

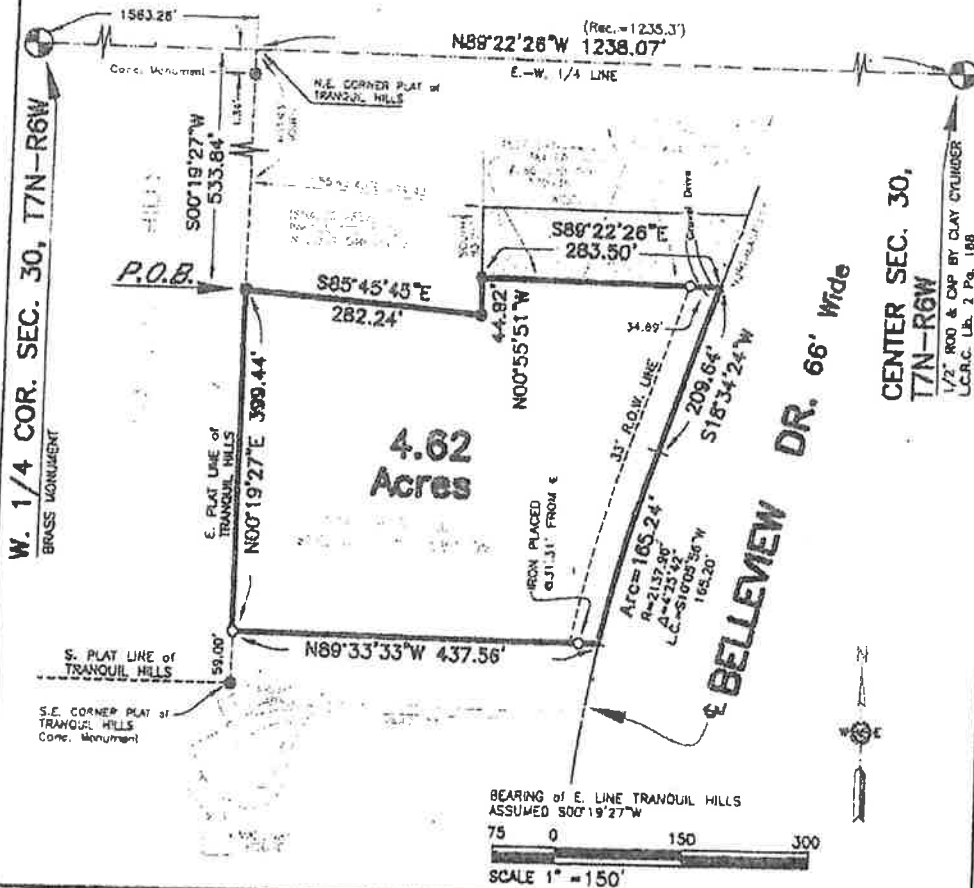
Vacant Land Belleview Drive, Ionia, MI 48846 For Sale By Sealed Bid: 4.62 acres of land.
Minimum bid is \$45,000.00 with bids due by August 27, 2020 at 2pm. Bid Information Sheet and copy of recent survey available at <https://ioniacounty.org> on the news tab and <http://ioniacountyroads.org/doingbusiness.html>

CERTIFIED SURVEY

FOR: IONIA COUNTY ROAD COMMISSION;
 PROPERTY SURVEY LOCATION: BELLEVIEW DRIVE, IONIA MI
 REQUESTED BY: CARR REALTY

LEGAL DESCRIPTION:

PART OF THE SW ¼ OF SECTION 30, T7N-R6W, IONIA TOWNSHIP, IONIA COUNTY, MICHIGAN, DESCRIBED AS: COMMENCING AT THE CENTER OF SECTION OF SAID SECTION 30; THENCE N 89° 22' 26" W 1238.07 FEET (RECORDED AS 1235.3 FEET) ALONG THE EAST-WEST ¼ LINE OF SECTION 30 TO THE NORTHEAST CORNER OF THE RECORDED PLAT OF TRANQUIL HILLS; THENCE ALONG THE EAST LINE OF SAID PLAT S 00° 19' 27" W 533.84 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE S 85° 45' 45" E 282.24 FEET; THENCE N 00° 55' 51" W 44.92 FEET; THENCE S 89° 22' 26" E 283.50 FEET TO THE CENTERLINE OF BELLEVIEW DRIVE; THENCE S 18° 34' 24" W 209.64 FEET ALONG THE CENTERLINE OF BELLEVIEW DRIVE TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT; THENCE CONTINUING SOUTHWESTERLY ALONG THE CENTERLINE OF BELLEVIEW DRIVE AN ARC DISTANCE OF 165.24 FEET, SAID CURVE HAVING A RADIUS OF 2137.96 FEET, A DELTA ANGLE OF 04° 25' 42" W, AND A LONG CHORD OF S 10° 05' 56" W 165.20 FEET; THENCE N 89° 33' 33" W 437.56 FEET; THENCE N 00° 19' 27" E 399.44 FEET ALONG THE EAST LINE OF THE RECORDED PLAT OF TRANQUIL HILLS TO THE POINT OF BEGINNING. THIS PARCEL CONTAINS 4.62 ACRES.



I CERTIFY THAT THIS MAP CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION OF THIS LAND DESCRIBED ABOVE IN COMPLIANCE WITH THE REQUIREMENTS OF PUBLIC ACT 132 OF 1970. THE RELATIVE ERROR OF CLOSURE BEING 1 PART IN _____ AND THAT THE ENCROACHMENTS AFFECTING SAID LAND, IF ANY, ARE LOCATED AS SHOWN HEREON.

DATE: 9-29-17
 No.: 17-3008
 DRN BY I.M.

MULDER & ASSOCIATES
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