

Bridgeview, Inc.  
P.O. Box 3014  
Gaylord, MI 49735

LIBER 377 PAGE 465

THIRD AMENDMENT TO MASTER DEED

STONECLIFFE MANOR III

BRIDGEVIEW, INC., a Michigan corporation, whose address is P.O. Box 3014, Gaylord, Michigan 49735, being the successor Developer by virtue of instrument recorded in Liber 150, Page 279, Mackinac County Records, of Stonecliffe Manor III Condominium, a condominium project established pursuant to the Master Deed thereof, recorded September 12, 1988 in Liber 312, Pages 459 through 505, Mackinac County Records, as amended by First and Second Amendments to the Master Deed recorded in Liber 357, Pages 253 through 270 and Liber 370, Pages 294 through 297, respectively, Mackinac County Records, and known as Mackinac County Condominium Subdivision Plan No. 14, and Stonecliffe Manor III Association, the Association responsible for managing and administering the affairs of Stonecliffe Manor III Condominium, hereby further amend the Master Deed of Stonecliffe Manor III Condominium pursuant to the provisions of Article IX of the Master Deed and with the consent of two-thirds (2/3) of the Co-owners and Mortgagees, for the purposes of (i) expanding water and sewer line easements, and (ii) changing the area in which improvements may be located upon a Unit, as follows:

- 1. That portion of Article V, Section 3. Architectural Control which presently reads:

Section 3. Architectural Control.

The Developer of the Project intends that there shall be a residential dwelling and certain other improvements within the boundaries of each of the Condominium Units in the Project in conjunction with the sale of such Units to individual Co-owners, however, only, except as provided in Paragraph B of this Section 3, in the specific area set forth in Exhibit "B" to the Master Deed as originally recorded. If the Unit dimensions are expanded pursuant to the provisions of Article VII of the Master Deed, the site upon which the improvements, other than septic systems, may be constructed shall nonetheless remain limited to the Unit dimensions as set forth in Exhibit "B" to the Master Deed as originally recorded. All preliminary plans and working drawings shall:

shall be amended to read:

Section 3. Architectural Control.

The Developer of the Project intends that there shall be a residential dwelling and certain other improvements within the boundaries of each of the Condominium Units in the Project in conjunction with the sale of such Units to individual Co-owners, however, only, within the following set backs:

RECORDED  
10th DAY OF  
OCTOBER 1988  
AD. TO  
Mackinac  
COUNTY OF RECORDS  
New Frankovich

Front set backs - 25 feet  
Rear set backs - 25 feet  
One Side set back - 10 feet  
Opposite Side set back - 5 feet

For these purposes the Front shall be deemed that portion of the Unit facing the golf course and the rear shall be deemed that portion facing the road. No building shall occur within the golf course easement. The ten (10') foot and five (5') foot side set backs shall be utilized so that there is at least fifteen (15') feet between structures.

If the Unit dimensions are expanded pursuant to the provisions of Article VII of the Master Deed, the site upon which the improvements, other than septic systems, may be constructed shall nonetheless remain limited to the Unit dimensions as set forth in Exhibit "B" to the Master Deed as originally recorded. All preliminary plans and working drawings shall:

- 2. Amended Sheets 1, 2, 3 and 4 of Exhibit "B" to the Master Deed attached hereto replace and supersede Sheets 1, 2, 3 and 4 as presently recorded and such presently recorded Sheets 1, 2, 3 and 4 are of no further force or effect.

In all other respects, the original Master Deed of Stonecliffe Manor III Condominium, as previously amended, including the Bylaws and Condominium Subdivision Plan attached thereto respectively as Exhibits "A" and "B" is hereby ratified, confirmed and redeclared.

This instrument is dated January 31, 1994

WITNESSES:

BRIDGEVIEW, INC.

Dorothy M. Nowak  
Dorothy M. Nowak

By: Gregory Styles  
Gregory Styles

Mark I. Hinkel  
Mark I. Hinkel

Its: President

STONECLIFFE MANOR III  
ASSOCIATION

Dorothy M. Nowak  
Dorothy M. Nowak

By: Gregory Styles  
Gregory Styles

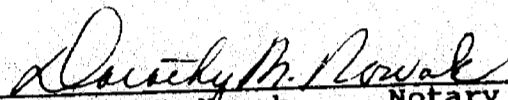
Mark I. Hinkel  
Mark I. Hinkel

Its: President

LIBR 377 PAGE 467

STATE OF MICHIGAN  
COUNTY OF OTSEGO

The foregoing Third Amendment to the Master Deed of Stonecliffe Manor III Condominium was acknowledged before me this 31st day of January, 1994 by Gregory Styles, President of Bridgeview, Inc., a Michigan corporation on behalf of said corporation and President of Stonecliffe Manor III Association, a Michigan non-profit corporation on behalf of said corporation.

  
Dorothy M. Nowak, Notary Public  
Otsego County, Michigan  
My commission expires: Feb. 7, 1994

Drafted by:  
Arthur S. Bond, Jr.  
5820 Shanty Creek Road  
Bellaire, MI 49615

MACKINAC COUNTY CONDOMINIUM  
SUBDIVISION PLAN NO. 19

EXHIBIT B TO THE AMENDED MASTER DEED OF

STONECLIFFE MANOR III

CITY OF MACKINAC ISLAND  
MACKINAC COUNTY, MICHIGAN

DEVELOPER

BLIDGEVIEW INVESTMENTS  
A MICHIGAN CO-PARTNERSHIP  
P.O. BOX 3014  
GAYLORD, MICHIGAN 49735

SURVEYOR

NICHOLAS B. DEYOUNG  
LICENSED LAND SURVEYOR NO. 20705  
1501 S. BRIDGE ST.  
CHARLEVOIX, MICHIGAN 49720

PROPERTY DESCRIPTION

PART OF PRIVATE CLAIM NO. 2, CITY OF MACKINAC ISLAND,  
MACKINAC COUNTY, MICHIGAN, COMMENCING AT THE  
EASTERNMOST CORNER OF SAID PRIVATE CLAIM NO. 2;  
THENCE S 21°49'03" W ALONG THE SOUTHEASTERLY  
LINE OF SAID PRIVATE CLAIM 784.82 FEET; THENCE  
WEST 63.49 FEET; THENCE N 53°27'01" E 652.83 FEET;  
THENCE N 54°35'00" W 192.80 FEET; THENCE N48°48'49" W  
503.58 FEET TO THE POINT OF BEGINNING; THENCE  
S 43°09'00" W 218.91 FEET; THENCE S 39°11'35" W 20.80  
FEET; THENCE S 64°19'23" W 174.55 FEET; THENCE  
N 35°12'21" W 43.28 FEET; THENCE S 33°54'11" W  
229.73 FEET; THENCE S 61°00'49" W 133.99 FEET;  
THENCE N 07°04'40" E 199.17 FEET; THENCE N 00°35'35" W  
240.88 FEET; THENCE N 41°54'06" W 82.82 FEET;  
THENCE N 32°44'28" W 142.38 FEET; THENCE N 44°35'35" E  
527.65 FEET; THENCE S 32°40'32" E 333.03 FEET;  
THENCE S 48°58'49" E 572.94 FEET TO THE POINT  
OF BEGINNING.

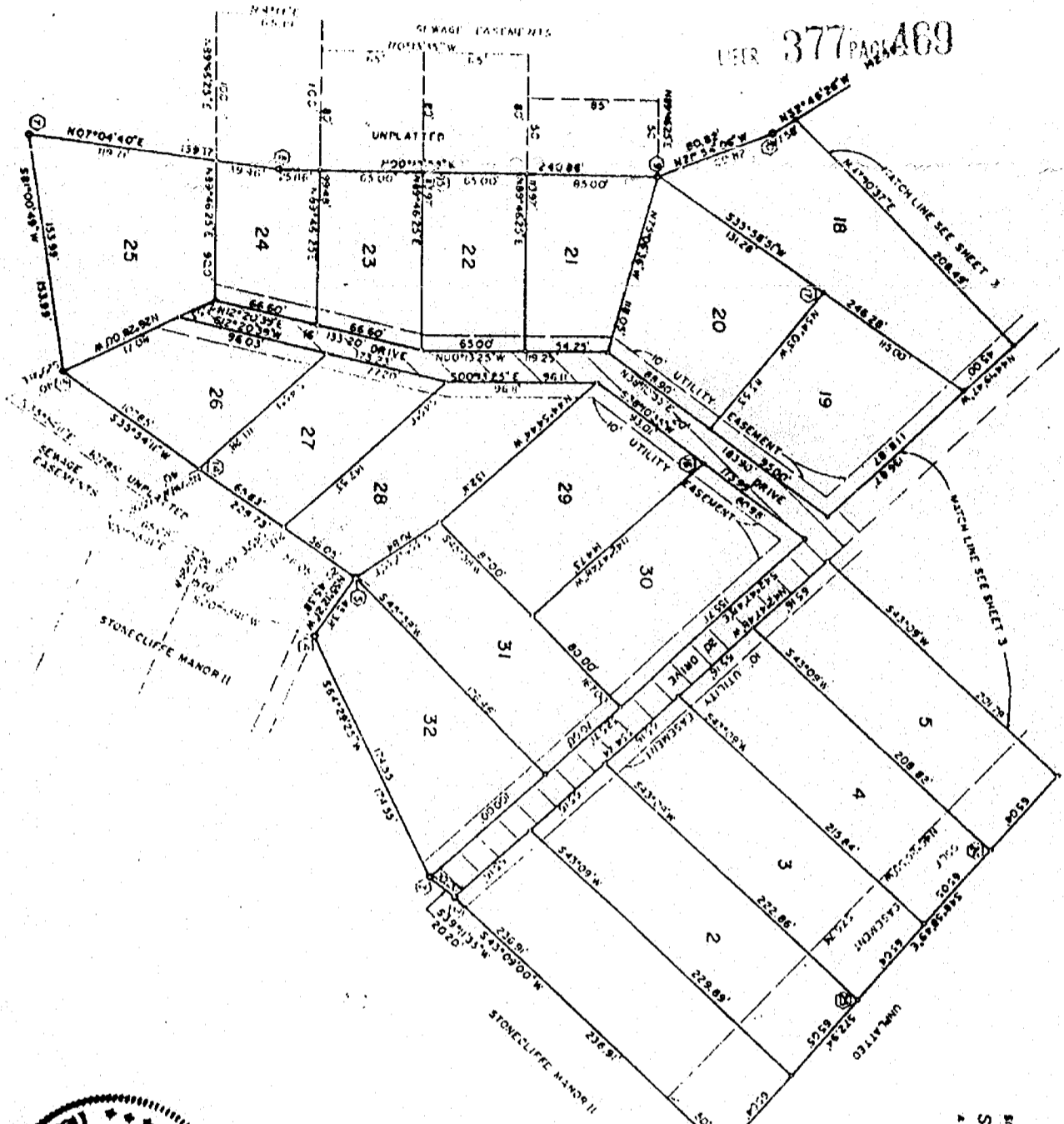
SHEET INDEX

- \* 1. TITLE PAGE
- \* 2. SITE, SURVEY, UNIT AND UTILITY P.L.S.
- \* 3. SITE, SURVEY, UNIT, AND UTILITY P.L.S.
- \* 4. LEGEND, TYPICAL SECTION, ELEVATIONS, AND COORDINATES

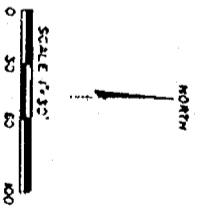
THE ASTERISK (\*) SHOWN IN THE SHEET INDEX  
INDICATES AMENDED OR ARE NEW SHEETS  
WHICH ARE REVISED, DATED NOVEMBER 17, 1993  
THESE SHEETS WITH THIS SUBMISSION ARE TO  
REPLACE OR BE SUPPLEMENTAL SHEETS TO  
THOSE PREVIOUSLY RECORDED.



*Nicholas B. DeYoung*  
NICHOLAS B. DEYOUNG  
LICENSED LAND SURVEYOR NO. 20705  
1501 S. BRIDGE ST.  
CHARLEVOIX, MICH. 49720  
PROPOSED REVEAL AUGUST 24, 1993  
MAY 10, 1992 REVEAL NOVEMBER 17, 1993  
SHEET 1

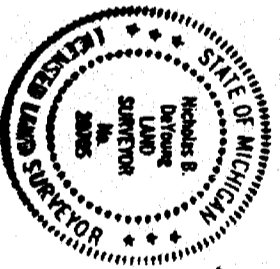
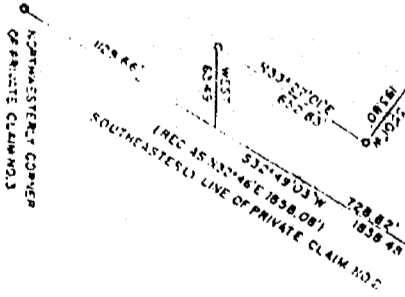


SITE SURVEY UNIT AND UTILITY PLAN OF  
STONECLIFFE MANOR III  
& CONDOMINIUM

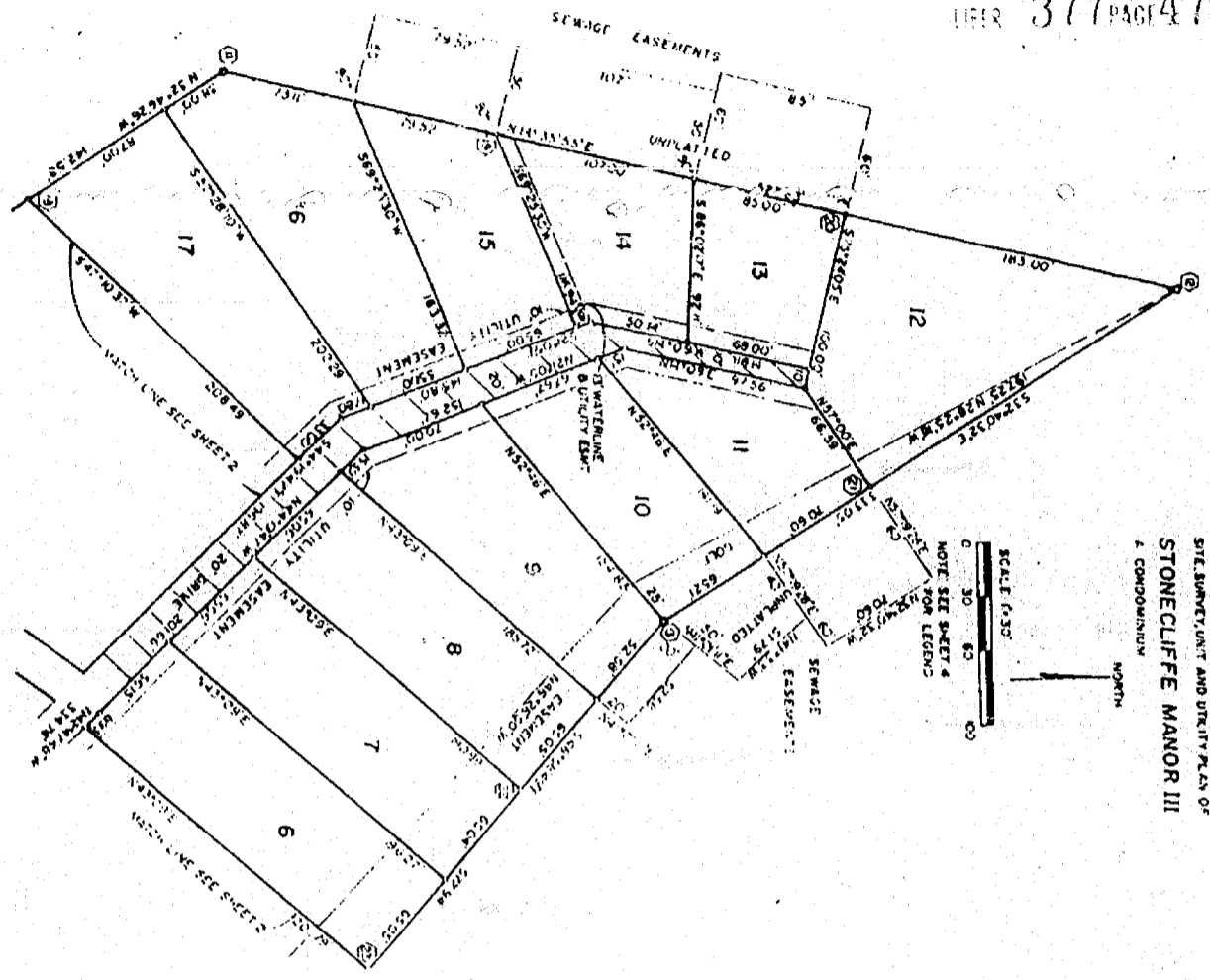


NOTE: SEE SHEET 4 FOR LEGEND

EAST/POWEST CORNER OF PRIVATE CLAIM NO. 2



*Nicholas B. DeYoung*  
 REVISED NOVEMBER 17, 1993  
 REVISED AUGUST 24, 1993  
 PROPOSED MAY 10, 1992  
 SHEET 2

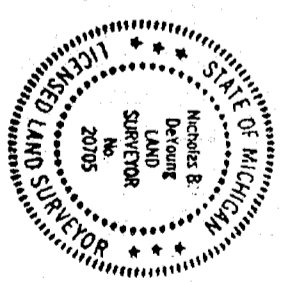


SCALE 1"=30'  
 0 30 60  
 NORTH  
 SITE SURVEY UNIT AND UTILITY PLAN OF  
 STONECLIFFE MANOR III  
 A CONDOMINIUM

**SURVEYOR'S CERTIFICATE**

I, NICHOLAS B. DE YOUNG, REGISTERED LAND SURVEYOR OF THE STATE OF MICHIGAN, HEREBY CERTIFY THAT THE SUBDIVISION PLAN KNOWN AS MACKINAC COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 12, AS SHOWN ON THE ACCOMPANYING DRAWING, REPRESENTS A SURVEY ON THE GROUND MADE UNDER MY DIRECTION, THAT THERE ARE NO EXISTING ENCROACHMENTS UPON THE LANDS AND PROPERTY HEREIN DESCRIBED, AND THAT THE REQUIRED MONUMENTS AND MARKERS HAVE BEEN LOCATED IN THE MANNER AS REQUIRED BY RULES PROMULGATED UNDER SECTION 142 OF ACT NUMBER 59 OF THE PUBLIC ACTS OF 1978, THAT THE ACCURACY OF THIS SURVEY WITHIN THE LIMITS REQUIRED BY RULES PROMULGATED UNDER SECTION 142 OF ACT NUMBER 59 OF THE PUBLIC ACTS OF 1978, THAT THE BEARINGS AS SHOWN ARE NOTED ON SURVEY PLAN AS REQUIRED BY THE RULES PROMULGATED UNDER SECTION 142 OF ACT NUMBER 59 OF THE PUBLIC ACTS OF 1978.

11/27/83  
 DATE



*N. De Young*  
 NICHOLAS B. DE YOUNG  
 LICENSED LAND SURVEYOR  
 131 S. BRIDGE STREET  
 C-4-P, EVONK, MICHIGAN 49722  
 REVISED NOVEMBER 17, 1988  
 REVISED AUGUST 14, 1993  
 PROPOSED MAY 10, 1988  
 SHEET 3

**LEGEND**

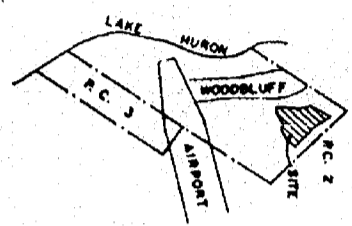
- UNIT NUMBER AND LIMITS OF OWNERSHIP
- ▨ GENERAL COMMON ELEMENT
- ▩ LIMITED COMMON ELEMENT
- COORDINATE POINT
- △ LIMITED COMMON ELEMENT APPOINTMENT TO THE UNIT
- 1/2" x 1/4" IRON ROD
- CONCRETE MONUMENT

NOTES: ALL GENERAL AND LIMITED COMMON ELEMENT LAND IS ALSO DESIGNATED AS CONVEYABLE AREA. BEARINGS ARE IN RELATION WITH THE RECORDED PLAT OF "WOODBLUFF" RECORDED IN LIBER 4, PAGE 70. PLANS FOR UTILITY LINES ARE NOT COMPLETE AT THIS TIME. AS BUILT PLANS WILL SHOW THEM. COORDINATES ARE IN RELATION WITH STONECLIFFE MANOR, A CONDOMINIUM. OWNERSHIP LINEARE AT 90° TO EACH OTHER, UNLESS NOTED OTHERWISE.

**UNIT TYPICAL SECTION**



LOCATION MAP

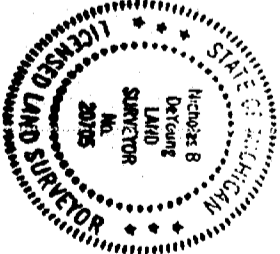


**LEGEND, TYPICAL SECTION, ELEVATIONS AND COORDINATES OF STONECLIFFE MANOR III A CONDOMINIUM**

No.	COORDINATE POINTS	
	NORTH	EAST
1.	2248.92	1174.55
2.	2078.08	1072.52
3.	2060.43	1000.16
4.	1885.26	842.53
5.	2011.15	805.36
6.	1825.07	670.64
7.	1801.02	518.55
8.	1858.88	538.16
9.	2199.84	537.21
10.	2274.82	507.04
11.	2394.71	428.86
12.	2808.30	562.56
13.	2678.86	742.67
14.	1942.43	733.69
15.	2048.84	537.60
16.	2235.77	728.82
17.	2205.07	618.36
18.	2289.60	497.54
19.	2342.51	481.35
20.	2728.21	518.78
21.	2739.27	648.35
22.	2547.76	831.82
23.	2482.38	929.57
24.	2419.59	978.64
25.	2334.31	1076.73

UNIT NO	LOWEST EARTH SURFACE GRADE ELEVATION
1	712
2	712
3	710
4	709
5	706
6	704
7	702
8	700
9	698
10	696
11	694
12	692
13	690
14	688
15	700
16	704
17	706
18	710
19	712
20	712
21	711
22	710
23	710
24	711
25	710
26	710
27	712
28	714
29	715
30	716
31	716
32	716



*Richard B. DeYoung*  
 RICHARD B. DEYOUNG  
 LICENSED LAND SURVEYOR NO. 20705  
 DON S. BRIDGES ST  
 CHALEWORTH, MICH. 48720  
 APPROVED MAY 10, 1982  
 REVISED AUGUST 24, 1983  
 REVISED NOVEMBER 11, 1983  
 SHEET 4