



Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

MEETING NOTICE

FOR FURTHER INFORMATION CONTACT:	DATE: November 15, 2018
Grant E. Bauman	TIME: 6:30 p.m.
R2PC Principal Planner	PLACE: 2nd Floor Committee Room
(517) 768-6711	Lenawee County Courthouse
gbauman@co.jackson.mi.us	Adrian, Michigan

MEETING AGENDA

-
1. Call to Order and Pledge of Allegiance
 2. Public Comment *[3-MINUTE LIMIT]*
 3. Approval of Agenda *[ACTION]*
 4. Meeting Minutes
 - Approval of the Minutes of the October 18, 2018, Meeting *[ACTION]* 3
 5. Request(s) for Review, Comment, and Recommendation
 - a. Consideration of Township Zoning Amendment(s)
 - (1) #18-12— Rollin Township *[ACTION]* 7
 - (2) #18-13— Franklin Township *[ACTION]* 17
 - b. Consideration of PA 116 Farmland Agreement(s)
 - (1) #18-25— Madison Township *[ACTION]* 29
 - (2) #18-26— Madison Township *[ACTION]* 41
 - (3) #18-27— Madison Township *[ACTION]* 53
 - (4) #18-28— Madison Township *[ACTION]* 67
 - (5) #18-29— Madison Township *[ACTION]* 79
 - c. Consideration of Master Plan(s) — None
 6. Other Business
 - a. Old Business — None
 - b. New Business — Draft 2019 Meeting & Submittal Deadline Schedules 95
 7. Public Comment *[2 MINUTE LIMIT]*
 8. Commissioner Comment
 9. Adjournment

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Lenawee County Planning Commission

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Phone (517) 788-4426 • Fax (517) 788-4635

MEETING MINUTES

Thursday, October 18, 2018

Old Lenawee County Courthouse • 2nd Floor Commission Chambers • Adrian, Michigan

Members Present: Mr. Bob Behnke, Education Representative; Ms. Karol (KZ) Bolton, Lenawee County Commission; Mr. Keith Dersham, LCPC Secretary; Ms. Rebecca Liedel, LCPC Chair; Mr. Bruce Nickel; Mr. Ralph Tillotson, Lenawee County Commission; and Mr. Dale Witt.

Members Absent: None.

Others Present: Mr. Grant Bauman, LCPC Staff/Recording Secretary.

Item 1 **Call to order** — The meeting was called to order at 6:30 p.m. by Chair Liedel. Those in attendance rose and joined in the Pledge of Allegiance.

Item 2 **Public comment** — None.

Item 3 **Approval of Agenda** — Staff submitted the 10/18/18 meeting agenda for approval.

A motion was made by Comm. Nickel, and seconded by Comm. Behnke, to approve the October 18, 2018, meeting agenda as presented. *The motion passed unanimously.*

Item 4 **Approval of Minutes** — Staff submitted the 8/16/18 meeting minutes for approval.

A motion was made by Comm. Bolton, and seconded by Comm. Behnke, to approve the August 16, 2018, meeting minutes as presented. *The motion passed unanimously.*

Item 5 **Request(s) for Review, Comment, and Recommendation**

a. **Consideration of Township Zoning Amendment(s)**

- (1) **#18-10 | Macon Township** — Commissioners reviewed proposed text amendments to the *Macon Township Zoning Ordinance* regarding special land use permits. Staff advised recommending approval of the text amendments (see the staff report), noting that he assisted the Township in their development.

A motion was made by Comm. Dersham, and seconded by Comm. Behnke, to recommend approval of the proposed text amendments to the Macon Township Board. *The motion passed unanimously.*

- (2) **#18-11 | Woodstock Township** — Commissioners reviewed the proposed rezoning of WDO-136-1300-00 to General Industrial (I-1). Based upon the application, it appears that the request is limited to approximately 12.5 acres fronting US-223. Staff advised recommending disapproval of the rezoning (see the staff report). Comm. Bolton questioned if the entire property is to be rezoned and if C-2 or C-3 zoning would be better.

A motion was made by Comm. Dersham, and seconded by Comm. Nickel, to recommend disapproval of the proposed rezoning to the Woodstock Township Board. *The motion passed by majority vote, with Comm. Bolton voting no.*

b. **Consideration of PA 116 Farmland Agreement(s)**

- (1) **#18-12 | Seneca Township** — Commissioners reviewed a proposed agreement for a property located on Camburn Highway in Section 35 (T8S,R2E) of Seneca Township, noting that a term for the agreement (i.e. between 10 and 90 years) was not proposed (see the staff report).

A motion was made by Comm. Behnke, and seconded by Comm. Tillotson, to recommend approval with staff comments. *The motion passed unanimously.*

- (2) **#18-13 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Townline Highway Woerner Road in Section 12 (T6S,R2E) of Rome Township, noting that '2 or more persons having a joint or common interest in the land' should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Bolton, and seconded by Comm. Nickel, to recommend approval with staff comments. *The motion passed unanimously.*

- (3) **#18-14 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Springville Highway and Rome Road in Section 14 (T6S,R2E) of Rome Township, noting that '2 or more persons having a joint or common interest in the land' should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Tillotson, and seconded by Comm. Dersham, to recommend approval with staff comments. *The motion passed unanimously.*

- (4) **#18-15 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Hawkins Highway in Section 17 (T6S,R2E) of Rome Township, noting that '2 or more persons having a joint or common interest in the land' should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Tillotson, and seconded by Comm. Dersham, to recommend approval with staff comments. *The motion passed unanimously.*

- (5) **#18-16 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Rome Road in Section 23 (T6S,R2E) of Rome Township, noting that '2 or more persons having a joint or common interest in the land' should have been checked off for question #15 (see the staff report). It was also noted that the applicant should consider excluding the dwelling from the application in order to simplify its sale during the 10-year term of the agreement.

A motion was made by Comm. Tillotson, and seconded by Comm. Bolton, to recommend approval with staff comments. *The motion passed unanimously.*

- (6) **#18-17 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Gilbert Highway and Rome Road in Section 23 (T6S,R2E) of Rome Township, noting that '2 or more persons having a joint or common interest in the land' should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Behnke, and seconded by Comm. Bolton, to recommend approval with staff comments. *The motion passed unanimously.*

- (7) **#18-18 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Gilbert Highway in Section 23 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Behnke, and seconded by Comm. Dersham, to recommend approval with staff comments. *The motion passed unanimously.*

- (8) **#18-19 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Burton Road in Section 23 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Tillotson, and seconded by Comm. Behnke, to recommend approval with staff comments. *The motion passed unanimously.*

- (9) **#18-20 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on US-223 and Burton Road in Section 23 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Nickel, and seconded by Comm. Dersham, to recommend approval with staff comments. *The motion passed unanimously.*

- (10) **#18-21 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Gilbert Highway and Rome Road in Section 24 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Dersham, and seconded by Comm. Bolton, to recommend approval with staff comments. *The motion passed unanimously.*

- (11) **#18-22 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Gilbert Highway and Rome Road in Section 24 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Witt, and seconded by Comm. Nickel, to recommend approval with staff comments. *The motion passed unanimously.*

- (12) **#18-23 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Gilbert Highway in Section 24 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in the land’ should have been checked off for question #15 (see the staff report).

A motion was made by Comm. Behnke, and seconded by Comm. Bolton, to recommend approval with staff comments. *The motion passed unanimously.*

- (13) **#18-24 | Rome Township** — Commissioners reviewed a proposed agreement for a property located on Springville Highway and Rome Road in Section 26 (T6S,R2E) of Rome Township, noting that ‘2 or more persons having a joint or common interest in

the land' should have been checked off for question #15 (see the staff report). It was also noted that the applicant should consider excluding the dwelling from the application in order to simplify its sale during the 10-year term of the agreement.

A motion was made by Comm. Bolton, and seconded by Comm. Behnke, to recommend approval with staff comments. *The motion passed unanimously.*

- c. **Consideration of Master Plan(s)** — None.

Item 6 **Other Business**

- a. **Old Business** — None.

- b. **New Business**

Staff informed Commissioners of the notice of intent to prepare a master plan received from Raisin Township.

Item 7 **Public Comment** — None.

Item 8 **Commissioner Comment**

Comm. Tillotson spoke about the County's proposed dog license fee ordinance. He also stated that Raisin Township is doing a good job on its road improvement projects. Comm. Witt then described the effort undertaken by Raisin Township.

Item 9 **Adjournment**. The meeting was adjourned at 7:30 pm.

Respectfully submitted,



Grant E. Bauman, Recording Secretary



Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

COORDINATED ZONING REPORT | #18-12

To: County Planning Commissioners
From: Grant E. Bauman
Date: November 15, 2018

Proposal: Text Amendments Regarding Accessory Dwelling Units [ADUs] to the Rollin Township Zoning Ordinance

The Rollin Township Planning Commission developed a series of text amendments which would allow accessory dwelling units as an accessory use to a single-family dwelling in certain districts. The amendments can be described as follows:

- The addition of a definition for 'accessory dwelling units (ADUs)' to Section 3.01 of the ordinance.
- An amendment to Section 4.02 (Accessory Buildings), excluding 'ADUs' from the requirements from all other accessory buildings.
- The addition of Section 4.36 which provides the proposed standards/regulations for 'ADUs'.
- The addition of Section 8.01.09 which adds 'ADUs' as a permitted use in the Agricultural (AG) District.
- The addition of Section 9.01.11 which adds 'ADUs' as a permitted use in the Rural Residential (RR) District.
- The addition of Section 10.01.7 which adds 'ADUs' as a permitted use in the Single Family Residential (R-1 and R-2) Districts.
- The addition of Section 10.01a.7 which adds 'ADUs' as a permitted use in the Lake Residential (LR) District.

Analysis and Recommendation

CZC Staff Analysis – Staff provides the following comments suggestions regarding the proposed amendments:

- The proposed amendments to Articles VIII, IX, X, and Xa refer to a 'residential secondary dwelling (ADU)' while the proposed amendments to Articles III and IV refer to an 'accessory dwelling units (ADU). One term should be utilized consistently throughout the entire document in order to avoid future confusion. Staff suggests using 'accessory dwelling unit', given that further amendments to Section 3.01 would not be required.
- Section 8.b states that an ADU meet the applicable minimum yard requirements for a single family dwelling. This requirement may prohibit the use of some existing accessory buildings as an ADU. Staff suggests allowing ADUs proposed in existing accessory buildings as long as the footprint is not enlarged.

- Section 8.c states that an ADU is prohibited in the front yard. Staff suggests limiting this requirement to detached ADUs.
- Section 9.a states that an ADU must maintain the architectural design, style and appearance features of the single family dwelling. Staff suggests allowing ADUs proposed in existing accessory buildings to retain the architectural design, style and appearance features of the accessory building.

The proposed amendments with suggested staff changes follow. The amendments proposed by the Rollin Township Planning Commission are displayed in red. The changes proposed by staff are displayed in blue.

ARTICLE III

CONSTRUCTION OF LANGUAGE AND DEFINITIONS

...

SECTION 3.01 – DEFINITIONS

1. ACCESSORY BUILDING OR ACCESSORY USE: A subordinate building or part of the main building or use of such building which is clearly incidental to that of the main building. For the purpose of this Ordinance, an accessory building shall include any structure other than the main building.

1A. ACCESSORY DWELLING UNIT [ADU]: ADU is the general term for a residential secondary dwelling. It means a residential living unit that provides complete independent living facilities for one or more persons. It shall include permanent provisions for living, sleeping, eating, cooking, and sanitation on the same parcel as the single-family dwelling it accompanies.

1B. ADULT FOSTER CARE FACILITY: A residential structure that is licensed to provide room and board and supervised care, but not continuous nursing care, for unrelated adults over the age of 17, in accordance with the Adult Foster Care Facility Licensing Act [PA 218 of 1979, MCL 400.701 et seq.] as amended, and the Adult Foster Care Administrative Rules as administered by the Michigan Department of Human Services. The following four [4] types of Adult Foster Care Homes are provided for in the Adult Foster Care Administrative Rules:

...

ARTICLE IV

GENERAL PROVISIONS

...

SECTION 4.02 - ACCESSORY BUILDINGS

In residentially zoned districts, accessory buildings, ~~excluding accessory dwelling units [ADUs] also known as residential secondary dwellings, and~~ except as otherwise permitted in this Ordinance, shall be subject to the following regulations.

...

SECTION 4.36 – ACCESSORY DWELLING UNITS [ADUs]

Purpose and Intent. It is the intent of Rollin Township to permit an attached or detached residential secondary accessory dwelling unit [ADU] on a parcel within the AG, RR, R-1, R-2, and LR zoning districts where there is an existing single family dwelling. A residential secondary dwelling-n [ADU] shall meet all applicable requirements of the Rollin Township zoning Ordinances in addition to the

following regulations:

1. ~~No more than one [1] residential secondary dwelling~~ accessory dwelling unit [ADU] shall be permitted on any one [1] parcel.
2. ~~No residential secondary dwelling~~ accessory dwelling unit [ADU] shall have a floor area of more than fifty percent [50%] of the floor area of the existing single family dwelling on the parcel or 900 square feet, whichever is less.
3. The single family dwelling and ~~residential secondary dwelling~~ accessory dwelling unit [ADU] shall remain under common ownership, and shall be reflected in the parcel deed that stipulates the ~~residential secondary dwelling~~ [ADU] may not be conveyed separately from the primary dwelling.
4. ~~Residential secondary dwelling~~ An accessory dwelling unit [ADU] shall have a maximum of two [2] bedrooms.
5. ~~A residential secondary dwelling~~ An accessory dwelling unit [ADU] will have the following occupancy restrictions:
 - a. The ~~residential secondary dwelling~~ [ADU] shall house a maximum of two [2] people per bedroom.
 - b. The owner of the subject parcel must be the primary resident of either the single family dwelling or the ~~residential secondary dwelling~~ [ADU].
6. Leasing / Rental: If ~~a residential secondary dwelling~~ an accessory dwelling unit [ADU] is leased or rented, the minimum duration of the lease or rental period shall be seven [7] days /six [6] nights. Subletting ~~a residential secondary dwelling~~ an [ADU] is prohibited.
7. Construction: ~~A residential secondary dwelling~~ An accessory dwelling unit [ADU], provided all other regulations of the Township code are met, may be:
 - a. Attached to a single family dwelling as a new addition or internally located within a single family dwelling [example: basement, attic, or closing off a portion of the structure].
 - b. Detached from a single family dwelling as a standalone structure, or as a part of a detached garage or detached accessory structure.
 - c. Converted from an existing attached or detached accessory structure [example: garage or barn converted to ~~a detached residential secondary dwelling~~ an [ADU].
8. Location: ~~A residential secondary dwelling~~ An accessory dwelling unit [ADU] shall:
 - a. Be located on the same parcel as a single family dwelling.
 - b. Meet the applicable zoning district regulations for the minimum yard requirements for a single family dwelling or stay within the footprint of an existing accessory building.
 - c. Be prohibited in the front yard.
 - d. Be prohibited within or attached to any non-conforming structure.
9. Design: ~~A residential secondary dwelling~~ An accessory dwelling unit [ADU] shall have the following design elements in addition to all other design elements required in the ordinance:

- a. A residential secondary dwelling An [ADU] shall maintain all architectural design, style and appearance features of the single family dwelling or the existing accessory building in which it is located.
- b. An attached residential secondary dwelling ADU shall either utilize the same access as the single family dwelling or shall be accessed off the side or rear of the structure.
- c. A detached residential secondary dwelling [ADU] shall not exceed the maximum height allowed for the single family dwelling or the actual height of the single family dwelling, whichever is less.
- d. The address of both the residential secondary dwelling [ADU] and the single family dwelling shall be clearly marked at the entrance to the driveway.

10. Parking: A parcel where a residential secondary dwelling an [ADU] is located shall:

- a. Meet the off-street parking regulations for the single family dwelling in Section VI of the Rollin Township Zoning Ordinance.
- b. Include a minimum of one [1] additional off-street parking space dedicated to the residential secondary dwelling [ADU]. This parking space shall not interfere with the parking spaces required for the single family dwelling.

11. The residential secondary dwelling accessory dwelling unit [ADU] shall share a common driveway with the single family dwelling.

12. All residential secondary dwellings accessory dwelling unit [ADU] shall comply with all applicable zoning regulations, building codes and all applicable State and Federal laws, regulations and codes.

13. Private restrictions on the use of property shall remain enforceable and take precedence over these additional district regulations. Private restrictions include, but are not limited to, deed restrictions, condominium master deed restrictions, neighborhood associations bylaws, and covenant deeds. The interpretation and enforcement of the private restriction is the sole responsibility of the private parties involved.

ARTICLE VIII

AGRICULTURAL DISTRICT: AG

...

SECTION 8.01 – PERMITTED PRINCIPAL USES

The following uses are permitted in agricultural districts. Any use not expressly permitted is prohibited:

...

9. Residential Secondary Dwelling Accessory Dwelling Unit [ADU], only in accordance with the regulations specified in Section 4.36.

...

ARTICLE IX
RURAL RESIDENTIAL DISTRICT: RR

...

SECTION 9.01 – PERMITTED PRINCIPAL USES

The following are uses permitted in rural residential districts. Any use not expressly permitted is prohibited:

...

11. Residential Secondary Dwelling Accessory Dwelling Unit [ADU], only in accordance with the regulations specified in Section 4.36

...

ARTICLE X
SINGLE FAMILY RESIDENTIAL DISTRICTS: R-1 AND R-2

...

SECTION 10.01 – PERMITTED PRINCIPAL USES

The following are uses permitted in all single family residential districts. Any use not expressly permitted is prohibited:

...

7. Residential Secondary Dwelling Accessory Dwelling Unit [ADU], only in accordance with the regulations specified in Section 4.36

...

ARTICLE Xa
LAKE RESIDENTIAL DISTRICT: LR

...

SECTION 10.01a – PERMITTED PRINCIPAL USES

The following are uses permitted in all single family residential districts. Any use not expressly permitted is prohibited:

...

7. Residential Secondary Dwelling Accessory Dwelling Unit [ADU], only in accordance with the regulations specified in Section 4.36

...

CZC Staff Recommendation – Based upon this analysis, staff advises the Planning Commission to recommend **APPROVAL WITH COMMENTS** of the proposed text amendments to the Rollin Township Board.

Recommended Actions:

- (1) Recommend **APPROVAL**
- (2) Recommend **DISAPPROVAL**
- (3) Recommend **APPROVAL WITH COMMENTS**
- (4) Take **NO ACTION**

LCPC Case #: 18 - 12
(For LCPC Use Only)

ZONING AMENDMENT FORM



**LENAWEE COUNTY PLANNING COMMISSION
(COORDINATING ZONING)**

Return to: Lenawee County Planning Commission • c/o Region 2 Planning Commission • 120 W. Michigan Avenue • Jackson, Michigan 49201

Please submit the Planning Commission meeting minutes and any reports/exhibits the Commission used to make its recommendation with this form. Use a separate form for each proposed zoning change. Please include a legal description/survey with rezoning requests in addition to the Parcel ID Number.

A copy of this form with the LCPC recommendation will be mailed back to the Clerk, who will return a copy to the Township Board Action.

THE Rollin TOWNSHIP PLANNING COMMISSION submits the following proposed zoning change to the Lenawee County Planning Commission for its review, comment, and recommendation:

(ANSWER EITHER A or B)

A. DISTRICT BOUNDARY CHANGE (REZONING):

(Provide the legal and popular property descriptions, the Parcel ID Number(s), the number of acres, and the section(s) in which the property is located. Attach additional sheets if more space is needed. Attach a map showing all changes and additions.)

1. The above described property has a proposed zoning change FROM _____ ZONE TO _____ ZONE.

2. PURPOSE OF PROPOSED CHANGE: _____

B. ZONING ORDINANCE TEXT AMENDMENT:

The following Article(s) and Section(s) is amended or altered: ARTICLE III IV VIII IX X SECTION _____

The NEW SECTION reads as follows: (Attach additional sheets if more space is needed.)
ADDING ACCESSORY DWELLING UNITS (ALSO KNOWN AS RESIDENTIAL SECONDARY DWELLING)

C. PUBLIC HEARING on the above amendment was held on: month 09 day 06 year 2018

D. NOTICE OF PUBLIC HEARING was published/mailed on the following date: month 08 day 14 year 2018
(Notice must be provided at least fifteen days prior to the public hearing.)

E. THE NEWSPAPER (having general circulation in Township) carrying the NOTICE: EXPONENT

The PROPOSED ZONING AMENDMENT described herein was duly considered by the Township Planning Commission and will be forwarded to the Township Board with a recommendation to (X) APPROVE or () DISAPPROVE.

[Signature], Recording Secretary 09 / 06 / 2018 (enter date)

LENAWEE COUNTY PLANNING COMMISSION (LCPC) ACTION:

1. Date of Meeting: month _____ day _____ year _____

- 2. The LCPC herewith certifies receipt of the proposed amendment on the above date and:
 - () Recommends APPROVAL of the zoning change
 - () Recommends DISAPPROVAL of the zoning change for the reasons stated in the attached letter.
 - () Recommends APPROVAL of the zoning change with comments, as stated in the attached letter.
 - () Takes NO ACTION.

_____, () Chair or () Secretary _____ / _____ / _____ (enter date)

TOWNSHIP BOARD ACTION:

1. Date of Meeting: month _____ day _____ year _____

2. The _____ Township Board herewith certifies that a legally constituted meeting held on the above date and that the proposed amendment () PASSED, () DID NOT PASS, or was () REFERRED ANEW to the Township Planning Commission.

ACCESSORY DWELLING UNITS [ADUs]

SECTION 3.01 – DEFINITIONS

1. **ACCESSORY BUILDING OR ACCESSORY USE:** A subordinate building or part of the main building or use of such building which is clearly incidental to that of the main building. For the purpose of this Ordinance, an accessory building shall include any structure other than the main building.
- 1A. **ACCESSORY DWELLING UNIT [ADU]:** ADU is the general term for a residential secondary dwelling. It means a residential living unit that provides complete independent living facilities for one or more persons. It shall include permanent provisions for living, sleeping, eating, cooking, and sanitation on the same parcel as the single-family dwelling it accompanies.
- 1B. **ADULT FOSTER CARE FACILITY:** A residential structure that is licensed to provide room and board and supervised care, but not continuous nursing care, for unrelated adults over the age of 17, in accordance with the Adult Foster Care Facility Licensing Act [PA 218 of 1979, MCL 400.701 *et seq.*] as amended, and the Adult Foster Care Administrative Rules as administered by the Michigan Department of Human Services. The following four [4] types of Adult Foster Care Homes are provided for in the Adult Foster Care Administrative Rules:

SECTION 4:02 – ACCESSORY BUILDINGS – EXCLUDING ACCESSORY DWELLING UNITS

In residentially zoned districts accessory building, excluding accessory dwelling units also known as residential secondary dwellings, except as otherwise permitted in the Rollin Township Zoning Ordinance, shall be subject to the following regulations:

SECTION 4.36 – ACCESSORY DWELLING UNITS [ADUs]

Purpose and Intent. It is the intent of Rollin Township to permit an attached or detached residential secondary dwelling [ADU] on a parcel within the AG, RR, R-1, R-2, and LR zoning districts where there is an existing single family dwelling. A residential secondary dwelling [ADU] shall meet all applicable requirements of Rollin Township zoning ordinances in addition to the following regulations:

1. No more than one [1] residential secondary dwelling [ADU] shall be permitted on any one [1] parcel
2. No residential secondary dwelling [ADU] shall have a floor area of more than fifty percent [50%] of the floor area of the existing single family dwelling on the parcel or 900 square feet, whichever is less
3. The single family dwelling and residential secondary dwelling [ADU] shall remain under common ownership, and shall be reflected in the parcel deed that stipulates the residential secondary dwelling [ADU] may not be conveyed separately from the primary dwelling.
4. Residential secondary dwelling [ADU] shall have a maximum of two [2] bedrooms
5. A residential secondary dwelling [ADU] will have the following occupancy restrictions:
 - a. The residential secondary dwelling [ADU] shall house a maximum of two [2] people per bedroom.
 - b. The owner of the subject parcel must be the primary resident of either the single family dwelling or the residential secondary dwelling [ADU].

6. Leasing / Rental: If a residential secondary dwelling [ADU] is leased or rented, the minimum duration of the lease or rental period shall be seven [7] days /six [6] nights. Subletting a residential secondary dwelling [ADU] is prohibited.
7. Construction: A residential secondary dwelling [ADU], provided all other regulations of the Township code are met, may be:
 - a. Attached to a single family dwelling as a new addition or internally located within a single family dwelling [example: basement, attic, or closing off a portion of the structure],
 - b. Detached from a single family dwelling as a standalone structure, or as a part of a detached garage or detached accessory structure.
 - c. Converted from an existing attached or detached accessory structure [example: garage or barn converted to a detached residential secondary dwelling [ADU].
8. Location: A residential secondary dwelling [ADU] shall:
 - a. Be located on the same parcel as a single family dwelling
 - b. Meet the applicable zoning district regulations for the minimum yard requirements for a single family dwelling.
 - c. Be prohibited in the front yard.
 - d. Be prohibited within or attached to any non-conforming structure.
9. Design: A residential secondary dwelling [ADU] shall have the following design elements in addition to all other design elements required in the ordinance:
 - a. A residential secondary dwelling [ADU] shall maintain all architectural design, style and appearance features of the single family dwelling.
 - b. An attached residential secondary dwelling shall either utilize the same access as the single family dwelling or shall be accessed off the side or rear of the structure.
 - c. A detached residential secondary dwelling [ADU] shall not exceed the maximum height allowed for the single family dwelling or the actual height of the single family dwelling, whichever is less.
 - d. The address of both the residential secondary dwelling [ADU] and the single family dwelling shall be clearly marked at entrance to the driveway.
10. Parking: A parcel where a residential secondary dwelling [ADU] is located shall:
 - a. Meet the off-street parking regulations for the single family dwelling in Section VI of the Rollin Township Zoning Ordinance.
 - b. Include a minimum of one [1] additional off-street parking space dedicated to the residential secondary dwelling [ADU]. This parking space shall not interfere with the parking spaces required for the single family dwelling.
11. The residential secondary dwelling [ADU] shall share a common driveway with the single family dwelling
12. All residential secondary dwellings [ADU] shall comply with all applicable zoning regulations, building codes and all applicable State and Federal laws, regulations and codes.

13. Private restrictions on the use of property shall remain enforceable and take precedence over these additional district regulations. Private restrictions include, but are not limited to, deed restrictions, condominium master deed restrictions, neighborhood associations bylaws, and covenant deeds. The interpretation and enforcement of the private restriction is the sole responsibility of the private parties involved.

SECTION 8.01 - PERMITTED PRINCIPAL USES

9. Residential Secondary Dwelling [ADU], only in accordance with the regulations specified in Section 4.36.

SECTION 9.01 - PERMITTED PRINCIPAL USES

11. Residential Secondary Dwelling [ADU], only in accordance with the regulations specified in Section 4.36

SECTION 10.01 - PERMITTED PRINCIPAL USES

7. Residential Secondary Dwelling [ADU], only in accordance with the regulations specified in Section 4.36

SECTION 10a.01 - PERMITTED PRINCIPAL USES

7. Residential Secondary Dwelling [ADU], only in accordance with the regulations specified in Section 4.36

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Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

COORDINATED ZONING REPORT | #18-13

To: County Planning Commissioners
From: Grant E. Bauman
Date: November 15, 2018

Proposal: Partial rezoning of property in Section 6 of Franklin Township

Purpose

The subject property (FR0-470-0050-00) was comprised of Lots 4 & 5 of the Moore's Court Plat, separated by a public walkway (see the background information). The Township has vacated the walkway and combined the lots into a continuous property through a deed restriction. Although the Lot 4 portion of the property is already zoned R-1 (Single-family Residential), the Lot 5 portion is currently zoned C-1 (General Commercial). The purpose of the rezoning request to R-1 is to "make [the] lot 5 [portion of the property] a residential lot to live on" (see the background information).¹

Location and Size of the Property

Location – The subject property (FR0-470-0050-00) is located at 6001 W. US-12 in Section 6 (T5S-R3E) of Franklin Township. The property is situated in the southwest corner of the intersection of US-12 and Breyman Highway, north of Evans Lake (see Figure 1).

Size – The subject property has an area of 0.305 acres (approximately 13,285.8 sq. ft.), excluding the 10-ft. wide public alleyway, according to Lenawee County GIS. The Franklin Township Zoning Ordinance requires a minimum lot size of 9,600 sq. ft. for the R-1 zoned property since public sanitary sewer is present.

Land Use and Zoning

Current Land Use – The subject property is currently used residentially.

Future Land Use – Franklin Township's future land use map recommends "commercial" uses along this stretch of US-12 although "lake residential" uses are recommended for the east side of Breyman Highway up to US-12 (see Figure 2).

Current Zoning – R-1 (Single-family Residential) and C-1 (General Commercial) zoning split the subject property. On the south side of US-12, properties to the west are zoned R-1 and properties to the east are zoned C-2 (see Figure 3).

Public Facilities and Environmental Constraints

Public Road/Street Access – US-12 (a part of the state trunkline system) provides direct access to the subject property. It can also be accessed from Breyman Highway (a county local road).

¹ Please note that the proposed use is listed for informational purposes only. It should not be utilized in making the rezoning decision. Circumstances may change, making the proposed use impractical. All of the uses allowed under the proposed zoning are pertinent.

Public Water and Sewer – Public sanitary sewer service is available according to the Township’s Zoning Administrator. However, public water service is unavailable.

Environmental Constraints – Staff is unaware of any environmental constraints.

Analysis and Recommendation

Township Planning Commission Recommendation – The Franklin Township Planning Commission recommends *approval* of the proposed rezoning (see the background information).

CZC Staff Analysis – Franklin Township has a zoning plan which includes the following criteria upon which a rezoning request must be considered:

1. **Is the proposed rezoning consistent with the policies and uses proposed for that area in the Master Plan?**

Yes. Although “commercial” uses are recommended along this stretch of US-12, “lake residential” uses are recommended along Breyman Highway up to US-12. The master plan’s zoning plan element equates the R-1 (Single-family Residential) zoning district to “lake residential” areas.

2. **Will all of the uses allowed under the proposed rezoning be compatible with other zones and uses in the surrounding area?**

Yes. The property is already used residentially.

3. **Will public services and facilities be significantly adversely impacted by a development or use allowed under the requested rezoning?**

No. It is unlikely that public services or facilities will be negatively impacted by the proposed change in zoning.

4. **Will the uses allowed under the proposed rezoning be equally or better suited to the area than uses allowed under the current zoning district?**

Yes. The property is already used residentially.

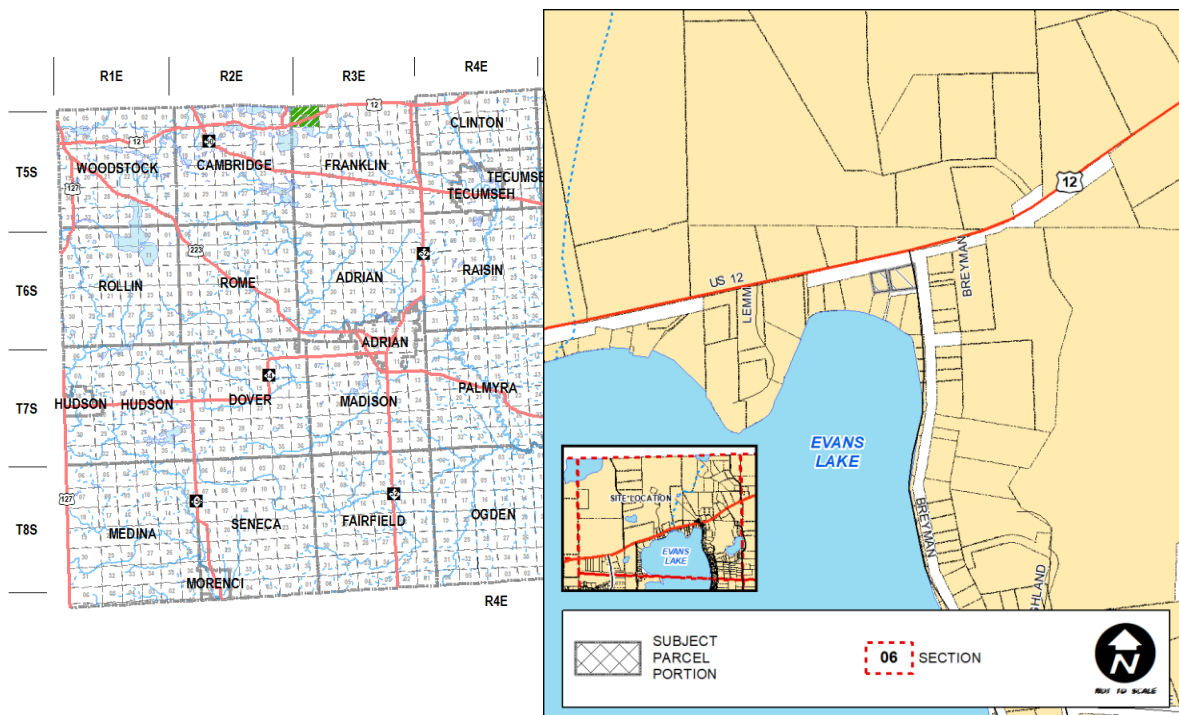
CZC Staff Analysis – The subject property is already used residentially and the rezoning request appears to be a final step in making it fully conform to the Franklin Township Zoning Ordinance. “Lake residential” and “commercial” uses come together at the intersection of US-12 and Breyman Highway.

CZC Staff Recommendation – Based upon this analysis, staff advises the Lenawee County Planning Commission to recommend **APPROVAL** of the proposed R-1 (Single-Family Residential) rezoning to the Franklin Township Board. Staff further suggests that the Township may wish to revisit the land use pattern proposed for this section of the Township when the master plan is updated.

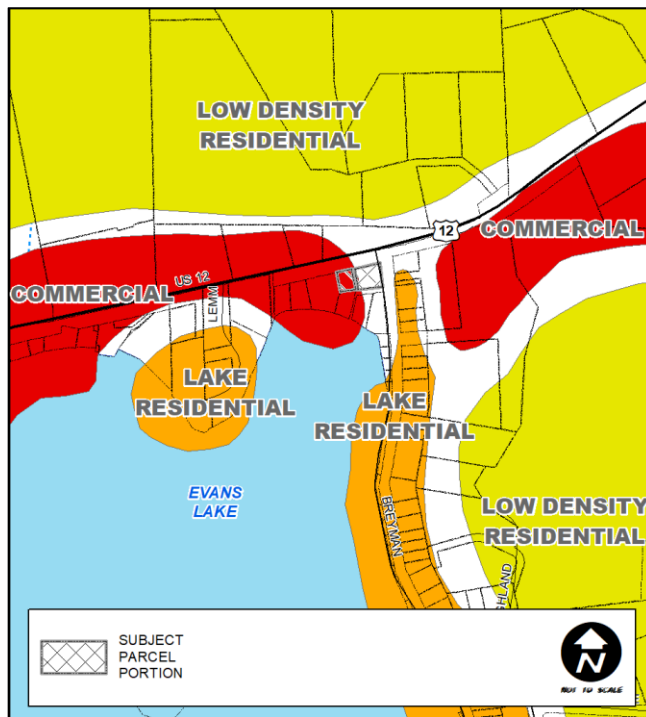
Recommended Actions:

- (1) Recommend **APPROVAL**
- (2) Recommend **DISAPPROVAL**
- (3) Recommend **APPROVAL WITH COMMENTS/MODIFICATIONS**
- (4) Take **NO ACTION**

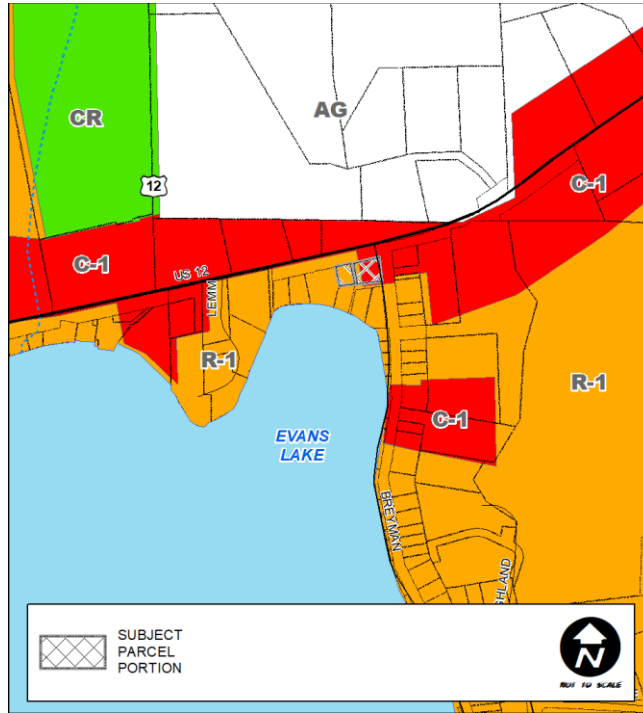
**Figure 1
Location**



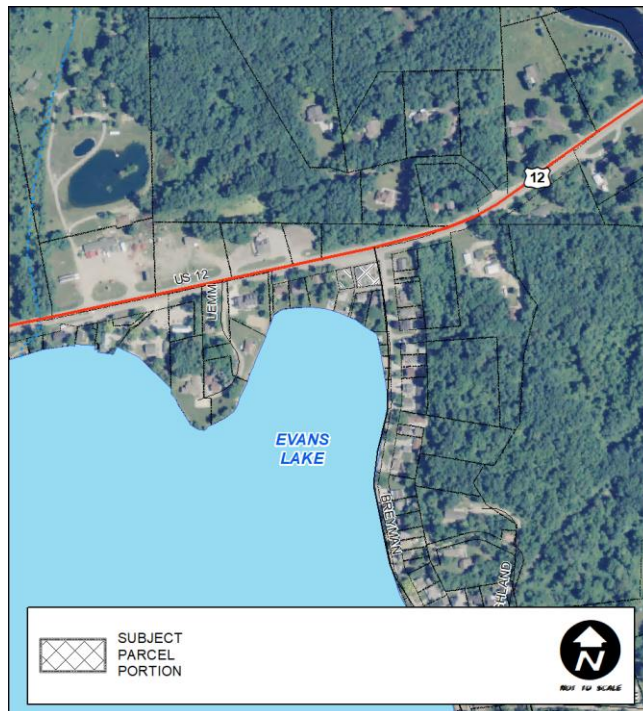
**Figure 2
Township Future Land Use**



**Figure 3
Township Zoning**



**Figure 5a
Aerial Photo**



**Figures 5b & 5c
Google Photos**



ZONING AMENDMENT FORM



**LENAWEE COUNTY PLANNING COMMISSION
(COORDINATING ZONING)**

Return to: Lenawee County Planning Commission • c/o Region 2 Planning Commission • 120 W. Michigan Avenue • Jackson, Michigan 49201

Please submit the Planning Commission meeting minutes and any reports/exhibits the Commission used to make its recommendation with this form. Use a separate form for each proposed zoning change. Please include a legal description/ survey with rezoning requests in addition to the Parcel ID Number.

A copy of this form with the LCPC recommendation will be mailed back to the Clerk, who will return a copy to the LCPC with the Township Board Action.

THE Franklin TOWNSHIP PLANNING COMMISSION submits the following proposed zoning change to the Lenawee County Planning Commission for its review, comment, and recommendation:

(ANSWER EITHER A or B)

A. DISTRICT BOUNDARY CHANGE (REZONING):

(Provide the legal and popular property descriptions, the Parcel ID Number(s), the number of acres, and the section(s) in which the property is located. Attach additional sheets if more space is needed. Attach a map showing all changes and additions.)

Lot 5 of the Plat of Moore's Court A Part of SE fr'1 1/4 Sec.

6. T5S-R3E, Franklin Township, Lenawee Co. Mich. FRO-470-0050-00

Commonly Known as 6001 Michigan Ave.(US-12) Tipton, MI. 49287

1. The above described property has a proposed zoning change FROM C-1 General Commercial ZONE TO R-1 Residential ZONE.

2. PURPOSE OF PROPOSED CHANGE: Make Lot5 a residential lot to live on

B. ZONING ORDINANCE TEXT AMENDMENT:

The following Article(s) and Section(s) is amended or altered: ARTICLE _____ SECTION _____

The NEW SECTION reads as follows: (Attach additional sheets if more space is needed.) _____

C. PUBLIC HEARING on the above amendment was held on: month Oct. day 16 year 2018

D. NOTICE OF PUBLIC HEARING was published/mailed on the following date: month Sept. day 27 year 2018

(Notice must be provided at least fifteen days prior to the public hearing.)

E. THE NEWSPAPER (having general circulation in Township) carrying the NOTICE: Adrian Daily Telegram

The PROPOSED ZONING AMENDMENT described herein was duly considered by the Township Planning Commission and will be forwarded to the Township Board with a recommendation to (X) APPROVE or () DISAPPROVE.

Dan Van Valkenburg () Chair or (X) Secretary 10 / 31 / 2018 (enter date)

LENAWEE COUNTY PLANNING COMMISSION (LCPC) ACTION:

1. Date of Meeting: month _____ day _____ year _____

2. The LCPC herewith certifies receipt of the proposed amendment on the above date and:

- () Recommends APPROVAL of the zoning change
- () Recommends DISAPPROVAL of the zoning change for the reasons stated in the attached letter.
- () Recommends APPROVAL of the zoning change with comments, as stated in the attached letter.
- () Takes NO ACTION.

_____, Recording Secretary _____ / _____ / _____ (enter date)

TOWNSHIP BOARD ACTION:

1. Date of Meeting: month _____ day _____ year _____

2. The _____ Township Board herewith certifies that a legally constituted meeting held on the above date and that the proposed amendment () PASSED, () DID NOT PASS, or was () REFERRED ANEW to the Township Planning Commission.

Township Clerk

Franklin Township

Lenawee County

Robert Platt, Supervisor
Sue Whitehead, Clerk
Terri Moore, Treasurer
Mike Kelley, Trustee
Dan VanValkenburg, Trustee

3922 Monroe Rd. P.O. Box 101
Tipton, MI. 49287
Phone: 517-431-2320
Fax: 517-431-2720

Application for Zoning Change

August 30,

RE: 6001 Michigan Ave (US-12)
Lot 5 of Plat of Moore's Court

Franklin Township Planning Commission:

Pogany Family LLC (Eric & Pat Pogany) are making application to change Lot 5 or the Plat of Moore's Court from C-1 General Commercial to R-1 Single Family Residential. Lot 5 currently has a single family residence and is being used residentially. This property is identified under property number FR0-470-0050-00, however this property ID also includes lot 4 which is not being rezoned. Lot 4 is currently zoned R-1 Single Family Residential.

Regards,



Bruce Nickel
Zoning Administrator
Office: (517) 431-2320
Cell: (517) 902-8131
bruce@cambridgetownship.net

FRANKLIN TOWNSHIP PLANNING COMMISSION
3922 Monroe Rd.
Tipton, MI. 49287

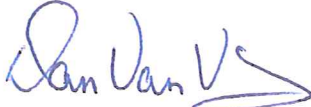
NOTICE OF PUBLIC HEARING

The Franklin Township Planning Commission will meet Tuesday Oct. 16, 2018 at 7:30 PM at the Township Hall in Tipton to consider a rezoning request submitted by Pogany Family LLC(Eric and Pat Pogany) of 11400 N. Adrian Hwy. Clinton, MI. 49236.

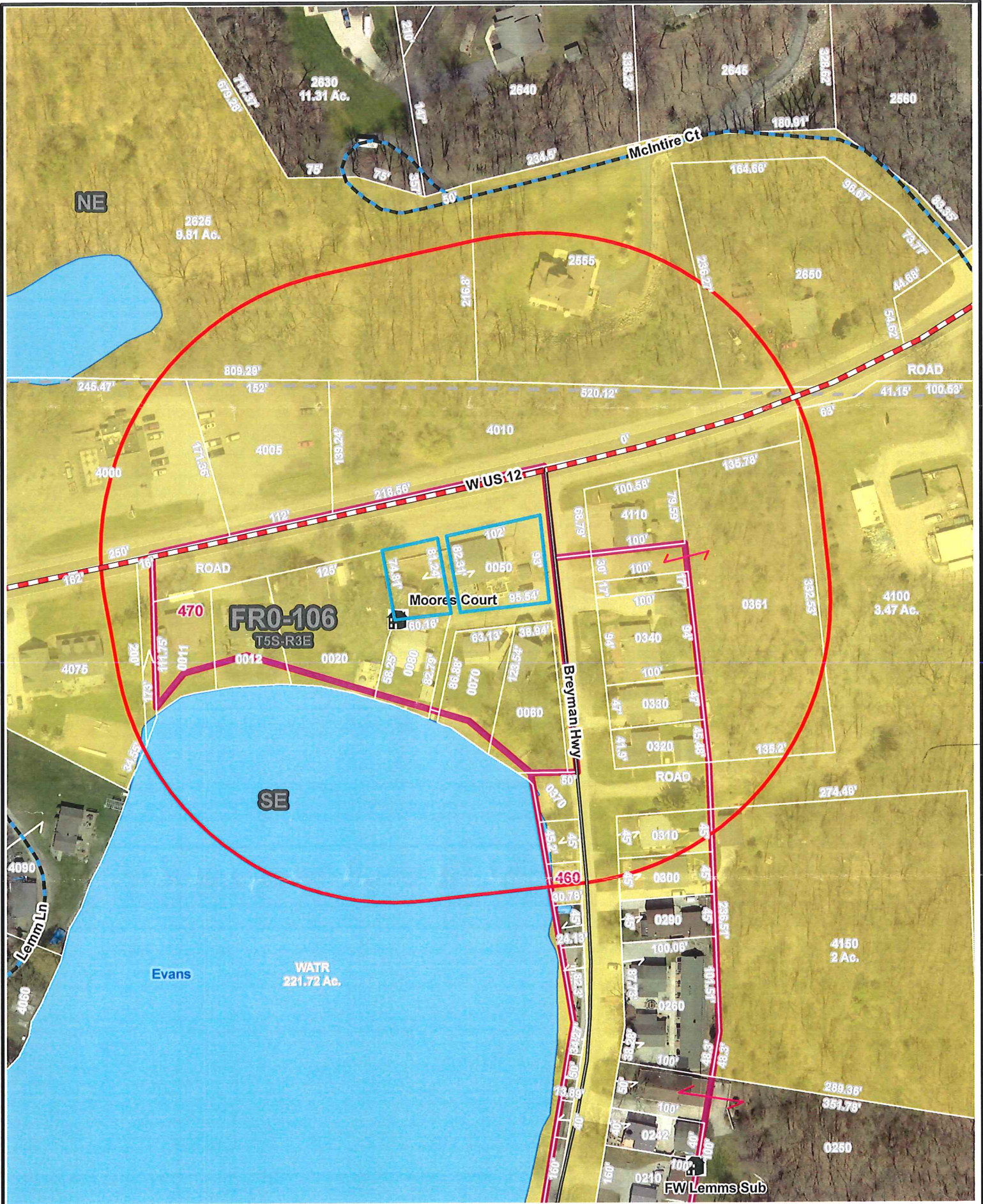
Pogany Family LLC is making application to change Lot 5 of Moore's Court from C-1 General Commercial to R-1 Single Family Residential. The property ID # is FRO-470-0050-00 which includes Lot 4 which is not being rezoned. Lot 4 is currently zoned R-1 Single Family Residential. The subject property is located at 6001 Michigan Ave. (US-12) Tipton, MI. 49287.

All interested parties are encouraged to attend and all will be heard. Written comments will also be considered if submitted prior to the meeting to the Township Hall in Tipton or to the Secretary of the Planning Commission at 7720 N. Adrian Hwy. Tecumseh, MI. 49286.

Secretary of the Franklin Township Planning Commission



Dan Van Valkenburg



NE

SE

FR0-106
T5S-R3E

Moores Court

Lenawee County G.I.S
301 N. MAIN ST
1/15/18 LRPC Agenda Packet
OLD COURTHOUSE 1ST FLOOR PHONE: (517) 264-4522
ADRIAN, MI. 49221 FAX: (517) 264-4529

**FR0-470-0050-00 with
300' selection**



1 inch = 130 feet

NOTE: THIS MAP IS INTENDED FOR ILLUSTRATION/REFERENCE ONLY. LENAWEE COUNTY DOES NOT WARRANT THE ACCURACY OF THIS MAP. IT IS NOT INTENDED AS A REPLACEMENT FOR A SURVEY.



106-4010-00

W/US 12

0-470-ROAD-00

FR0-470-0020-00

FR0-470-0080-00

FR0-470-0050-00

FR0-470-0070-00

FR0-470-0060-00

BREYMAN HWY

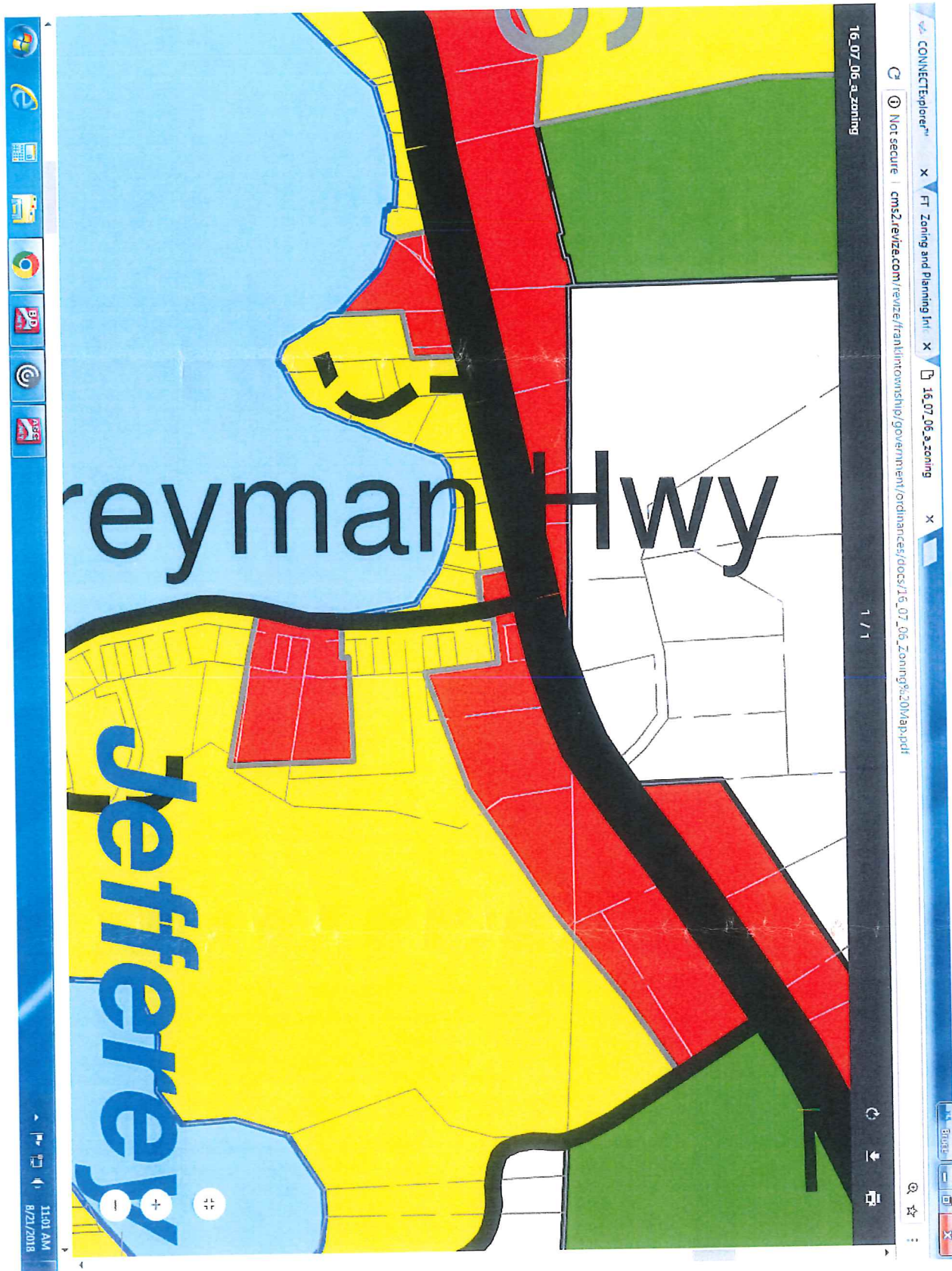
FR0-106-ROAD-00

FR0-106-2

FR0-460-ROAD-00

04/23/2016

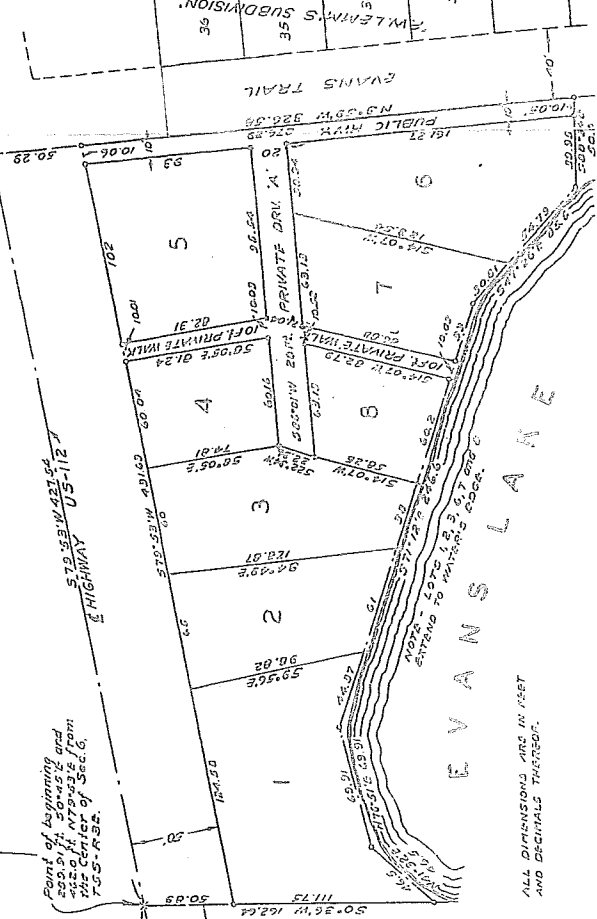
© 2016 Pictometry



416

PLAT OF "MOORE'S COURT"

A PART OF SE 1/4 SEC. 6, T5S-R3E, FRANKLIN TWP, LENAWEE CO., MICH.



Point of Beginning
50.05' N 79° 53' W 111.75' E
111.75' S 0° 00' W 50.05' E
50.05' N 79° 53' W 111.75' E
79° 53' W 111.75' E
111.75' S 0° 00' W 50.05' E
50.05' N 79° 53' W 111.75' E

ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.

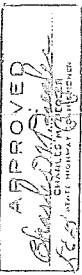
DESCRIPTION OF LAND PLATED

This land embraced in the enclosed plat of "MOORE'S COURT" is a part of SE 1/4 Sec. 6, T5S-R3E, Franklin Township, Lenawee County, Michigan, and that there are no easements or other interests in the same.

SURVEYOR'S CERTIFICATE

I hereby certify that the plat herein delineated is a correct one and that the same is in conformity with the laws of Michigan relating to the same. I am a duly licensed surveyor in the State of Michigan and have been duly sworn to the discharge of my duties.

Walter E. Frazier
Surveyor



CENTER POST SEC. 6
T5S-R3E

Point of Beginning
50.05' N 79° 53' W 111.75' E
111.75' S 0° 00' W 50.05' E
50.05' N 79° 53' W 111.75' E
79° 53' W 111.75' E
111.75' S 0° 00' W 50.05' E
50.05' N 79° 53' W 111.75' E

COPY

Original on file
Copied by [Name]
[Date]

APPROVAL BY BOARD OF COUNTY ROAD COMMISSIONERS

This plat has been examined and was approved on the 1st day of [Month] 1957 by the County Board of Road Commissioners.

CERTIFICATE OF MUNICIPAL APPROVAL

This plat was approved by the Township Board of Franklin Township on the 1st day of [Month] 1957.

ACKNOWLEDGMENT

STATE OF MICHIGAN
County of Lenawee

On this 1st day of [Month] 1957, before me, the undersigned, a Notary Public in and for the County of Lenawee, Michigan, appeared [Name], [Title], of the County of Lenawee, Michigan, who being sworn, depose and say that they are the President and Cashier respectively of the State Savings Bank, and that this said bank is authorized to make deposits and to receive and hold for the use of the said bank all moneys deposited and received in behalf of said bank by authority of its Board of Directors and the said [Name], [Title], and [Name], [Title], are the President and Cashier of said bank.

APPROVAL BY COUNTY PLAT BOARD

This plat was approved on the 1st day of [Month] 1957 by the County Plat Board.

CONVEY ALL MEN OF THESE RECORDS, that are, Kenneth G. Jipora, and Dwight N. Hooper, his wife, as proprietors, and the State Savings Bank, of Clinton, Michigan, a Michigan Corporation, by W. P. Venturle, Treasurer, and L. V. Pioro, Cashier, as representatives, have caused this land embraced in the enclosed plat to be surveyed, laid out and divided, to be known as "MOORE'S COURT", a part of SE 1/4 Sec. 6, T5S-R3E, Franklin Twp, Lenawee Co., Mich.

Signed and sealed in the presence of me, [Name], [Title], of the County of Lenawee, Michigan, on this 1st day of [Month] 1957.

ACKNOWLEDGMENT

STATE OF MICHIGAN
County of Lenawee
On this 1st day of [Month] 1957, before me, a Notary Public in and for said County, personally came the above named Kenneth G. Jipora, and Dwight N. Hooper, his wife, as proprietors, and L. V. Pioro, Cashier, who being sworn, depose and say that they are the President and Cashier of said bank.



Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

PA 116 FARMLAND AGREEMENT | FA #18-25

Applicant(s): Thomas and Brenda Scharer
5668 Bailey Highway
Adrian, MI 49221

Meeting Date: November 15, 2018

Location: The subject property is located in Section 21 of Madison Twp. (T7S,R3E), on the north side of Gier Road, west of Bailey Highway (see Maps 1a & 1b).

Description: The subject property has an area of approximately 47 acres. The type of agricultural enterprise is not identified, but approximately 44 acres are in cultivation. A barn is located on the property (see Maps 3a & 3b).

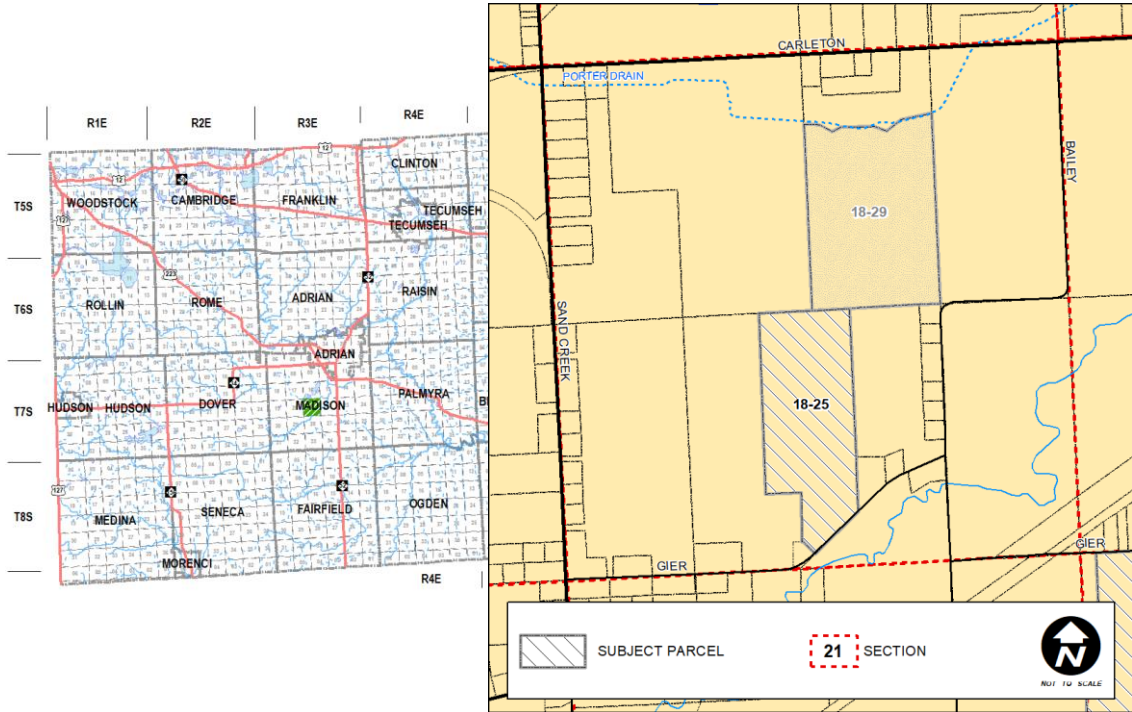
Term: 40 years is the proposed term.

Future Land Use: The *Lenawee County Comprehensive Land Use Plan* places the subject property in areas recommended for 'Low Intensity Development' and 'Greenway' uses (see Map 2).

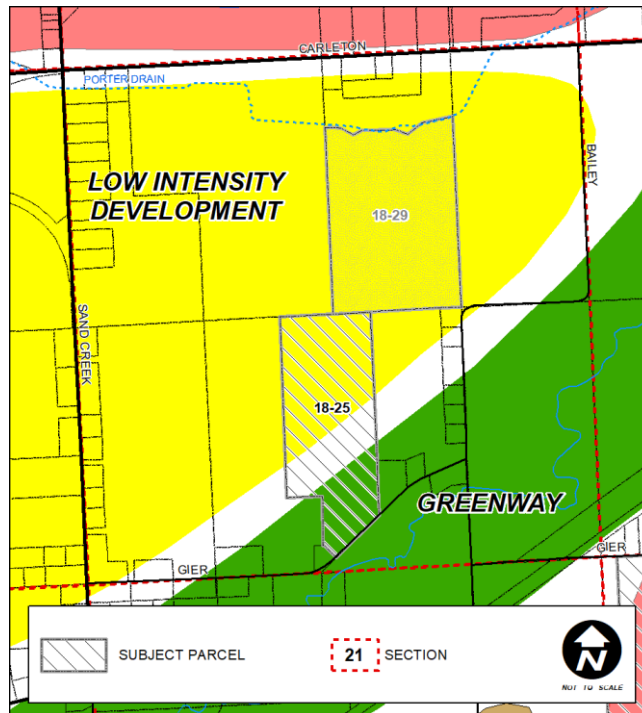
Staff Comments: The application contains various errors/omissions which need to be addressed:

- *Question #15:* '2 or more persons having a joint or common interest in the land' should be checked off.
- *Question #16a:* No agricultural enterprise is identified on (a). The acreages listed in (d) through (f) do not exactly equal the total in (b).

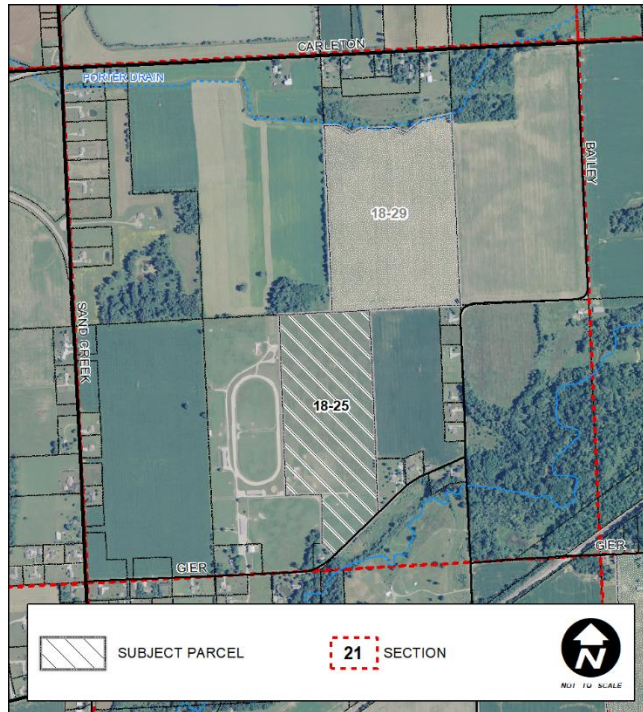
Maps 1a & 1b Location Maps



Map 2 County Future Land Use Map



Maps 3a Aerial Photograph



Map 3b Aerial Photograph



2018



FARMLAND AND OPEN SPACE PRESERVATION PROGRAM

Application for Farmland Agreement

Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, more commonly known as PA 116.

Please print or type. Attach additional sheets as needed. Please read the Eligibility and Instructions document before filling out this form.

OFFICIAL USE ONLY	
Local Governing Body:	
Date Received:	09/05/2018
Application No:	2018-01
State:	SEP 18 2018
Date Received:	
Application No:	46-70186
Approved:	Rejected

40

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR

I. Personal Information:

1. Name(s) of Applicant: Scharer Thomas J Last First Initial

(If more than two see #15) Scharer Brenda M Last First Initial

Marital status of all individual men listed on application, if more than one, indicate status after each name: Married Single

2. Mailing Address: 5688 Bailey Hwy. Adrian MI 49221 Street City State Zip Code

3. Telephone Number: (Area Code) () 517 436 3694

4. Alternative Telephone Number (cell, work, etc.): (Area Code) () 517 403 0834

5. E-mail address: scharerfarmstlc@gmail.com

47

II. Property Location (Can be taken from the Deed/Land Contract)

6. County: Lenawee 7. Township, City or Village: Madison Township

8. Section No. 21 Town No. Range No. T7south R3 east

III. Legal Information:

9. Attach a clear copy of the deed, land contract or memorandum of land contract. (See #14)

10. Attach a clear copy of the most recent tax assessment or tax bill with complete tax description of property.

11. Is there a tax lien against the land described above? Yes No
If "Yes", please explain circumstances:

12. Does the applicant own the mineral rights? Yes No
If owned by the applicant, are the mineral rights leased? Yes No
Indicate who owns or is leasing rights if other than the applicant:
Name the types of mineral(s) involved:

13. Is land cited in the application subject to a lease agreement (other than for mineral rights) permitting a use for something other than agricultural purposes: Yes No If "Yes", indicate to whom, for what purpose and the number of acres involved:

14. Is land being purchased under land contract Yes No: If "Yes", indicate vendor (seller):
Name:
Address: Street City State Zip Code

14a. Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, states that the vendor (seller) must agree to allow the land cited in the application to be enrolled in the program. Please have the land contract sellers sign below. (All sellers must sign).

Land Contract Vendor(s): I, the undersigned, understand and agree to permit the land cited in this application into the Farmland and Open Space Preservation Program.

Date Signature of Land Contract Vendor(s) (Seller)

rev. 12/2015

15. If the applicant is one of the following, please check the appropriate box and complete the following information (if the applicant is not one of the following – please leave blank):

- 2 or more persons having a joint or common interest in the land
- Corporation Limited Liability Company Partnership
- Estate Trust Association

If applicable, list the following: Individual Names if more than 2 Persons; or President, Vice President, Secretary, Treasurer; or Trustee(s); or Members; or Partners; or Estate Representative(s):

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

(Additional names may be attached on a separate sheet.)

IV. Land Eligibility Qualifications: Check one and fill out correct section(s)

This application is for:

- a. 40 acres or more complete only Section 16 (a thru g);
- b. 5 acres or more but less than 40 acres complete only Sections 16 and 17; or
- c. a specialty farm complete only Sections 16 and 18.

16. a. Type of agricultural enterprise (e.g. livestock, cash crops, fruit, etc):

b. Total number of acres on this farm 47 acres

c. Total number of acres being applied for (if different than above): All

d. Acreage in cultivation: 44 acres

e. Acreage in cleared, fenced, improved pasture, or harvested grassland: 2.68

f. All other acres (swamp, woods, etc.): none

g. Indicate any structures on the property: (If more than one building, indicate the number of buildings):

No. of Buildings Residence: _____ Barn: One barn Tool Shed: _____

Silo: _____ Grain Storage Facility: _____ Grain Drying Facility: _____

Poultry House: _____ Milking Parlor: _____ Milk House: _____

Other: (Indicate) _____

17. To qualify as agricultural land of 5 acres or more but less than 40 acres, the land must produce a minimum average gross annual income of \$200.00 per acre from the sale of agricultural products.

Please provide the average gross annual income per acre of cleared and tillable land during 2 of the last 3 years immediately preceding this application **from the sale of agricultural products (not from rental income):**

\$ _____ : _____ = \$ _____ (per acre)

total income : total acres of tillable land

18. To qualify as a specialty farm, the land must be designated by MDARD, be 15 acres or more in size, and produce a gross annual income from an agricultural use of \$2,000.00 or more. If a specialty farm, indicate average gross annual income during 2 of the last 3 years immediately preceding application from the sale of agricultural products: \$ _____

Please note: specialty farm designation may require an on-the-farm site visit by an MDARD staff person.

19. What is the number of years you wish the agreement to run? (Minimum 10 years, maximum 90 years); 40

V. Signature(s):

20. The undersigned declare that this application, including any accompanying informational material, has been examined by them and to the best of their knowledge and belief is true and correct.

[Signature]
(Signature of Applicant)

(Corporate Name, If Applicable)

[Signature]
(Co-owner, If Applicable)

(Signature of Corporate Officer)

8-24-18
(Date)

(Title)

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR.

RESERVED FOR LOCAL GOVERNMENT USE: CLERK PLEASE COMPLETE SECTIONS I & II

I. Date Application Received: 09/05/2018 (Note: Local Governing Body has 45 days to take action)

Action by Local Governing Body: Jurisdiction: Charter Township of Madison
 County Township City Village

This application is approved, rejected Date of approval or rejection: 09/11/2018

(If rejected, please attach statement from Local Governing Body indicating reason(s) for rejection.)

Clerk's Signature: [Signature]

Property Appraisal: \$ 124,900.00 is the current fair market value of the real property in this application.

II. Please verify the following:

- Upon filing an application, clerk issues receipt to the landowner indicating date received.
- Clerk notifies reviewing agencies by forwarding a copy of the application and attachments

___ If rejected, applicant is notified in writing within 10 days stating reason for rejection and the original application, attachments, etc. are returned to the applicant. Applicant then has 30 days to appeal to State Agency.

If approved, applicant is notified and the original application, all supportive materials/attachments, and letters of review/comment from reviewing agencies (if provided) are sent to: mailed by Scharaz's
MDARD-Farmland and Open Space Program, PO Box 30449, Lansing 48909

***Please do not send multiple copies of applications and/or send additional attachments in separate mailings without first contacting the Farmland Preservation office.**

<p>Please verify the following regarding Reviewing Agencies (sending a copy to reviewing agencies is required):</p> <p>COPY SENT TO:</p> <p><input checked="" type="checkbox"/> County or Regional Planning Commission</p> <p><input checked="" type="checkbox"/> Conservation District</p> <p>___ Township (if county has zoning authority)</p> <p>___ City (if land is within 3 miles of city boundary)</p> <p>___ Village (if land is within 1 mile of village boundary)</p>	<p>Before forwarding to State Agency, FINAL APPLICATION SHOULD INCLUDE:</p> <p><input checked="" type="checkbox"/> Copy of Deed or Land Contract (most recent showing <u>current ownership</u>)</p> <p><input checked="" type="checkbox"/> Copy of most recent Tax Bill (must include <u>tax description</u> of property)</p> <p><input checked="" type="checkbox"/> Map of Farm</p> <p><input checked="" type="checkbox"/> Copy of most recent appraisal record</p> <p>___ Copy of letters from review agencies (if available)</p> <p>___ Any other applicable documents</p>
--	--

Questions? Please call Farmland Preservation at (517) 284-5663

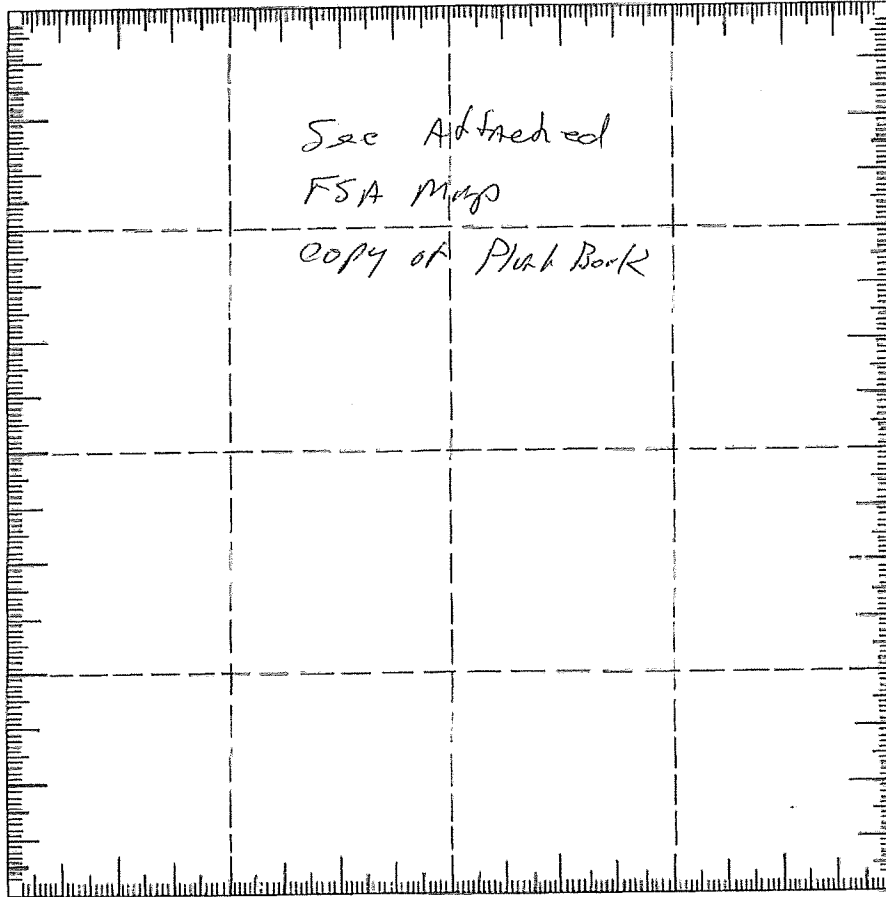
Map of Farm with Structures and Natural Features:

- A. Show boundary of land cited in application. (Grid below is designed to represent a 5280 ft² (1 mile²) Section)
- B. Show all buildings (house(s), barn(s), etc.); also label roads and other avenues of travel (i.e. utility access, etc.).
- C. Outline and designate the current uses of the property (crops, pasture, forest, swamp, etc.).
- D. Clear copies of map(s) provided by USDA Farm Service Agency are acceptable, but please label any roads visible on map, structures and their use, etc.

Note: Any residential structures housing persons not directly associated with the farm operation must be excluded from the application. Please indicate if a building falls in this category and provide the appropriate property description for its exclusion. Unless the appropriate description is included, your application cannot be processed.

County Lenawee
Township Madison
T 7 South R 3 East Section 21

↑ North

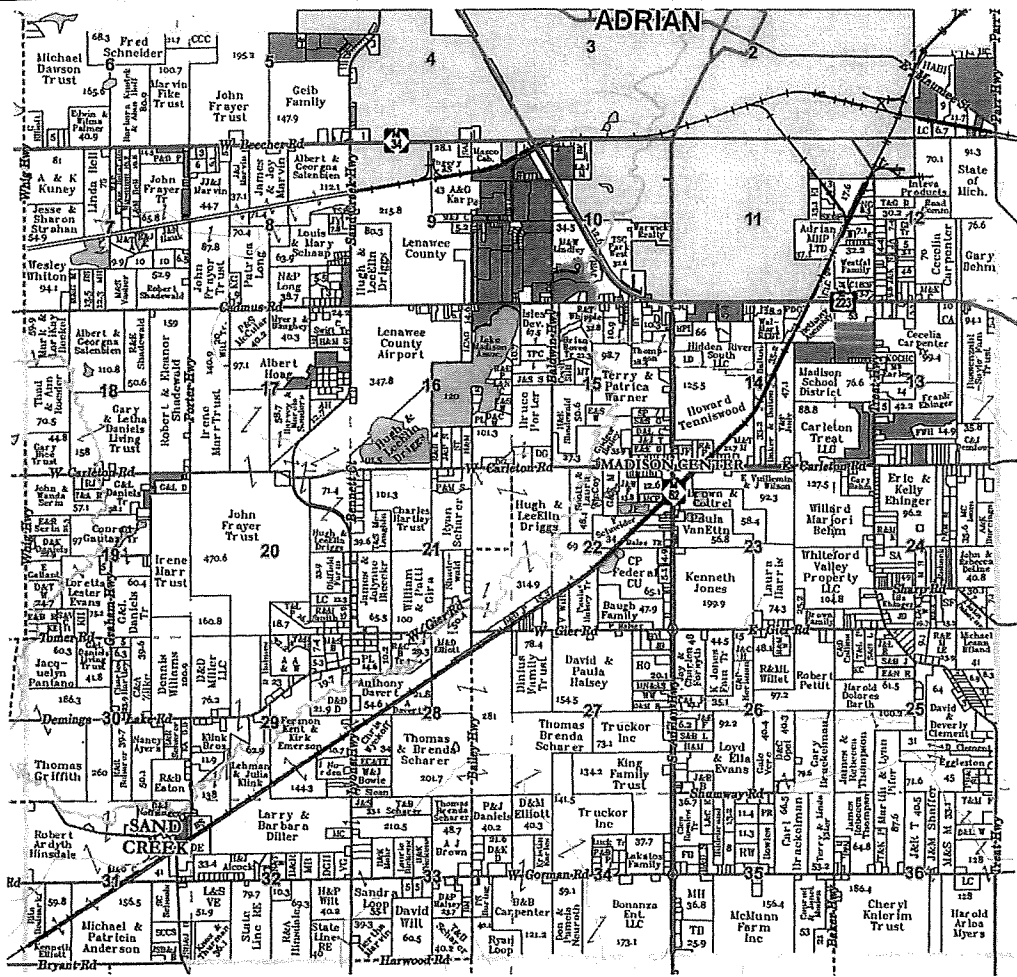




Madison Township

T.7S. - R.3E.

1 inch = 4,300 feet



Kevin H. Keller
President & General Agent
9059 S. Adrian Hwy.
Jasper, MI 49248
Office: 517.436.3141
Toll Free: 855.535.4677
Fax: 517.436.3152
kellerinsuranceagency.net
kellert@sandcreekinfo.com

Complete Protection for Your Home, Farm, Business & Family
AUTO - FARM - HOME - CROP - HAIL - COMMERCIAL

TAXPAYER NOTE: Are your name and mailing address correct? If not, please make corrections below. Thank you.

After 09/14/2018, additional interest and fees apply.
 2018 Summer Tax for Property Number: MD0-121-3850-00

Property Addr:
 2000 W GIER RD BLK

Tax for Prop#: MD0 121 3850 00

Make Check Payable To: Lenawee County Treasurer

SCHARER, THOMAS J & BRENDA M
 5668 BAILEY HWY
 ADRIAN, MI 49221-9756

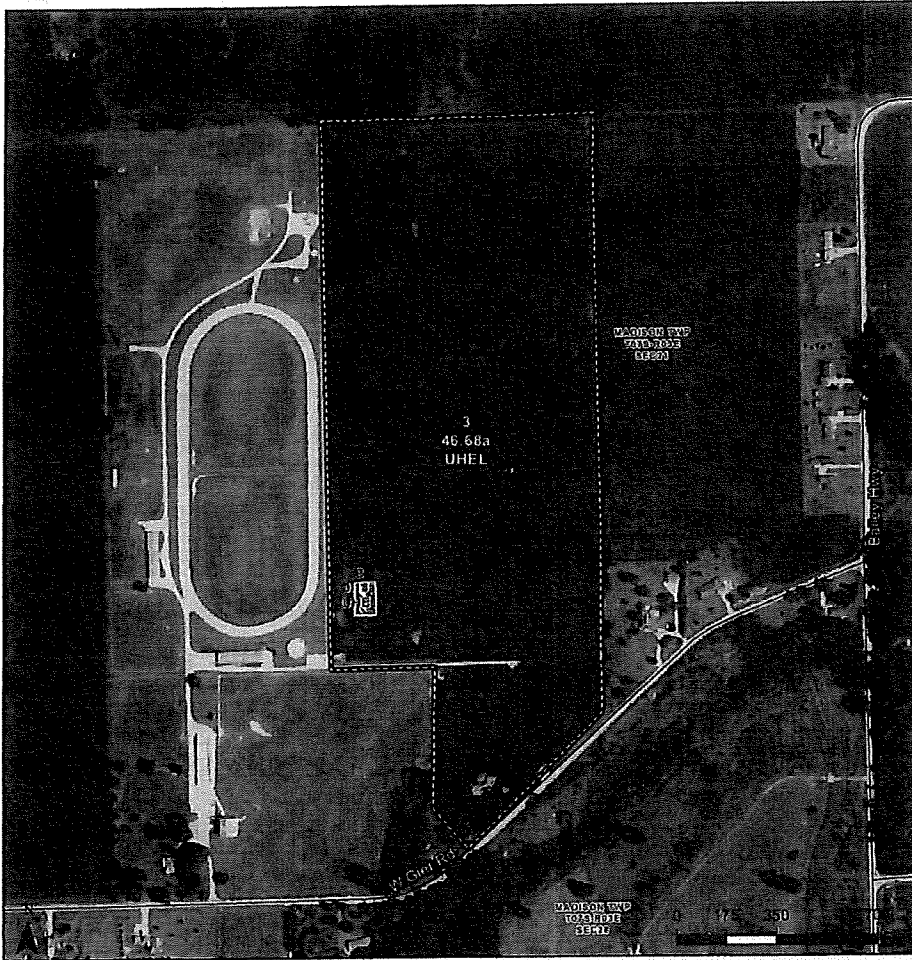
TOTAL AMOUNT DUE: \$689.49



Please detach along perforation. Keep bottom portion for your records.

MADISON CHARTER TOWNSHIP 2018 SUMMER TAX BILL

MESSAGE TO TAXPAYER		PAYMENT INFORMATION										
DEFERMENT FORMS MUST BE FILED AT THE COUNTY TREASURER'S OFFICE BEFORE SEPT. 14. INTEREST OF 1% PER MONTH OR FRACTION OF A MONTH ADDED AFTER SEPT 14. ADDITIONAL 3% PENALTY AFTER FEB 14 THRU FEB 28. IF YOU WOULD LIKE A RECEIPT ENCLOSE A SELF-ADDRESSED-STAMPED ENVELOPE. PHONE NO. 517-264-4554. PARTIAL PAYMENTS ARE ACCEPTED.		This tax is payable 7/1/2018 thru 9/14/2018 Pay by mail to: LENAWEE COUNTY TREASURER MARILYN J WOODS 301 N MAIN ST OLD COURTHOUSE ADRIAN, MI 49221-2714										
FOR YOUR CONVENIENCE THERE IS A DROPBOX IN THE PARKING LOT BEHIND THE OLD COURTHOUSE.		TAX DETAIL Taxable Value: 59,884 Class: 101 State Equalized Value: 124,900 Assessed Value: 124,900 P.R.E. %: 100										
PROPERTY INFORMATION Property Assessed To: SCHARER, THOMAS J & BRENDA M 5668 BAILEY HWY ADRIAN, MI 49221 School: Property #: MD0-121-3850-00 Property Addr: 2000 W GIER RD BLK Legal Description: LD DES AS BEG ON THE E-W 1/4 LI OF SEC 2 1 T7S R3E 2260.33 FT S89 40'18"W FROM THE E1/4 COR OF SD SEC TH S00 08'23"W 20 96.65 FT (S00 07'56"E 2096.63 FT REC) TO THE CNTRLI OF GIER RD (66 FT WD) TH S48 11'22"W (AKA S48 11'40"W) 629.11 FT ALG THE SD CNTRLI OF GIER RD TH N41 47'59"W 179.96 FT (N41 48'20"W 180 FT REC) TO A FOUND IRON PIPE TH S90 00'00"W 12 FT TH N01 47'10"E 507.13 FT TH N89 46'47"W 364.92 FT TH N00 21'58"E 1868.24 FT TO THE E-W 1/4 LI OF SD SEC TH N89 40'18"E 943.14 FT PASSING THROUGH THE CENTER OF SD SEC AT 548.84 FT & ALG THE SD E-W 1/4 LI OF SD SEC TO THE POB (SURVEY 46.96 AC) SPLIT ON 12/22/2015 FROM		<div style="border: 1px solid black; padding: 5px;"> Taxes are based upon Taxable Value. 1 mill equals \$1.00 per \$1,000 of Taxable Value. Amounts with no millage are either Special Assessments or other charges added to this bill. </div> <table border="1"> <thead> <tr> <th>DESCRIPTION</th> <th>MILLAGE</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>STATE ED</td> <td>6.00000</td> <td>359.30</td> </tr> <tr> <td>COUNTY OPER</td> <td>5.40000</td> <td>323.37</td> </tr> </tbody> </table>		DESCRIPTION	MILLAGE	AMOUNT	STATE ED	6.00000	359.30	COUNTY OPER	5.40000	323.37
DESCRIPTION	MILLAGE	AMOUNT										
STATE ED	6.00000	359.30										
COUNTY OPER	5.40000	323.37										
OPERATING FISCAL YEARS The taxes on bill will be used for governmental operations for the following fiscal year(s): County: JANUARY 1 - DECEMBER 31 Twn/Cty: JANUARY 1 - DECEMBER 31 School: JULY 1 - JUNE 30 State: OCTOBER 1 - SEPTEMBER 30 Does NOT affect when the tax is due or its amount.		<table border="1"> <tbody> <tr> <td>Total Tax:</td> <td>\$682.67</td> </tr> <tr> <td>Administration Fee:</td> <td>\$6.82</td> </tr> <tr> <td>Total Amount Due:</td> <td>\$689.49</td> </tr> </tbody> </table>		Total Tax:	\$682.67	Administration Fee:	\$6.82	Total Amount Due:	\$689.49			
Total Tax:	\$682.67											
Administration Fee:	\$6.82											
Total Amount Due:	\$689.49											



- | Common Land Unit | Wetland Determination Identifiers |
|------------------|--|
| Common Land Unit | Restricted Use |
| Non-Cropland | Limited Restrictions |
| Tract Boundary | Exempt from Conservation Compliance Provisions |

This box is applicable ONLY for certification maps. Options only valid if checked.

<input type="checkbox"/> Shares - 100% OP	<input type="checkbox"/> All Crops - NI
<input type="checkbox"/> CORN - YELGR	<input type="checkbox"/> WHEAT - GR (SRW or SWW)
<input type="checkbox"/> SOYS - COMGR	<input type="checkbox"/> ALFALFA - FG or GZ
<input type="checkbox"/> DRY BEANS - DE	<input type="checkbox"/> MIXFG - FG or GZ

2018 Program Year
 CLU Date: March 14, 2018
 2016 NAIP Imagery
Farm 15887
Tract 17014

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data "as is" and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

LIBER 2518 PAGE 0255 1 of 1



LENAWEE COUNTY TREASURER
TAX CERTIFICATE NO. 249

STATE OF MICHIGAN - LENAWE COUNTY
RECORDED 12/17/2015 02:32:04 PM DWA
Carolyn S. Bator - REGISTER OF DEEDS \$14.00

DEC 17 2015

LENAWEE COUNTY RECEIPT # 752037
MICHIGAN REAL ESTATE REGISTER Stamp # 25612
\$203.50- GO \$1,387.50- ST

MARILYN J WOODS

WARRANTY DEED

The GRANTOR(S), WILLIAM C. GIRA and PATTI L. GIRA, husband and wife, whose address is PO Box 59, Sand Creek, MI 49279, convey(s) and warrant(s) to THOMAS J. SCHARER and BRENDA M. SCHARER, husband and wife, whose address is 5668 Bailey Hwy., Adrian, MI 49221, the following described premises situated in the Township of Madison, County of Lenawee, State of Michigan:

ALL THAT PART OF THE SOUTH ¼ OF SECTION 21, TOWN 7 SOUTH, RANGE 3 EAST, MADISON TOWNSHIP, LENAWE COUNTY, MICHIGAN, DESCRIBED AS BEGINNING ON THE EAST AND WEST ¼ LINE OF SECTION 21 AFORESAID 2260.33 FEET SOUTH 89° 40' 18" WEST FROM THE EAST ¼ CORNER OF SAID SECTION 21; THENCE SOUTH 00° 08' 23" WEST 2096.65 FEET, (SOUTH 00° 07' 56" EAST 2096.63 FEET RECORD) TO THE CENTERLINE OF GIER ROAD (66 FEET WIDE); THENCE SOUTH 48° 11' 22" WEST, (A.K.A. SOUTH 48° 11' 40" WEST) 629.10 FEET ALONG THE SAID CENTERLINE OF GIER ROAD; THENCE NORTH 41° 47' 59" WEST 179.96 FEET, (NORTH 41° 48' 20" WEST 180.00 FEET RECORD) TO A FOUND IRON PIPE; THENCE SOUTH 90° 00' 00" WEST 12.00 FEET; THENCE NORTH 01° 47' 10" EAST 507.13 FEET; THENCE NORTH 89° 46' 47" WEST 364.92 FEET; THENCE NORTH 00° 21' 58" EAST 1868.24 FEET TO THE EAST AND WEST ¼ LINE OF SAID SECTION 21; THENCE NORTH 89° 40' 18" EAST 943.14 FEET, PASSING THROUGH THE CENTER OF SAID SECTION 21 AT 548.84 FEET AND ALONG THE SAID EAST AND WEST ¼ LINE OF SECTION 21 TO THE POINT OF BEGINNING.

(Source of Legal Description: American Title Company of Lenawee, File No. 58673, dated Dec. 1, 2015) for the sum of ONE HUNDRED EIGHTY-FIVE THOUSAND (\$185,000) DOLLARS, subject to easements, reservations and building and use restrictions of record.

The Grantor(s) also grant(s) to the Grantee(s) the right to make THREE (3) division(s) under Section 108 of the Land Division Act, Act No. 288 of Public Acts of 1967. The Grantor(s) acknowledge the drafter of this deed made no inquiry as to the allowable number of lot divisions and waive any claim against drafter related to the number of allowable divisions.

The above-described premises may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

Dated this 15th day of December, 2015.

Signed by:

William C. Gira

Patti L. Gira

STATE OF MICHIGAN)
ss.)
COUNTY OF LENAWE)

The foregoing instrument was acknowledged before me on this 15th day of December, 2015 by William C. Gira and Patti L. Gira.

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Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

PA 116 FARMLAND AGREEMENT | FA #18-26

Applicant(s): Ryan and Rachel Scharer
4393 Demings Lake Road
Adrian, MI 49221

Meeting Date: November 15, 2018

Location: The subject property is located in Section 30 of Madison Twp. (T7S,R3E), on the south side of Demings Lake Road at Graham Road (see Maps 1a & 1b).

Description: The subject property has an area of approximately 40 acres. The type of agricultural enterprise is not identified, but approximately 32.45 acres are in cultivation. A residence, two barns, and a tool shed are located on the property (see Maps 3a & 3b).

Term: 40 years is the proposed term.

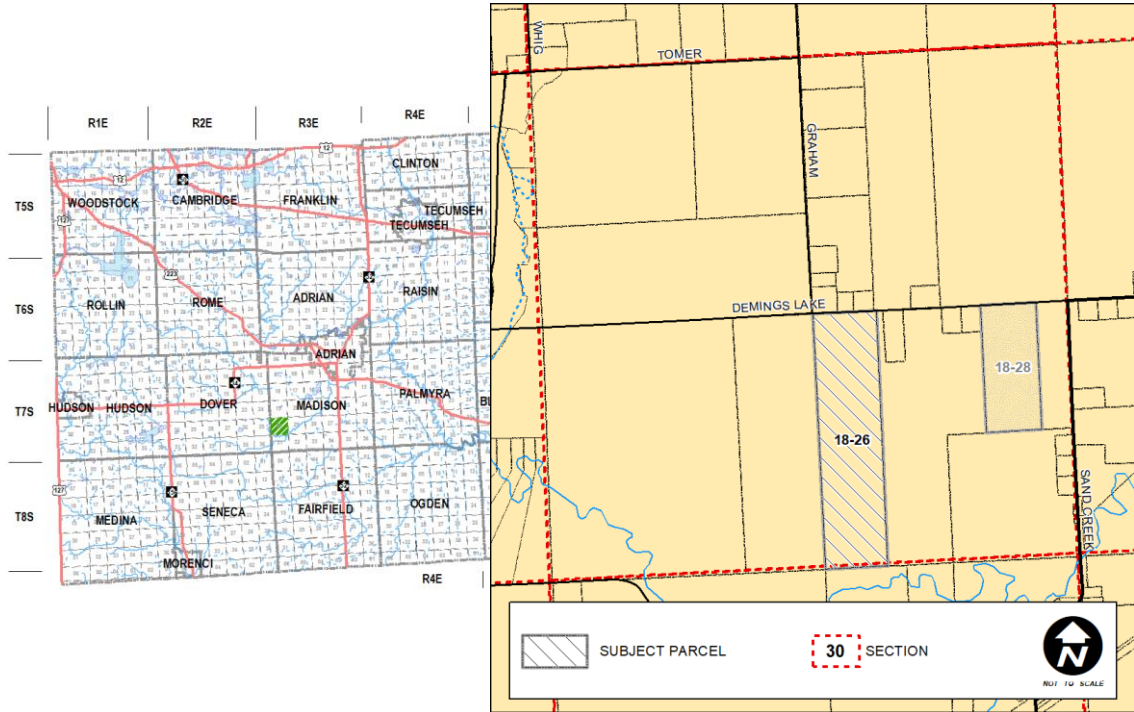
Future Land Use: The *Lenawee County Comprehensive Land Use Plan* places the subject property in areas recommended for 'Low Intensity Development' and 'Greenway' uses (see Map 2).

Staff Comments: The subject property contains a residential dwelling and associated buildings. The applicant should consider excluding the dwelling from the application in order to simplify its potential sale during the proposed 40-year term of the agreement.

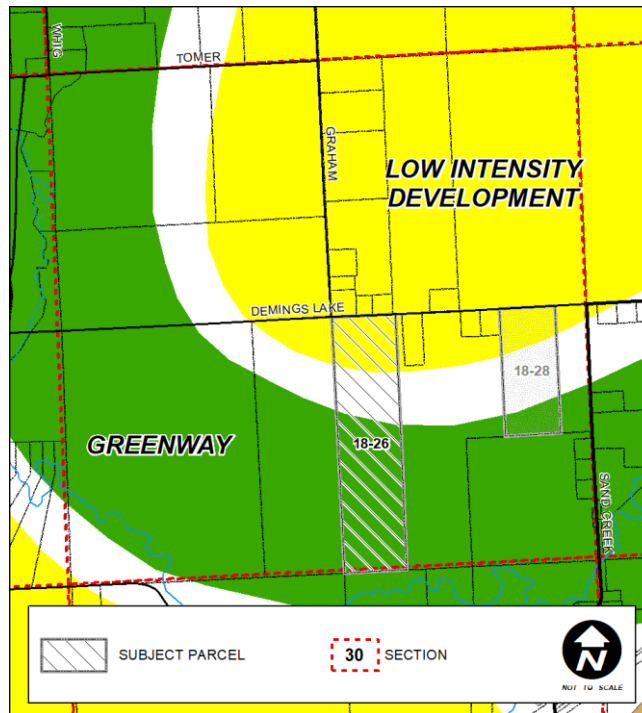
The application contains various errors/omissions which need to be addressed:

- *Question #15:* '2 or more persons having a joint or common interest in the land' should be checked off.
- *Question #16:* No agricultural enterprise is identified on (a). The acres listed in (c) through (f) do not exactly equal the total in (b).

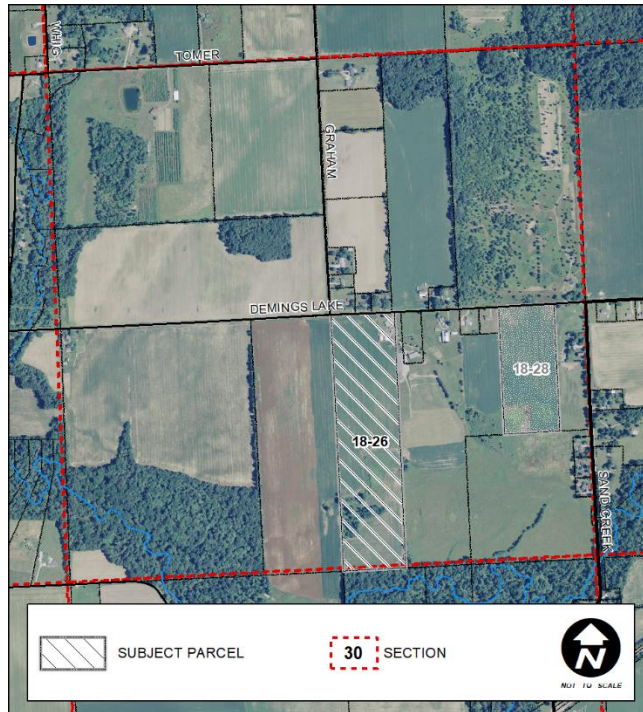
Maps 1a & 1b Location Maps



Map 2 County Future Land Use Map



Maps 3a Aerial Photograph



Map 3b Aerial Photograph





FARMLAND AND OPEN SPACE PRESERVATION PROGRAM

Application for Farmland Agreement

Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, more commonly known as PA 116.

Please print or type. Attach additional sheets as needed. Please read the Eligibility and Instructions document before filling out this form.

OFFICIAL USE ONLY
Local Governing Body:
Date Received: 09/05/2018
Application No: 2018-02
State:
Date Received: SEP 18 2018
Application No: 46-70182
Approved: Rejected

40

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR

I. Personal Information:

1. Name(s) of Applicant: Scharer Ryan T
Last First Initial

(If more than two see #15) Scharer Rachel A
Last First Initial
Marital status of all individual men listed on application, if more than one, indicate status after each name:
Married Single

2. Mailing Address: 4393 Demings Lake Rd Adrian MI 49221
Street City State Zip Code

3. Telephone Number: (Area Code) () 517 4383577

4. Alternative Telephone Number (cell, work, etc.): (Area Code) () 517 280 2460

5. E-mail address: redbower16@hotmail.com

II. Property Location (Can be taken from the Deed/Land Contract)

6. County: Lenawee 7. Township, City or Village: Madison
8. Section No. 30 Town No. Range No. Town 7 South Range 3 East

40

III. Legal Information:

9. Attach a clear copy of the deed, land contract or memorandum of land contract. (See #14)
10. Attach a clear copy of the most recent tax assessment or tax bill with complete tax description of property.
11. Is there a tax lien against the land described above? Yes No
If "Yes", please explain circumstances:

12. Does the applicant own the mineral rights? Yes No
If owned by the applicant, are the mineral rights leased? Yes No
Indicate who owns or is leasing rights if other than the applicant: mi.

13. Is land cited in the application subject to a lease agreement (other than for mineral rights) permitting a use for something other than agricultural purposes? Yes No If "Yes", indicate to whom, for what purpose and the number of acres involved:

14. Is land being purchased under land contract Yes No: If "Yes", indicate vendor (seller):
Name:
Address:
Street City State Zip Code

14a. Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, states that the vendor (seller) must agree to allow the land cited in the application to be enrolled in the program. Please have the land contract sellers sign below. (All sellers must sign).

Land Contract Vendor(s): I, the undersigned, understand and agree to permit the land cited in this application into the Farmland and Open Space Preservation Program.

Date Signature of Land Contract Vendor(s) (Seller)

rev. 12/2015

15. If the applicant is one of the following, please check the appropriate box and complete the following information (if the applicant is not one of the following - please leave blank):

- 2 or more persons having a joint or common interest in the land
- Corporation Limited Liability Company Partnership
- Estate Trust Association

If applicable, list the following: Individual Names if more than 2 Persons; or President, Vice President, Secretary, Treasurer; or Trustee(s); or Members; or Partners; or Estate Representative(s):

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

(Additional names may be attached on a separate sheet.)

IV. Land Eligibility Qualifications: Check one and fill out correct section(s)

This application is for:

- a. 40 acres or more complete only Section 16 (a thru g);
- b. 5 acres or more but less than 40 acres complete only Sections 16 and 17; or
- c. a specialty farm complete only Sections 16 and 18.

16. a. Type of agricultural enterprise (e.g. livestock, cash crops, fruit, etc): _____

b. Total number of acres on this farm 40 acres

c. Total number of acres being applied for (if different than above): _____

d. Acreage in cultivation: 32.45 Acres

e. Acreage in cleared, fenced, improved pasture, or harvested grassland: _____

f. All other acres (swamp, woods, etc.) 6.77 acres

g. Indicate any structures on the property: (If more than one building, indicate the number of buildings):

No. of Buildings one Residence: one house Barn: two barns Tool Shed: one tool shed
 Silo: _____ Grain Storage Facility: _____ Grain Drying Facility: _____
 Poultry House: _____ Milking Parlor: _____ Milk House: _____
 Other: (Indicate) _____

17. To qualify as agricultural land of 5 acres or more but less than 40 acres, the land must produce a minimum average gross annual income of \$200.00 per acre from the sale of agricultural products.

Please provide the average gross annual income per acre of cleared and tillable land during 2 of the last 3 years immediately preceding this application **from the sale of agricultural products (not from rental income)**:

\$ _____ : _____ = \$ _____ (per acre)
total income total acres of tillable land

18. To qualify as a specialty farm, the land must be designated by MDARD, be 15 acres or more in size, and produce a gross annual income from an agricultural use of \$2,000.00 or more. If a specialty farm, indicate average gross annual income during 2 of the last 3 years immediately preceding application from the sale of agricultural products: \$ _____

Please note: specialty farm designation may require an on-the-farm site visit by an MDARD staff person.

19. What is the number of years you wish the agreement to run? (Minimum 10 years, maximum 90 years); 40

V. Signature(s):

20. The undersigned declare that this application, including any accompanying informational material, has been examined by them and to the best of their knowledge and belief is true and correct.

[Signature]
(Signature of Applicant)

(Corporate Name, If Applicable)

[Signature]
(Co-owner, If Applicable)

(Signature of Corporate Officer)

8-27-18
(Date)

(Title)

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR.

RESERVED FOR LOCAL GOVERNMENT USE: CLERK PLEASE COMPLETE SECTIONS I & II

I. Date Application Received: 09/05/2018 (Note: Local Governing Body has 45 days to take action)

Action by Local Governing Body: Jurisdiction: Charter Township of Madison
 County Township City Village

This application is approved, rejected Date of approval or rejection: 09/11/2018

(If rejected, please attach statement from Local Governing Body indicating reason(s) for rejection.)

Clerk's Signature: [Signature]

Property Appraisal: \$ 126,400 is the current fair market value of the real property in this application.

II. Please verify the following:

Upon filing an application, clerk issues receipt to the landowner indicating date received.

Clerk notifies reviewing agencies by forwarding a copy of the application and attachments

If rejected, applicant is notified in writing within 10 days stating reason for rejection and the original application, attachments, etc. are returned to the applicant. Applicant then has 30 days to appeal to State Agency.

If approved, applicant is notified and the original application, all supportive materials/attachments, and letters of review/comment from reviewing agencies (if provided) are sent to:

MDARD-Farmland and Open Space Program, PO Box 30449, Lansing 48909 *mailed By Scharzis*

*Please do not send multiple copies of applications and/or send additional attachments in separate mailings without first contacting the Farmland Preservation office.

<p>Please verify the following regarding Reviewing Agencies (sending a copy to reviewing agencies is required):</p> <p>COPY SENT TO:</p> <p><input checked="" type="checkbox"/> County or Regional Planning Commission</p> <p><input checked="" type="checkbox"/> Conservation District</p> <p><input type="checkbox"/> Township (if county has zoning authority)</p> <p><input type="checkbox"/> City (if land is within 3 miles of city boundary)</p> <p><input type="checkbox"/> Village (if land is within 1 mile of village boundary)</p>	<p>Before forwarding to State Agency, FINAL APPLICATION SHOULD INCLUDE:</p> <p><input type="checkbox"/> Copy of Deed or Land Contract (most recent showing current ownership)</p> <p><input type="checkbox"/> Copy of most recent Tax Bill (must include tax description of property)</p> <p><input type="checkbox"/> Map of Farm</p> <p><input type="checkbox"/> Copy of most recent appraisal record</p> <p><input type="checkbox"/> Copy of letters from review agencies (if available)</p> <p><input type="checkbox"/> Any other applicable documents</p>
---	--

Questions? Please call Farmland Preservation at (517) 284-5663

Map of Farm with Structures and Natural Features:

- A. Show boundary of land cited in application. (Grid below is designed to represent a 5280 ft² (1 mile²) Section)
- B. Show all buildings (house(s), barn(s), etc.); also label roads and other avenues of travel (i.e. utility access, etc.).
- C. Outline and designate the current uses of the property (crops, pasture, forest, swamp, etc.).
- D. Clear copies of map(s) provided by USDA Farm Service Agency are acceptable, but please label any roads visible on map, structures and their use, etc.

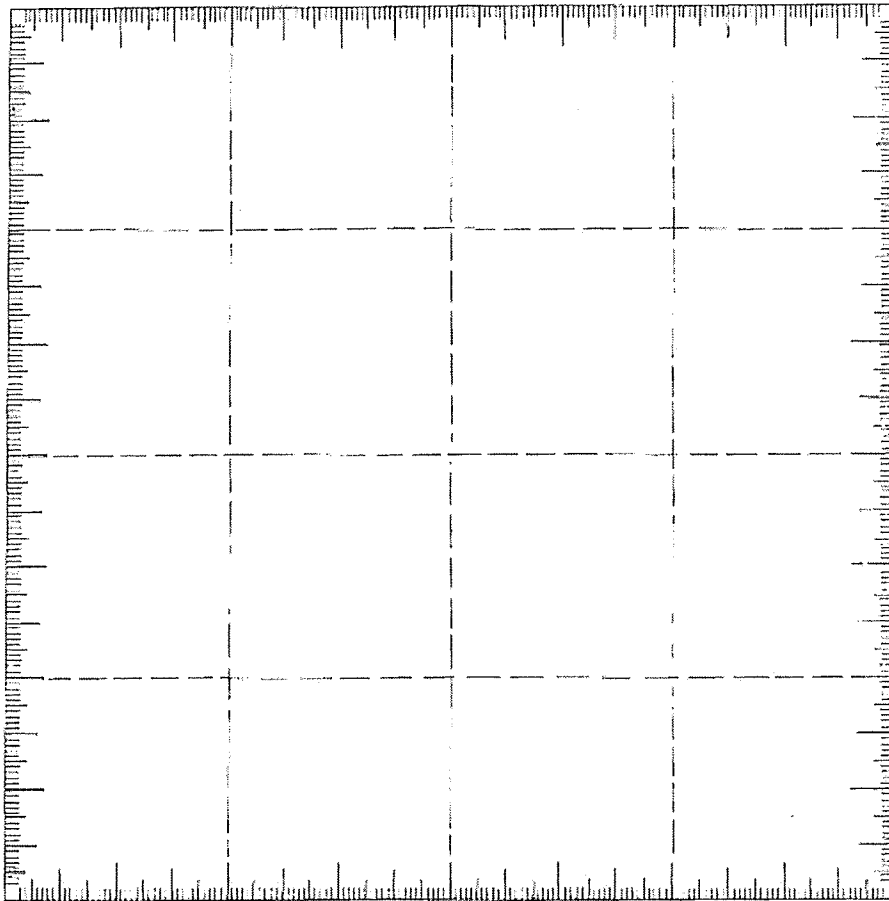
Note: Any residential structures housing persons not directly associated with the farm operation must be excluded from the application. Please indicate if a building falls in this category and provide the appropriate property description for its exclusion. Unless the appropriate description is included, your application cannot be processed.

County Lenoir

Township Madison

T 7 south R 3 east Section 21

↑ North



OFFICIAL TAX STATEMENT
Summer Tax Bill
 LENAWEE COUNTY TREASURER
 MARILYN J WOODS
 301 N MAIN ST OLD COURTHOUSE
 ADRIAN, MI 49221



PLEASE RETURN THIS PORTION WITH PAYMENT THANK YOU.
THIS TAX IS PAYABLE JULY 1, 2018 THRU SEPT. 14, 2018 After 9/14/2018, additional interest and fees apply
2018 Summer Tax for Prop #: MD0-130-4050-00

TAXPAYER NOTE: Are your name & mailing address correct? If not, please make corrections below. Thank You.

Property Addr: 4393 DEMINGS LK RD

To: SCHARER, RYAN T & RACHEL A
 4393 DEMINGS LK RD
 ADRIAN MI 49221

Tax for Prop#: MD0-130-4050-00

Make Check Payable To: Lenawee County Treasurer

TOTAL AMOUNT DUE: 935.80

Please detach along perforation. Keep the bottom portion.

MADISON CHARTER TOWNSHIP 2018 Summer Tax Bill

<p>MESSAGE TO TAXPAYER DEFERMENT FORMS MUST BE FILED AT THE COUNTY TREASURER'S OFFICE BEFORE SEPT. 14. INTEREST OF 1% PER MONTH OR FRACTION OF A MONTH ADDED AFTER SEPT 14. ADDITIONAL 3% PENALTY AFTER FEB 14 THRU FEB 28. IF YOU WOULD LIKE A RECEIPT ENCLOSE A SELF-ADDRESSED-STAMPED ENVELOPE. PHONE NO. 517-264-4554 PARTIAL PAYMENTS ARE ACCEPTED. FOR YOUR CONVENIENCE THERE IS A DROPBOX IN THE PARKING LOT BEHIND THE OLD COURTHOUSE.</p>	<p>PAYMENT INFORMATION This tax is payable 7/1/2018 thru 9/14/2018 Pay by mail to: LENAWEE COUNTY TREASURER MARILYN J WOODS 301 N MAIN ST OLD COURTHOUSE ADRIAN, MI 49221</p>										
<p>PROPERTY INFORMATION Property Assessed To: SCHARER, RYAN T & RACHEL A 4393 DEMINGS LK RD ADRIAN, MI 49221 School: 46130 SAND CREEK Prop #: MD0-130-4050-00 Prop Addr: 4393 DEMINGS LK RD Legal Description: N 1/2 OF X 1/2 OF SE 1/4 SEC 36</p>	<p>TAX DETAIL Taxable Value: 81,276 State Equalized Value: 126,400 Assessed Value: 126,400 Class: 101 P.R.E. %: 100.0000</p> <div style="border: 1px solid black; padding: 5px; margin: 5px 0;"> <p>Taxes are based upon Taxable Value. 1 mill equals \$1.00 per \$1000 of Taxable Value. Amounts with no millage are either Special Assessments or other charges added to this bill.</p> </div> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>DESCRIPTION</th> <th>MILLAGE</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>STATE ED</td> <td>6.00000</td> <td>487.65</td> </tr> <tr> <td>COUNTY OPER</td> <td>5.40000</td> <td>438.89</td> </tr> </tbody> </table>	DESCRIPTION	MILLAGE	AMOUNT	STATE ED	6.00000	487.65	COUNTY OPER	5.40000	438.89	
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PREV. PAYMENTS											
BALANCE DUE	935.80										

REC'D JAN 10 2007

Lenawee Co., MI ROD
Victoria J. Daniels
OFFICIAL SEAL



L-2338 P-360

REC'D JAN 16 2007

LENAAWEE COUNTY TREASURER
TAX CERTIFICATE NO. 107-07

JAN 16 2007

MARSHYN J. WOODS



5084109
Page: 1 of 2
01/16/2007 03:21P
L-2338 P-360

Register of Deeds, Lenawee Co. D.WR 17.00

STATE OF MICHIGAN REAL ESTATE TRANSFER TAX

Lenawee 01/16/2007 93110 \$239.00 -0* \$1635.00 -9* #9353 *

WARRANTY

DEED

This Indenture, Made the 8th day of January A.D. 20 07

Witnesseth, that FRANK C. RILEY, Personal Representative of the Estate of Elwood W. Goll, Deceased, whose address is 107 W. Jefferson St., P.O. Box 50, Blissfield, Michigan 49228, Party

of the first part, for the sum of TWO HUNDRED EIGHTEEN THOUSAND DOLLARS (\$218,000)

to him duly paid by RYAN T. SCHARER and RACHEL A. BOWER, as joint tenants with full rights of survivorship, whose address is 5668 Bailey Highway, Adrian MI 49221

of the second part, do hereby convey and warrant

to said part her of the second part, the following premises situated in the Township of Madison in the County of Lenawee in the State of

Michigan, to-wit:

The West 1/2 of the West 1/2 of the Southeast 1/4 of Section 30 in Town 7 South, Range 3 East.

Commonly known as: 4393 Demings Lake Road, Adrian, MI 49221

The Grantor also grants to the Grantees the right to make all possible divisions under Section 108 of the Land Division Act, Act No. 288 of Public Acts of 1967.

The above-described premises may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

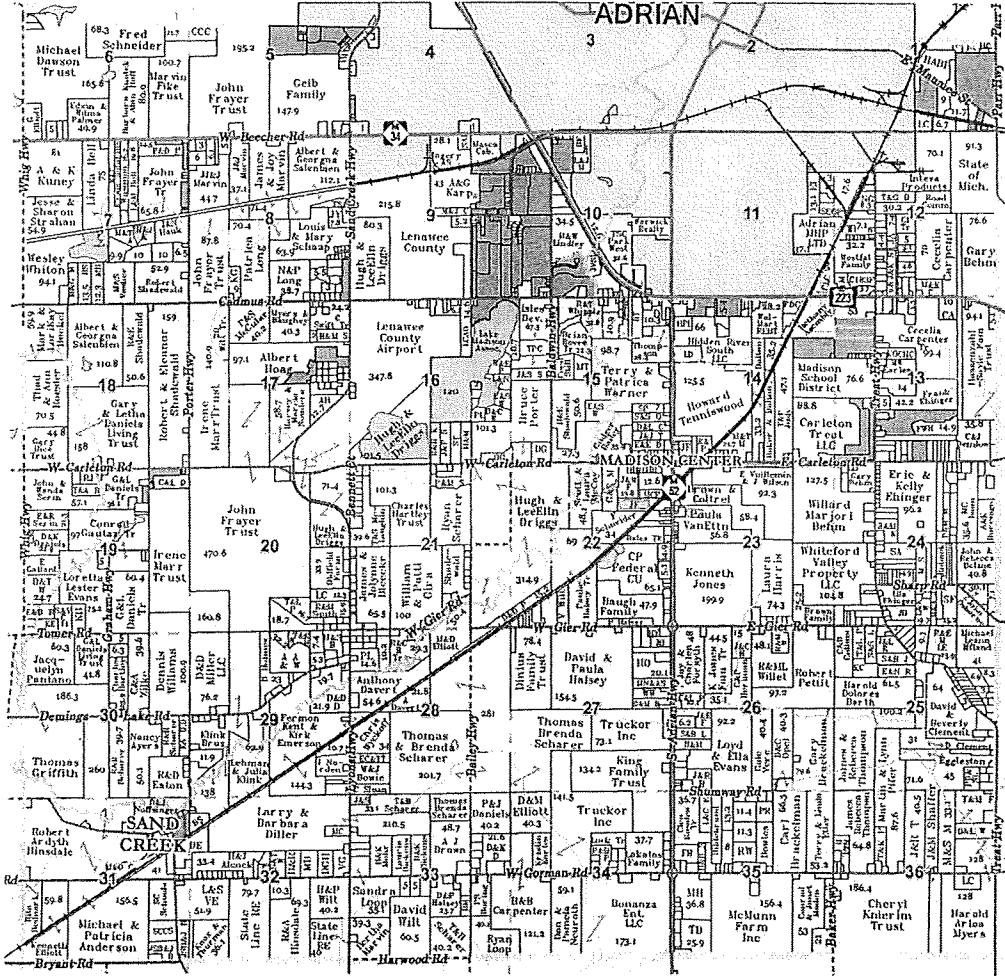
The above land description taken from American Title Company of Lenawee Commitment No. 44167 dated December 15, 2006.

8. Madison Township

T7S - R.3E

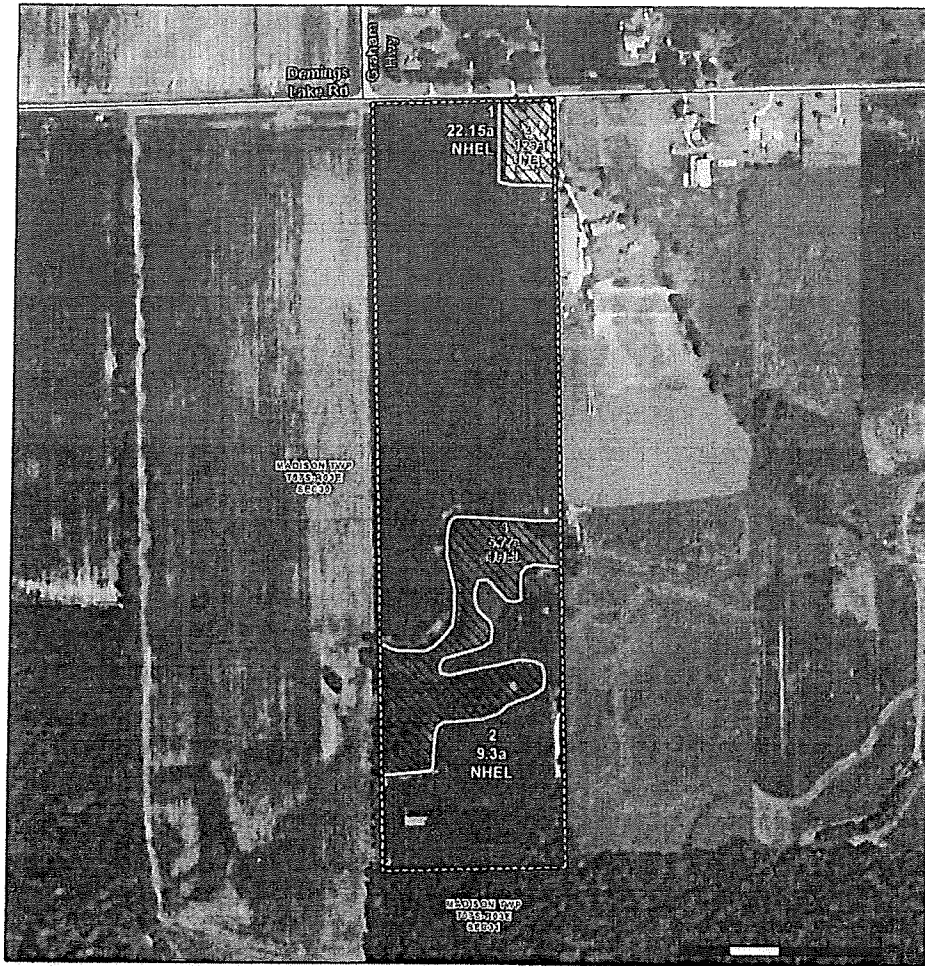
© 2018 Lenawee County Equalizer and Lenawee County, MI, Adrian MI 49221

1 inch = 4,300 feet



Kevin H. Keller
 President & General Agent
 9059 S. Adrian Hwy.
 Jasper, MI 49248
 Office: 517.436.3141
 Toll Free: 855.535.4677
 Fax: 517.436.3152
 kellerinsuranceagency.net
 kellerk@sandcreektco.com

Complete Protection for Your Home, Farm, Business & Family
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- | | |
|-------------------------|--|
| Common Land Unit | Wetland Determination Identifiers |
| Common Land Unit | Restricted Use |
| Non-Cropland | Limited Restrictions |
| Tract Boundary | Exempt from Conservation Compliance Provisions |

This box is applicable ONLY for certification maps. Options only valid if checked.

<input type="checkbox"/> Shares - 100% OP	<input type="checkbox"/> All Crops - NI
<input type="checkbox"/> CORN - YELGR	<input type="checkbox"/> WHEAT - GR (SRW or SWW)
<input type="checkbox"/> SOYS - COMGR	<input type="checkbox"/> ALFALFA - FG or GZ
<input type="checkbox"/> DRY BEANS - DE	<input type="checkbox"/> MIXFG - FG or GZ

2018 Program Year
 CLU Date: March 14, 2018
 2018 NAIP Imagery

Farm 13777
Tract 3544

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data "as is" and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

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Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

PA 116 FARMLAND AGREEMENT | FA #18-27

Applicant(s): Ryan and Rachel Scharer
4393 Demings Lake Road
Adrian, MI 49221

Meeting Date: November 15, 2018

Location: The subject property is located in Section 27 of Madison Twp. (T7S,R3E), on the south side of Gier Road, west of Adrian Highway (see Maps 1a & 1b).

Description: The subject property has an area of approximately 77 acres. The type of agricultural enterprise is not identified, but approximately 65.52 acres are in cultivation. Two barns are located on the property (see Maps 3a & 3b).

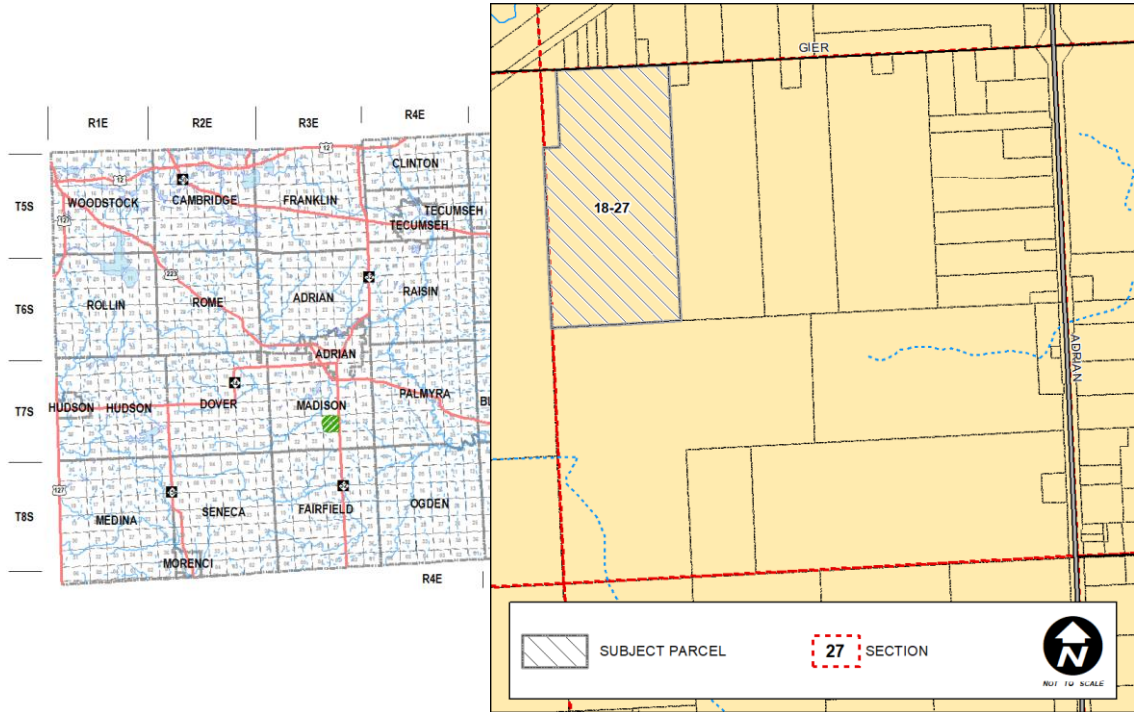
Term: 40 years is the proposed term.

Future Land Use: The *Lenawee County Comprehensive Land Use Plan* places the subject property at the edge of an area recommended for 'Intensive Development' uses, adjacent to a 'Greenway' (see Map 2).

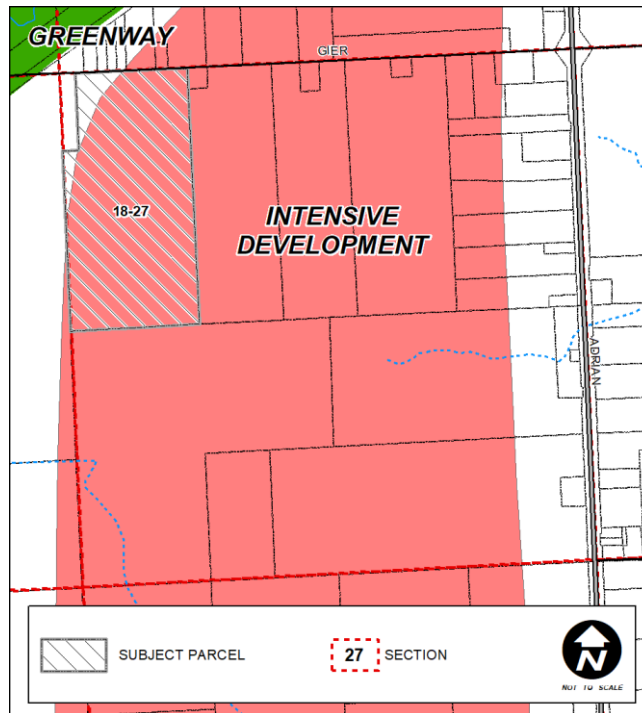
Staff Comments: The application contains various errors/omissions which need to be addressed:

- *Question #15:* '2 or more persons having a joint or common interest in the land' should be checked off.
- *Question #16:* No agricultural enterprise is identified on (a). The acreages listed in (c) through (f) do not exactly equal the total in (b).

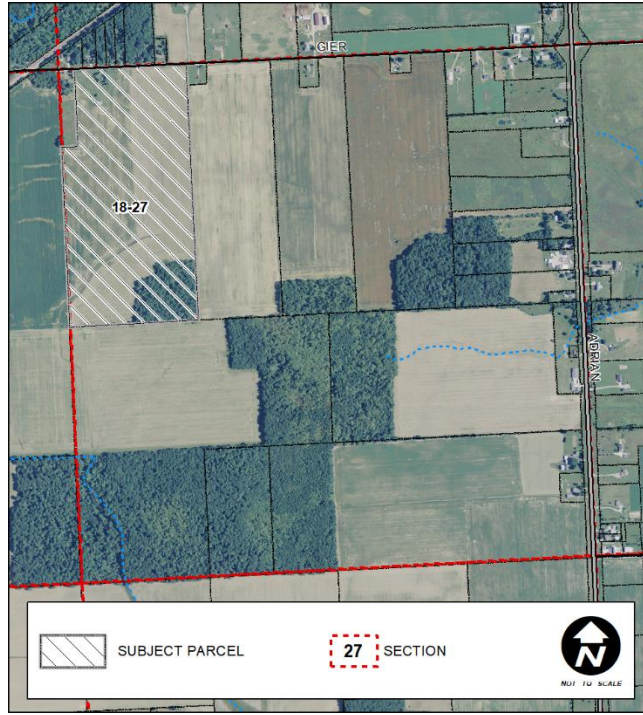
**Maps 1a & 1b
Location Maps**



**Map 2
County Future Land Use Map**



Maps 3a Aerial Photograph



Map 3b Aerial Photograph



2018



FARMLAND AND OPEN SPACE PRESERVATION PROGRAM

Application for Farmland Agreement

Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, more commonly known as PA 116.

Please print or type. Attach additional sheets as needed. Please read the Eligibility and Instructions document before filling out this form.

OFFICIAL USE ONLY
Local Governing Body:
Date Received 09/05/2018
Application No: 2018-03
State:
Date Received SEP 18 2018
Application No: 46 70183
Approved: Rejected

11/40

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR

I. Personal Information:

1. Name(s) of Applicant: Scharer Ryan T
Last First Initial

(If more than two see #15) Scharer Rachel A
Last First Initial
Marital status of all individual men listed on application, if more than one, indicate status after each name:
Married Single

2. Mailing Address: 4393 Demings Lake Rd Adrian MI 49221
Street City State Zip Code

3. Telephone Number: (Area Code) () 517 4363577

4. Alternative Telephone Number (cell, work, etc.): (Area Code) () 517 260 2460

5. E-mail address: redbower16@hotmail.com

77

II. Property Location (Can be taken from the Deed/Land Contract)

6. County: Lenawee 7. Township, City or Village: Madsson

8. Section No. 27 Town No. Range No. Town7south Range 3 East

III. Legal Information:

9. Attach a clear copy of the deed, land contract or memorandum of land contract. (See #14)
10. Attach a clear copy of the most recent tax assessment or tax bill with complete tax description of property.
11. Is there a tax lien against the land described above? Yes No
If "Yes", please explain circumstances:

12. Does the applicant own the mineral rights? Yes No
If owned by the applicant, are the mineral rights leased? Yes No
Indicate who owns or is leasing rights if other than the applicant: mi.

13. Is land cited in the application subject to a lease agreement (other than for mineral rights) permitting a use for something other than agricultural purposes: Yes No If "Yes", indicate to whom, for what purpose and the number of acres involved:

14. Is land being purchased under land contract Yes No: If "Yes", indicate vendor (seller):
Name:
Address:

14a. Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, states that the vendor (seller) must agree to allow the land cited in the application to be enrolled in the program. Please have the land contract sellers sign below. (All sellers must sign).

Land Contract Vendor(s): I, the undersigned, understand and agree to permit the land cited in this application into the Farmland and Open Space Preservation Program.

Date Signature of Land Contract Vendor(s) (Seller)

rev. 12/2015

15. If the applicant is one of the following, please check the appropriate box and complete the following information (if the applicant is not one of the following – please leave blank):

- 2 or more persons having a joint or common interest in the land
- Corporation Limited Liability Company Partnership
- Estate Trust Association

If applicable, list the following: Individual Names if more than 2 Persons; or President, Vice President, Secretary, Treasurer; or Trustee(s); or Members; or Partners; or Estate Representative(s):

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

(Additional names may be attached on a separate sheet.)

IV. Land Eligibility Qualifications: Check one and fill out correct section(s)

This application is for:

- a. 40 acres or more complete only Section 16 (a thru g);
- b. 5 acres or more but less than 40 acres complete only Sections 16 and 17; or
- c. a specialty farm complete only Sections 16 and 18.

16. a. Type of agricultural enterprise (e.g. livestock, cash crops, fruit, etc):

b. Total number of acres on this farm ⁷⁷ _____

c. Total number of acres being applied for (if different than above): _____

d. Acreage in cultivation: 65.52

e. Acreage in cleared, fenced, improved pasture, or harvested grassland: 2.6

f. All other acres (swamp, woods, etc.) ^{8.51} _____

g. Indicate any structures on the property: (If more than one building, indicate the number of buildings):

No. of Buildings _____ Residence: _____ Barn: two barns Tool Shed: _____
 Silo: _____ Grain Storage Facility: _____ Grain Drying Facility: _____
 Poultry House: _____ Milking Parlor: _____ Milk House: _____
 Other: (Indicate) _____

17. To qualify as agricultural land of 5 acres or more but less than 40 acres, the land must produce a minimum average gross annual income of \$200.00 per acre from the sale of agricultural products.

Please provide the average gross annual income per acre of cleared and tillable land during 2 of the last 3 years immediately preceding this application **from the sale of agricultural products (not from rental income):**

\$ _____ : 1 _____ = \$ _____ (per acre)
total income total acres of tillable land

18. To qualify as a specialty farm, the land must be designated by MDARD, be 15 acres or more in size, and produce a gross annual income from an agricultural use of \$2,000.00 or more. If a specialty farm, indicate average gross annual income during 2 of the last 3 years immediately preceding application from the sale of agricultural products: \$ _____

Please note: specialty farm designation may require an on-the-farm site visit by an MDARD staff person.

19. What is the number of years you wish the agreement to run? (Minimum 10 years, maximum 90 years); 40

V. Signature(s):

20. The undersigned declare that this application, including any accompanying informational material, has been examined by them and to the best of their knowledge and belief is true and correct.

[Signature]
(Signature of Applicant)

(Corporate Name, If Applicable)

[Signature]
(Co-owner, If Applicable)

(Signature of Corporate Officer)

8-27-18
(Date)

(Title)

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR.

RESERVED FOR LOCAL GOVERNMENT USE: CLERK PLEASE COMPLETE SECTIONS I & II

I. Date Application Received: 09/05/2018 (Note: Local Governing Body has 45 days to take action)

Action by Local Governing Body: Jurisdiction: Charter Township of Madison
 County Township City Village

This application is approved, rejected Date of approval or rejection: 09/11/2018
(If rejected, please attach statement from Local Governing Body indicating reason(s) for rejection.)

Clerk's Signature: [Signature]

Property Appraisal: \$ 149,300.00 is the current fair market value of the real property in this application.

II. Please verify the following:

Upon filing an application, clerk issues receipt to the landowner indicating date received.

Clerk notifies reviewing agencies by forwarding a copy of the application and attachments

If rejected, applicant is notified in writing within 10 days stating reason for rejection and the original application, attachments, etc. are returned to the applicant. Applicant then has 30 days to appeal to State Agency.

If approved, applicant is notified and the original application, all supportive materials/attachments, and letters of review/comment from reviewing agencies (if provided) are sent to: mailed By Scharek
MDARD-Farmland and Open Space Program, PO Box 30449, Lansing 48909

*Please do not send multiple copies of applications and/or send additional attachments in separate mailings without first contacting the Farmland Preservation office.

<p>Please verify the following regarding Reviewing Agencies (sending a copy to reviewing agencies is required):</p> <p>COPY SENT TO:</p> <p><input checked="" type="checkbox"/> County or Regional Planning Commission</p> <p><input checked="" type="checkbox"/> Conservation District</p> <p><input type="checkbox"/> Township (if county has zoning authority)</p> <p><input type="checkbox"/> City (if land is within 3 miles of city boundary)</p> <p><input type="checkbox"/> Village (if land is within 1 mile of village boundary)</p>	<p>Before forwarding to State Agency, FINAL APPLICATION SHOULD INCLUDE:</p> <p><input checked="" type="checkbox"/> Copy of Deed or Land Contract (most recent showing <u>current ownership</u>)</p> <p><input checked="" type="checkbox"/> Copy of most recent Tax Bill (must include <u>tax description</u> of property)</p> <p><input checked="" type="checkbox"/> Map of Farm</p> <p><input type="checkbox"/> Copy of most recent appraisal record</p> <p><input type="checkbox"/> Copy of letters from review agencies (if available)</p> <p><input type="checkbox"/> Any other applicable documents</p>
---	---

Questions? Please call Farmland Preservation at (517) 284-5663

Map of Farm with Structures and Natural Features:

- A. Show boundary of land cited in application. (Grid below is designed to represent a 5280 ft² (1 mile²) Section)
- B. Show all buildings (house(s), barn(s), etc.); also label roads and other avenues of travel (i.e. utility access, etc.).
- C. Outline and designate the current uses of the property (crops, pasture, forest, swamp, etc.).
- D. Clear copies of map(s) provided by USDA Farm Service Agency are acceptable, but please label any roads visible on map, structures and their use, etc.

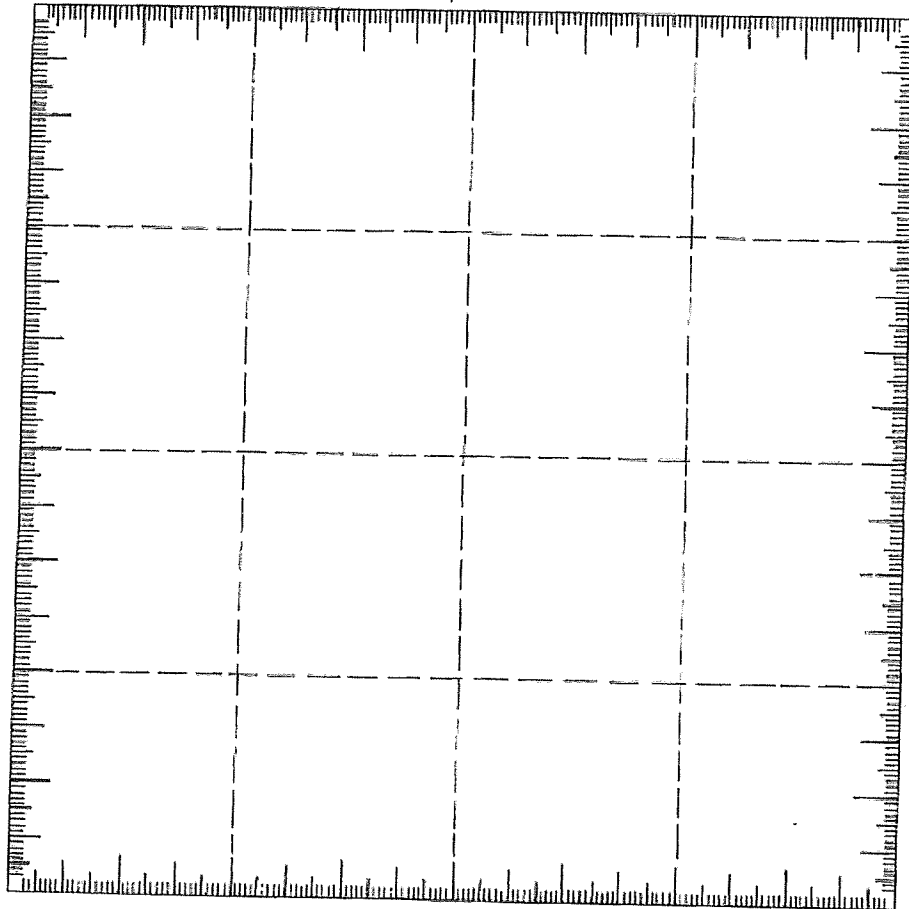
Note: Any residential structures housing persons not directly associated with the farm operation must be excluded from the application. Please indicate if a building falls in this category and provide the appropriate property description for its exclusion. Unless the appropriate description is included, your application cannot be processed.

County Lenawee

Township Madison

T 7 south R 3 east Section 21

↑ North



OFFICIAL TAX STATEMENT
Summer Tax Bill
 LENAWEE COUNTY TREASURER
 MARILYN J WOODS
 301 N MAIN ST OLD COURTHOUSE
 ADRIAN, MI 49221



PLEASE RETURN THIS PORTION WITH PAYMENT THANK YOU.
 THIS TAX IS PAYABLE JULY 1, 2018 THRU SEPT. 14, 2018
 After 9/14/2018, additional interest and fees apply
 2018 Summer Tax for Prop #: MD0-127-1100-00

TAXPAYER NOTE: Are your name & mailing address correct? If not, please make corrections below. Thank you.

Property Addr: 1955 W GIER RD

To: SCHARER, RYAN THOMAS & RACHEL A
 4393 DEMINGS LAKE HWY
 ADRIAN MI 49221

Tax for Prop#: MD0-127-1100-00

Make Check Payable To: Lenawee County Treasurer

TOTAL AMOUNT DUE: 937.85

Please detach along perforation. Keep the bottom portion.

MADISON CHARTER TOWNSHIP 2018 Summer Tax Bill

<p>MESSAGE TO TAXPAYER DEFERMENT FORMS MUST BE FILED AT THE COUNTY TREASURER'S OFFICE BEFORE SEPT. 14. INTEREST OF 1% PER MONTH OR FRACTION OF A MONTH ADDED AFTER SEPT 14. ADDITIONAL 3% PENALTY AFTER FEB 14 THRU FEB 28. IF YOU WOULD LIKE A RECEIPT ENCLOSE A SELF-ADDRESSED-STAMPED ENVELOPE. PHONE NO. 517-264-4554 PARTIAL PAYMENTS ARE ACCEPTED. FOR YOUR CONVENIENCE THERE IS A DROPBOX IN THE PARKING LOT BEHIND THE OLD COURTHOUSE.</p>	<p>PAYMENT INFORMATION This tax is payable 7/1/2018 thru 9/14/2018 Pay by mail to: LENAWEE COUNTY TREASURER MARILYN J WOODS 301 N MAIN ST OLD COURTHOUSE ADRIAN, MI 49221</p>																															
<p>PROPERTY INFORMATION Property Assessed To: SCHARER, RYAN THOMAS & RACHEL A 4393 DEMINGS LAKE HWY ADRIAN, MI 49221 School: 46090 MADISON Prop #: MD0-127-1100-00 Prop Addr: 1955 W GIER RD Legal Description: N 1/2 OF NW 1/4 EX LD REG AT NW COR SEC 27 TOWN TH E 164.19 FT TH S 795.91 FT TH W 164.19 FT TH N 795.91 FT TO POB CONT 3 ACRES SEC 27</p>	<p>TAX DETAIL</p> <table border="0"> <tr> <td>Taxable Value:</td> <td>55,649</td> <td></td> </tr> <tr> <td>State Equalized Value:</td> <td>149,300</td> <td>Class: 101</td> </tr> <tr> <td>Assessed Value:</td> <td>149,300</td> <td></td> </tr> <tr> <td>P.R.E. %:</td> <td>100.0000</td> <td></td> </tr> </table>	Taxable Value:	55,649		State Equalized Value:	149,300	Class: 101	Assessed Value:	149,300		P.R.E. %:	100.0000																				
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State Equalized Value:	149,300	Class: 101																														
Assessed Value:	149,300																															
P.R.E. %:	100.0000																															
<p>OPERATING FISCAL YEARS The taxes on bill will be used for governmental operations for the following fiscal year(s): County: JAN 1 - DEC 31 Twn/Cty: JAN 1 - DEC 31 School: JULY 1 - JUNE 30 State: OCT 1 - SEPT 30 Does NOT affect when the tax is due or its amount</p>	<p>Taxes are based upon Taxable Value. 1 mill equals \$1.00 per \$1000 of Taxable Value. Amounts with no millage are either Special Assessments or other charges added to this bill.</p> <table border="1"> <thead> <tr> <th>DESCRIPTION</th> <th>MILLAGE</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>STATE ED</td> <td>6.00000</td> <td>333.89</td> </tr> <tr> <td>COUNTY OPER</td> <td>5.40000</td> <td>300.50</td> </tr> <tr> <td>LENAWEE INT SCH</td> <td>3.66170</td> <td>203.76</td> </tr> <tr> <td>SCHOOL DEBT</td> <td>0.87500</td> <td>48.69</td> </tr> <tr> <td>SCH SINKING FUND</td> <td>0.75000</td> <td>41.73</td> </tr> <tr> <td>SCHOOL OPER</td> <td>0.00000</td> <td>EXEMPT</td> </tr> </tbody> </table> <p style="text-align: center;">PAID AUG 29 2018 Lenawee County Treasurer's Office</p> <table border="0"> <tr> <td>Total Tax</td> <td>928.57</td> </tr> <tr> <td>Administration Fee</td> <td>9.28</td> </tr> <tr> <td>TOTAL AMOUNT DUE</td> <td>937.85</td> </tr> <tr> <td>PREV. PAYMENTS</td> <td></td> </tr> <tr> <td>BALANCE DUE</td> <td>937.85</td> </tr> </table>	DESCRIPTION	MILLAGE	AMOUNT	STATE ED	6.00000	333.89	COUNTY OPER	5.40000	300.50	LENAWEE INT SCH	3.66170	203.76	SCHOOL DEBT	0.87500	48.69	SCH SINKING FUND	0.75000	41.73	SCHOOL OPER	0.00000	EXEMPT	Total Tax	928.57	Administration Fee	9.28	TOTAL AMOUNT DUE	937.85	PREV. PAYMENTS		BALANCE DUE	937.85
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Exhibit A
Legal Description

Land in the Township of Madison, County of Lenawee, State of Michigan, described as follows:

The West 1/2 of the Northwest 1/4 of Section 27, Town 7 South, Range 3 East; EXCEPTING THEREFROM all that part of the West 1/2 of the Northwest 1/4 of Section 27, Town 7 South, Range 3 East, described as commencing at the Northwest corner of said Section 27, and running thence North 88° 45' 16" East along the North line of Section 27 164.19 feet; thence South 0° 54' 58" East 795.91 feet; thence South 88° 45' 16" West 164.19 feet to the West line of Section 27; thence North 0° 54' 56" West along said line 795.91 feet to the place of beginning.

Commonly known as: 1955 W. Gier Road, Adrian, MI 49221



- Common Land Unit**
- Cropland
 - NonCropland
 - Tract Boundary
 - Section Lines

- Wetland Determination Identifiers**
- Restricted Use
 - Limited Restrictions
 - Exempt from Conservation Compliance Provisions

This box is applicable ONLY for certification maps. Options only valid if checked.

<input type="checkbox"/> Shares - 100% OP	<input type="checkbox"/> All Crops - NI
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<input type="checkbox"/> SOYS - COM/GR	<input type="checkbox"/> ALFALFA - FG or GZ
<input type="checkbox"/> DRY BEANS - DE	<input type="checkbox"/> MIXFG - FG or GZ

2018 Program Year
 Map Created April 12, 2018
 2018 NAIP Imagery*

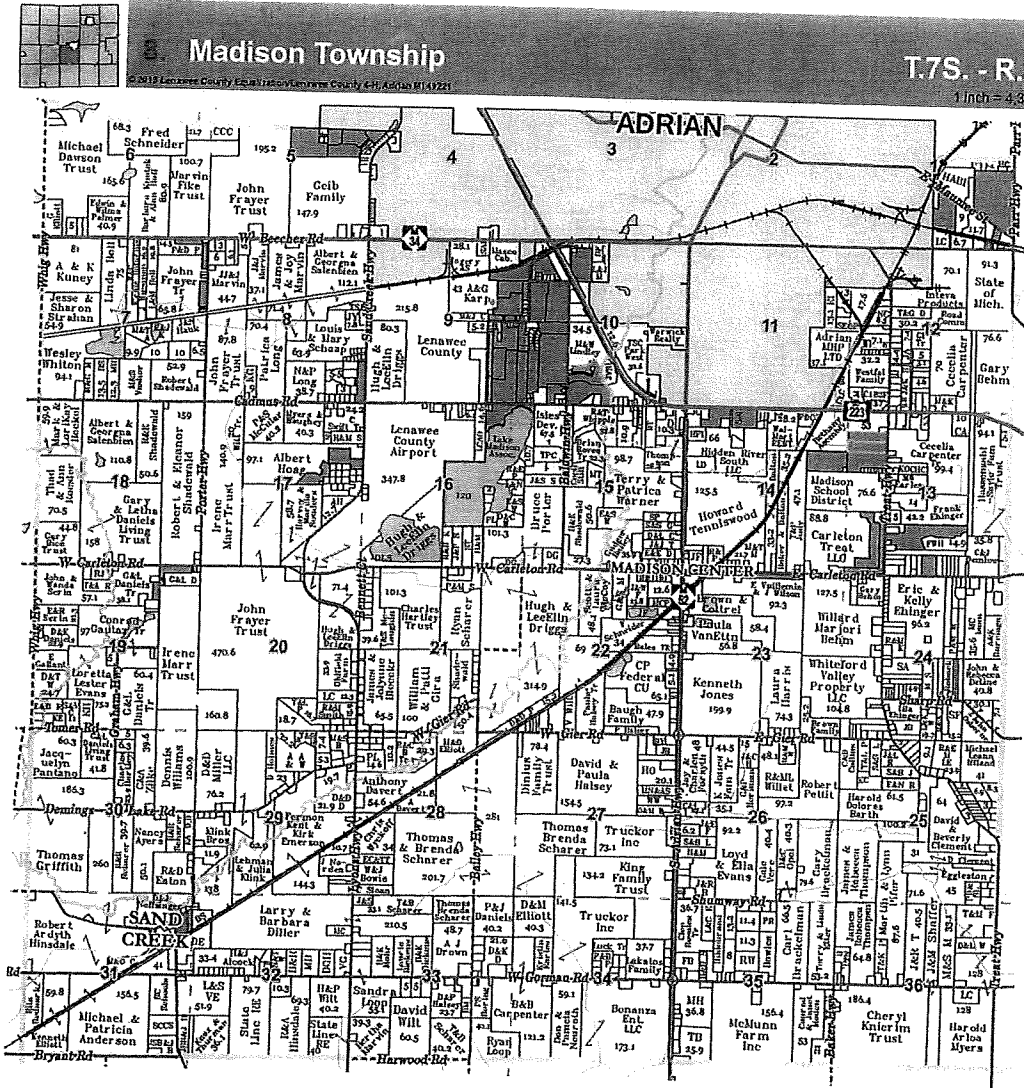
Farm 13347
Tract 15108

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Madison Township

T.7S - R.3E

1 inch = 4,800 feet



Kevin H. Keller
President & General Agent
9059 S. Adion Hwy.
Jasper, MI 49248
Office: 517.436.3141
Toll Free: 855.535.4677
Fax: 517.436.2152
kellerinsuranceagency.net
keller@sandcreekleda.com

Complete Protection for Your Home, Farm, Business & Family
AUTO FARM HOME CROP HAIL COMMERCIAL

01-25-2018

Marilyn J Woods JG
MARILYN J WOODS

STATE OF MICHIGAN - LENAWEE COUNTY
RECORDED 01/25/2018 08:45:53 AM D.W.A
Received 01/25/2018 08:06:18 AM
Carolyn S. Baler, REGISTER OF DEEDS \$30.00



LENAWEE COUNTY
JANUARY 25, 2018
RECEIPT # 831380

STATE OF MICHIGAN
REAL ESTATE
TRANSFER TAX \$412.50- CO
\$2,812.50- 6T
Stamp # 30192

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That The Dinius Family Trust u/a/d January 28, 2010, whose address is 4545 Woerner Road, Manitou Beach, MI 49253 convey(s) and warrant(s) to Ryan Thomas Scharer and Rachel A. Scharer, husband and wife, whose address is 4393 Demings Lake Hwy., Adrian, MI 49221 the following described premises:

Land situated in the Township of Madison, County of Lenawee, State of Michigan, described as follows:

See Exhibit A attached hereto.

Commonly known as: 1955 W. Gler Road
Adrian, MI 49221

Parcel ID: MD0-127-1100-00

This property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors and other associated conditions may be used and are protected by the Michigan Right of Farm Act.

The Grantors herein convey to Grantees all rights of division under Section 108 of the Michigan Land Division Act for the full consideration of Three Hundred Seventy Five Thousand and 00/100 Dollar(s) (\$375,000.00) subject to easements and restrictions of record, if any, and further subject to liens, encumbrances and other matters subsequent to the date of this notice.

Dated this 18th day of January, 2018.

SIGNED AND SEALED:

The Dinius Family Trust u/a/d January 28, 2010

BY: *Harold C. Dinius*
Harold C. Dinius, Trustee

BY: *Margaret J. Dinius*
Margaret J. Dinius, Trustee

STATE OF Michigan]
] ss
COUNTY OF Lenawee]

On this 18th day of January, 2018, before me personally appeared Harold C. Dinius and Margaret J. Dinius, trustees of the Dinius Family Trust u/a/d January 28, 2010, to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged that he/she/they executed the same as his/her/their free act and deed.

Beth A. Fetzer
Notary Public, Beth A. Fetzer
Lenawee County, Michigan
My Commission Expires: 12/21/2020

BETH A. FETZER
Notary Public, Lenawee Co., MI
Acting in Lenawee Co., MI
My Comm. Expires Dec. 21, 2020

Prepared by:
Harold C. Dinius
4545 Woerner Road
Manitou Beach, MI 49253

Assisted by:
American Title Agency of Lenawee
142 N Winter Street
Adrian, MI 49221-2043
File #: AT-1086

When recorded mail to:
Ryan Thomas Scharer and Rachel A. Scharer,
and wife
4393 Demings Lake Hwy.
Adrian, MI 49221

Exhibit A
Legal Description

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Commonly known as: 1955 W. Gier Road, Adrian, MI 49221

This page is intentionally blank.



Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)

120 W. Michigan Avenue • Jackson, MI 49201

Phone (517) 788-4426 • Fax (517) 788-4635

PA 116 FARMLAND AGREEMENT | FA #18-28

Applicant(s): Ryan and Rachel Scharer
4393 Demings Lake Road
Adrian, MI 49221

Meeting Date: November 15, 2018

Location: The subject property is located in Section 30 of Madison Twp. (T7S,R3E), on the south side of Demings Lake Road, west of Sand Lake Highway (see Maps 1a & 1b).

Description: The subject property has an area of approximately 17.3 acres. The type of agricultural enterprise is not identified, but approximately 16.86 acres are in cultivation. The average gross annual income per acre is \$736, exceeding the \$200/acre MDARD minimum. No buildings are located on the property (see Maps 3a & 3b).

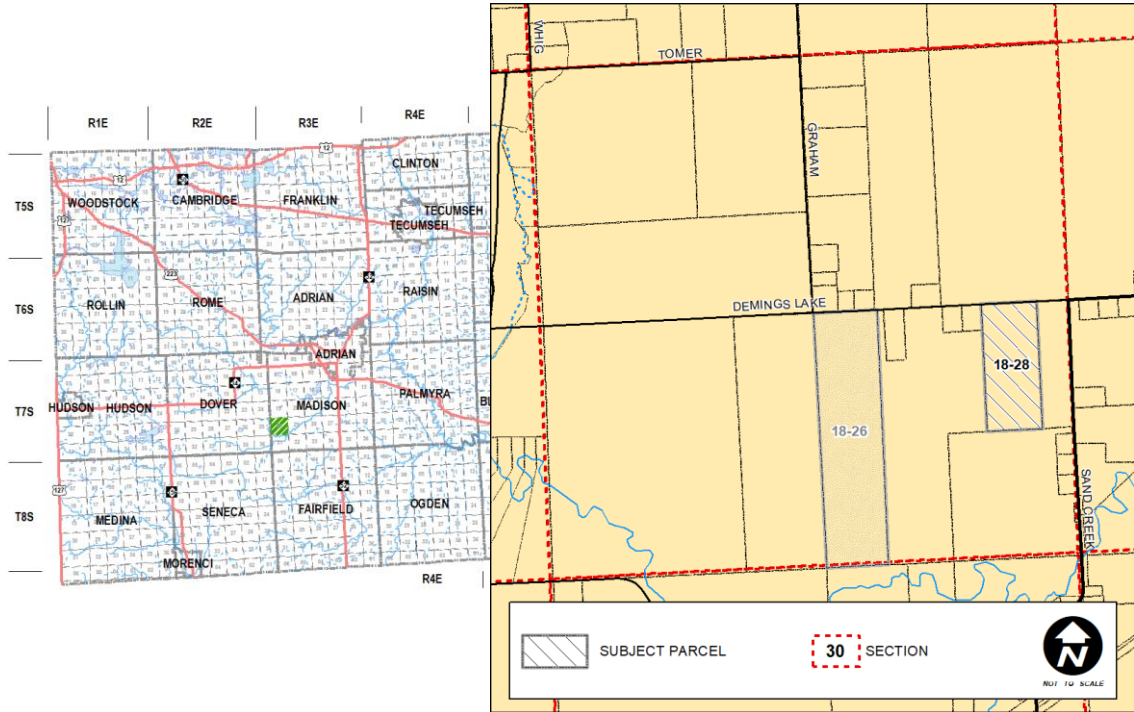
Term: 40 years is the proposed term.

Future Land Use: The *Lenawee County Comprehensive Land Use Plan* places the subject property in areas recommended for 'Low Intensity Development' and 'Greenway' uses (see Map 2).

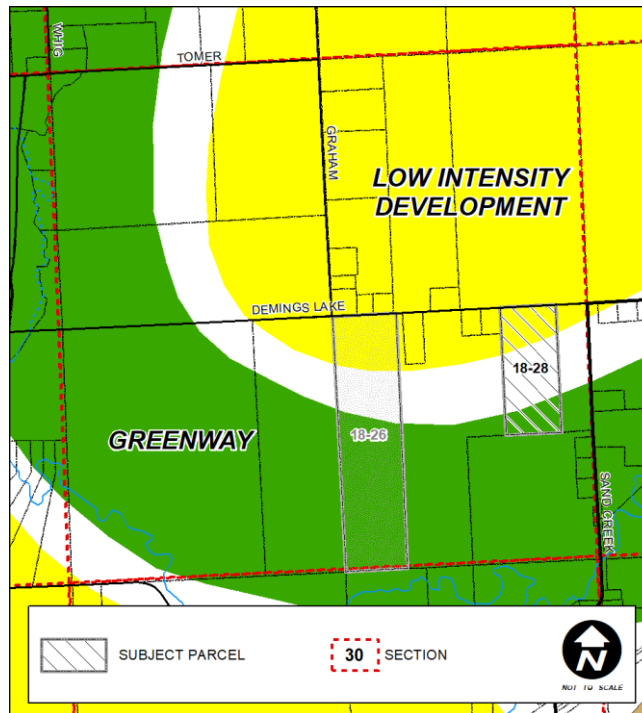
Staff Comments: The application contains various errors/omissions which need to be addressed:

- *Question #15:* '2 or more persons having a joint or common interest in the land' should be checked off.
- *Question #16:* No agricultural enterprise is identified on (a). The acreages listed in (c) through (f) do not exactly equal the total in (b).

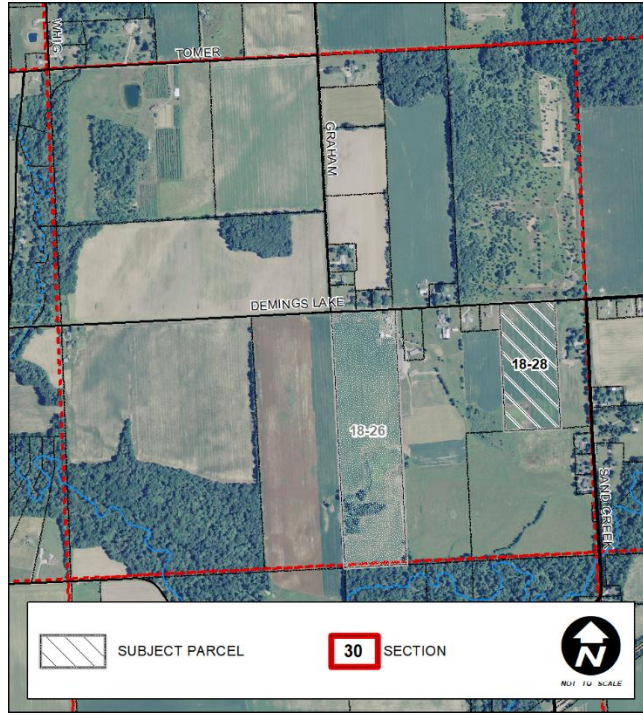
Maps 1a & 1b Location Maps



Map 2 County Future Land Use Map



Maps 3a Aerial Photograph



Map 3b Aerial Photograph





FARMLAND AND OPEN SPACE PRESERVATION PROGRAM

Application for Farmland Agreement

Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, more commonly known as PA 116.

Please print or type. Attach additional sheets as needed. Please read the Eligibility and Instructions document before filling out this form.

OFFICIAL USE ONLY
Local Governing Body:
Date Received: 09/05/2018
Application No: 2018-04
State:
Date Received: SEP 18 2018
Application No: 46-70185
Approved: Rejected

1/40

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR

I. Personal Information:

1. Name(s) of Applicant: Scharer Ryan T
Last First Initial

(If more than two see #15) Scharer Rachel A
Last First Initial

Marital status of all individual men listed on application, if more than one, indicate status after each name:
Married Single

2. Mailing Address: 4393 Demings Lake Rd Adrian MI 49221
Street City State Zip Code

3. Telephone Number: (Area Code) () 517 4363577

4. Alternative Telephone Number (cell, work, etc.): (Area Code) () 517 260 2460

5. E-mail address: redbower16@hotmail.com

173

II. Property Location (Can be taken from the Deed/Land Contract)

6. County: Lenawee 7. Township, City or Village: Madsson

8. Section No. 30 Town No. Range No. T 7south R 3 East

III. Legal Information:

9. Attach a clear copy of the deed, land contract or memorandum of land contract. (See #14)

10. Attach a clear copy of the most recent tax assessment or tax bill with complete tax description of property.

11. Is there a tax lien against the land described above? Yes No

If "Yes", please explain circumstances:

12. Does the applicant own the mineral rights? Yes No

If owned by the applicant, are the mineral rights leased? Yes No

Indicate who owns or is leasing rights if other than the applicant:

Name the types of mineral(s) involved:

13. Is land cited in the application subject to a lease agreement (other than for mineral rights) permitting a use for something other than agricultural purposes? Yes No If "Yes", indicate to whom, for what purpose and the number of acres involved:

14. Is land being purchased under land contract? Yes No: If "Yes", indicate vendor (sellers):

Name:

Address: Street City State Zip Code

14a. Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, states that the vendor (sellers) must agree to allow the land cited in the application to be enrolled in the program. Please have the land contract sellers sign below. (All sellers must sign).

Land Contract Vendor(s): I, the undersigned, understand and agree to permit the land cited in this application into the Farmland and Open Space Preservation Program.

Date

Signature of Land Contract Vendor(s) (Seller)

rev. 12/2015

15. If the applicant is one of the following, please check the appropriate box and complete the following information (if the applicant is not one of the following – please leave blank):

- 2 or more persons having a joint or common interest in the land
- Corporation Limited Liability Company Partnership
- Estate Trust Association

If applicable, list the following: Individual Names if more than 2 Persons; or President, Vice President, Secretary, Treasurer; or Trustee(s); or Members; or Partners; or Estate Representative(s):

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

(Additional names may be attached on a separate sheet.)

IV. Land Eligibility Qualifications: Check one and fill out correct section(s)

This application is for:

- a. 40 acres or more → complete only Section 16 (a thru g);
- b. 5 acres or more but less than 40 acres → complete only Sections 16 and 17; or
- c. a specialty farm → complete only Sections 16 and 18.

16. a. Type of agricultural enterprise (e.g. livestock, cash crops, fruit, etc):

b. Total number of acres on this farm 17.3

c. Total number of acres being applied for (if different than above): _____

d. Acreage in cultivation: 16.86 Acres

e. Acreage in cleared, fenced, improved pasture, or harvested grassland: none

f. All other acres (swamp, woods, etc.) none

g. Indicate any structures on the property: (If more than one building, indicate the number of buildings):

No. of Buildings _____ Residence: _____ Barn: _____ Tool Shed: _____

Silo: _____ Grain Storage Facility: _____ Grain Drying Facility: _____

Poultry House: _____ Milking Parlor: _____ Milk House: _____

Other: (Indicate) _____

17. To qualify as agricultural land of 5 acres or more but less than 40 acres, the land must produce a minimum average gross annual income of \$200.00 per acre from the sale of agricultural products.

Please provide the average gross annual income per acre of cleared and tillable land during 2 of the last 3 years immediately preceding this application from the sale of agricultural products (not from rental income):

\$ 11776 : 16 = \$ 736 (per acre)
total income total acres of tillable land

18. To qualify as a specialty farm, the land must be designated by MDARD, be 15 acres or more in size, and produce a gross annual income from an agricultural use of \$2,000.00 or more. If a specialty farm, indicate average gross annual income during 2 of the last 3 years immediately preceding application from the sale of agricultural products: \$ _____

Please note: specialty farm designation may require an on-the-farm site visit by an MDARD staff person.

application # 46-70185

19. What is the number of years you wish the agreement to run? (Minimum 10 years, maximum 90 years); 40

V. Signature(s):

20. The undersigned declare that this application, including any accompanying informational material, has been examined by them and to the best of their knowledge and belief is true and correct.

[Signature]
(Signature of Applicant)

(Corporate Name, If Applicable)

[Signature]
(Co-owner, If Applicable)

(Signature of Corporate Officer)

8-27-18
(Date)

(Title)

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR.

RESERVED FOR LOCAL GOVERNMENT USE: CLERK PLEASE COMPLETE SECTIONS I & II

I. Date Application Received: 09/05/2018 (Note: Local Governing Body has 45 days to take action)

Action by Local Governing Body: Jurisdiction: Charter Township of Madison
 County Township City Village

This application is approved, rejected Date of approval or rejection: 09/11/2018
(If rejected, please attach statement from Local Governing Body indicating reason(s) for rejection.)

Clerk's Signature: _____
Property Appraisal: \$ 33,300.00 is the current fair market value of the real property in this application.

II. Please verify the following:

- Upon filing an application, clerk issues receipt to the landowner indicating date received.
- Clerk notifies reviewing agencies by forwarding a copy of the application and attachments

If rejected, applicant is notified in writing within 10 days stating reason for rejection and the original application, attachments, etc. are returned to the applicant. Applicant then has 30 days to appeal to State Agency.

If approved, applicant is notified and the original application, all supportive materials/attachments, and letters of review/comment from reviewing agencies (if provided) are sent to: mailed by Scharee
MDARD-Farmland and Open Space Program, PO Box 30449, Lansing 48909

*Please do not send multiple copies of applications and/or send additional attachments in separate mailings without first contacting the Farmland Preservation office.

<p>Please verify the following regarding Reviewing Agencies (sending a copy to reviewing agencies is required):</p> <p>COPY SENT TO:</p> <p><input checked="" type="checkbox"/> County or Regional Planning Commission</p> <p><input checked="" type="checkbox"/> Conservation District</p> <p><input type="checkbox"/> Township (if county has zoning authority)</p> <p><input type="checkbox"/> City (if land is within 3 miles of city boundary)</p> <p><input type="checkbox"/> Village (if land is within 1 mile of village boundary)</p>	<p>Before forwarding to State Agency, FINAL APPLICATION SHOULD INCLUDE:</p> <p><input checked="" type="checkbox"/> Copy of Deed or Land Contract (most recent showing current ownership)</p> <p><input checked="" type="checkbox"/> Copy of most recent Tax Bill (must include tax description of property)</p> <p><input checked="" type="checkbox"/> Map of Farm</p> <p><input type="checkbox"/> Copy of most recent appraisal record</p> <p><input type="checkbox"/> Copy of letters from review agencies (if available)</p> <p><input type="checkbox"/> Any other applicable documents</p>
---	--

Questions? Please call Farmland Preservation at (517) 284-5663

Map of Farm with Structures and Natural Features:

- A. Show boundary of land cited in application. (Grid below is designed to represent a 5280 ft² (1 mile²) Section)
- B. Show all buildings (house(s), barn(s), etc.); also label roads and other avenues of travel (i.e. utility access, etc.).
- C. Outline and designate the current uses of the property (crops, pasture, forest, swamp, etc.).
- D. Clear copies of map(s) provided by USDA Farm Service Agency are acceptable, but please label any roads visible on map, structures and their use, etc.

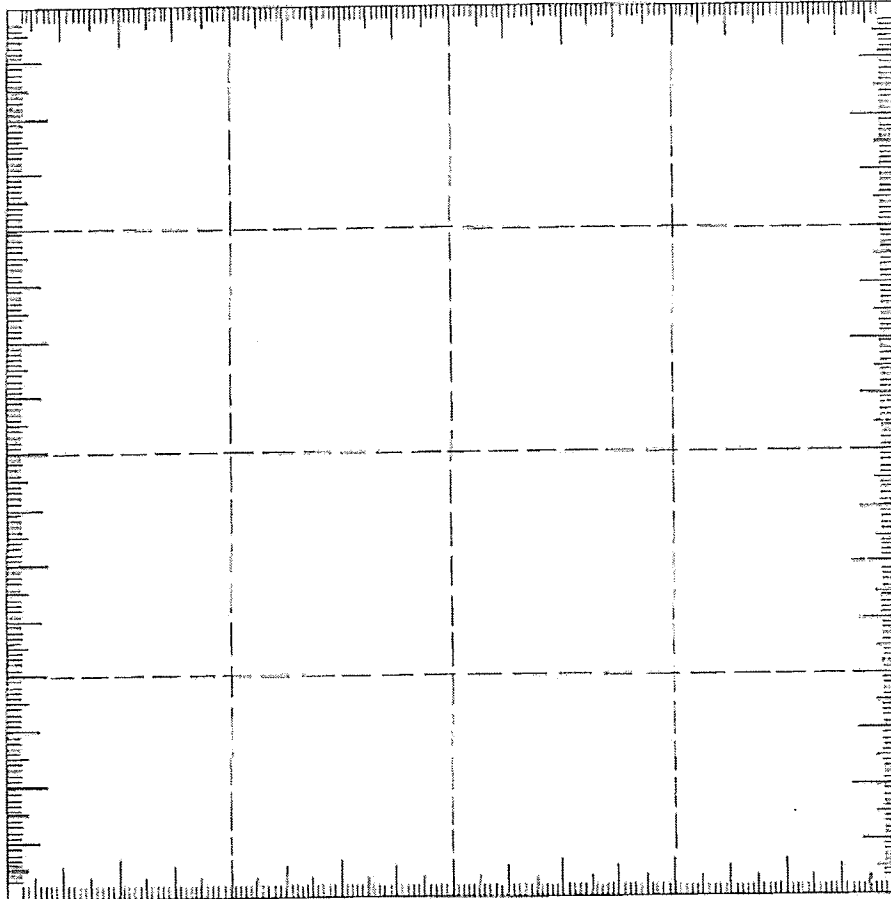
Note: Any residential structures housing persons not directly associated with the farm operation must be excluded from the application. Please indicate if a building falls in this category and provide the appropriate property description for its exclusion. Unless the appropriate description is included, your application cannot be processed.

County Lenawee

Township Madison

T 7 south R 3 east Section 21

↑ North



OFFICIAL TAX STATEMENT
Summer Tax Bill
 LENAWEE COUNTY TREASURER
 MARILYN J WOODS
 301 N MAIN ST OLD COURTHOUSE
 ADRIAN, MI 49221



PLEASE RETURN THIS PORTION WITH PAYMENT THANK YOU.
THIS TAX IS PAYABLE JULY 1, 2018 THRU SEPT. 14, 2018 After 9/14/2018, additional interest and fees apply
2018 Summer Tax for Prop #: MDO-130-4325-00

TAXPAYER NOTE: Are your name & mailing address correct? If not, please make corrections below. Thank You.

Property Addr: 4000 DEMINGS LAKE HWY

To: SCHARER, RYAN & RACHEL
 4393 DEMINGS LAKE RD
 ADRIAN MI 49221

Tax for Prop#: MDO-130-4325-00

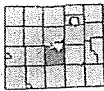
Make Check Payable To: Lenawee County Treasurer

TOTAL AMOUNT DUE: 368.63

Please detach along perforation. Keep the bottom portion.

MADISON CHARTER TOWNSHIP 2018 Summer Tax Bill

<p>MESSAGE TO TAXPAYER DEFERMENT FORMS MUST BE FILED AT THE COUNTY TREASURER'S OFFICE BEFORE SEPT. 14. INTEREST OF 1% PER MONTH OR FRACTION OF A MONTH ADDED AFTER SEPT 14. ADDITIONAL 3% PENALTY AFTER FEB 14 THRU FEB 28. IF YOU WOULD LIKE A RECEIPT ENCLOSE A SELF-ADDRESSED-STAMPED ENVELOPE. PHONE NO. 517-264-4554 PARTIAL PAYMENTS ARE ACCEPTED. FOR YOUR CONVENIENCE THERE IS A DROPBOX IN THE PARKING LOT BEHIND THE OLD COURTHOUSE.</p>	<p>PAYMENT INFORMATION This tax is payable 7/1/2018 thru 9/14/2018 Pay by mail to: LENAWEE COUNTY TREASURER MARILYN J WOODS 301 N MAIN ST OLD COURTHOUSE ADRIAN, MI 49221</p>										
<p>PROPERTY INFORMATION Property Assessed To: SCHARER, RYAN & RACHEL 4393 DEMINGS LAKE RD ADRIAN, MI 49221 School: 46130 SAND CREEK Prop #: MDO-130-4325-00 Prop Addr: 4000 DEMINGS LAKE HWY</p>	<p>TAX DETAIL Taxable Value: 32,017 State Equalized Value: 33,300 Assessed Value: 33,300 Class: 101 P.R.E. %: 100.0000</p>										
<p>Legal Description: LG DES AS BEG ON THE N LI OF THE SE1/4 OF SEC 30 T3S R3E 130 FT N90°00'05"W FROM THE E1/4 COR OF SD SEC 18 S00°05'40"W (REC AS S00°05'10"W) 1320 FT TH N90°00'00"W 577.50 FT TH N00°05'40"E 1320 FT TO THE SD N LI OF THE SE1/4 OF SD SEC 18 S90°00'00"E 577.50 FT TO THE PGB (SURVEY 17.5 AC) SPLIT ON 06/07/2012 FROM MDO-130-4350-00</p>	<p>Taxes are based upon Taxable Value. 1 mill equals \$1.00 per \$1000 of Taxable Value. Amounts with no millage are either Special Assessments or other charges added to this bill.</p> <table border="1"> <thead> <tr> <th>DESCRIPTION</th> <th>MILLAGE</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>STATE ED</td> <td>6.00000</td> <td>192.10</td> </tr> <tr> <td>COUNTY OPER</td> <td>5.40000</td> <td>172.89</td> </tr> </tbody> </table>	DESCRIPTION	MILLAGE	AMOUNT	STATE ED	6.00000	192.10	COUNTY OPER	5.40000	172.89	
DESCRIPTION	MILLAGE	AMOUNT									
STATE ED	6.00000	192.10									
COUNTY OPER	5.40000	172.89									
<p>*BALANCE OF DESCRIPTION ON FILE*</p>	<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>PAID</p> <p>AUG 29 2018</p> <p>Lenawee County Treasurer's Office</p> </div>										
<p>OPERATING FISCAL YEARS The taxes on bill will be used for governmental operations for the following fiscal year(s): County: JAN 1 - DEC 31 Twn/Cty: JAN 1 - DEC 31 School: JULY 1 - JUNE 30 State: OCT 1 - SEPT 30</p>	<table> <tr> <td>Total Tax</td> <td>364.99</td> </tr> <tr> <td>Administration Fee</td> <td>3.64</td> </tr> <tr> <td>TOTAL AMOUNT DUE</td> <td>368.63</td> </tr> <tr> <td>PREV. PAYMENTS</td> <td></td> </tr> <tr> <td>BALANCE DUE</td> <td>368.63</td> </tr> </table>	Total Tax	364.99	Administration Fee	3.64	TOTAL AMOUNT DUE	368.63	PREV. PAYMENTS		BALANCE DUE	368.63
Total Tax	364.99										
Administration Fee	3.64										
TOTAL AMOUNT DUE	368.63										
PREV. PAYMENTS											
BALANCE DUE	368.63										
<p>Does NOT affect when the tax is due or its amount</p>											

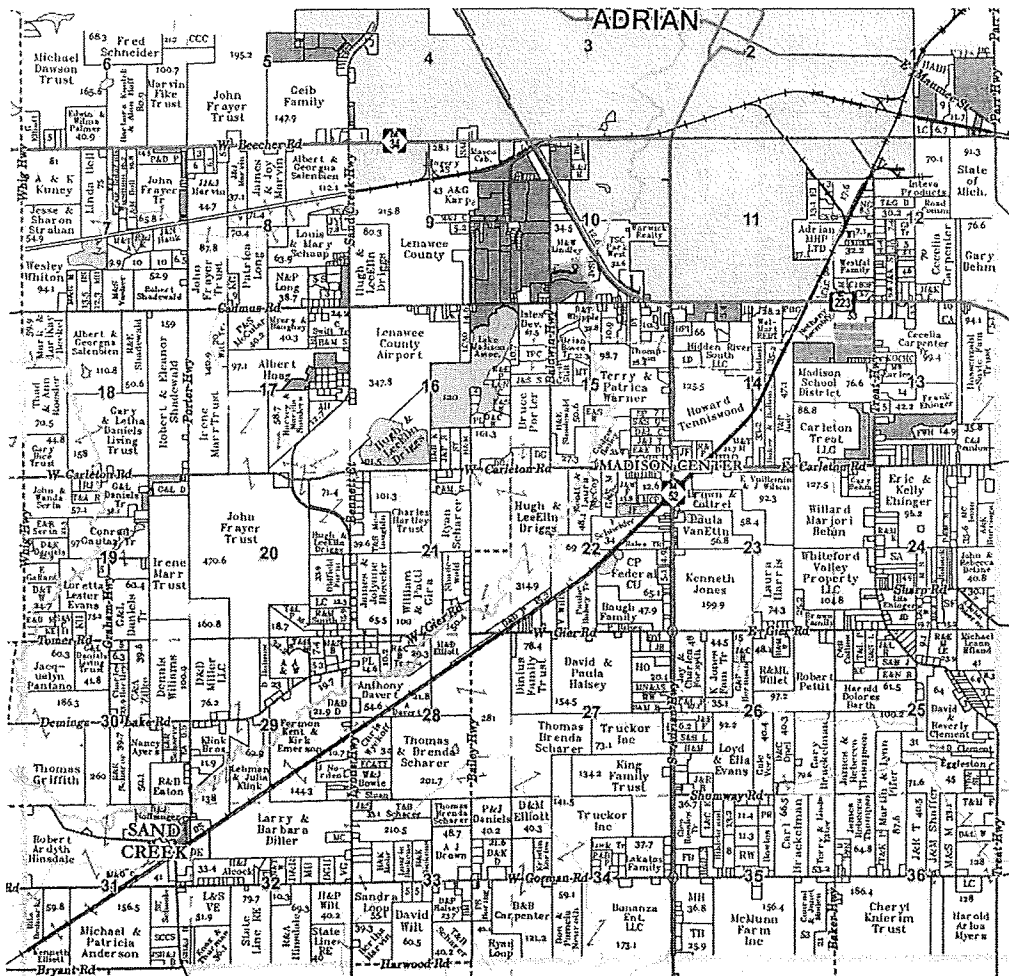


Madison Township

T.7S. - R.3E.

© 2018 Lenawee County Equalization/Lenawee County GIS, Adrian MI 49221

1 inch = 4,300 feet



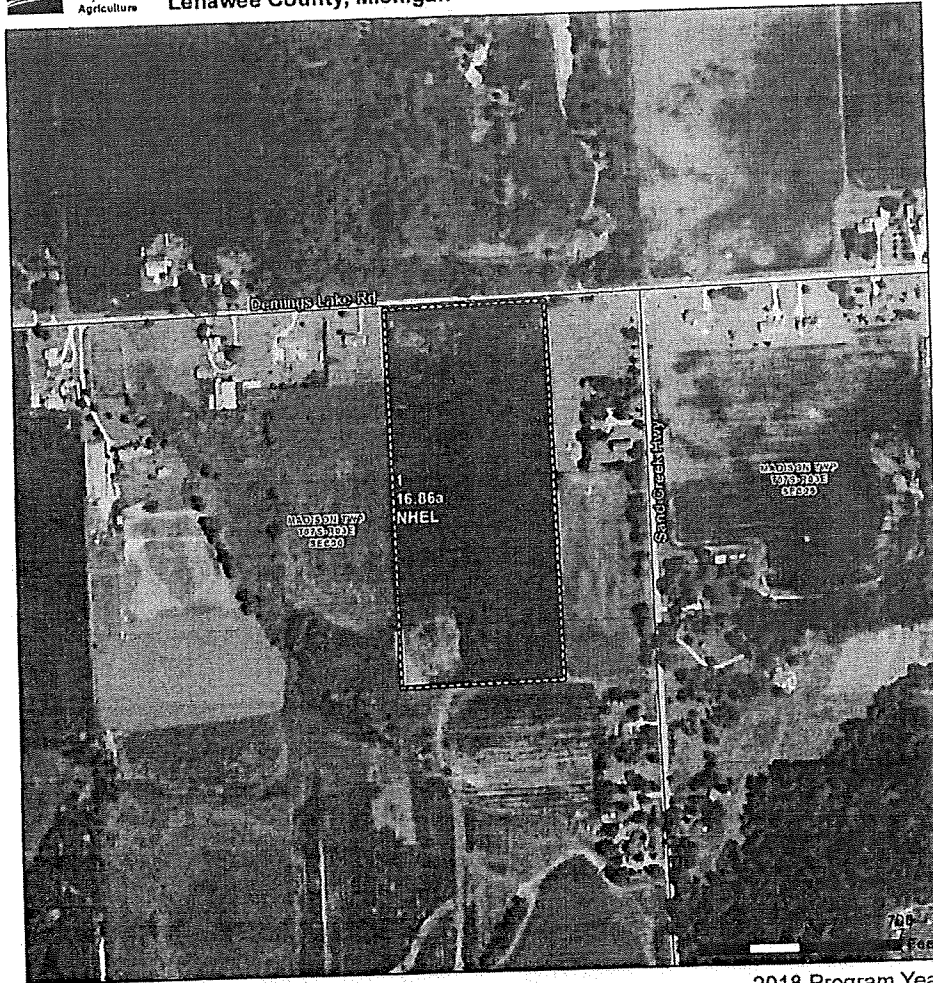
LEWIS & CLARK, INC.

KELLER
INSURANCE AGENCY
Family Owned Since 1952

Kevin H. Keller
President & General Agent
9059 S. Adrian Hwy.
Jasper, MI 49248
Office: 517.436.3141
Toll Free: 855.535.4677
Fax: 517.436.3152
kellerinsuranceagency.net
keller@sondreektelco.com

Complete Protection for Your Home, Farm, Business & Family
AUTO · FARM · HOME · CROP · HAIL · COMMERCIAL

16



- Common Land Unit**
- Common Land Unit
 - Non-Cropland
 - Tract Boundary

- Wetland Determination Identifiers**
- Restricted Use
 - Limited Restrictions
 - Exempt from Conservation Compliance Provisions

This box is applicable **ONLY** for certification maps. Options only valid if checked.

<input type="checkbox"/> Shares - 100% OP	<input type="checkbox"/> All Crops - NI
<input type="checkbox"/> CORN - YELGR	<input type="checkbox"/> WHEAT - GR (SRW or SWW)
<input type="checkbox"/> SOYS - COMGR	<input type="checkbox"/> ALFALFA - FG or GZ
<input type="checkbox"/> DRY BEANS - DE	<input type="checkbox"/> MIXFG - FG or GZ

2018 Program Year
 CLU Date: March 14, 2018
 2016 NAIP Imagery

Farm 12196
Tract 11398

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) imagery. The producer accepts the data as is and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).

8:00 PM 207 SEP 7 '12 LENAWEE

LIBER 2462 PAGE 0063 1 of 1



STATE OF MICHIGAN - LENAWEE COUNTY
 RECORDED 09/07/2012 04:12:17 PM D.W.A
 Carolyn S. Bator, REGISTER OF DEEDS \$14.00

LENAWEE COUNTY TREASURER
 TAX CERTIFICATE NO. 1649

SEP - 7 2012

LENAWEE COUNTY RECEIPT # 812763
 STATE OF MICHIGAN REAL ESTATE TRANSFER TAX Stamp # 18933
 SEPTEMBER 07, 2012 \$68.20- GO \$405.00- ST

MATTHEW J. WOODS

WARRANTY DEED

The GRANTOR(S), **ERNEST AYERS, an unmarried man**, whose address is 5568 Sand Creek Hwy., Sand Creek, MI 49279, convey(s) and warrant(s) to **RYAN SCHARER and RACHEL SCHARER, husband and wife**, whose address is 4393 Demings Lake Rd., Adrian, MI 49221, the following described premises situated in the Township of Madison, County of Lenawee, State of Michigan:

ALL THAT PART OF THE SOUTHEAST ¼ OF SECTION 30, TOWN 7 SOUTH, RANGE 3 EAST, DESCRIBED AS BEGINNING ON THE NORTH LINE OF THE SOUTHEAST ¼ OF SECTION 30, AFORESAID, 330.00 FEET NORTH 90° 00' 00" WEST FROM THE EAST ¼ CORNER OF SAID SECTION 30; THENCE SOUTH 00° 05' 40" WEST (RECORDED AS SOUTH 00° 05' 10" WEST) 1320.00 FEET; THENCE NORTH 90° 00' 00" WEST 577.50 FEET; THENCE NORTH 00° 05' 40" EAST 1320.00 FEET TO THE SAID NORTH LINE OF THE SOUTHEAST ¼ OF SECTION 30; THENCE SOUTH 90° 00' 00" EAST 577.50 FEET TO THE POINT OF BEGINNING.

(Source of Legal Description: American Title Company of Lenawee, File No. 53556, dated August 27, 2012)

for the sum of **SIXTY-TWO THOUSAND (\$62,000) DOLLARS**, subject to easements, building and use restrictions, all oil, gas, and mineral rights and other encumbrances of record.

The Grantor(s) also grant(s) to the Grantee(s) the right to make all () division(s) under Section 108 of the Land Division Act, Act No. 288 of Public Acts of 1967. The Grantor(s) acknowledge the drafter of this deed made no inquiry as to the allowable number of lot divisions and waive any claim against drafter related to the number of allowable divisions.

The above-described premises may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

Dated this 7th day of September, 2012.

Signed by:

Ernest Ayers

STATE OF MICHIGAN)
)
 SS.
)
 COUNTY OF LENAWEE)

The foregoing instrument was acknowledged before me on this 7th day of September, 2012 by Ernest Ayers.

LaCinda S. Brock, Notary Public
 Lenawee County, Michigan
 My Commission Expires: 04-29-2014
 Acting in the County of Lenawee

When Recorded Return To: Ryan Scharer 4393 Demings Lake Rd. Adrian, MI 49221	Send Subsequent Tax Bills To: 	Drafted by: CHARLES H. GROSS Attorney at Law 105 Brown Street, Suite 200 Tecumseh, Michigan 49286 Telephone 517/423-8344
Tax Parcel No.: MD0-130- ⁴³²⁵ 4349 -00	Recording Fee: \$15.00	Transfer Tax:

ATCL
 14⁰⁰ 533.²⁰ - utte

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Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
Phone (517) 788-4426 • Fax (517) 788-4635

PA 116 FARMLAND AGREEMENT | FA #18-29

Applicant(s): Ryan and Rachel Scharer
4393 Demings Lake Road
Adrian, MI 49221

Meeting Date: November 15, 2018

Location: The subject property is located in Section 21 of Madison Twp. (T7S,R3E), south of Carleton Road, west of Bailey Highway (see Maps 1a & 1b).

Description: The subject property has an area of approximately 58 acres. The type of agricultural enterprise is not identified, but approximately 57.23 acres are in cultivation. No buildings are located on the property (see Maps 3a & 3b).

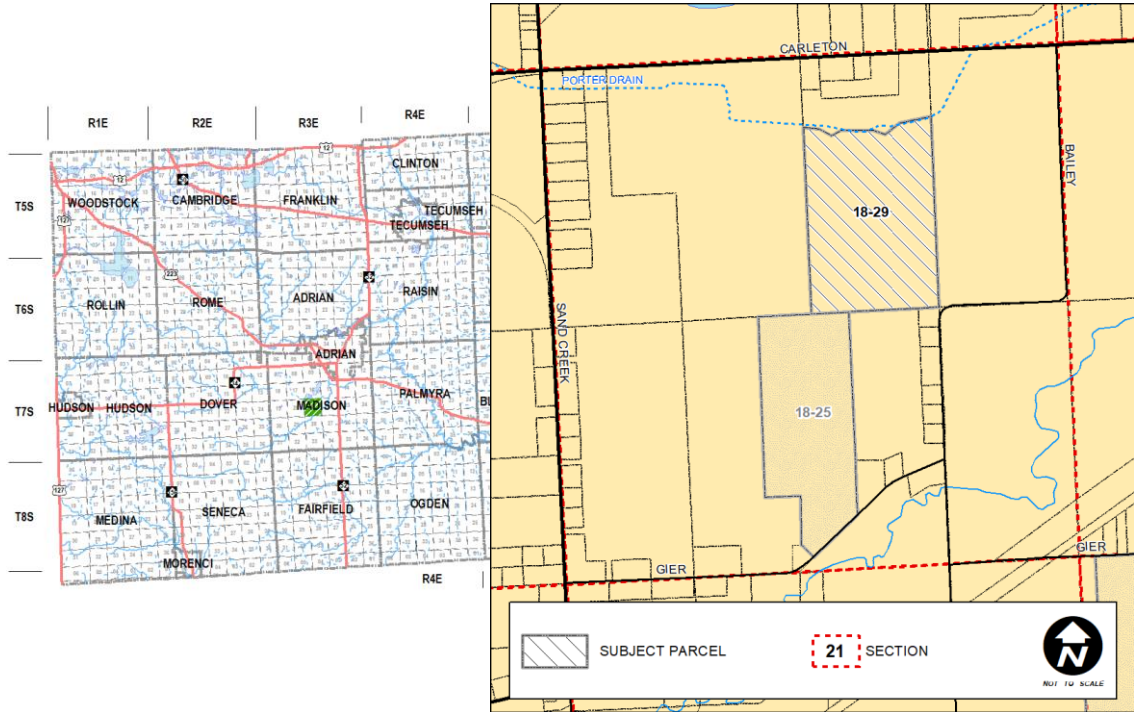
Term: 40 years is the proposed term.

Future Land Use: The *Lenawee County Comprehensive Land Use Plan* places the subject property in an area recommended for 'Low Intensity Development' uses (see Map 2).

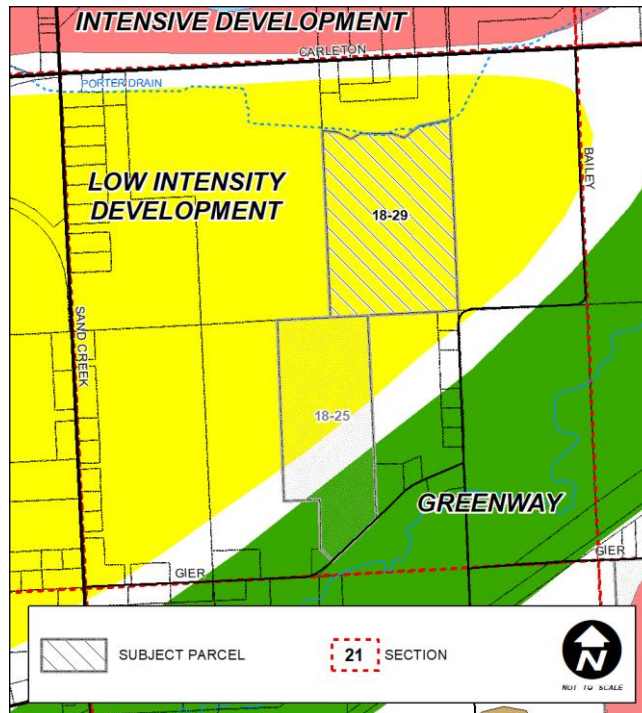
Staff Comments: The application contains various errors/omissions which need to be addressed:

- *Question #8:* The Section No. should be '21' rather than '30'.
- *Question #15:* '2 or more persons having a joint or common interest in the land' should be checked off.
- *Question #16:* No agricultural enterprise is identified on (a). The acreages listed in (c) through (f) do not exactly equal the total in (b).

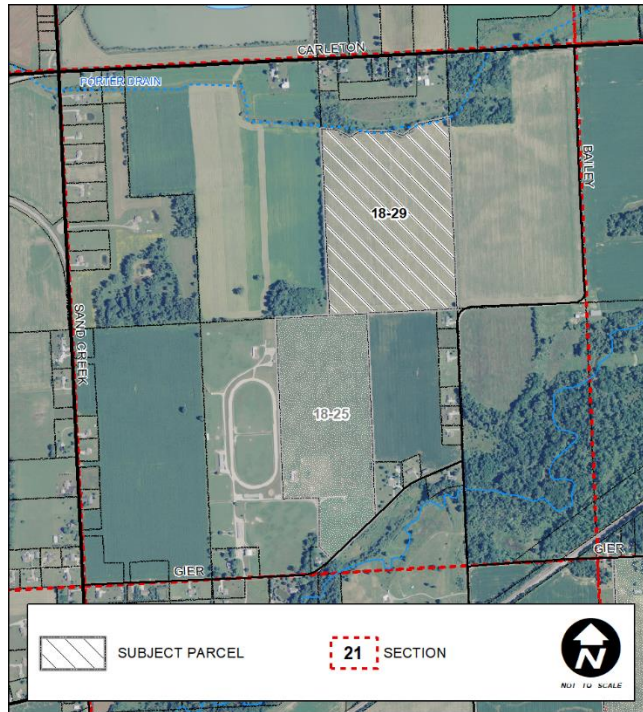
Maps 1a & 1b Location Maps



Map 2 County Future Land Use Map



Maps 3a Aerial Photograph



Map 3b Aerial Photograph





FARMLAND AND OPEN SPACE PRESERVATION PROGRAM

Application for Farmland Agreement

Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, more commonly known as PA 116.

Please print or type. Attach additional sheets as needed. Please read the Eligibility and Instructions document before filling out this form.

OFFICIAL USE ONLY
Local Governing Body:
Date Received: 09/05/2018
Application No: 2018-05
State: SEP 18 2018
Date Received:
Application No: 46 7084
Approved: Rejected

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR

I. Personal Information:

1. Name(s) of Applicant: Scharer Ryan T
Last First Initial

(If more than two see #15) Scharer Rachel A
Last First Initial

Marital status of all individual men listed on application, if more than one, indicate status after each name:
Married Single

2. Mailing Address: 4393 Demings Lake Rd Adrian MI 49221
Street City State Zip Code

3. Telephone Number: (Area Code) () 517 4383577

4. Alternative Telephone Number (cell, work, etc.): (Area Code) () 517 260 2460

5. E-mail address: redbower16@hotmail.com

II. Property Location (Can be taken from the Deed/Land Contract)

6. County: Lenawee 7. Township, City or Village: Madsson

8. Section No. 30 Town No. Range No. Town7south Range3 East

III. Legal Information:

9. Attach a clear copy of the deed, land contract or memorandum of land contract. (See #14)

10. Attach a clear copy of the most recent tax assessment or tax bill with complete tax description of property.

11. Is there a tax lien against the land described above? Yes No
If "Yes", please explain circumstances:

12. Does the applicant own the mineral rights? Yes No

If owned by the applicant, are the mineral rights leased? Yes No

Indicate who owns or is leasing rights if other than the applicant: Savoy Oil And Gas Incorporated, Traverse City mi.
Name the types of mineral(s) involved: Oil and Gas

13. Is land cited in the application subject to a lease agreement (other than for mineral rights) permitting a use for something other than agricultural purposes? Yes No
If "Yes", indicate to whom, for what purpose and the number of acres involved:

14. Is land being purchased under land contract? Yes No
If "Yes", indicate vendor (seller):

Name:

Address:

Street City State Zip Code

14a. Part 361 of the Natural Resources and Environmental Protection Act, 1994 Act 451 as amended, states that the vendor (seller) must agree to allow the land cited in the application to be enrolled in the program. Please have the land contract sellers sign below. (All sellers must sign).

Land Contract Vendor(s): I, the undersigned, understand and agree to permit the land cited in this application into the Farmland and Open Space Preservation Program.

Date Signature of Land Contract Vendor(s) (Seller)

rev. 12/2015

15. If the applicant is one of the following, please check the appropriate box and complete the following information (if the applicant is not one of the following – please leave blank):

- 2 or more persons having a joint or common interest in the land
- Corporation Limited Liability Company Partnership
- Estate Trust Association

If applicable, list the following: Individual Names if more than 2 Persons; or President, Vice President, Secretary, Treasurer; or Trustee(s); or Members; or Partners; or Estate Representative(s):

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

Name: _____ Title: _____

(Additional names may be attached on a separate sheet.)

IV. Land Eligibility Qualifications: Check one and fill out correct section(s)

This application is for:

- a. 40 acres or more complete only Section 16 (a thru g);
- b. 5 acres or more but less than 40 acres complete only Sections 16 and 17; or
- c. a specialty farm complete only Sections 16 and 18.

16. a. Type of agricultural enterprise (e.g. livestock, cash crops, fruit, etc):

b. Total number of acres on this farm⁵⁸ _____

c. Total number of acres being applied for (if different than above): _____

d. Acreage in cultivation: 57.23 Acres

e. Acreage in cleared, fenced, improved pasture, or harvested grassland: none

f. All other acres (swamp, woods, etc.) none

g. Indicate any structures on the property: (If more than one building, indicate the number of buildings):

No. of Buildings Residence: _____ Barn: _____ Tool Shed: _____

Silo: _____ Grain Storage Facility: _____ Grain Drying Facility: _____

Poultry House: _____ Milking Parlor: _____ Milk House: _____

Other: (Indicate) _____

17. To qualify as agricultural land of 5 acres or more but less than 40 acres, the land must produce a minimum average gross annual income of \$200.00 per acre from the sale of agricultural products.

Please provide the average gross annual income per acre of cleared and tillable land during 2 of the last 3 years immediately preceding this application from the sale of agricultural products (not from rental income):

\$ _____ : _____ = \$ _____ (per acre)
total income total acres of tillable land

18. To qualify as a specialty farm, the land must be designated by MDARD, be 15 acres or more in size, and produce a gross annual income from an agricultural use of \$2,000.00 or more. If a specialty farm, indicate average gross annual income during 2 of the last 3 years immediately preceding application from the sale of agricultural products: \$ _____

Please note: specialty farm designation may require an on-the-farm site visit by an MDARD staff person.

19. What is the number of years you wish the agreement to run? (Minimum 10 years, maximum 90 years); 40

V. Signature(s):

20. The undersigned declare that this application, including any accompanying informational material, has been examined by them and to the best of their knowledge and belief is true and correct.

[Signature]
(Signature of Applicant)

(Corporate Name, If Applicable)

[Signature]
(Co-owner, If Applicable)

(Signature of Corporate Officer)

8-27-18
(Date)

(Title)

ALL APPLICATIONS MUST BE APPROVED BY LOCAL GOVERNING BODY ON OR BEFORE NOVEMBER 1 IN ORDER TO BE EFFECTIVE FOR THE CURRENT TAX YEAR.

RESERVED FOR LOCAL GOVERNMENT USE: CLERK PLEASE COMPLETE SECTIONS I & II

I. Date Application Received: 09/05/2018 (Note: Local Governing Body has 45 days to take action)

Action by Local Governing Body: Jurisdiction: Charter Township of Madison
 County Township City Village

This application is approved, rejected Date of approval or rejection: 09/11/2018
(If rejected, please attach statement from Local Governing Body indicating reason(s) for rejection.)

Clerk's Signature: _____

Property Appraisal: \$ 114,700.00 is the current fair market value of the real property in this application.

II. Please verify the following:

Upon filing an application, clerk issues receipt to the landowner indicating date received.

Clerk notifies reviewing agencies by forwarding a copy of the application and attachments

If rejected, applicant is notified in writing within 10 days stating reason for rejection and the original application, attachments, etc. are returned to the applicant. Applicant then has 30 days to appeal to State Agency.

If approved, applicant is notified and the original application, all supportive materials/attachments, and letters of review/comment from reviewing agencies (if provided) are sent to: mailed By Scharer's
MDARD-Farmland and Open Space Program, PO Box 30449, Lansing 48909

*Please do not send multiple copies of applications and/or send additional attachments in separate mailings without first contacting the Farmland Preservation office.

<p>Please verify the following regarding Reviewing Agencies (sending a copy to reviewing agencies is required):</p> <p>COPY SENT TO:</p> <p><input checked="" type="checkbox"/> County or Regional Planning Commission</p> <p><input checked="" type="checkbox"/> Conservation District</p> <p><input type="checkbox"/> Township (if county has zoning authority)</p> <p><input type="checkbox"/> City (if land is within 3 miles of city boundary)</p> <p><input type="checkbox"/> Village (if land is within 1 mile of village boundary)</p>	<p>Before forwarding to State Agency, FINAL APPLICATION SHOULD INCLUDE:</p> <p><input checked="" type="checkbox"/> Copy of Deed or Land Contract (most recent showing <u>current ownership</u>)</p> <p><input checked="" type="checkbox"/> Copy of most recent Tax Bill (must include <u>tax description</u> of property)</p> <p><input checked="" type="checkbox"/> Map of Farm</p> <p><input checked="" type="checkbox"/> Copy of most recent appraisal record</p> <p><input type="checkbox"/> Copy of letters from review agencies (if available)</p> <p><input type="checkbox"/> Any other applicable documents</p>
---	--

Questions? Please call Farmland Preservation at (517) 284-5663

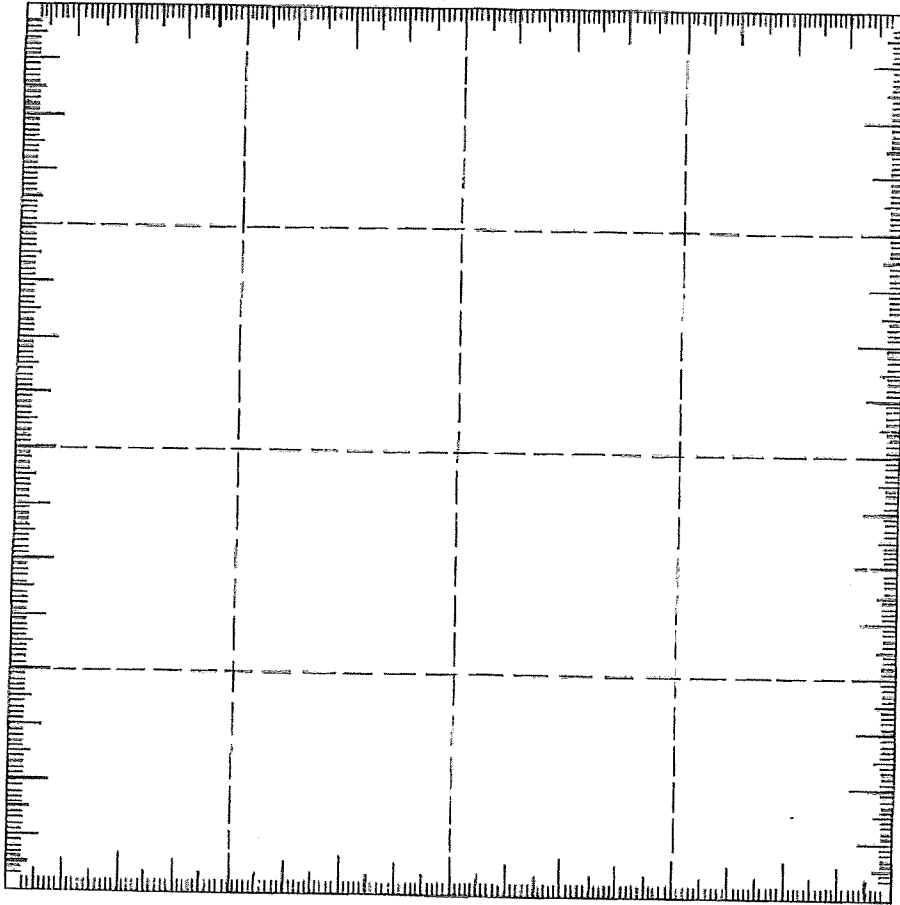
Map of Farm with Structures and Natural Features:

- A. Show boundary of land cited in application. (Grid below is designed to represent a 5280 ft² (1 mile²) Section)
- B. Show all buildings (house(s), barn(s), etc.); also label roads and other avenues of travel (i.e. utility access, etc.).
- C. Outline and designate the current uses of the property (crops, pasture, forest, swamp, etc.).
- D. Clear copies of map(s) provided by USDA Farm Service Agency are acceptable, but please label any roads visible on map, structures and their use, etc.

Note: Any residential structures housing persons not directly associated with the farm operation must be excluded from the application. Please indicate if a building falls in this category and provide the appropriate property description for its exclusion. Unless the appropriate description is included, your application cannot be processed.

County Lenawee
Township Madison
T 7 south R 3 east Section 21

↑ North



OFFICIAL TAX STATEMENT
Summer Tax Bill
 LENAWEE COUNTY TREASURER
 MARILYN J WOODS
 301 N MAIN ST OLD COURTHOUSE
 ADRIAN, MI 49221



PLEASE RETURN THIS PORTION WITH PAYMENT THANK YOU.
 THIS TAX IS PAYABLE JULY 1, 2018 THRU SEPT. 14, 2018
 After 9/14/2018, additional interest and fees apply
 2018 Summer Tax for Prop #: MD0-121-2200-00

TAXPAYER NOTE: Are your name & mailing address correct? If not, please make corrections below. Thank You.

Property Addr: 2200 W CARLETON RD BLK

To: SCHARER, RYAN T
 4393 DEMINGS LAKE RD
 ADRIAN MI 49221

Tax for Prop#: MD0-121-2200-00

Make Check Payable To: Lenawee County Treasurer

TOTAL AMOUNT DUE: 623.99

Please detach along perforation. Keep the bottom portion.

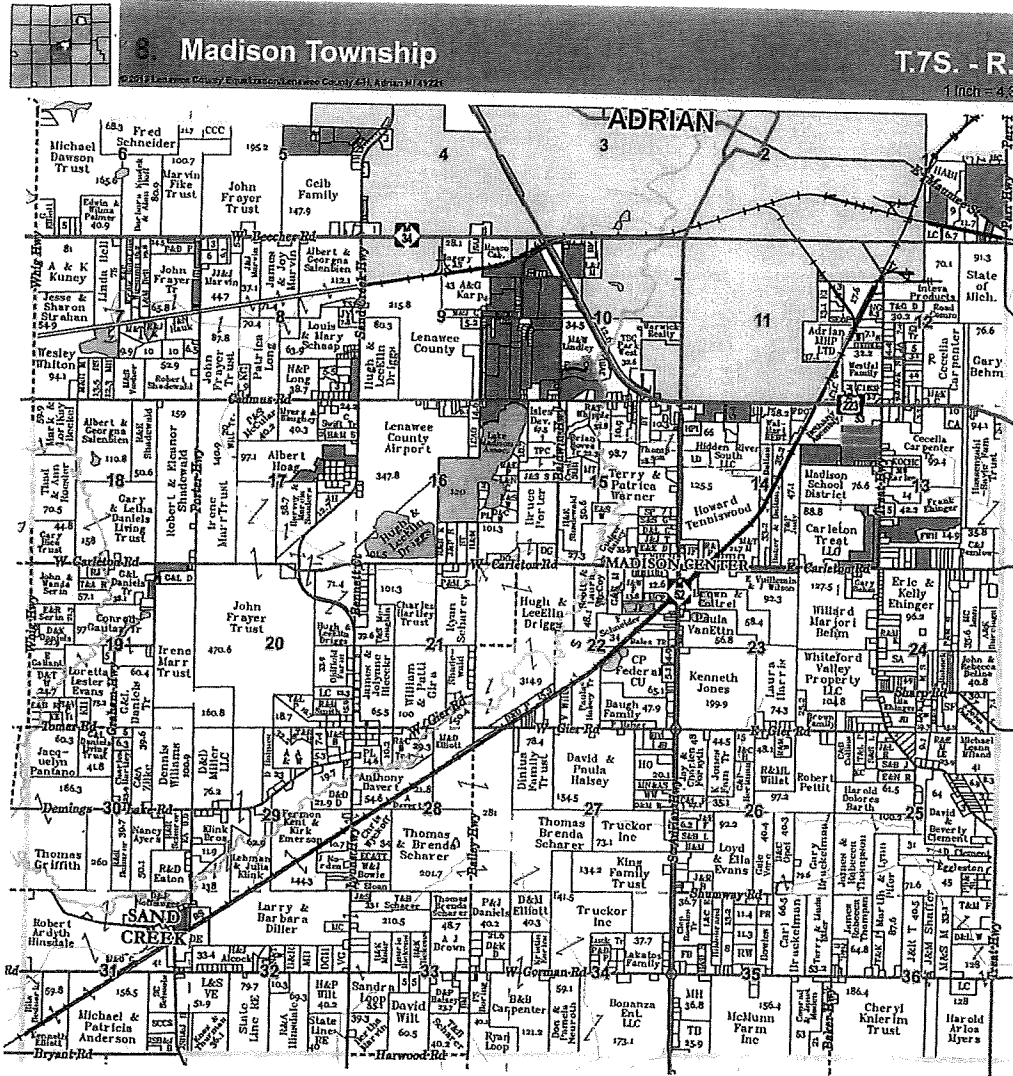
MADISON CHARTER TOWNSHIP 2018 Summer Tax Bill

<p>MESSAGE TO TAXPAYER DEFERMENT FORMS MUST BE FILED AT THE COUNTY TREASURER'S OFFICE BEFORE SEPT. 14. INTEREST OF 1% PER MONTH OR FRACTION OF A MONTH ADDED AFTER SEPT 14. ADDITIONAL 3% PENALTY AFTER FEB 14 THRU FEB 28. IF YOU WOULD LIKE A RECEIPT ENCLOSE A SELF-ADDRESSED-STAMPED ENVELOPE. PHONE NO. 517-264-4554 PARTIAL PAYMENTS ARE ACCEPTED. FOR YOUR CONVENIENCE THERE IS A DROPBOX IN THE PARKING LOT BEHIND THE OLD COURTHOUSE.</p>	<p>PAYMENT INFORMATION This tax is payable 7/1/2018 thru 9/14/2018 Pay by mail to: LENAWEE COUNTY TREASURER MARILYN J WOODS 301 N MAIN ST OLD COURTHOUSE ADRIAN, MI 49221</p>																								
<p>PROPERTY INFORMATION Property Assessed To: SCHARER, RYAN T 4393 DEMINGS LAKE RD ADRIAN, MI 49221 School: 46130 SAND CREEK Prop #: MD0-121-2200-00 Prop Addr: 2200 W CARLETON RD BLK Legal Description: 4-1/2 OF NE-1/4 EX LD BEG AT N-1/4 POST SEC 21 RUNN TH E 1024.25 FT TH S 429 FT TH W 805.80 FT TH N 95.56 FT TH W 201.18 FT TH N 333 FT TO POB SEC 21 ALSO EX LD BEG ON N LI OF SEC 21, 1024.25 FT N88°39'00"E FRCH N 1/4 COR TH N88°39'00"E 304.58 FT ALG N LI TH S01°06'26"E 666.61 FT ALG E LI OF W1/2 OF NE1/4 OF SEC TH S79°31'12"W 331.29 FT TH S51°43'04"W 190.25 FT TH N69°14'05"W 140.92 FT TH N88°49'19"W 228.68 FT TH S63°27'08"W 112.71 FT TH N58°34'40"W 139.81 FT TH N84°14'28"W 172.33 FT TH N01°08'24"W 383.92 FT ALG N & S 1/4 LI TH N88°39'00"E 201.23 FT TH S01°21'02"E 95.60 FT TH N88°39'00"E 805.80 FT TH N01°06'50"E 429 FT TO POB.</p>	<p>TAX DETAIL Taxable Value: 54,196 State Equalized Value: 114,700 Assessed Value: 114,700 Class: 101 P.R.E. %: 100.0000</p>																								
<p>*BALANCE OF DESCRIPTION ON FILE*</p> <p>OPERATING FISCAL YEARS The taxes on bill will be used for governmental operations for the following fiscal year(s): County: JAN 1 - DEC 31 Twn/Cty: JAN 1 - DEC 31 School: JULY 1 - JUNE 30 State: OCT 1 - SEPT 30 Does NOT affect when the tax is due or its amount</p>	<p>Taxes are based upon Taxable Value. 1 mill equals \$1.00 per \$1000 of Taxable Value. Amounts with no millage are either Special Assessments or other charges added to this bill.</p> <table border="1"> <thead> <tr> <th>DESCRIPTION</th> <th>MILLAGE</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>STATE ED</td> <td>6.00000</td> <td>325.17</td> </tr> <tr> <td>COUNTY OPER</td> <td>5.40000</td> <td>292.65</td> </tr> <tr> <td>Total Tax</td> <td></td> <td>617.82</td> </tr> <tr> <td>Administration Fee</td> <td></td> <td>6.17</td> </tr> <tr> <td>TOTAL AMOUNT DUE</td> <td></td> <td>623.99</td> </tr> <tr> <td>PREV. PAYMENTS</td> <td></td> <td></td> </tr> <tr> <td>BALANCE DUE</td> <td></td> <td>623.99</td> </tr> </tbody> </table> <div style="border: 1px solid black; padding: 5px; text-align: center; margin: 10px 0;"> <p>PAID AUG 29 2018 Lenawee County Treasurer's Office</p> </div>	DESCRIPTION	MILLAGE	AMOUNT	STATE ED	6.00000	325.17	COUNTY OPER	5.40000	292.65	Total Tax		617.82	Administration Fee		6.17	TOTAL AMOUNT DUE		623.99	PREV. PAYMENTS			BALANCE DUE		623.99
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Madison Township

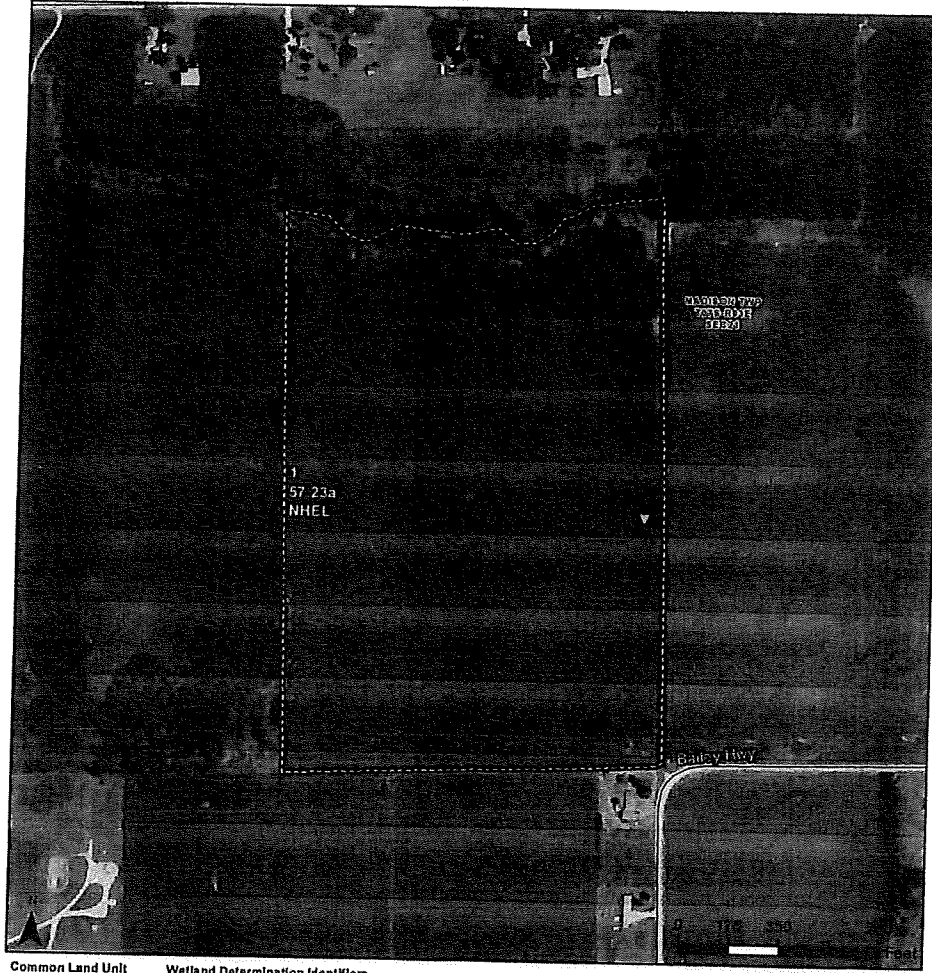
T.7S. - R.3E.

1 inch = 4,380 feet



Kevin H. Keller
President & General Agent
9059 S. Adrian Hwy.
Jasper, MI 49248
Office: 517.436.3141
Toll Free: 855.535.4677
Fax: 517.436.3152
kellerinsuranceagency.net
kellerk@sandcreekta.com

Complete Protection for Your Home, Farm, Business & Family
AUTO FARM HOME CROP HAIL COMMERCIAL



- Common Land Unit**
- Common Land Unit
 - Non-Cropland
 - Tract Boundary
- Wetland Determination Identifiers**
- Restricted Use
 - Limited Restrictions
 - Exempt from Conservation Compliance Provisions

This box is applicable ONLY for certification maps. Options only valid if checked.

<input type="checkbox"/> Shares - 100% OP	<input type="checkbox"/> All Crops - NI
<input type="checkbox"/> CORN - YELGR	<input type="checkbox"/> WHEAT - GR (SRW or SWW)
<input type="checkbox"/> SOYS - COM/GR	<input type="checkbox"/> ALFALFA - FG or GZ
<input type="checkbox"/> DRY BEANS - DE	<input type="checkbox"/> MIXFG - FG or GZ

2018 Program Year
 CLU Date: March 14, 2018
 2016 NAIP Imagery
Farm 10004
Tract 3934

United States Department of Agriculture (USDA) Farm Service Agency (FSA) maps are for FSA Program administration only. This map does not represent a legal survey or reflect actual ownership; rather it depicts the information provided directly from the producer and/or National Agricultural Imagery Program (NAIP) Imagery. The producer accepts the data as is and assumes all risks associated with its use. USDA-FSA assumes no responsibility for actual or consequential damage incurred as a result of any user's reliance on this data outside FSA Programs. Wetland Identifiers do not represent the size, shape, or specific determination of the area. Refer to your original determination (CPA-026 and attached maps) for exact boundaries and determinations or contact USDA Natural Resources Conservation Service (NRCS).



**EXHIBIT A
LEGAL DESCRIPTION**

Commitment No.: LE-360819

Land in the Township of Madison, Lenawee County, Michigan, described as follows:

All that part of the West 1/2 of the Northeast 1/4 of Section 21, Town 7 South, Range 3 East, described as beginning on the east line of the West 1/2 of the Northeast 1/4 of Section 21 aforesaid 1328.83 feet North 88 degrees 39 minutes 00 seconds East along the North line of said Section 21 and 666.61 feet South 01 degrees 06 minutes 26 seconds East from the North 1/4 corner of said Section 21; thence South 01 degrees 06 minutes 26 seconds East 1980.45 feet continuing along the said East line of the West 1/2 of the Northeast 1/4 of said Section 21; thence South 88 degrees 33 minutes 16 seconds West 1327.32 feet along the East and West 1/4 line of said Section 21 to the Center of said Section 21; thence North 01 degrees 08 minutes 24 seconds West 1932.34 feet along the North and South 1/4 line of said Section 21; thence South 84 degrees 14 minutes 28 seconds East 172.33 feet; thence South 58 degrees 34 minutes 40 seconds East 139.81 feet; thence North 63 degrees 27 minutes 06 seconds East 112.71 feet; thence South 88 degrees 49 minutes 19 seconds East 328.68 feet; thence South 69 degrees 14 minutes 05 seconds East 140.92 feet; thence North 51 degrees 43 minutes 04 seconds East 190.25 feet; thence North 79 degrees 31 minutes 12 seconds East 331.29 feet to the point of beginning.

The bearings were established from the survey of M-52 by the Michigan State Highway Department.



LENAWEE COUNTY TREASURER
TAX CERTIFICATE NO. 2927-00
DEC 14 2000
ETHEL MAY CROW

STATE OF MICHIGAN
LENAWEE COUNTY
RECORDED
26 DEC 2000 3:35:13 PM
VICTORIA J. DANIELS
REGISTER OF DEEDS

STATE OF MICHIGAN
LENAWEE COUNTY
DECEMBER 26, 2000
RECEIPT #8396
REAL ESTATE
TRANSFER TAX
\$ 84.78-CO
\$ 0.00-ST
STAMP # 1997

WARRANTY DEED

The GRANTOR(S), **Thomas J. Scharer and Brenda M. Scharer, husband and wife**, whose address is 5668 Bailey Hwy., Adrian, MI 49221, convey(s) and warrant(s) to **Ryan T. Scharer, a single man**, whose address is 5668 Bailey Hwy., Adrian, MI 49221, the following described premises situated in the Township of Madison, County of Lenawee, State of Michigan;

SEE ATTACHED LEGAL DESCRIPTION:

This deed is exempt from Transfer Tax pursuant to MSA 7.456(26)(j); MCLA 207.526(j).

(Source of Legal Description: Metropolitan Title Insurance Co. Commitment No. 1e-360819, dated October 27, 2000)
(Deed rendered without opinion.)

NOTE: This property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

The grantor grants to the grantee the right to make unlimited division(s) under Section 108 of the Land Division Act, Act No. 288 of Public Acts of 1967.

for the sum of **SEVENTY SEVEN (\$77,000.00) DOLLARS**, subject to easements and building and use restrictions of record.

Dated this 11th day of December 2000.

Signed in the presence of:
Sheila A. Harris
Witness Sheila A. Harris
Margaret M. Noe
Witness Margaret M. Noe

Signed by:
Thomas J. Scharer
Thomas J. Scharer
Brenda M. Scharer
Brenda M. Scharer

STATE OF MICHIGAN)
County of Lenawee) SS.

The foregoing instrument was acknowledged before me on this 11th day of December 2000, by Thomas J. Scharer and Brenda M. Scharer, husband and wife.

Sheila A. Harris
Sheila A. Harris
Notary Public, Lenawee County, Michigan



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LENAWEE COUNTY TREASURER
 TAX CERTIFICATE NO. 2927-00
 DEC 14 2000
 ETHEL MAY CROW



LIBER 1757 PAGE 908

STATE OF MICHIGAN
 LENAWEE COUNTY
 RECORDED
 26 DEC 2000 3:35:13 PM
 VICTORIA J. DANIELS
 REGISTER OF DEEDS

STATE OF MICHIGAN
 LENAWEE COUNTY
 DECEMBER 26, 2000
 RECEIPT #9396

REAL ESTATE
 TRANSFER TAX
 \$ 84.70-CO
 \$ 8.00-ST
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Dated this 11th day of December 2000.

Signed in the presence of:

Sheila A. Harris
 Witness Sheila A. Harris

Margaret M. Noe
 Witness Margaret M. Noe

Signed by:

Thomas J. Scharer
 Thomas J. Scharer

Brenda M. Scharer
 Brenda M. Scharer

STATE OF MICHIGAN)
) SS.
 County of Lenawee)

The foregoing instrument was acknowledged before me on this 11th day of December 2000, by Thomas J. Scharer and Brenda M. Scharer, husband and wife.

Sheila A. Harris
 Sheila A. Harris
 Notary Public, Lenawee County, Michigan
 My Commission Ex: 1/31/02

When Recorded Return To: Ryan T. Scharer ✓ 5668 Bailey Hwy. Adrian, Michigan 49221	Send Subseq. Tax Bills To: Ryan T. Scharer 5668 Bailey Hwy. Adrian, Michigan 49221	Drafted by: Margaret M. S. Noe Attorney at Law 204 N. Winter St. Adrian, Mi. 49221 Tel. 517-263-6432
Tax # MDO-121-2200-00	Recording Rec:	Transfer Tax:

MTC LE 360819 return ✓
 11⁰⁰ 84.70 net 40



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Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
 120 W. Michigan Avenue • Jackson, MI 49201
 Phone (517) 788-4426 • Fax (517) 788-4635

2019 MEETING & SUBMITTAL DEADLINE SCHEDULES

The Lenawee County Planning Commission generally meets on the third (3rd) Thursday of each month unless otherwise indicated:

2019 MEETING SCHEDULE	
<u>LCPC Meeting Date</u>	<u>LCPC Meeting Date</u>
Thursday, January 17, 2019	Thursday, July 18, 2019
Thursday, February 21, 2019	Thursday, August 15, 2019
Thursday, March 21, 2019	Thursday, September 19, 2019
Thursday, April 18, 2019*	Thursday, October 17, 2019
Thursday, May 16, 2019	Thursday, November 21, 2019
Thursday, June 20, 2019	Thursday, December 19, 2019

The monthly meeting of the Lenawee County Planning Commission is scheduled for 6:30 pm in the 2nd floor Commissioner’s Committee Room of the Old Courthouse (301 N. Main Street, Adrian, Michigan).

In order for staff to review zoning proposals and prepare reports for County Planning Commissioners in a timely manner, requests must be submitted by 12:00 noon on the following submittal dates in order to be considered by the Commission on the corresponding meeting date.

2019 MEETING & SUBMITTAL DEADLINE SCHEDULES	
<u>Meeting Date</u>	<u>Submittal Deadline</u>
Thursday, January 17, 2019	Wednesday, January 9, 2019
Thursday, February 21, 2019	Wednesday, February 13, 2019
Thursday, March 21, 2019	Wednesday, March 13, 2019
Thursday, April 18, 2019*	Wednesday, April 10, 2019
Thursday, May 16, 2019	Wednesday, May 8, 2019
Thursday, June 20, 2019	Wednesday, June 12, 2019
Thursday, July 18, 2019	Wednesday, July 10, 2019
Thursday, August 15, 2019	Wednesday, August 7, 2019
Thursday, September 19, 2019	Wednesday, September 11, 2019
Thursday, October 17, 2019	Wednesday, October 9, 2019
Thursday, November 21, 2019	Wednesday, November 13, 2019
Thursday, December 19, 2019	Wednesday, December 11, 2019

* This is the LCPC’s 2018 Annual Dinner. Any business before the Commission will be considered during a 5:00 pm meeting held at the location of the Annual Dinner.