

11103

SCHMIDT'S SUBDIVISION

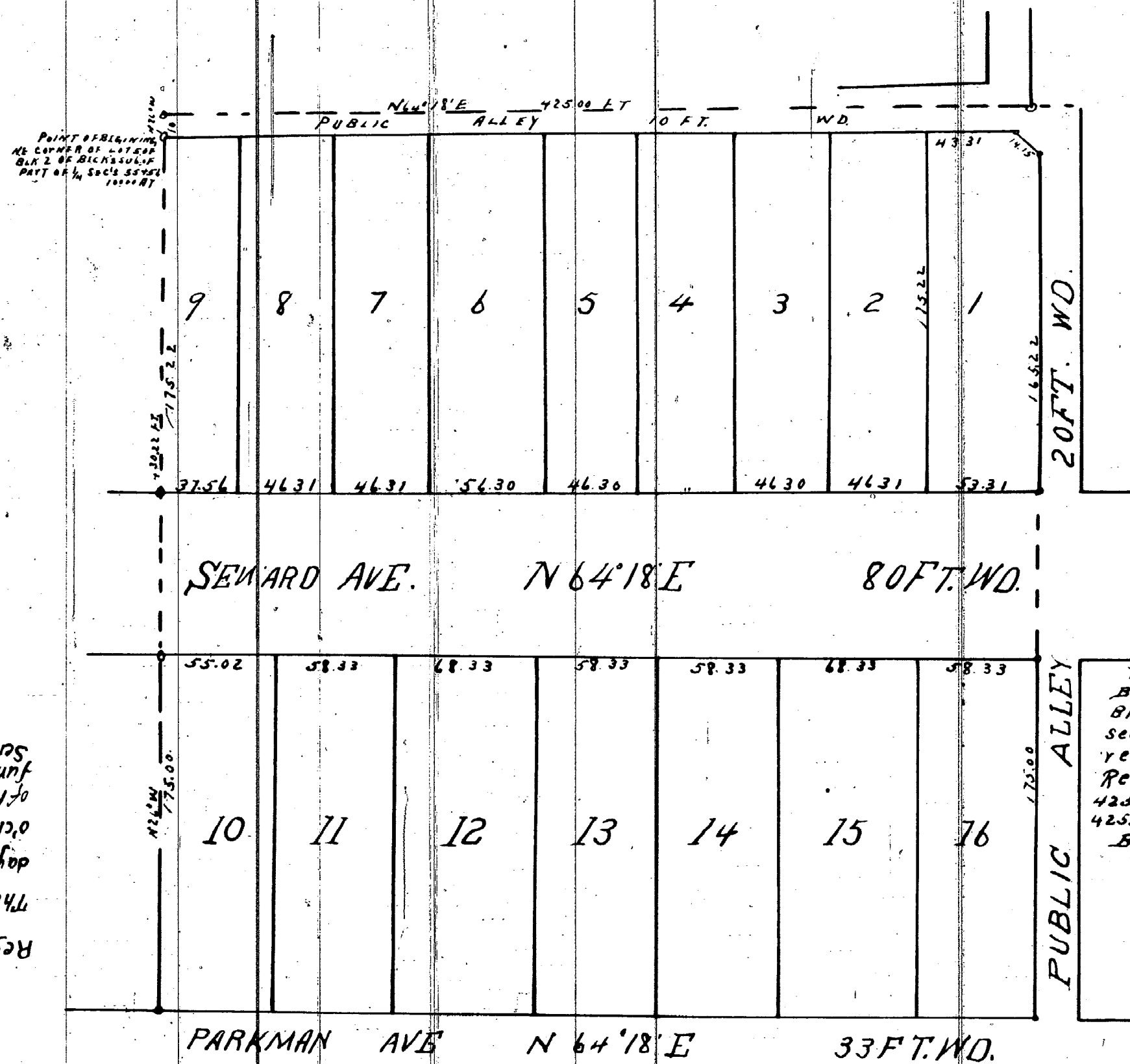
of Part of 1/4 Section 56 10000 A.T.

CITY OF DETROIT

WAYNE CO.

MICHIGAN.

SCALE 60 FT. PER INCH.

MASON L. BROWN
22-24 MOORE BLK
DETROIT MICH

Register of Deeds
John A. Neames
Senate Bill No. 199 File 212 Act of 1893
of Plate on page 66 as property which was
furnished in compliance with Sect. 135. of
Act of 1894 and recorded in Liber 19
day of November 1894 at 3:00
This instrument was filed for record this 6th
Wayne County
Register of Deeds Office

THE PROPERTY HEREON PLATTED IS DESCRIBED AS FOLLOWS
Beginning at the North East Corner of Lot 5
Block 20 of Beck's Subdivision of part of 1/4
Section 56 10000 Acre Tract and
recorded in Liber 4 Page 59 Wayne Co.
Records. Thence N 26° 10' 10" E 440 22 ft Thence S 14° 18' E
425 00 ft Thence S 26° 10' 10" E 440 22 ft Thence S 14° 18' W
425 00 ft Thence N 26° 10' 10" E 440 22 ft To the place of
Beginning

Examined and Approved
Sept 8 - 1894
D. B. Unger
Deputy Auditor General

I hereby certify that the above plat is correct and that Monuments
consisting of Oak Stakes 1 1/4 inches square and 15 inches long have
been placed in the Ground at all angles in the Boundaries, and at the
intersection of all Streets or Streets and Alleys as shown on plat of

Det. Sept 5th 1894.
Mason L. Brown
Engineer and Surveyor

STATE OF MICHIGAN } ss
County of Wayne }
We John A. Neames Register
of Deeds and Mason L. Brown Surveyor, hereby
certify that we have each carefully compared this copy with the original
plat of Schmidt's Subdivision of a part of 1/4 Section 56
10000 A.T. City of Detroit and that it is an exact copy thereof and of
the whole of such original map or plat.
John A. Neames Register of Deeds
Mason L. Brown Surveyor.

Approved Dec 4 - 1894
James Dean } Board of Public Works
Jacob Lethard } City of Detroit
John McLean } Wayne Co Michigan

KNOW ALL MEN BY THESE PRESENTS, that We Carl E. Schmidt
and Alice M. Schmidt his wife by Bryant Walker
their Attorney in fact
Have caused the land embraced in the above plat to be surveyed laid
out and platted, to be known as Schmidt's Subdivision of part of 1/4 Section 56
10000 A.T. City of Detroit Wayne Co. Michigan and that the Streets and
Alleys shown on said plat are hereby dedicated to the use of the public
Witness our hands and seals this 5th day of September

A. D. Eighteen Hundred and Ninety Four
in presence of
Bryant Walker his atty in fact
Alice M. Schmidt [SS]
by Bryant Walker his atty in fact

Kitt B. O'Mara
J. O. Ray

STATE OF MICHIGAN } ss
County of Wayne }
On this 5th day of September 1894, before
me, a Notary Public in and for said County, personally appeared the
above named BRYANT WALKER ATTORNEY IN FACT OF CARL E. SCHMIDT
AND ALICE M. SCHMIDT
known to me to be the same person who executed the above dedication
and who acknowledged the same to be the free act and deed of CARL E.
SCHMIDT and ALICE M. SCHMIDT.
Kitt B. O'Mara Notary Public
Wayne County Michigan

I hereby certify that this plat is a correct copy of the plat now on record
in the Register of Deeds office being made under the supervision of the
Auditor General by tracing the plat on record and affixing thereto
a carefully compared copy of the dedication and certificate

Dated this 3rd day of Dec 1910
John B. LaFramboise
Clerk and Secy

City Engineering Department
January 14, 1987
Honorable City Council:
Re: New Center Development Partnership, Virginia Park Commons, Correction of Resolution and naming right-of-way "Virginia Park Court".
A Council resolution (adopted September 24, 1986 J.C.C. pages 1819-25; Petition No. 441) directed the City (Community and Economic Development Department) to continue negotiations for the exchange of property between Burger King Corporation and New Center Development Partnership. The property exchange was necessary to complete a new north-south loop street (joining Virginia Park and Seward) to be named "Virginia Park Court".
Three legal descriptions in the referenced September 24, 1986 J.C.C. pages 1819-25) resolution contained minor errors. Four bearings and one distance will require corrections.
An appropriate resolution (amending three legal descriptions and naming the new public street right-of-way) is attached for consideration by your Honorable Body.

Respectfully submitted,
CLYDE R. HOPKINS
Director
By Council Member Cleveland:
Whereas, the New Center Development Partnership is undertaking with the cooperation of General Motors Corporation and the City of Detroit, the rehabilitation of lands and dwellings in the New Center area known as "Virginia Park Commons"; and
Whereas, property exchange negotiations are complete between Burger King Corporation and New Center Development Partnership; therefore be it
Resolved, That the following described parcel is hereby dedicated for public street purposes:
Land in the City of Detroit, Wayne County, Michigan being part of Lots 4, 5, 6 and part of the South 12.00 feet of Lot 7, Block 1, of "Beck's Subdivision" of part of Quarter Sections No. 55 and 56, Ten Thousand Acre Tract", as recorded in Liber 4, Page 59, Plats, Wayne County Records, being more particularly described:
Beginning at a point at the Southwest corner of Lot 4 of said "Beck's Subdivision (L. 4, P. 59, Plats, Wayne County Records)", said point also being the intersection of the Northerly line of Seward Avenue, 80 feet wide, with the Easterly line of the public alley, 20 feet wide; thence along the Westerly line of said Lots 4, 5, 6 and the South 12.00 feet of Lot 7, N. 26° 25' 44" W., 151.44 feet (recorded as 150.91 feet); thence along the Northerly line of the South 12.00 feet of said Lot 7, N. 63° 53' 46" E., 34.28 feet, to the Easterly line of the proposed "Virginia Park Court" right-of-way (width varies); thence along the Easterly line of the proposed "Virginia Park Court" right-of-way, 38.40 feet, on the arc of a curve to the left, with a radius of 276.50 feet, a delta angle of 7° 57' 25"; and a long chord which bears S. 8° 59' 04" E., 38.37 feet, to a point of tangency; thence continuing

along said proposed "right-of-way" line, S. 12° 57' 48" E., 20.51 feet; thence S. 26° 25' 44" E., 94.80 feet, to the intersection of the Easterly line of the proposed "Virginia Park Court" right-of-way with the Northerly line of Seward Avenue, 80 feet wide; thence S. 63° 53' 46" W., 18.00 feet to the point of beginning, containing 3,143 square feet or 0.0721 acres, more or less; and further
Resolved, That the new north-south (variable width) loop street joining Virginia Park and Seward Avenues is hereby named "Virginia Park Court"; and further
Resolved, That the City Clerk is directed to forward a copy of this resolution to the State Treasurer and the Wayne County Register of Deeds; and be it further
Resolved, That for the purpose of correction, the following three legal descriptions are hereby replaced: (The descriptions were part of the resolution adopted on September 24, 1986 — J.C.C. pages 1819 thru 1825, granting Petition No. 441 of New Center Development Partnership)
(Legal description correction for Virginia Park Avenue — landscaped pedestrian walkway; one bearing, one distance — corrections boldface)
Part of Virginia Park Avenue as platted in "The Peerless Addition of the Easterly 820 feet of North part of Quarter Section 56, Ten Thousand Acre Tract, City of Detroit, Wayne County, Michigan", as recorded in Liber 18, Page 38 of Plats, Wayne County Records. More particularly described as beginning at the intersection of the North line of Virginia Park Avenue, 100 feet wide, with the West line of Woodward Avenue, 100 feet wide, being also the Southeast corner of Lot 2, of the above mentioned "Peerless Addition"; thence along the West line of Woodward Avenue, 100 feet wide, S. 26° 26' 25" E., 50.00 feet, to the centerline of Virginia Park Avenue; thence S. 26° 25' 44" E., 50.00 feet to the intersection of the West line of Woodward Avenue, with the South line of Virginia Park Avenue, being also the Northeast corner of Lot 91, of the above mentioned "Peerless Addition"; thence, along the South line of Virginia Park Avenue, S. 63° 50' 32" W., 87.71 feet; thence, 87.56 feet on the arc of a curve to the left, with a radius of 74.50 feet, a delta angle of 67° 19' 05"; and a long chord which bears N. 61° 21' 38" W., 82.58 feet; thence N. 26° 26' 25" W., 32.52 feet to the North line of Virginia Park Avenue; thence along said North line, N. 63° 50' 32" E., 145.00 feet to the point of beginning, containing 12,205 square feet, or 0.2802 acres more or less;
(Legal description correction for Seward Avenue — greenbelt; two bearings — corrections boldface)
a) Part of Seward Avenue as platted in "Beck's Subdivision of part of Quarter Sections No. 55 and 56, Ten Thousand Acre Tract", as recorded in Liber 4, Page 59 of Plats, Wayne County Records, as platted in the "Schmidt's Subdivision of part of Quarter Section 56, Ten Thousand Acre Tract, City of Detroit, Wayne County, Michigan" as recorded in Liber 19, Page 66 of Plats, Wayne County Records. More particularly described as beginning at the North east corner of Lot 16, of the above mentioned "Schmidt's Subdivision"; thence, along the South line of Seward Avenue, 80 feet wide, S. 63° 53' 54" W., 69.47 feet; thence, N. 26° 06' 15" W., 21.50 feet, to the proposed back of curb line of Virginia Park Court; thence, along said curb line, 104.70 feet, on the arc of a curve to the left, with a radius of 81.50 feet, a delta angle of 73° 36' 29"; and a long chord which bears N. 27° 05' 31" E., 97.65 feet, to the North line of Seward Avenue, 80 feet wide; thence, along said North line, N. 63° 53' 45" E., 10.82 feet, to the Southwest corner of Lot 4, of the above mentioned "Beck's Subdivision"; thence, S. 26° 25' 44" E., 10.00 feet; thence, 15.52 feet, on the arc of a curve to the right, with a radius of 30.00 feet, a delta angle of 23° 38' 28"; and a long chord which bears S. 11° 36' 30" E., 15.35 feet; thence, S. 01° 14' 20" W., 20.25 feet; thence, 23.44 feet on the arc of a curve to the left, with a radius of 40.00 feet, a delta angle of 33° 34' 25"; and a long chord which bears S. 09° 38' 32" E., 23.10 feet; thence, S. 26° 25' 44" E., 15.00 feet, to the point of beginning, containing 2,900 square feet, or 0.0666 acres more or less.
(Legal description correction for public alley, 20 feet wide, portion — greenbelt; one bearing — correction boldface)
(c) Part of the public alley, 20 feet wide, as platted in "Beck's Subdivision of part of Quarter Sections No. 55 and 56, Ten Thousand Acre Tract", as recorded in Liber 4, Page 59 of Plats, Wayne County Records, which is East of and adjoining Lot 1, of "Schmidt's Subdivision of part of Quarter Section 56, Ten Thousand Acre Tract, City of Detroit, Wayne County, Michigan", as recorded in Liber 19, Page 66 of Plats, Wayne County Records. More particularly described as beginning at a point on the Easterly line of Lot 1, of the above mentioned "Schmidt's Subdivision", which is N. 26° 25' 44" W., 107.66 feet, from the Southeast corner of said Lot 1; thence, continuing along said East line of Lot 1, N. 26° 25' 44" W., 57.56 feet; thence, N. 71° 15' 59" W., 14.18 feet (recorded as 14.15 feet) to the North line of said Lot 1; thence, N. 63° 53' 45" E., 15.43 feet; thence, 15.02 feet, on the arc of a curve to the right, with a radius of 15.00 feet, a delta angle of 57° 22' 09"; and a long chord which bears S. 87° 25' 10" E., 14.40 feet, to the West line of proposed Virginia Park Court;

ords and as platted in the "Schmidt's Subdivision of part of Quarter Section 56, Ten Thousand Acre Tract, City of Detroit, Wayne County, Michigan" as recorded in Liber 19, Page 66 of Plats, Wayne County Records. More particularly described as beginning at the North east corner of Lot 16, of the above mentioned "Schmidt's Subdivision"; thence, along the South line of Seward Avenue, 80 feet wide, S. 63° 53' 54" W., 69.47 feet; thence, N. 26° 06' 15" W., 21.50 feet, to the proposed back of curb line of Virginia Park Court; thence, along said curb line, 104.70 feet, on the arc of a curve to the left, with a radius of 81.50 feet, a delta angle of 73° 36' 29"; and a long chord which bears N. 27° 05' 31" E., 97.65 feet, to the North line of Seward Avenue, 80 feet wide; thence, along said North line, N. 63° 53' 45" E., 10.82 feet, to the Southwest corner of Lot 4, of the above mentioned "Beck's Subdivision"; thence, S. 26° 25' 44" E., 10.00 feet; thence, 15.52 feet, on the arc of a curve to the right, with a radius of 30.00 feet, a delta angle of 23° 38' 28"; and a long chord which bears S. 11° 36' 30" E., 15.35 feet; thence, S. 01° 14' 20" W., 20.25 feet; thence, 23.44 feet on the arc of a curve to the left, with a radius of 40.00 feet, a delta angle of 33° 34' 25"; and a long chord which bears S. 09° 38' 32" E., 23.10 feet; thence, S. 26° 25' 44" E., 15.00 feet, to the point of beginning, containing 2,900 square feet, or 0.0666 acres more or less.
(Legal description correction for public alley, 20 feet wide, portion — greenbelt; one bearing — correction boldface)
(c) Part of the public alley, 20 feet wide, as platted in "Beck's Subdivision of part of Quarter Sections No. 55 and 56, Ten Thousand Acre Tract", as recorded in Liber 4, Page 59 of Plats, Wayne County Records, which is East of and adjoining Lot 1, of "Schmidt's Subdivision of part of Quarter Section 56, Ten Thousand Acre Tract, City of Detroit, Wayne County, Michigan", as recorded in Liber 19, Page 66 of Plats, Wayne County Records. More particularly described as beginning at a point on the Easterly line of Lot 1, of the above mentioned "Schmidt's Subdivision", which is N. 26° 25' 44" W., 107.66 feet, from the Southeast corner of said Lot 1; thence, continuing along said East line of Lot 1, N. 26° 25' 44" W., 57.56 feet; thence, N. 71° 15' 59" W., 14.18 feet (recorded as 14.15 feet) to the North line of said Lot 1; thence, N. 63° 53' 45" E., 15.43 feet; thence, 15.02 feet, on the arc of a curve to the right, with a radius of 15.00 feet, a delta angle of 57° 22' 09"; and a long chord which bears S. 87° 25' 10" E., 14.40 feet, to the West line of proposed Virginia Park Court;

thence, along said West line, 46.81 feet, on the arc of a curve to the right, with a radius of 316.50 feet, a delta angle of 8° 26' 13" E., and a long chord which bears S. 8° 44' 41" E., 46.56 feet, to a point of tangency; thence S. 12° 57' 48" E., 16.64 feet, to the point of beginning, containing 640 square feet or 0.0147 acres, more or less.

Adopted as follows:
Yeas — Council Members Cleveland, Collins, Eberhard, Kelley, Mahaffey, Peoples, and President Pro Tem. Hood — 7.

Nays — None
193
① 11532
② 26349
③ 110788
③ 11103

MAP ATTACHED

Li: 23179
Pa: 628

Rec'd: 3-30-87

STATE OF MICHIGAN) SS.
CITY OF DETROIT)

SHORT FORM - TRUE COPY CERTIFICATE

I, JAMES H. BRADLEY, CITY CLERK of the City of Detroit, do hereby
certify that the annexed paper is a true copy of a Resolution
adopted by the City Council on February 11, 1987
and approved by the Mayor on February 24, 1987
as appears from the Journal of said City Council, on file in my office.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Corporate Seal of said City, at Detroit, on

March 30, 1987

James H. Bradley
City Clerk
JAMES H. BRADLEY

"FORWARD TO WAYNE COUNTY REGISTER OF DEEDS"

~~XXXXXXXXXX~~
~~APPLYING FOR~~
JCC-2-11-87
P. 292-293

① 193
11532
② 26349
10788
③ 11103

REQUESTED STREET OR ALLEY DEDICATION
REQUESTED PEDESTRIAN WALKWAY
REQUESTED GREENBELT
VIRGINIA PARK AND ALLEY ENTRANCE RETURNS TO BE REMOVED;
NO OUTLET FOR THROUGH VEHICULAR TRAFFIC.

