



80 Acres +/-



66' Easement

Mushroom Rd

Mushroom Rd

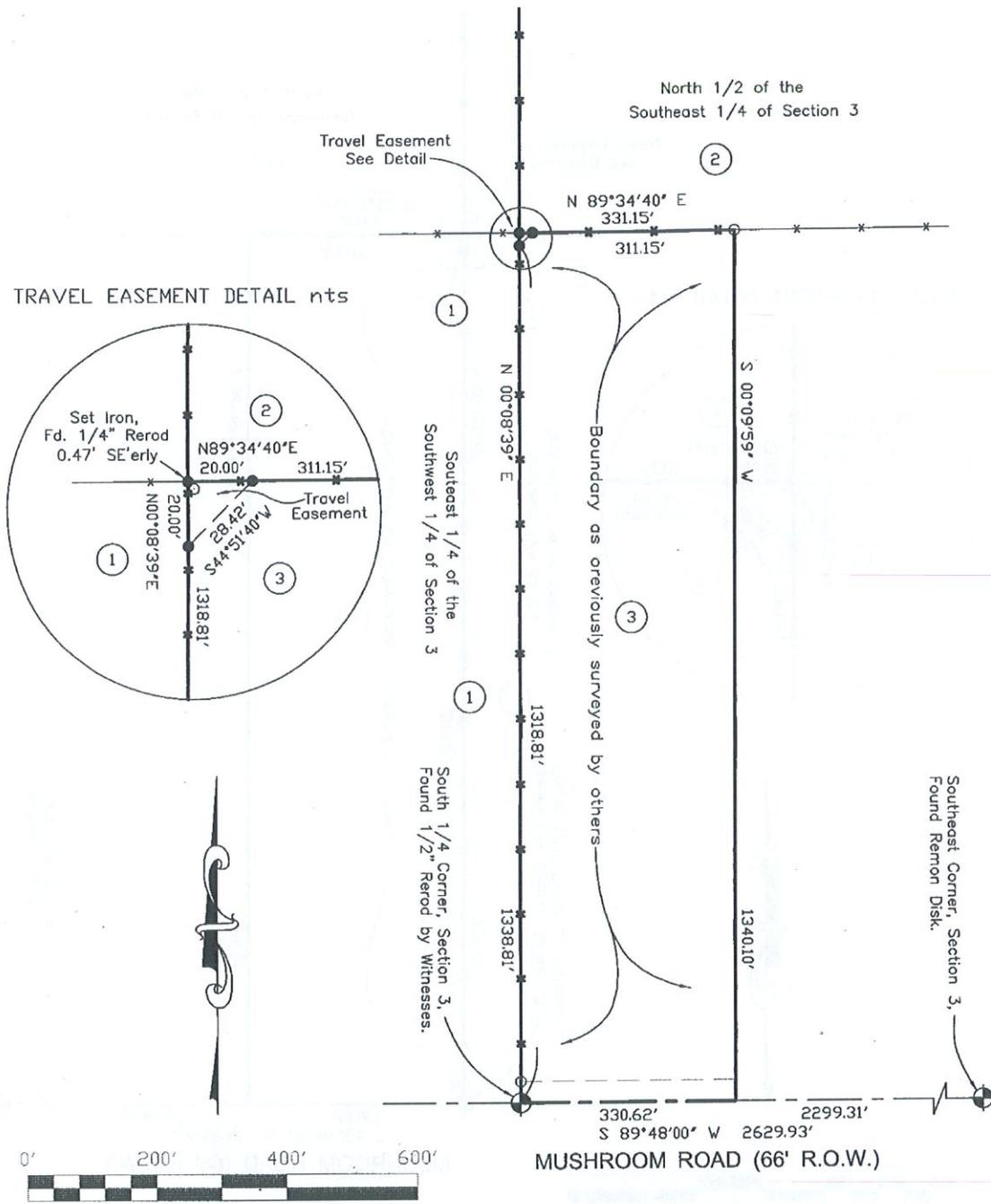
Mu

CERTIFICATE OF SURVEY

Project No.
WELLS #1 TUS 1/06

Client LEE & JUDY LIND
Street 1576 CORNWELL ROAD
City RILEY, MI 48041-2400

Boundary survey for travel easement in the Southeast 1/4 of Section 3, T12N, R10E, Wells Township, Tuscola County, MI



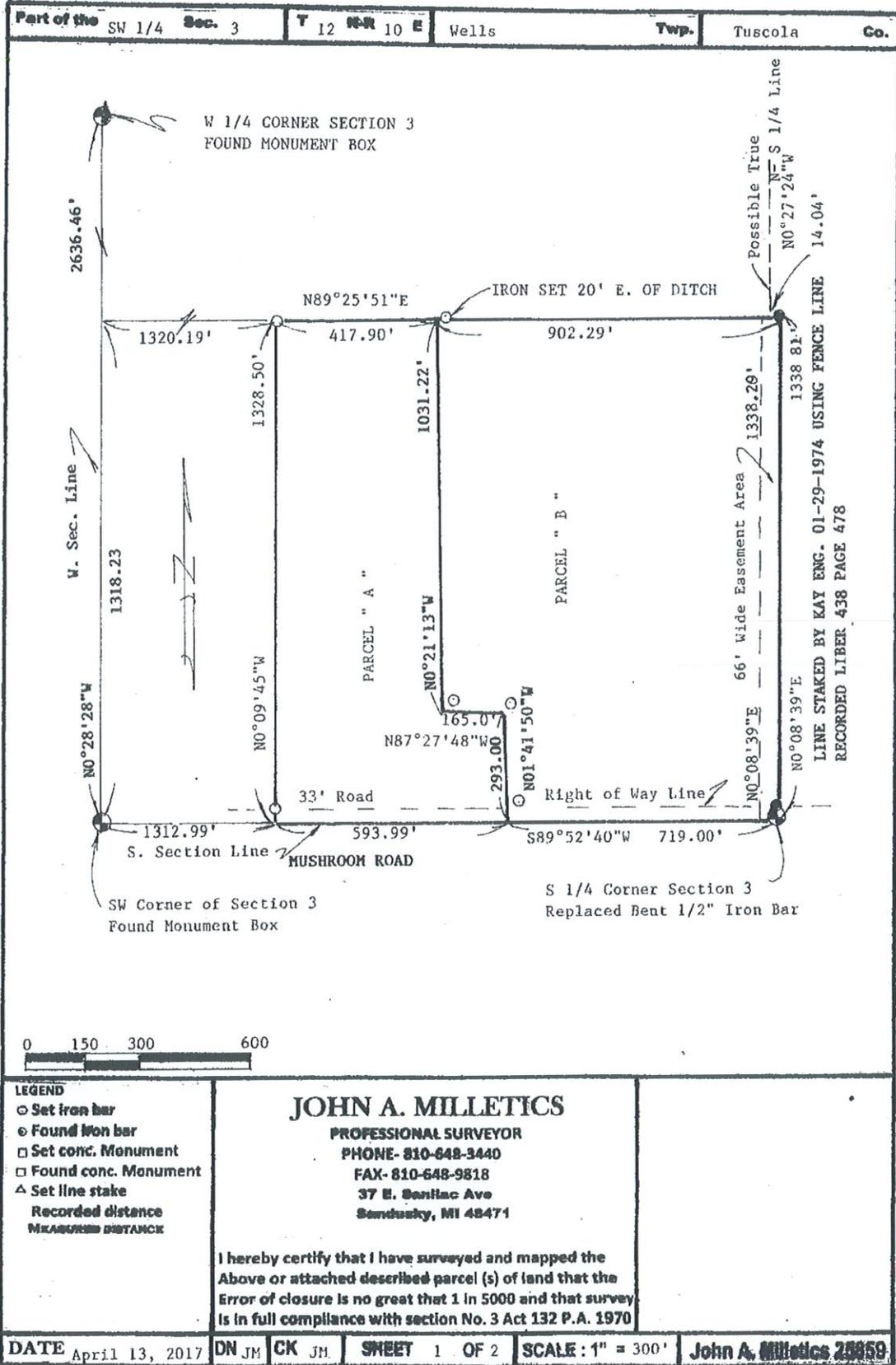
<p>LEGEND</p> <ul style="list-style-type: none"> ■ SET CONC. MON. ○ FOUND IRON ● SET IRON □ FND. CONC. MON. ▲ SEE NOTE (R) RECORDED (M) MEASURED (C) CALCULATED (PR) PRORATED 	<p>POLARIS SURVEYING, P.L.L.C. 7679 CAPAC ROAD YALE, MICHIGAN 48097 PH: 810.395.8515 FAX: 810.395.4753 CELL: 810.650.2471 E-MAIL: tle.PolarisSurveying@gmail.com</p> <p><i>Timothy L. Edie</i></p> <p>I hereby certify that I have surveyed and mapped the above or attached described parcel(s) of land that the error of closure is no greater than 1 in 5000 and that the survey is in full compliance with Section No. 3 Act 132 P.A. 1970</p>	
Date 12-16-12	Drawn by TLE II	Approved by TLE
Page 1	of 2	Scale 1" = 200'
Timothy L. Edie, P.S. #53496		

Project No.

2017-065

CERTIFICATE OF SURVEY

Client David Groosbeck
 Street 3631 Mushroom Road
 City Caro Michigan 48723



- LEGEND**
- ⊙ Set iron bar
 - ⊙ Found Mon bar
 - Set conc. Monument
 - Found conc. Monument
 - △ Set line stake
 - Recorded distance
 - MEASURED DISTANCE

JOHN A. MILLETICS
 PROFESSIONAL SURVEYOR
 PHONE- 810-648-3440
 FAX- 810-648-9818
 37 E. Sanilac Ave
 Sandusky, MI 48471

I hereby certify that I have surveyed and mapped the Above or attached described parcel (s) of land that the Error of closure is no great that 1 in 5000 and that survey is in full compliance with section No. 3 Act 132 P.A. 1970

Project No.

Client David Groosbeck

2017-065

CERTIFICATE OF SURVEY

Street 3631 Mushroom Road

City Caro, Michigan 48723

Part of the	SW 1/4	Sec. 3	T 12	R-R 10	E	Wells	Twp.	Tuscola	Co.
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• DESCRIPTIONS

PARCEL " A "

Commencing at the S 1/4 Corner of Section 3 T12N-R10E Wells Twp. Tuscola County Michigan, Thence S89°52'40"W 719.00 feet along the S. Section Line to the Point of Beginning RUNNING THENCE S89°52'40"W 593.99 feet along the S. Section Line, Thence N0°09'45"W 1328.50 feet, Thence N89°25'51"E 417.90 feet along an existing fence line, Thence S0°21'13"E 1031.22 feet along the Centerline of a Ditch, Thence S87°27'48"E 165.00 feet along the Centerline of a Ditch, Thence S01°41'50"E 293.00 feet along the Centerline of a Ditch to the Point of Beginning and containing 13.974 acres.

PARCEL " B "

Commencing at the S 1/4 Corner of Section 3 T12N-R10E Wells Twp. Tuscola County Michigan, RUNNING THENCE S89°52'40"W 719.00 feet along the S. Section Line, Thence N01°41'50"W 293.00 feet along the Centerline of a Ditch, Thence N87°27'48"W 165.00 feet along the Centerline of a Ditch, Thence N0°21'13"W 1031.22 feet along the Centerline of a Ditch, Thence N89°25'51"E 902.29 feet along an existing fence line, Thence S0°08'39"W 1338.81 feet along the occupied N - S 1/4 Line as recorded Liber 438, Page 478 to the Point of Beginning and containing 26.334 acres more or less.

EASEMENT DESCRIPTION (66' Wide)

Commencing at the S 1/4 Corner of Section 3 T12N-R10E Wells Twp. Tuscola County Michigan, RUNNING THENCE S89°52'40"W 66.00 feet, Thence N0°08'39"E 1338.28 feet, Thence N89°25'51"E 66.00 feet, Thence S0°08'39"W 1338.81 feet along the N - S 1/4 Line as previously surveyed to the Point of Beginning.

<p>LEGEND</p> <ul style="list-style-type: none"> ○ Set Iron bar ◉ Found Iron bar □ Set conc. Monument ▣ Found conc. Monument △ Set line stake Recorded distance MEASURED DISTANCE 	<p>JOHN A. MILLETICS PROFESSIONAL SURVEYOR PHONE- 810-648-3440 FAX- 810-648-9818 37 E. Sanilac Ave Sandusky, MI 48471</p> <p>I hereby certify that I have surveyed and mapped the Above or attached described parcel (s) of land that the Error of closure is no great that 1 in 5000 and that survey is in full compliance with section No. 3 Act 132 P.A. 1970</p>				
DATE April 13, 2017	DN JH	CK JM	SHEET 2 OF 2	SCALE: 1" = NA	John A. Milletics 20159

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- Food plots
- Bedding
- Sanctuary
- Travel Lanes
- Stand Placement

Hunting success may depend on the design and management of your land. Providing adequate sanctuary and food will help hold deer...and *give them the chance to grow.*

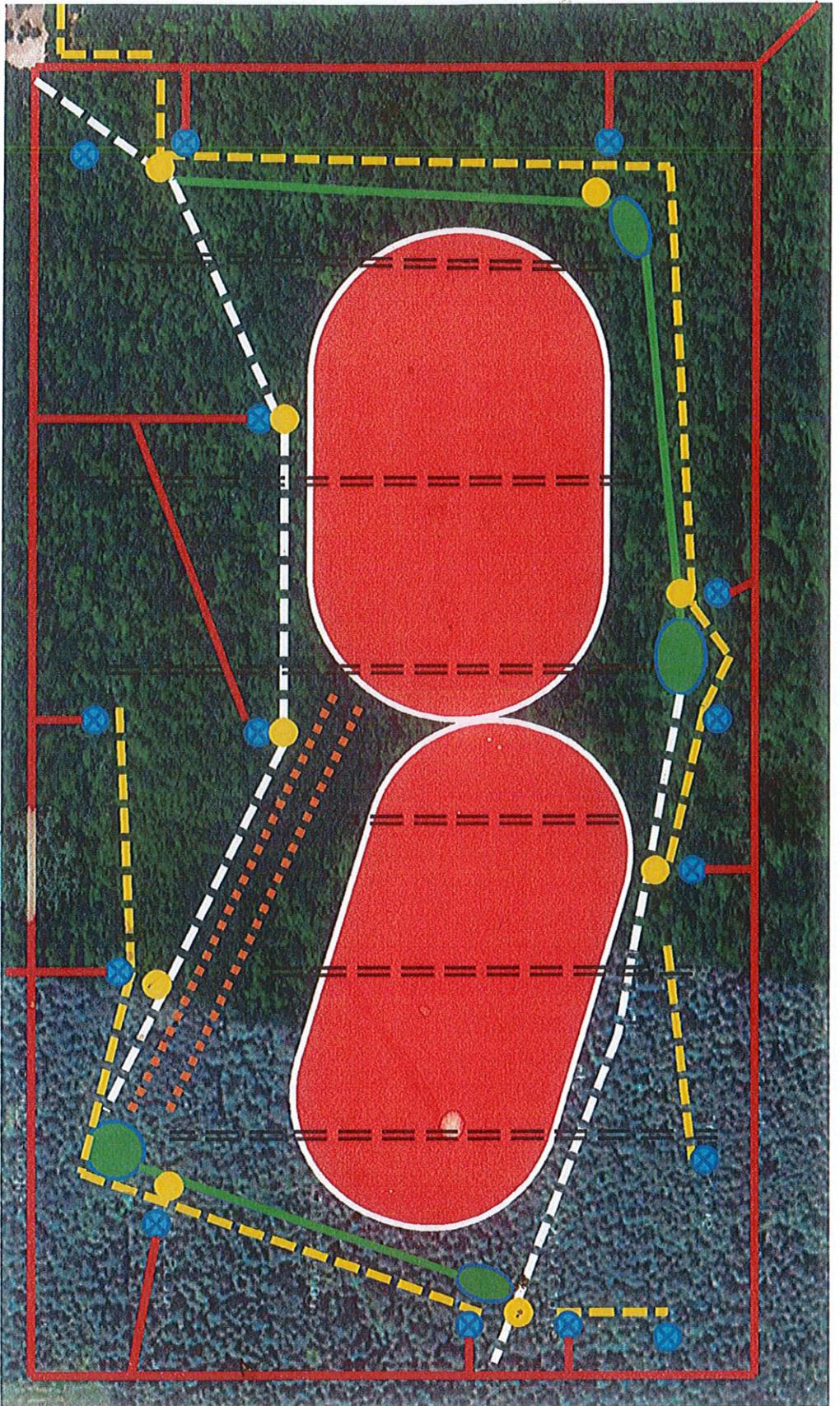


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Mark J. Lemke, Habitat Consultant

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Sanctuary		Sneak Trail		Mock scrapes	
Select cut		Stand Sites		Food plot trail	
Hunter Trail		Food Plot		Clear cut	
		Screening Cover			

soys. Think diversity on the plot, broken up by corn. This will end up being your late season/muzzle loader spot. Every deer in the area should come here to eat, and you'll be able to pick and choose.

5. The screening cover can be corn or sorghum. However, spruce trees are needed along the road and along the east side. Three rows of tightly planted Norway spruce, 12-15' spacing, will make a solid screen. On the inside of that, plant 15' of corn or sorghum, until the trees reach maturity. You can also run trees along the west side. Remember: all destination plots need maximum screening. The screening used for the north fence line will be the tops of the pines, piled. Leave at least a 15' track between screening and fence line for the hunter trail. Stop the screening cover about 30 yards from the east fence line. It will have to turn north to your fence, and will need some type of gate to travel through. Build an actual fence at the corner, where your properties meet, running east-west, and turning north-south at the corner.
6. Shack needs to be moved from middle of destination plots, to east or west edge. You need 2-3 quiet shacks around these plots for late season hunting. Try to blend them in as best you can. You need "dummy stands" in the State land around your north and west property edges, especially near the new clear cut.

Major Considerations – Big Eighty:



1. Select cut entire sanctuary area, leaving some good hunting trees. Try to leave the area outside screening cover more mature. You don't want deer to even think about bedding here. The poplar cut needs to be done in the winter. Don't let them use the ridge as a loading area. You want maximum growth out of the poplar cut; they can use the south side of the ridge for loading – this can turn into part of the sneak trail. Let the loggers make the sneak and food plot trails for you. They can use these for their logging trails. If this works, the food plots can also be used as loading areas. They can be any shape, and approximately ½ acre

in size. You'll need to use the south sneak trail for planting access of the east food plots.

2. You can have one million stand sites. However, your best ones will be at the edges of the screening cover. The stands or plots are more for gun hunting (they'll be much further distance shots). You can pinch the food plot trail a little in front of your bow stands, in order to bring the deer a little closer. The interior stands on the south sneak trail are for rut and perfect day sets only. These stands are going to be a lot of fun, once the poplar cut gets thick.
3. The screening cover will be the tops left over from the clear cut. Along the west fence, it must be solid – no gaps. Run it about 20-30 yards in from the west fence. It doesn't matter if the State guys see it (maybe they'll leave!). Leave gaps in the screening cover on the north and east edges. Think bow range: 30-35 yards. Leave gaps where you're sure the neighbors don't hunt. Place screening cover out of sight from neighbors; you don't want them to see what you're doing, nor the gaps you have left. On the south side, the screen must again be solid past State land. Stop it where the neighbors can't see it.
4. Food plot trail is about 30 yards wide. Think cool season, brassicas, wheat and rye. Buck oats in front of stands provide an earlier season plot. Keep it off the screening by about 5-10 yards. It can zig and zag, getting closer at your tree stands. You will need a little more sun exposure on the north food plot trail. Running at a slightly southern angle will help provide this. You may need to feather more trees back on the south side of the trail, to allow more sunlight.
5. We need to come up with a gate system on your hunter trail. We need to run fence from the corner of the two properties, north about 30 yards and then to a gate and on to screening cover. You'll want to leave the gap between the two properties alone as much as possible during hunting time. That means using the State land for a lot of access.