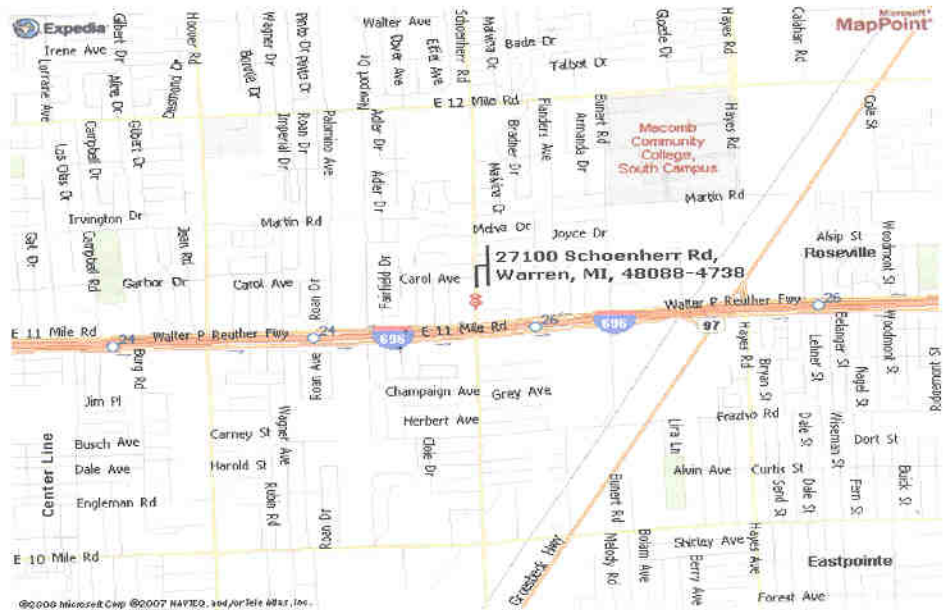


For Details Contact:

Bill Bowman
586.703.9882

SITE

>Office/Bank Site Available<



+/- 2.25 Acres
27100 Schoenherr, Warren

Great Northern Land Company

- Located on the east side of Schoenherr just north of I-696 freeway
- 182.55 feet fronting on Schoenherr
- Great high visibility location
- Zoned (O) Office and (P) Parking
- Zoning allows general or medical office - Banks allowed with special land use approval
- Topographic survey available
- Site available immediately upon approval of Purchase Agreement by the Warren Woods School Board

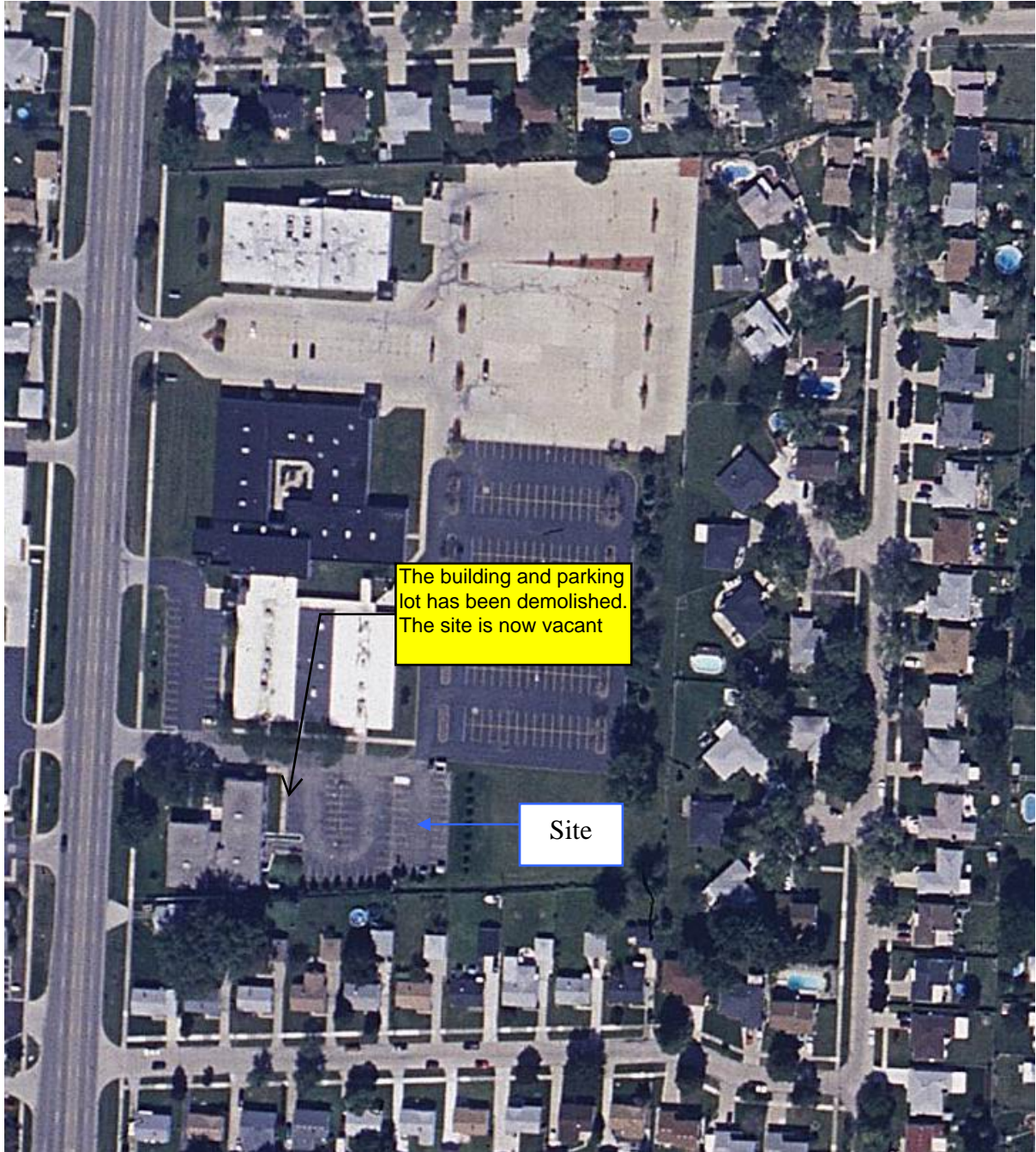
Great Northern Land Company

1785 W. Stadium
Suite 203C
Ann Arbor, MI 48013

Phone 734.996.9979
Fax 734.996.9242
E-mail greatcgroup@aol.com


Available

AERIAL PHOTOGRAPH

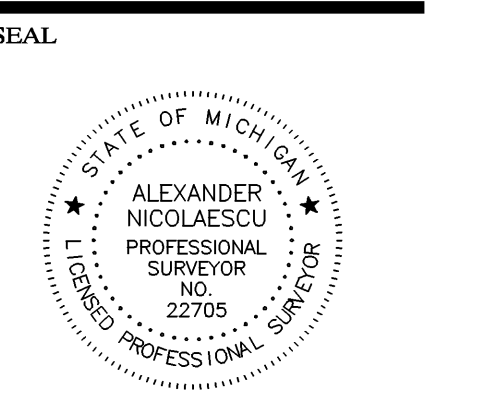




NOWAK & FRAUS

Consulting Engineers
Land Surveyors
Land Planners

1310 N. Stephenson Highway
Royal Oak, MI 48067-1508
Tel. (248) 399-0886
Fax. (248) 399-0805



PROJECT
Warren Woods
School Parcel

CLIENT
Great Northern
Consulting Group
343 S. Main St., Ste. 202
Ann Arbor, MI 48104
Mr. Bill Bowman
734.996.9979 Phone

PROJECT LOCATION
Part of the SW 1/4
of Section 13
T. 1 North, R. 12 East
City of Warren,
Macomb County, MI

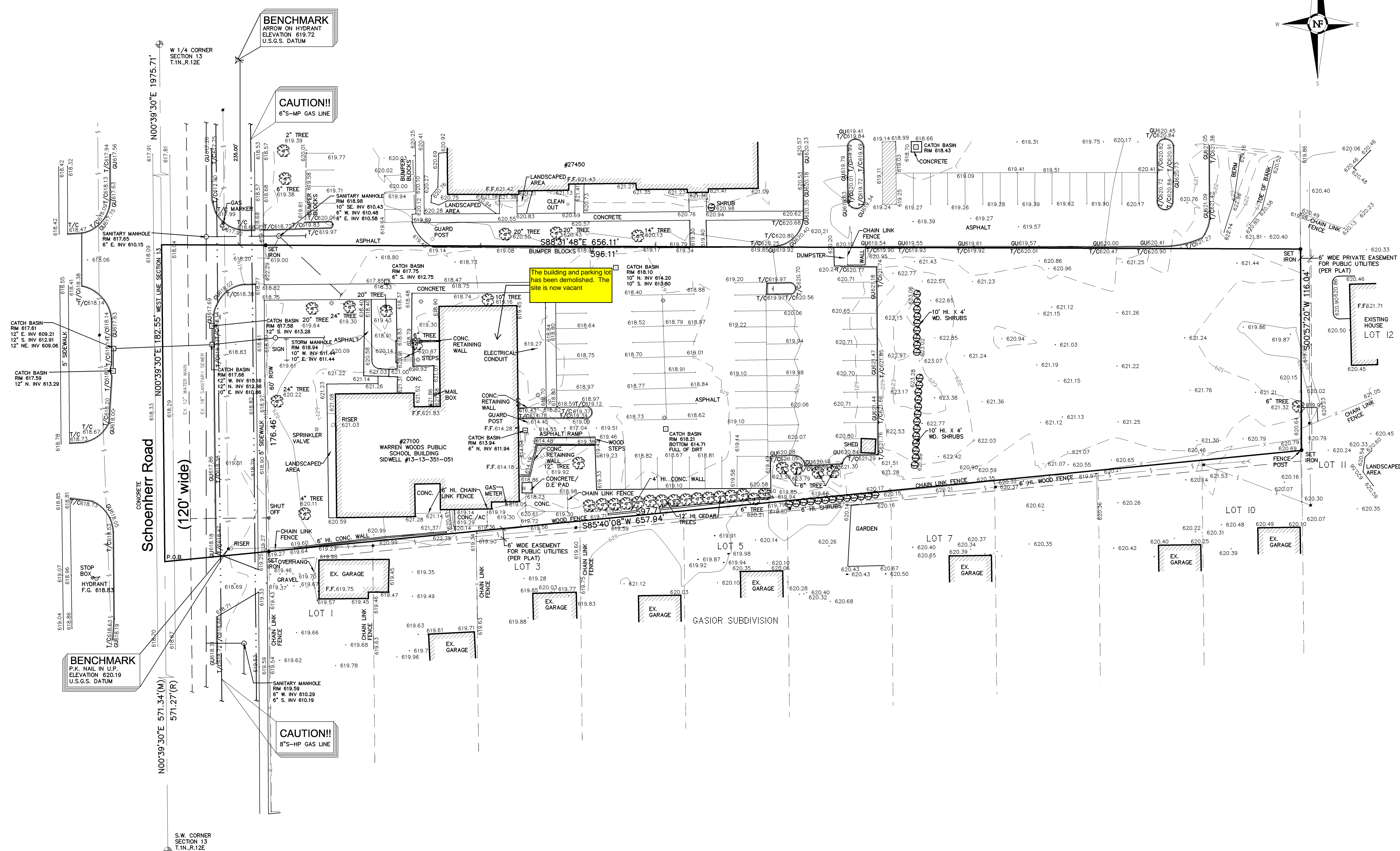
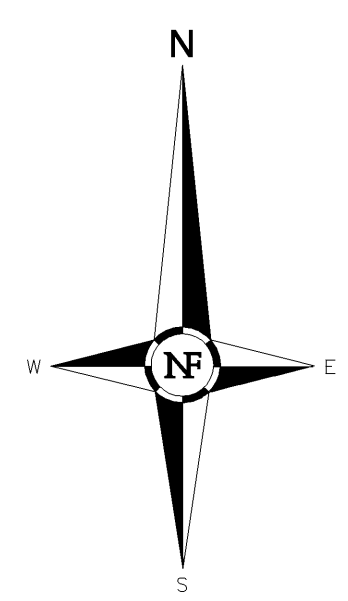
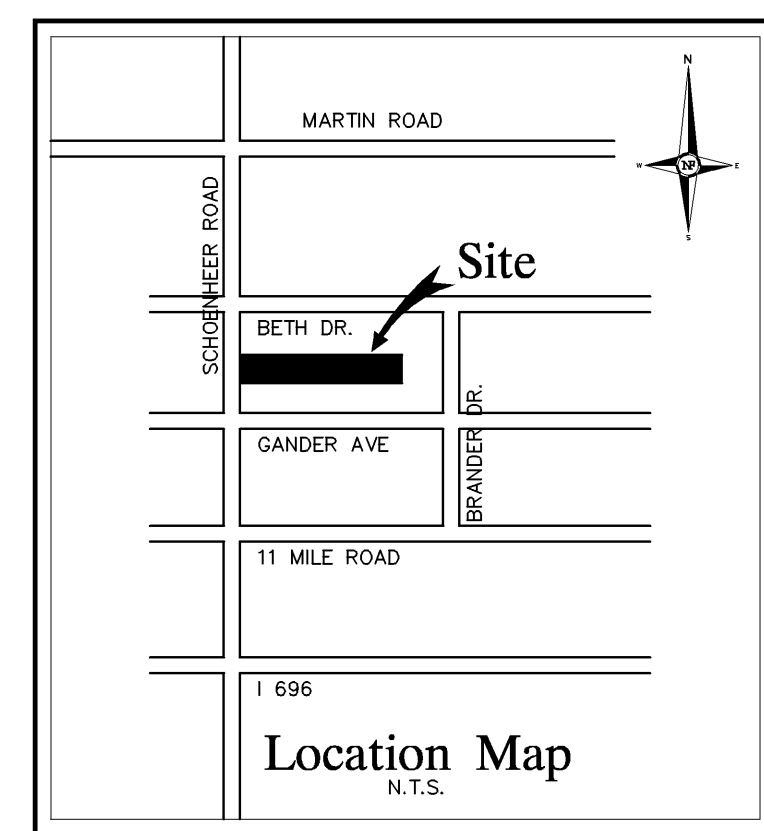
SHEET
Boundary / Topographic
Survey



DATE / REVISION

DRAWN BY:
D. McConkey
DESIGNED BY:
APPROVED BY:
A. Nicolaescu
DATE:
October 2, 2006
SCALE:
1"=30'

N/F JOB NO. E641 SHEET NO. 1 of 1



LEGAL DESCRIPTION
LAND IN THE CITY OF WARREN, MACOMB COUNTY MICHIGAN IS DESCRIBED AS FOLLOWS:
COMMENCING AT THE S.W. CORNER OF SECTION 13, T.1N., R.12E, THENCE ALONG THE WEST LINE OF SAID SECTION 13, T.1N., R.12E, 571.34 FEET (RECORDED AS 571.27 FEET) TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID WEST LINE OF SAID SECTION 13, N00°59'00"E 182.55 FEET; THENCE S88°31'48"E 656.11 FEET; THENCE S00°57'20"W 116.04 FEET TO THE N.E. CORNER OF LOT 10 OF "GASIOR SUBDIVISION" THENCE ALONG THE NORTH LINE OF SAID "GASIOR SUBDIVISION" S85°40'08"W 657.94 FEET TO THE POINT OF BEGINNING.

CONTAINING GROSS 97,888 SQUARE FEET OR 2.25 ACRES OF LAND.
NET (TO 60' ROW LINE) 87,120 SQUARE FEET OR 2.0 ACRES OF LAND.
SIDWELL #13-13-351-051

CERTIFICATE OF SURVEY
WE HEREBY CERTIFY THAT WE HAVE SURVEYED THE PROPERTY HEREIN DESCRIBED AND THAT WE HAVE PLACED MARKER IRONS AT THE CORNERS OF THE PARCEL OR AS INDICATED IN THE ABOVE SKETCH.

ALEX NICOLAESCU, PLS DATE: 10-02-06
No.: 22705

FLOOD HAZARD NOTE
THIS PROPERTY IS NOT LOCATED WITHIN THE FLOOD HAZARD AREA INDICATED BY FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 260129 0010 C DATED: 05-15-86

BOUNDARY NOTE
ALL BEARINGS ARE IN RELATIONSHIP TO THE PREVIOUSLY ESTABLISHED WEST LINE OF SECTION 13 AS RECORDED IN "GASIOR SUBDIVISION" LIBER 30, PAGE 31, MACOMB COUNTY RECORDS.

TOPOGRAPHIC SURVEY NOTES
ALL ELEVATIONS ARE EXISTING ELEVATIONS, UNLESS OTHERWISE NOTED.
UTILITY LOCATIONS WERE OBTAINED FROM MUNICIPAL OFFICIALS AND RECORDS OF UTILITY COMPANIES, AND NO GUARANTEE CAN BE MADE TO THE COMPLETENESS OR EXACTNESS OF LOCATION.
THIS SURVEY MAY NOT SHOW ALL EASEMENTS OF RECORD UNLESS AN UPDATED TITLE POLICY IS FURNISHED TO THE SURVEYOR BY THE OWNER.

LEGEND table with symbols for Manhole, Hydrant, Catch Basin, Utility Pole, etc.

BENCHMARK
ARROW ON HYDRANT
ELEVATION 619.72
U.S.G.S. DATUM

CAUTION!!
6"-HP GAS LINE

The building and parking lot has been demolished. The site is now vacant.

BENCHMARK
P.K. NAIL IN U.P.
ELEVATION 620.19
U.S.G.S. DATUM

CAUTION!!
8"-HP GAS LINE

