

"RIVERDALE ESTATES"

PROPRIETOR'S CERTIFICATE

Federal Land Bank of St. Paul, a corporation duly chartered under the laws of the United States by, Robert M. Hall, Senior Vice President, and A. C. Mohr, Vice President, as proprietor, has caused the land to be surveyed, divided, mapped and dedicated as represented on this plat and that the road and drive are for the use of the public; 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.

Federal Land Bank of St. Paul
375 Jackson Street
St. Paul, Minnesota 55101

L. Fenlon
L. Fenlon

C. Soukup
C. Soukup

Robert M. Hall
Robert M. Hall
Senior Vice President

A. C. Mohr
A. C. Mohr
Vice President

State of Minnesota)
Ramsey County) s.s.

Personally came before me this 10th day of April, 1970, Robert M. Hall, Senior Vice President, and A. C. Mohr, 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 senior vice 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.

C. M. Soukup
Notary Public, C.M. SOUKUP,
Ramsey County, Minnesota
My Commission Expires Mar 10, 1973

COUNTY TREASURER'S CERTIFICATE

The records in my office show no unpaid taxes or special assessments for the five years preceding May 27, 1970, involving the land included in this plat.

Stanley M. Huff
STANLEY M. HUFF, County Treasurer
County of St. Joseph

COUNTY DRAIN COMMISSIONER'S CERTIFICATE

Approved on May 27, 1970 as complying with Section 192 of Act 288, P.A. 1967 and the applicable rule and regulations published by my office in the County of St. Joseph.

Louis J. Vincent
Louis J. Vincent
County Drain Commissioner

CERTIFICATE OF MUNICIPAL APPROVAL

I certify that this plat was approved by the Township Board of the Township of Fabius, at a meeting held Aug 7, 1970, and was reviewed and found to be in compliance with Act 288, P.A. 1967. This plat was approved by the St. Joseph County Health Department September 27, 1968.

Raymond A. Krull
Raymond A. Krull, Clerk
Fabius Township

CERTIFICATE OF MUNICIPAL APPROVAL

I certify that this plat was approved by the Township Board of the Township of Lockport, at a meeting held July 28, 1970, and was reviewed and found to be in compliance with Act 288, P.A. 1967. This plat was approved by the St. Joseph County Health Department September 27, 1968.

Thora B. Hoshel
Thora B. Hoshel, Clerk
Lockport Township

PARTS OF S.E. 1/4, SEC. 25 & N.E. 1/4, SEC. 36, T.6 S., R. 12 W., FABIUS TWP., AND S.W. 1/4, SEC. 30 & N.W. 1/4, SEC. 31, T.6 S., R. 11 W., LOCKPORT TWP., COUNTY OF ST. JOSEPH, MICHIGAN

SURVEYOR'S CERTIFICATE

I, Larkin N. Winther, surveyor, certify:

That I have surveyed, divided and mapped the land shown on this plat, described as follows: "RIVERDALE ESTATES" located in parts of S.E. 1/4, Sec. 25 & N.E. 1/4, Sec. 36, T.6 S., R. 12 W., Fabius Twp., and S.W. 1/4, Sec. 30, & N.W. 1/4, Sec. 31, T.6 S., R. 11 W., Lockport Twp., St. Joseph Co., Michigan, Commencing at the Northeast (N.E.) corner of Section 36, said point also being the Southeast (S.E.) corner of Section 25, Town 6 South, Range 12 West, Township of Fabius, County of St. Joseph, Michigan; thence N.00°-32'-40"W., 19.80 feet along the East line of said Section 25 to the Northwest (N.W.) corner of Section 31, said point also being the Southwest (S.W.) corner of Section 30, Town 6 South, Range 11 West, Township of Lockport, said County of St. Joseph, Michigan; thence N.00°-02'-10"W., 112.68 feet along the West line of said Section 30 to a point on an intermediate traverse line along the southerly shore line of the St. Joseph River, said point being the Place of Beginning; thence S.86°-42'-40"E., 66.6° feet along said traverse line; thence S.16°-26'-50"E., 163.58 feet along said traverse line; thence S.25°-17'-20"E., 275.11 feet along said traverse line; thence S.37°-37'-27"E., 270.99 feet along said traverse line; thence S.64°-07'-50"E., 228.71 feet along said traverse line; thence S.74°-30'-30"E., 223.02 feet along said traverse line; thence S.82°-45'-00"E., 249.71 feet along said traverse line to the end of said intermediate traverse line; thence S.00°-36'-00"E., 691.51 feet; thence N.88°-10'-40"E., 337.42 feet to the center line of South Constantine Road; thence S.00°-20'-00"E., 247.00 feet along said center line; thence S.99°-54'-30"W., 365.14 feet to a point of curvature; thence Northwesterly along the arc of a curve to the right 256.08 feet, said curve having a radius of 297.69 feet, a central angle of 51°-00'-00" and a chord bearing and distance of N.64°-35'-30"W., 247.71 feet to a point of reverse curvature; thence Northwesterly along the arc of a curve to the left 88.66 feet, said curve having a radius of 232.00 feet, a central angle of 21°-53'-45" and a chord bearing and distance of N.50°-02'-20"W., 98.12 feet; thence N.29°-00'-45"E., 66.00 feet along a radial line; thence Northwesterly along the arc of a curve to the left 136.93 feet, said curve having a radius of 298.00 feet, a central angle of 26°-19'-40" and a chord bearing and distance of N.74°-09'-05"W., 135.73 feet; thence N.00°-36'-00"W., 321.19 feet; thence Northwesterly along the arc of a curve to the right 421.42 feet, said curve having a radius of 1417.02 feet, a central angle of 17°-02'-25" and a chord bearing and distance of N.72°-01'-30"W., 419.87 feet, to a point of compound curvature; thence Northwesterly along the arc of a curve to the right 319.80 feet, said curve having a radius of 752.39 feet, a central angle of 24°-21'-10" and a chord bearing and distance of N.51°-19'-45"W., 317.40 feet, to a point on the West line of said Section 31 in Lockport Township, said line also being the East line of said Section 36 in Fabius Township; thence continuing Northwesterly along said arc of a curve to the right 195.77 feet, said curve having a radius of 752.39 feet, a central angle of 14°-54'-30" and a chord bearing and distance of N.31°-41'-55"W., 195.22 feet, to a point of tangency; thence N.24°-14'-40"W., 250.50 feet; thence N.69°-45'-25"W., 232.54 feet; thence N.20°-14'-35"E., 175.00 feet; thence N.69°-45'-25"W., 17.80 feet to a point of curvature; thence Northerly along the arc of a curve to the right 457.97 feet, said curve having a radius of 267.07 feet, a central angle of 98°-15'-00" and a chord bearing and distance of N.20°-37'-55"W., 402.88 feet; thence S.61°-30'-25"E., 66.00 feet along a radial line; thence S.71°-33'-35"E., 165.22 feet to the beginning of said intermediate traverse line along the southerly shore line of the St. Joseph River; thence S.39°-40'-40"E., 166.13 feet along said traverse line; thence S.86°-42'-40"E., 195.00 feet along said traverse line to the Place of Beginning.

The plat contains 35 lots numbered 1 through 35.

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 and 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.

That the bearings shown on the plat are expressed as required by section 126(3) of the act and as explained in the legend.

December 12, 1969



Larkin N. Winther
Registered Land Surveyor
7111 S. Westnedge Street
Portage, Michigan 49081

Larkin N. Winther
Larkin N. Winther
No. 13605 - OWNPR

PROPRIETOR'S CERTIFICATE

We as proprietors certify that we caused the land embraced in this plat to be surveyed, divided, mapped and dedicated as represented on this plat and that the road and drive are for the use of the public; 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.

Witness
Kathleen E. Tesman
Kathleen E. Tesman

William E. Hartzell
William E. Hartzell
Route 4 Constantine Street
Three Rivers, Michigan 49093

Lillian M. Hartzell
Lillian M. Hartzell

Marie J. Kizer
Marie J. Kizer

Harvey A. Day
Harvey A. Day
Route 1 Minfordale Road
Constantine, Michigan 49042

Marie H. Day
Marie H. Day

State of Michigan)
St. Joseph County) s.s.

Personally came before me this 13th day of October, 1970, the above named William E. Hartzell and Lillian M. Hartzell, his wife, and Harvey A. Day and Marie H. Day, his wife, 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.

Kathleen E. Tesman
Notary Public, Kathleen E. Tesman,
St. Joseph County, Michigan
My Commission Expires March 9, 1971

CERTIFICATE OF COUNTY ROAD COMMISSIONERS

Approved on July 16, 1970 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 St. Joseph County.

Carl I. Roberts
Carl I. Roberts, Member

Frank Shellenbarger
Frank Shellenbarger, Member

D. W. Arney
D. W. Arney, Chairman

COUNTY PLAT BOARD CERTIFICATE

This plat has been reviewed and is approved by the St. Joseph County Plat Board on Sept 4th, 1970, as being in compliance with all of the provisions of Act 288, P.A. 1967, and the plat boards applicable rules and regulation.

CERTIFIED
FILED

RECORDED

ALL COUNTY
STATE TREASURER

Richard E. Romay
Feb. 18, 1971

Donna E. Donmyer
Donna E. Donmyer
Register of Deeds

John W. Varvin
John W. Varvin
County Clerk

Stanley M. Huff
Stanley M. Huff
County Treasurer

RECORDING CERTIFICATE

State of Michigan
St. Joseph County

This plat was received for record on the 30 day of October, 1970 at 1:06 P.M., recorded in Liber 5 of plats on Page 27-27 A.

Donna E. Donmyer
Donna E. Donmyer
Register of Deeds

"RIVERDALE ESTATES"

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Federal Land Bank of St. Paul
375 Jackson Street
St. Paul, Minnesota 55101

L. Fenlon
L. Fenlon

Robert M. Hall
Robert M. Hall
Senior Vice President

C. Soukup
C. Soukup

A. C. Mohr
A. C. Mohr
Vice President

State of Minnesota)
Ramsey County) s.s.

Personally came before me this 10th day of April, 1970, Robert M. Hall, Senior Vice President, and A. C. Mohr, 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 senior vice president and vice president of said corporation, and acknowledge that they executed the foregoing instrument as such officers as the free act and deed of said corporation, by its authority.

C. M. Soukup
Notary Public, C.M. SOUKUP,
Ramsey County, Minnesota
My Commission Expires Mar. 19, 1973

COUNTY TREASURER'S CERTIFICATE

The records in my office show no unpaid taxes or special assessments for the five years preceding May 27, 1970, involving the land included in this plat.

Stanley M. Huff
STANLEY M. HUFF, County Treasurer
County of St. Joseph

COUNTY DRAIN COMMISSIONER'S CERTIFICATE

Approved on May 27, 1970 as complying with Section 192 of Act 288, P.A. 1967 and the applicable rule and regulations published by my office in the County of St. Joseph.

Louis J. Vincent
Louis J. Vincent
County Drain Commissioner

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I certify that this plat was approved by the Township Board of the Township of Fabius, at a meeting held Aug 7, 1970, and was reviewed and found to be in compliance with Act 288, P.A. 1967. This plat was approved by the St. Joseph County Health Department September 27, 1968.

Raymond A. Krull
Raymond A. Krull, Clerk
Fabius Township

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Thora B. Hoshel
Thora B. Hoshel, Clerk
Lockport Township

PARTS OF S.E. 1/4, SEC. 25 & N.E. 1/4, SEC. 36, T. 6 S., R. 12 W., FABIUS TWP., AND S.W. 1/4, SEC. 30 & N.W. 1/4, SEC. 31, T. 6 S., R. 11 W., LOCKPORT TWP., COUNTY OF ST. JOSEPH, MICHIGAN

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December 12, 1969



Larkin N. Winther
Registered Land Surveyor
7111 S. Westnedge Street
Portage, Michigan 49081

Larkin N. Winther
Larkin N. Winther
No. 13605 - OWNPR

PROPRIETOR'S CERTIFICATE

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Witness
Kathleen E. Tesman
Kathleen E. Tesman

William E. Hartzell
William E. Hartzell
Route 4 Constantine Street
Three Rivers, Michigan 49093

Lillian M. Hartzell
Lillian M. Hartzell

Marie H. Day
Marie H. Day

Harvey A. Day
Harvey A. Day
Route 1 Minfdale Road
Constantine, Michigan 49042

Marie H. Day
Marie H. Day

State of Michigan)
St. Joseph County) s.s.

Personally came before me this 13th day of October, 1970, the above named William E. Hartzell and Lillian M. Hartzell, his wife, and Harvey A. Day and Marie H. Day, his wife, 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.

Kathleen E. Tesman
Notary Public, Kathleen E. Tesman,
St. Joseph County, Michigan
My Commission Expires March 9, 1971

CERTIFICATE OF COUNTY ROAD COMMISSIONERS

Approved on July 16, 1970 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 St. Joseph County.

Carl L. Roberts
Carl L. Roberts, Member

Frank Shellenbarger
Frank Shellenbarger, Member

D. W. Arney
D. W. Arney, Chairman

COUNTY PLAT BOARD CERTIFICATE

This plat has been reviewed and is approved by the St. Joseph County plat board on Sept 4th, 1970, as being in compliance with all of the provisions of Act 288, P.A. 1967, and the plat boards applicable rules and regulation.

Donna E. Donmyer
Donna E. Donmyer
Register of Deeds

John W. Marvin
John W. Marvin
County Clerk

Richard E. Lomax
Richard E. Lomax
County Treasurer

Stanley M. Huff
Stanley M. Huff
County Treasurer

Feb. 18, 1971

RECORDING CERTIFICATE

State of Michigan
St. Joseph County

This plat was received for record on the 30 day of October, 1970 at 1:06 P.M., recorded in Liber 5 of plats on Page 27-27A.

Donna E. Donmyer
Donna E. Donmyer
Register of Deeds