLAT HAS BEEN REVIEWED AND IS APPROVED BY THE BRANCH COUNTY PLAT BOARD ON September 9th 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.

Linda Lee Morrison Mathews
LINDA LEE MORRISON MATHEWS, REGISTER OF DEEDS

Judy Elliott
JUDY ELLIOTT, COUNTY CLERK

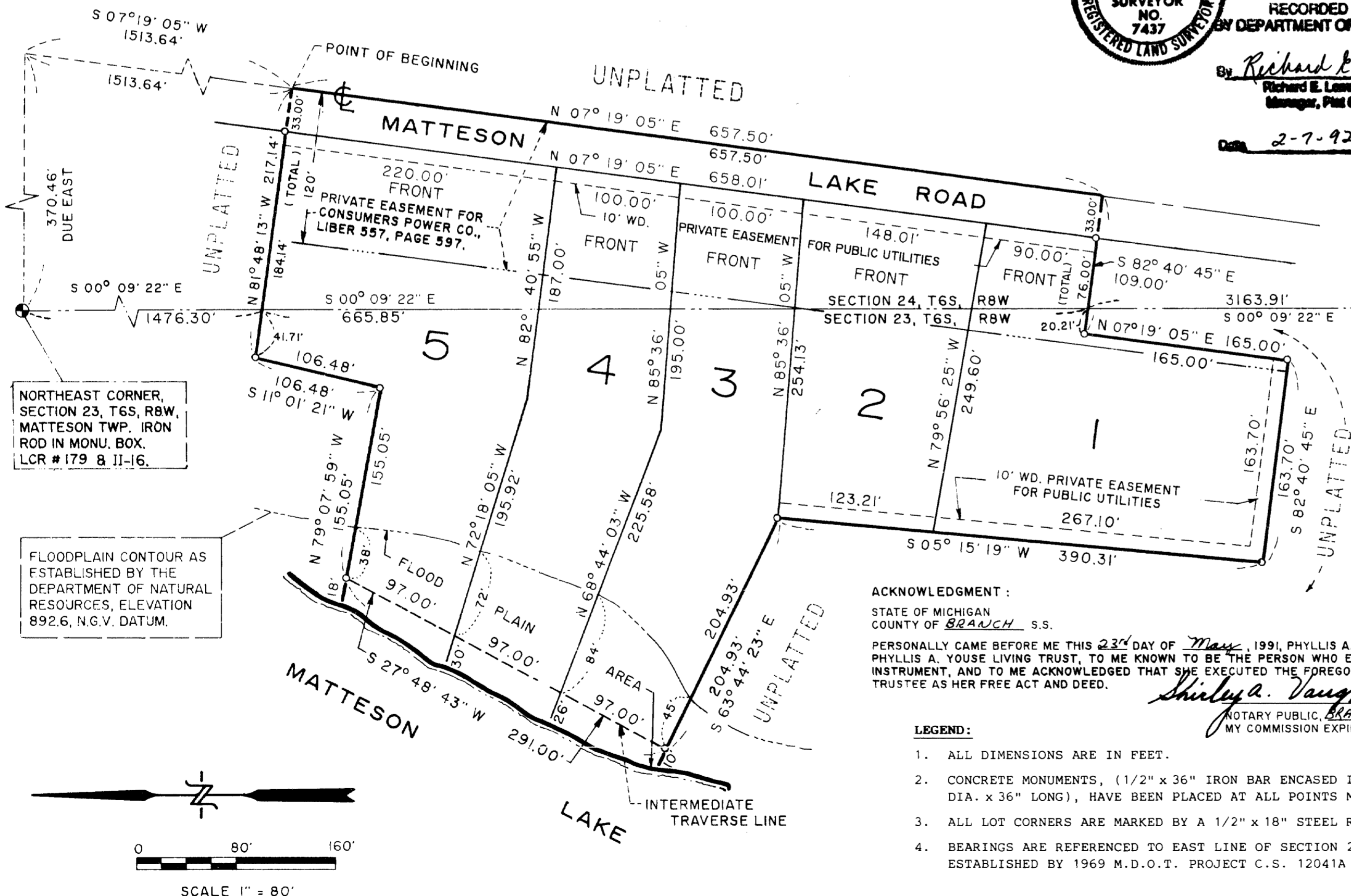
Sandra S. Thatcher
SANDRA S. THATCHER, COUNTY TREASURER

RECORDING CERTIFICATE: STATE OF MICHIGAN BRANCH COUNTY THIS PLAT WAS RECEIVED FOR RECORD ON THE 12th DAY OF November, 1991, AT 1:34 P.M., AND RECORDED IN LIBER 7 OF PLATS ON PAGE 75.

Linda Lee Morrison Mathews
LINDA LEE MORRISON MATHEWS, REGISTER OF DEEDS

COUNTY TREASURER'S CERTIFICATE: THE RECORDS IN MY OFFICE SHOW NO UNPAID TAXES OR SPECIAL ASSESSMENTS FOR THE FIVE YEARS PRECEDING 5-23-91 INVOLVING THE LANDS INCLUDED IN THIS PLAT.

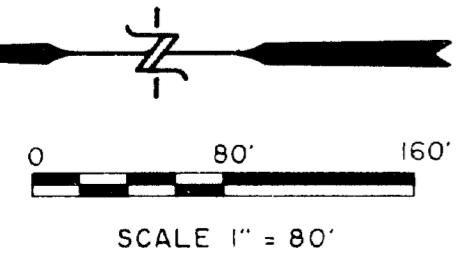
Sandra S. Thatcher
SANDRA S. THATCHER, BRANCH COUNTY TREASURER



SOUTHEAST CORNER, SECTION 23, T6S, R8W, MATTESON TWP. IRON PIPE IN MONU. BOX. LCP # II-131

NORTHEAST CORNER, SECTION 23, T6S, R8W, MATTESON TWP. IRON ROD IN MONU. BOX. LCR # 179 & II-16.

FLOODPLAIN CONTOUR AS ESTABLISHED BY THE DEPARTMENT OF NATURAL RESOURCES, ELEVATION 892.6, N.G.V. DATUM.



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