



# Vacant Land for Sale:

## Tanner Lake Rd, Hastings

- ◆ 72 Acres
- ◆ Zoning C-1 Office and Property Class 402 RES VACANT
- ◆ Public Utilities in the Road
- ◆ Easement Access to M-37
- ◆ Listing Price: \$450,000

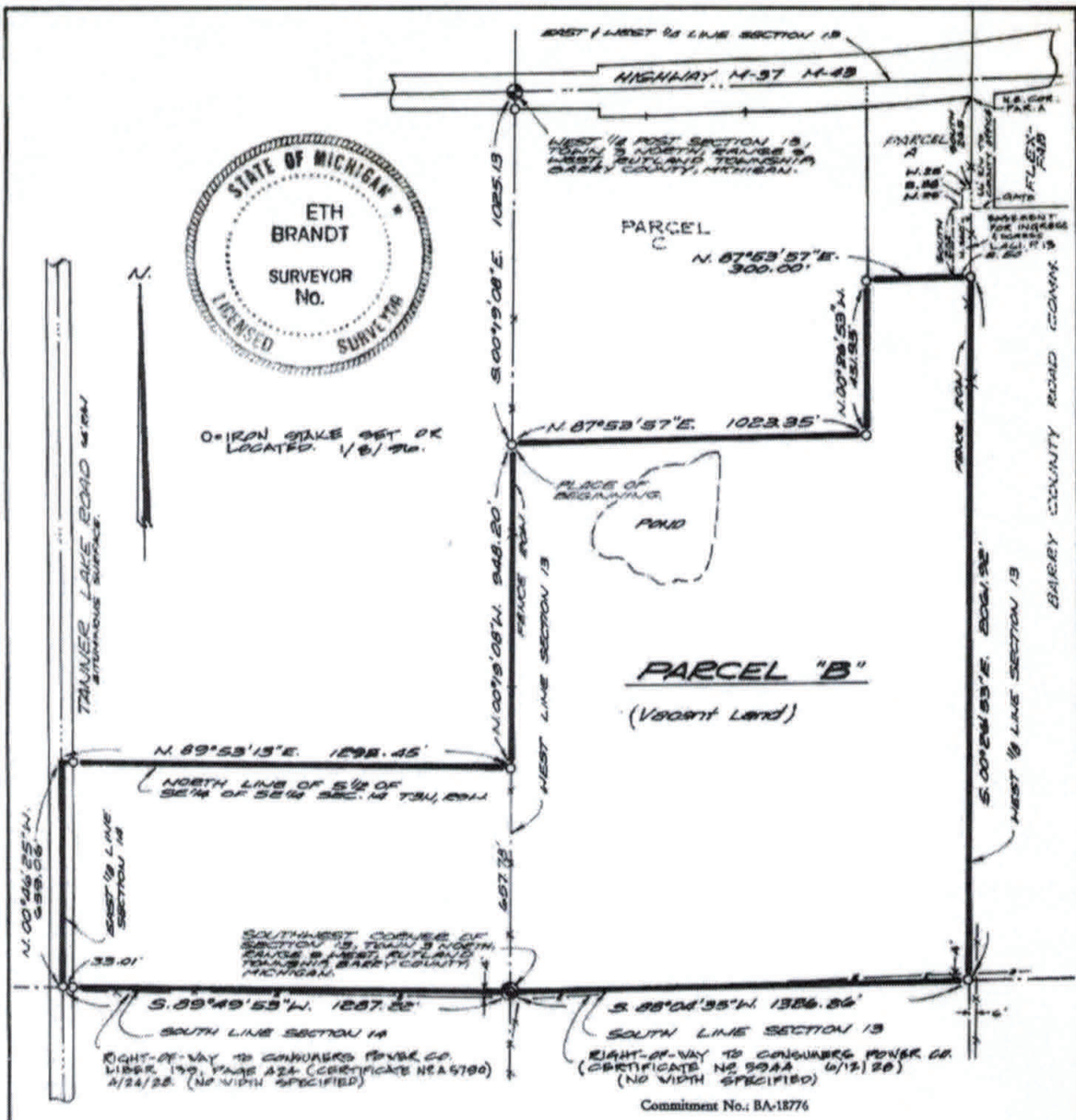


Offered by:  
Dave Kwekel, CCIM



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(616) 583-1200  
7660 Clyde Park Ave SW  
Byron Center, MI 49315





The land referred to in this Commitment, situated in the County of Barry, Township of Rutland, State of Michigan, is described as follows:

**Parcel B**  
A parcel of land in the West 1/2 of the Southwest 1/4 of Section 13, Town 3 North, Range 9 West, and in the Southeast 1/4 of the Southeast 1/4 of Section 14, Town 3 North, Range 9 West, described as follows: Beginning at a point on the West line of Section 13, distant South 00 degrees 19 minutes 08 seconds East 1025.13 feet from the West 1/4 post of said Section 13; thence North 87 degrees 53 minutes 57 seconds East 1023.35 feet parallel with the East and West 1/4 line of Section 13; thence North 00 degrees 26 minutes 53 seconds West 451.95 feet; thence North 87 degrees 53 minutes 57 seconds East 300.00 feet to the East line of the West 1/2 of the Southwest 1/4 of Section 13; thence South 00 degrees 26 minutes 53 seconds East 2061.92 feet along said East line; thence South 88 degrees 04 minutes 35 seconds West 1326.86 feet along the South line of Section 13; to the Southwest corner of Section 13; thence South 89 degrees 49 minutes 53 seconds West 1287.22 feet along the South line of Section 14; thence North 00 degrees 46 minutes 25 seconds West 659.06 feet along the West line of the Southeast 1/4 of the Southeast 1/4 of Section 14; thence North 89 degrees 53 minutes 13 seconds East 1292.45 feet along the North line of the South 1/2 of the Southeast 1/4 of the Southeast 1/4 of Section 14 to the West line of Section 13; thence North 00 degrees 19 minutes 08 seconds West 948.20 feet to the place of beginning.

Together with an easement in common with others for purposes of ingress and egress that is appurtenant to the portion of the above described property that is in the West 1/2 of the Southwest 1/4 of said Section 13, Town 3 North, Range 9 West, and which easement is described as: Commencing at the Northeast corner of parcel as described below; thence South 265 feet for a place of beginning, thence West 25 feet, thence South 58 feet, thence West 25 feet, thence South 202 feet, thence East 50 feet; thence North 260 to the place of beginning, provided that this easement may be filled, raised and improved by the owner of the fee and/or the owner of the easement.

CLIENT Harry Terpstra				 LICENSED LAND SURVEYOR NO. 24567	
JOB NO. 9601008	SCALE 1"=200'	DRAWN BY KCB	DATE 1/10/96	<b>KENNETH C. BRANDT</b> Professional Land Surveyor 5455 Lacey Road Dowling, MI 49050 616/758-3434	
<b>TITLE SURVEY</b>					