



OFFICE OF THE CHIEF FINANCIAL OFFICER
Office of the Assessor

COLEMAN A. YOUNG MUNICIPAL CENTER
2 Woodward Avenue, Suite 828 * Detroit, Michigan 48226

Phone: 313•224•3024 Website: www.detroitmi.gov
Email: AssessorsLandRecordsMaintenance@detroitmi.gov

Parcel Revision Checklist

* Requirements are subject to change without notice. Additional documentation may be requested before acceptance. *

Requirements for ALL parcel modification requests:

Application Form:

- Parcel Revision Form must be completely filled out and have original signatures. Copies, scans, faxes, photos, or otherwise reproduced versions will not be accepted.

Proof of ownership:

- Provide **recorded** deed(s) for all involved properties. Must be original or a copy or scan; photos will not be accepted.
- For properties under Land Contract:
- Provide a copy of the **recorded** land contract. Must be a copy or scan; photos will not be accepted.
 - Land contract vendor must be the requestor for the parcel revision (see Signatory Authorization below).
 - All involved parcels must be under contract. Parcels under contract cannot be combined with parcels that are not.
- Ownership/taxpayer information must be up to date for all parcels. Provide a copy of all Property Transfer Affidavit(s) that have been filed **only within the last 60 days**.

Signatory Authorization:

ALL PARTIES with ownership or taxpayer interest **MUST** provide authorization for a parcel revision in one of the following ways:

For individual (non-entity) owners:

- Provide photo ID for identity verification. No authorization document is needed to sign the application.
- To assign a representative, owner must provide a **NOTARIZED** Resolution of Authority (attached), *explicitly naming the representative that will sign the application* on behalf of the owner. The original document must be provided. Copies, scans, faxes, photos, or otherwise reproduced versions will not be accepted.

For companies/organizations/other entities, one of the following:

- A **NOTARIZED** Resolution of Authority (attached) to authorize a **member of the company/organization**. Certificate *must explicitly name the representative that will sign the application* on behalf of the company. The original document must be provided. Copies, scans, faxes, photos, or otherwise reproduced versions will not be accepted.
- A **NOTARIZED** Power of Attorney to authorize a representative that is **not a member of the company/organization (chain authorization will not be accepted)**. The original document must be provided. Copies, scans, faxes, photos, or otherwise reproduced versions will not be accepted.

Other Requirements:

- Parcels must not have any delinquent Property or Personal Property taxes, or property tax liens.
- Parcels must not have an open Michigan Tax Tribunal (MTT) case.
- Parcels must not have a Special Assessment or PILOT (*with the exception of Detroit Land Bank purchases, see next item*).
- For properties purchased from the Detroit Land Bank Authority within the last 5 years, a 5/50 waiver must be provided (see additional documentation).
- Parcels must be adjacent to be combined, or an approved council resolution for vacation of a public right of way(s) must be provided (can be obtained from Department of Public Works - City Engineering, Room 642).
- Exemption status and type must be consistent for all parcels.
- Combinations of properties with inconsistent class must be approved by an appraisal supervisor.

Additional Requirements for PARCEL DIVISIONS ONLY:

All divisions are subject to an approval process by the City of Detroit Law Department.

Please note: If new addresses are required for resultant parcels, requestor will be invoiced by the Department of Public Works - City Engineering (Suite 642, CAYMC) for \$13 per address.

- Land survey showing **current and resultant** parcel(s) and corresponding legal description(s), as well as all building locations. If a building is being divided, survey must show that parcel boundary is along a firewall and be certified by a licensed architect.
- A parcel may not be split more than four (4) times.
- Resultant parcel must have direct access to a public **road** right-of-way. Landlocked parcels will not be accepted.
- A \$5.00 fee is required for each new parcel being created as a result of a division. An invoice will be sent to Primary Party after receipt of original documentation.



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Parcel Revision Form

Revision is effective for the following tax year. All taxes must be current at the time of application and up to the time of processing of this request. Revisions cannot be made to Special Acts parcels without prior consent of the Board of Assessors.

Request Type: <input checked="" type="checkbox"/> Combination <input type="checkbox"/> Split <input type="checkbox"/> Split/Combine			
Date Submitted: _____			
Primary Party		Secondary Party	
Owner Name	Urban Renewal Initiative Foundation	Owner Name	
Address	26622 Woodward Ave, Suite 225	Address	
City, State, ZIP	Royal Oak, MI 48067	City, State, ZIP	
Phone	(313) 961-9700	Phone	
Email	schaapcenter@gmail.com	Email	
Print Name	A. Paul Schaap	Print Name	
Signature	<i>A. Paul Schaap</i>	Signature	
<input checked="" type="checkbox"/> Check here if you are a Representative		<input type="checkbox"/> Check here if you are a Representative	

Third Party		Fourth Party	
Owner Name		Owner Name	
Address		Address	
City, State, ZIP		City, State, ZIP	
Phone		Phone	
Email		Email	
Print Name		Print Name	
Signature		Signature	
<input type="checkbox"/> Check here if you are a Representative		<input type="checkbox"/> Check here if you are a Representative	

Parcel Information			
Parcel Number	Address	Parcel Number	Address
21/000612	14901 E. Jefferson, Detroit, MI		
21/000613	14917 E. Jefferson, Detroit, MI		
21/000614	14927 E. Jefferson, Detroit, MI		

Parties hereby request that in accordance with the Michigan Land Division Act and Ordinance Number 421-G for the regulations and control of the subdivision of land in the City of Detroit, you place the following legal descriptions of said premises upon the Assessment and Tax Rolls.

Office Use Only			
Revision Year		Revision #	<input type="checkbox"/> This request is to obtain a permit
Law Department Petition #		Number of resultant parcels (for splits and split/combin):	
New Parcel #	Survey #	Address	Party

Office Notes

Reviewed by:
Office of the Assessor Stamp for Approval



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3. Limited Liability Company Authority.

I, _____, {name of member not signing petition or authorized agent} the undersigned Member of _____ the "Company", hereby certify that _____ Company is a limited liability company and is duly organized and existing under the laws of the State of Michigan.

Resolved, that _____ {name of member signing petition} Member of _____, is empowered to sign any and all documents, to take such steps on behalf of said Company, that may be necessary and appropriate in connection with, and in support of any Petition for Parcel Revision request submitted to the City of Detroit.

Date _____, 20____
Company Seal if Available

{Signature of Member names in First Blank}

{Title}

STATE OF MICHIGAN)
) ss.
COUNTY OF WAYNE)

The foregoing instrument was acknowledged before me on _____, 20____ by _____

Print: _____
Notary Public, _____ County, MI
My commission expires: _____
Acting in County of _____

4. Sole Proprietorship/Single Membership.

If there is **only** one Officer/ Member/ Partner with signing authority, please provide the applicable form documents in support of the Resolution of Authority i.e., current Annual Report/Statement, Certificate of Assumed Name, Certificate of Formation, Articles of Incorporation as filed with the State of Michigan.

5. Partnership Authority.

I, _____ {name of member not signing petition or authorized agent} the undersigned General/Limited Partner of _____ the "Partnership", hereby certify that: _____ Partnership is a limited partnership and is duly organized and existing under the laws of the State of Michigan.

Resolved, that _____ {name of member signing petition} Partner of _____, is authorized to sign any and all documents, to take such steps on behalf of the said Partnership, that may be necessary and appropriate in connection with, and in support of any Petition for Parcel Revision request submitted to the City of Detroit.

Date _____, 20____
Company Seal if Available

{Signature of Member names in First Blank}

{Title}

STATE OF MICHIGAN)
) ss.
COUNTY OF WAYNE)

The foregoing instrument was acknowledged before me on _____, 20____ by _____

Print: _____
Notary Public, _____ County, MI
My commission expires: _____
Acting in County of _____

Deeds of Conveyance

2023048889 L: 58120 P: 1212 WD
03/15/2023 08:03:33 AM Total Pages: 2
Bernard J. Youngblood, Register of Deeds - Wayne County, MI
ELECTRONICALLY RECORDED

CORPORATE WARRANTY DEED

File No.:NCS-1152295-MICH (pc)

Drafted by:
Nick Sizeland, City of Grosse Pointe Park, 15115 East Jefferson Avenue, Grosse Pointe Park, MI 48230
When recorded return to:
Urban Renewal Initiative Foundation, 26622 Woodward Avenue, Ste. 225, Royal Oak, MI 48067

THE GRANTOR, City of Grosse Pointe Park, a Michigan municipal corporation aka The City of Grosse Pointe Park, a Michigan municipal corporation

whose address is: 15115 East Jefferson Avenue, Grosse Pointe Park, MI 48230

conveys and Warrants to Urban Renewal Initiative Foundation, a Michigan non-profit corporation

whose address is: 26622 Woodward Avenue, Ste. 225, Royal Oak, MI 48067

the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, and particularly described as follows:

PREVIOUSLY CERTIFIED

PARCEL J: The West 77.5 feet of the South 90 feet of that part of Lot 1, lying North of and adjacent Jefferson Avenue, of Alter's Plat Dividing the West Part of P.C. 570, according to the plat thereof as recorded in Liber 7 of Plats, page 85, Wayne County Records.

Tax Parcel Nos. 21/000612

Commonly known as: 14901 E. Jefferson, Detroit, MI

This is to certify that there are no delinquent property taxes owed to our office on this property for five years prior to the date of the instrument. No representation is made as to the status of any tax liens or or titles owed to any other entities. Taxes in process of local collection or before PRE denial are NOT EXAMINED.

Eric R Sabree, Wayne County Treasurer
No. E - 146876 Date: 03/03/2023 Clerk: MW

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of \$1.00 and other good and valuable consideration as described in Memorandum of Understanding among the City of Detroit, Grantor, and Grantee, effective August 20, 2019; Purchase Agreement between Grantor and Grantee dated October 29, 2019, as amended; Memorandum of Understanding between Grantee and the City of Grosse Pointe Park Downtown Development Authority effective January 14, 2021; and Agreement between Grantor and Grantee Amending October 29, 2019 Purchase Agreement executed February 15, 2023.

This instrument is exempt from State and County Transfer Taxes pursuant to 207.526(h)(i) and 207.505(h)(i)

The Grantor grants to the Grantee the right to make all divisions under section 108 of the land division act, Act 288 of the Public Act of 1967.

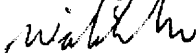
If the land being conveyed is unplatted, the following is deemed to be included: "This property may be located within the vicinity of farmland or farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

Subject to easements and building and use restrictions of record.

Dated: March 3, 2023

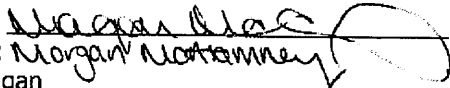
signed:

City of Grosse Pointe Park, a Michigan municipal corporation aka The City of Grosse Pointe Park, a Michigan municipal corporation

By: 
Title: **Nick Sizeland**
Name: **City Manager**

STATE OF Michigan }
 WAYNE }ss
COUNTY OF Macquett }
~~Macquett~~

On this 3 day of March, 2023 before me personally appeared Nick Sizeland, who, being by me duly sworn did say that he is the City Manager of City of Grosse Pointe Park, a Michigan municipal corporation aka The City of Grosse Pointe Park, a Michigan municipal corporation , and acknowledged to me that he executed the same in his authorized capacity(ies), and that by his signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument as the free act and deed of said corporation .

Notary Public: 
Printed Name: Morgan Notorney
~~Macquett~~ County, Michigan
My Commission Expires: 11/19/2023
Acting in Wayne County

2023048887 L: 58120 P: 1208 WD
03/15/2023 08:03:33 AM Total Pages: 2
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CORPORATE WARRANTY DEED

File No.:NCS-1152295-MICH (pc)

Drafted by:

Nick Sizeland, City of Grosse Pointe Park, 15115 East Jefferson Avenue, Grosse Pointe Park, MI 48230

When recorded return to:

Urban Renewal Initiative Foundation, 26622 Woodward Avenue, Ste. 225, Royal Oak, MI 48067

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whose address is: 15115 East Jefferson Avenue, Grosse Pointe Park, MI 48230

conveys and Warrants to Urban Renewal Initiative Foundation, a Michigan non-profit corporation

whose address is: 26622 Woodward Avenue, Ste. 225, Royal Oak, MI 48067

the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, and particularly described as follows:

PARCEL I:

A parcel of land situated in the Northerly side of Jefferson Avenue between Alter Road and Wayburn Avenue, being a part of Lot 1, of Alter's Plat Dividing the West Part of P.C. 570, according to the plat thereof as recorded in Liber 7 of Plats, page 85, Wayne County Records, and being more particularly described as follows: land beginning at the intersection of the Northerly line of Jefferson Avenue, 120.00 feet wide, and the Easterly line of Alter Road, 66.00 feet wide; thence along the Northerly line of Jefferson Avenue, on a course North 58 degrees 00 minutes East 77.00 feet to a point said point being the extreme Southwesterly corner and the place of beginning of the parcel herein intended to be described; thence continuing along the Northerly line of Jefferson Avenue, on a course North 58 degrees 00 minutes East 47.96 feet to a point; thence North 29 degrees 00 minutes West 90.00 feet to a point; thence South 58 degrees 00 minutes West 47.96 feet to a point the last mentioned point being 77.00 feet distant on a course North 58 degrees 00 minutes East from the Easterly line of Alter Road; thence South 29 degrees 00 minutes East 90.00 feet to the place of beginning.

This is to certify that there are no delinquent property taxes owed to our office on this property for five years prior to the date of the Instrument. No representation is made as to the status of any tax liens or or titles owed to any other entities. Taxes in process of local collection or before PRE denial are NOT EXAMINED.

Eric R Sabree, Wayne County Treasurer
No. E - 146874 Date: 03/03/2023 Clerk: MW

Tax Parcel Nos. **21/000613**

Commonly known as: **14917 E. Jefferson, Detroit, MI**

PREVIOUSLY CERTIFIED

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of \$1.00 and other good and valuable consideration as described in Memorandum of Understanding among the City of Detroit, Grantor, and Grantee, effective August 20, 2019; Purchase Agreement between Grantor and Grantee dated October 29, 2019, as amended; Memorandum of Understanding between Grantee and the City of Grosse Pointe Park Downtown Development Authority effective January 14, 2021; and Agreement between Grantor and Grantee Amending October 29, 2019 Purchase Agreement executed February 15, 2023.

This instrument is exempt from State and County Transfer Taxes pursuant to 207.526(h)(i) and 207.505(h)(i)

The Grantor grants to the Grantee the right to make all divisions under section 108 of the land division act, Act 288 of the Public Act of 1967.


If the land being conveyed is unplatted, the following is deemed to be included: "This property may be located within the vicinity of farmland or 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."

Subject to easements and building and use restrictions of record.

Dated: March 3, 2023

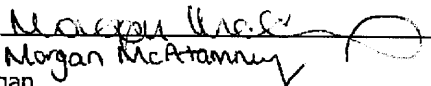
signed:

City of Grosse Pointe Park, a Michigan municipal corporation aka The City of Grosse Pointe Park, a Michigan municipal corporation

By: 
Title: Nick Sizeland
Name: City Manager

STATE OF Michigan }
COUNTY OF Wayne } ss
Marquette }

On this 3 day of March, 2023 before me personally appeared Nick Sizeland, who, being by me duly sworn did say that he is the City Manager of City of Grosse Pointe Park, a Michigan municipal corporation aka The City of Grosse Pointe Park, a Michigan municipal corporation, and acknowledged to me that he executed the same in his authorized capacity(ies), and that by his signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument as the free act and deed of said corporation.

Notary Public: 
Printed Name: Morgan McAtamney
Marquette County, Michigan
My Commission Expires: 11/19/2023
Acting in Wayne County

2023048888 L: 58120 P: 1210 WD
03/15/2023 08:03:33 AM Total Pages: 2
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whose address is: 15115 East Jefferson Avenue, Grosse Pointe Park, MI 48230

conveys and Warrants to Urban Renewal Initiative Foundation, a Michigan non-profit corporation

whose address is: 26622 Woodward Avenue, Ste. 225, Royal Oak, MI 48067

the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, and particularly described as follows:

PARCEL H:

PREVIOUSLY CERTIFIED

Lot 201, of Turnbull and Epstein's Jefferson Ave. Sub. of Part of Lot 1 of Alters Sub. P.C. 570, according to the plat thereof as recorded in Liber 26 of Plats, page 98, Wayne County Records.

Tax Parcel Nos. **21/000614**

Commonly known as: **14927 E Jefferson, Detroit, MI**

This is to certify that there are no delinquent property taxes owed to our office on this property for five years prior to the date of the Instrument. No representation is made as to the status of any tax liens or or titles owed to any other entities. Taxes in process of local collection or before PRE denial are NOT EXAMINED.

Eric R Sabree, Wayne County Treasurer
No. E - 146875 Date: 03/03/2023 Clerk: MW

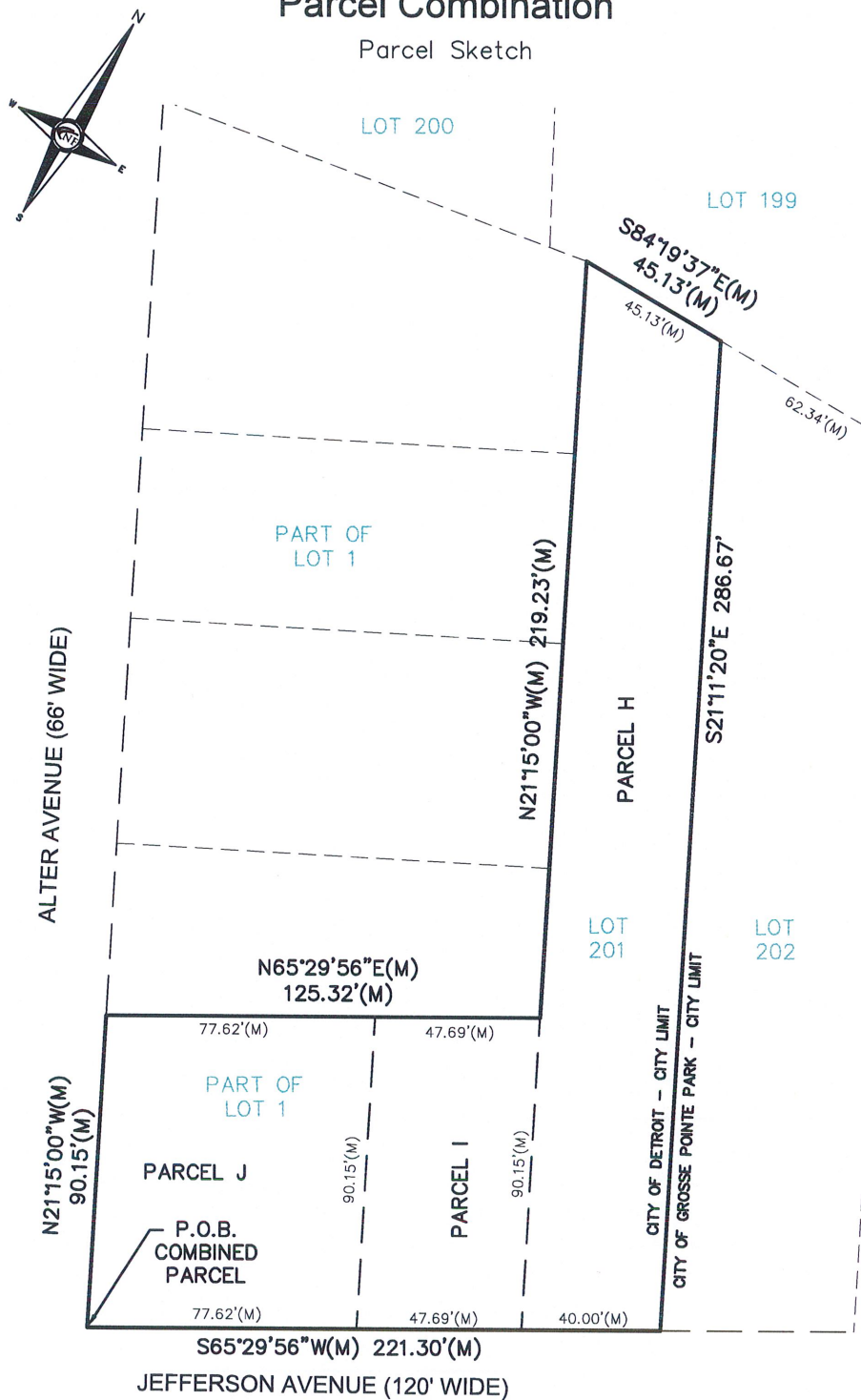
together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of \$1.00 and other good and valuable consideration as described in Memorandum of Understanding among the City of Detroit, Grantor, and Grantee, effective August 20, 2019; Purchase Agreement between Grantor and Grantee dated October 29, 2019, as amended; Memorandum of Understanding between Grantee and the City of Grosse Pointe Park Downtown Development Authority effective January 14, 2021; and Agreement between Grantor and Grantee Amending October 29, 2019 Purchase Agreement executed February 15, 2023.

This instrument is exempt from State and County Transfer Taxes pursuant to 207.526(h)(i) and 207.505(h)(i)

Combined Legal Description

Parcel Combination

Parcel Sketch



BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY WAS ESTABLISHED BY THE RIGHT OF WAY LINE OF MARYLAND AVENUE AS SHOWN ON TURNBULL AND EPSTEAN'S JEFFERSON AVE. SUB. OF PART OF LOT 1 OF ALTERS SUB. P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 26 OF PLATS, PAGE 98, WAYNE COUNTY RECORDS.



NOWAK & FRAUS ENGINEERS
 46777 WOODWARD AVE.
 PONTIAC, MI 48342-5032
 TEL. (248) 332-7931
 FAX. (248) 332-8257

SCALE	DATE	DRAWN	JOB NO.	SHEET
1" = 40'	08-10-2022	K.N.	J678-01	1 of 2

Parcel Combination

Legal Descriptions

LEGAL DESCRIPTIONS (PARCELS H, I, & J)

PER FIRST AMERICAN FILE NO. 887593, PRINTED 3/5/2020
 LAND SITUATED IN THE COUNTY OF WAYNE, CITY OF DETROIT, STATE OF MICHIGAN DESCRIBED AS FOLLOWS:

PARCEL H

LOT 201, OF TURNBULL AND EPSTEAN'S JEFFERSON AVE. SUB. OF PART OF LOT 1 OF ALTERS SUB. P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 26 OF PLATS, PAGE 98, WAYNE COUNTY RECORDS.

ADDRESS: 14927 E JEFFERSON, DETROIT, MI 48215.
 TAX ID: 000614/Ward 21

PARCEL I

A PARCEL OF LAND SITUATED IN THE NORTHERLY SIDE OF JEFFERSON AVENUE BETWEEN ALTER ROAD AND WAYBURN AVENUE, BEING A PART OF LOT 1, OF ALTER'S PLAT DIVIDING THE WEST PART OF P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 7 OF PLATS, PAGE 85, WAYNE COUNTY RECORDS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: LAND BEGINNING AT THE INTERSECTION OF THE NORTHERLY LINE OF JEFFERSON AVENUE, 120.00 FEET WIDE, AND THE EASTERLY LINE OF ALTER ROAD, 66.00 FEET WIDE; THENCE ALONG THE NORTHERLY LINE OF JEFFERSON AVENUE, ON A COURSE NORTH 58 DEGREES 00 MINUTES EAST 77.00 FEET TO A POINT SAID POINT BEING THE EXTREME SOUTHWESTERLY CORNER AND THE PLACE OF BEGINNING OF THE PARCEL HEREIN INTENDED TO BE DESCRIBED; THENCE CONTINUING ALONG THE NORTHERLY LINE OF JEFFERSON AVENUE, ON A COURSE NORTH 58 DEGREES 00 MINUTES EAST 47.96 FEET TO A POINT; THENCE NORTH 29 DEGREES 00 MINUTES WEST 90.00 FEET TO A POINT; THENCE SOUTH 58 DEGREES 00 MINUTES WEST 47.96 FEET TO A POINT THE LAST MENTIONED POINT BEING 77.00 FEET DISTANT ON A COURSE NORTH 58 DEGREES 00 MINUTES EAST FROM THE EASTERLY LINE OF ALTER ROAD; THENCE SOUTH 29 DEGREES 00 MINUTES EAST 90.00 FEET TO THE PLACE OF BEGINNING.

ADDRESS: 14917 E JEFFERSON, DETROIT, MI 48215.
 TAX ID: 000613/WARD 21

PARCEL J

THE WEST 77.5 FEET OF THE SOUTH 90 FEET OF THAT PART OF LOT 1, LYING NORTH OF AND ADJACENT JEFFERSON AVENUE, OF ALTER'S PLAT DIVIDING THE WEST PART OF P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 7 OF PLATS, PAGE 85, WAYNE COUNTY RECORDS.

ADDRESS: 14901 E JEFFERSON, DETROIT, MI 48215.
 TAX ID: 000612/WARD 21

LEGAL DESCRIPTIONS (COMBINED PARCELS H, I AND J)

LOT 201, OF TURNBULL AND EPSTEAN'S JEFFERSON AVE. SUB. OF PART OF LOT 1 OF ALTERS SUB. P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 26 OF PLATS, PAGE 98, WAYNE COUNTY RECORDS AND PART OF LOT 1 OF ALTER'S PLAT DIVIDING THE WEST PART OF P.C. 570, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 7 OF PLATS, PAGE 85, WAYNE COUNTY RECORDS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE EASTERLY RIGHT OF WAY LINE OF ALTER AVENUE (66 FEET WIDE) AND THE NORTHERLY RIGHT OF WAY LINE OF JEFFERSON AVENUE (120 FEET WIDE); THENCE NORTH 21 DEGREES 15 MINUTES 00 SECONDS WEST ALONG THE EASTERLY RIGHT OF WAY LINE OF SAID ALTER AVENUE; THENCE NORTH 65 DEGREES 29 MINUTES 56 SECONDS EAST, 125.32 FEET; THENCE NORTH 21 DEGREES 15 MINUTES 00 SECONDS WEST ALONG THE WESTERLY LINE OF SAID LOT 201 TO THE NORTHWEST CORNER OF SAID LOT 201; THENCE SOUTH 84 DEGREES 19 MINUTES 37 SECONDS EAST, 45.13 FEET TO THE NORTHEAST CORNER OF SAID LOT 201; THENCE SOUTH 21 DEGREES 11 MINUTES 20 SECONDS ALONG THE EASTERLY LINE OF SAID LOT 201, 286.67 FEET; THENCE SOUTH 65 DEGREES 29 MINUTES 56 SECONDS WEST ALONG THE NORTHERLY RIGHT OF WAY LINE OF SAID JEFFERSON AVENUE, 221.30 FEET TO THE POINT OF BEGINNING.

CONTAINING 23,226.90 SQUARE FEET OR 0.53 ACRES OF LAND.



ENGINEERS
 NOWAK & FRAUS ENGINEERS
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 FAX. (248) 332-8257

SCALE	DATE	DRAWN	JOB NO.	SHEET
N.T.S.	08-10-2022	K.N.	J678-01	2 of 2

NOV 27 1986

Leg Department
September 2, 1986
Honorable City Council
Re: The Wayburn Boundary Case.

Submitted with this letter is a resolution which has been drafted to effectuate the results of the court's decision dealing with the boundary dispute between the City of Detroit and the City of Grosse Pointe Park. The history of the litigation began in 1877 with a lawsuit being filed against the City of Detroit by a group of income taxpayers alleging that they should not have been paying resident income tax rates but non-resident income tax rates because the long established City of Detroit/City of Grosse Pointe Park boundary line was incorrectly placed; and that in reality their properties were within the City of Grosse Pointe Park.

The City of Grosse Pointe Park was eventually joined in the lawsuit as a party plaintiff and the judgment in all courts, trial and appellate, was that the boundary line between the City of Detroit and the City of Grosse Pointe Park had been misapplied and was in fact where the party plaintiffs had alleged it to be. This resolution establishes a new boundary line between the City of Detroit and the City of Grosse Pointe Park consistent with the needs of all parties.

We hope that this resolution meets with your swift approval.

Respectfully submitted,
PETER W. MAGJUCA
Supt. Asst. Corp. Counsel
By Council Member Ravitz

Whereas, a group of supposed City of Detroit income tax payers sued the City of Detroit in 1877 alleging that the property which they owned and resided in was actually in the City of Grosse Pointe Park; and
Whereas, the City of Detroit vigorously defended this lawsuit throughout all trial and appellate courts of the State of Michigan and was unsuccessful; and
Whereas, the City of Grosse Pointe Park, as the immediate interested governmental entity, was forced to intervene as a party plaintiff in the lawsuit; and
Whereas, the judgment of all courts was that the majority of the contested property was within the political jurisdiction of not the City of Detroit but the City of Grosse Pointe Park, it is hereby

Resolved, that the City Council of the City of Detroit hereby approves the annexation by the City of Grosse Pointe Park pursuant to Section 283 of the Home Rule Act, 1976 PA 378 as amended, 62CL 1174(3), MSA 2.2064(3), of all property owned by the City of Grosse Pointe Park and fractional parts of subdivision lots and public ways appurtenant thereto located northerly of a line described as:
"Beginning at a point on the centerline of Mack Ave., 120 ft. wide, which is 233 ft. from, as measured perpendicular to the centerline of Alter Road 58 ft. wide; thence S 7/4° to the NW 1/4 corner of Lot 28 of "Maryland Park Sub'n." of Lot 1 of Plat of Lot No. 2 of Alter's Plat of West part of P.C. 870, Grosse Pointe Township, Wayne County, Michigan, Recorded in Liber 34, Page 83 Plats, W.C.R.; thence S 7/4° along the W 1/2 line of said Lot 28 and its extension thereon, to the W 1/2 line of Lot 28 of said "Maryland Park Sub'n."; thence W 1/2 to the NW 1/4 corner of said Lot 28; thence S 7/4° along the W 1/2 line of Lots 45 thru 58 incl. of said "Maryland Park Sub'n."; and the extension of said line, to the centerline of Grothe Ave., 60 ft. wide; thence E 1/2 along said centerline, to the extension of the E 1/2 line of "Rendrey's Sub'n." of Lot 1 of Miller's Half Acre Lots, a Sub'n. of Lot 2 of Plat of Lots 1 & 2 of Lot 2 Alter's Sub'n. of West part of P.C. 870", City of Detroit and Grosse Pointe Township, Wayne County, Michigan, Recorded in Liber 31, Page 44 Plats, W.C.R.; thence S 7/4° along said Sub'n. line to the S 1/2 line of a public alley 18 ft. wide; thence SW 1/4 to the NW 1/4 corner of Lot 6 of the "DeRonne's Sub'n. of Out Lots 15 and 16 except the E 1/2, 5 ft. of O.L. 15 and the S 1/2, 28 ft. of the W 1/2, 101.59 ft. of O.L. 16, of Miller's Half Acre Lots Sub'n. of Lot 2, Alter's Plat of West part of P.C. 870", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 48, Page 71 Plats, W.C.R.; thence along the W 1/2 line of Lots 1 thru 8 incl. of said "DeRonne's Sub'n." and the extension of said line to the centerline of Charlevoix Ave., 50 ft. wide; thence W 1/2 along said centerline to the extension of the W 1/2 line of Lots 18 thru 34, incl. of the "Plat of Alter-Wood Park, being a Sub'n. of Lot 3 of Sub'n. of Lot 2 Alter's Sub'n. of West part of P.C. 870", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in

Liberal 26, Page 83 Plats, W.C.R.; thence SW 1/4 along the W 1/2 line of Lots 19 thru 34 incl. of said Alter Wood Park, and Lots 1 thru 12, incl. of the "Alter Heights Sub'n. of part of Lot 4 of Sub'n. of Lot 2, Alter's Sub'n. of West part of P.C. 870", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 37, Page 83 Plats, W.C.R. and Lots 4 thru 8 incl. of the "Fred W. Weight Sub'n. of the North, 10275 ft. of South 505.83 ft. of Lot 4 Sub'n. of Lot 2 of Alter's Plat of W 1/2 part of P.C. 870", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 43, Page 26 Plats, W.C.R. and Lots 3 thru 8 incl. of the "East End Manor Sub'n. of part of Lot 4 of John A. Allen's Estate, being Lot 2 of Alter's Plat of West part of P.C. 870", Village of Grosse Pointe Park and City of Detroit, Wayne County, Michigan, Recorded in Liber 38, Page 31 Plats, W.C.R. and Lots 47 thru 61 of the "Schippacasse's Sub'n. of Lot 2 of the plat of partition of John Allen Estate, being Lot 2 of Alter's Plat of the West part of P.C. 870, and part of Lot 1 of the Sub'n. of Lot 2 of Lot 2 of Alter's Plat of P.C. 870 for the Estate of Margaret Jull", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 37, Page 61 Plats, W.C.R.; to the SW 1/4 corner of said Lot 2; thence S 7/4° along the W 1/2 line of said Lot 2 to the extension of the W 1/2 line of Lot 23 of said "Schippacasse's Sub'n."; thence S 7/4° along said line to the SW 1/4 corner of said Lot 23; thence S 7/4° to the NW 1/4 corner of Lot 9 of the "Schippacasse's Sub'n." of Lot 3 and that part of Lot 3 lying South of South line of Hutchins Avenue of Sub'n. of Lot 2 of Lot 2 of Alter's Plat of P.C. 870 for the Estate of Margaret Jull, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 34, Page 83 Plats, W.C.R.; thence S 7/4° along the W 1/2 line of said Lot 9 and its extension thereon to the N 1/2 line of Lot 4 of the "Maryland Avenue Sub'n." of Lot 4 of Sub'n. of Lot 6 of Sub'n. of Lot 2 of Alter's Plat of P.C. 870 for the Estate of Margaret Jull, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 38, Page 87 Plats, W.C.R.; thence W 1/2 along said N 1/2 line, to the NW 1/4 corner of said Lot 4; thence S 7/4° along the W 1/2 line of Lot 3 and of "Maryland Ave. Sub'n." and Lots 8

thru 10 incl. of the "R. J. Purvis Sub'n." of Lots 5 & 6 of Sub'n. of Lot 2 of Lot 2 of Alter's Plat of P.C. 870 for the Estate of Margaret Jull, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 28, Page 25 Plats, W.C.R. and the extension of said line to the centerline of Hampton Ave., 50 ft. wide; thence W 1/2 along said centerline to the extension of the W 1/2 line of Lot 195 of said "Turnbull and Eastman's Jefferson Ave. Sub'n." of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 36, Page 25 Plats, W.C.R. and the extension of said line to the centerline of Hampton Ave., 50 ft. wide; thence W 1/2 along the W 1/2 line of Lot 199 and its extension thereon to the SW 1/4 corner of said Lot 199; thence S 7/4° along the S 1/2 line of Lot 199 to the NW 1/4 corner of Lot 202 of said "Turnbull and Eastman's Jefferson Ave. Sub'n."; thence S 7/4° along the W 1/2 line of said Lot 202 and its extension thereon to the centerline of Jefferson Ave., 120 ft. wide; thence W 1/2 along said centerline to the extension of the W 1/2 line of Lot 182 of the "Windmill Pointe Sub'n. of P.C. 959 and part of Lot 128 and 127, 378 and 370 lying Southeastly of Jefferson Ave., City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan, Recorded in Liber 37, Pages 8 and 6 of Plats, W.C.R.; thence S 7/4° along the W 1/2 line of said Lot 182 and its extensions thereon to the W 1/2 line of Lot 188 of said "Windmill Pointe Sub'n."; thence W 1/2 to the NW 1/4 corner of said Lot 188; thence along the W 1/2 line of Lot 188 thru 268 incl. of said Sub'n.; thence along the W 1/2 line of Lot 76 of said Sub'n. to the E 1/2 line of Alter Rd., 65 ft. wide; thence SW 1/4 along said E 1/2 line of Alter Rd., S 7/4° to the U.S. Harbor Line and the point of ending."

The City Council adopts this Resolution with the understanding that City of Detroit employees who were bona fide residents of the City of Detroit prior to adoption of this Resolution, but who become residents of the City of Grosse Pointe Park by virtue of this change in the boundary line between the two cities, will not be penalized for such change

STATE OF MICHIGAN) 88. SHORT FORM - TRUE COPY CERTIFICATE
CITY OF DETROIT)

23004595
86273678

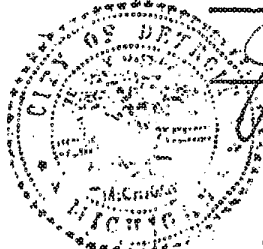
I, JEFFERY D. BLAINE, DEPUTY CLERK of the City of Detroit, do hereby certify that the annexed paper is a True Copy of a Resolution adopted by the City Council on SEPTEMBER 17, 1986

and approved by the Mayor on SEPTEMBER 22, 1986 as appears from the DETROIT LEGAL NEWS OF 9-19-86, 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

SEPTEMBER 26, 1986

Jeffery D. Blaine
Deputy City Clerk



of their city of residence, due to the fact that such change is beyond their control.
Adopted as follows:
1 Year - Council Members Cleveland, Eberhard, Peoples, Ravitz and President Pro Tem Hood - 6
None - None

86 NOV 13 11:22 AM
FOR THE CLERK
REGISTER OF DEEDS
WAYNE COUNTY, MI

When recorded, please return to:
Harold McC. Dawson, Esq.
100 Renaissance Center, 34th Floor
Detroit, MI 48243

RESOLUTION1123004^{PL} 597

RESOLVED that pursuant to Section 9(8) of the Home Rule Act, 1909 PA 279, as amended, MCL 117.9(8), MSA 2.088(8), the City of Grosse Pointe Park hereby annexes all property owned by the City of Grosse Pointe Park and fractional parts of subdivision lots and public ways appurtenant thereto located northeasterly of a line described as:

"Beginning at a point on the centerline of Mack Ave., 120 ft. wide, which is 233 ft. from, as measured perpendicular to, the centerline of Alter Road 66 ft. wide; thence S'y. to the NW'y. corner of Lot 59 of "Maryland Park Sub'n." of Lot 1 of Plat of Lot No. 2 of Alter's Plat of West part of P.C. 570, Grosse Pointe Township, Wayne County, Michigan. Recorded in Liber 34, Page 95 Plats, W.C.R.; thence S'y. along the W'y. line of said Lot 59 and its extension thereof, to the N'y. line of Lot 58 of said "Maryland Park Sub'n."; thence W'y. to the NW'y. corner of said Lot 58; thence S'y. along the W'y. line of Lots 48 thru 58 incl., of said "Maryland Park Sub'n." and the extension of said line, to the centerline of Goethe Ave., 60 ft. wide; thence E'y. along said centerline, to the extension of the E'y. line of "Kennedy's Sub'n. of Lot 1 of Hillger's Half Acre Lots, a Sub'n. of Lot 2 of Plat of Lots 1 & 2 of Lot 2 Alter's Sub'n. of West part of P.C. 570", City of Detroit and Grosse Pointe Township, Wayne County, Michigan. Recorded in Liber 31, Page 44 Plats, W.C.R.; thence SE'y. along said Sub'n. line to the S'y. line of a public alley 18 ft. wide; thence SW'y. to the NW'y. corner of Lot 6 of the "DeRonne's Sub'n. of Out Lots 15 and 16 except the E'y. 6 ft. of O.L. 15 and the S'y. 59 ft. of the W'y. 101.55 ft. of O.L. 16, of Hillger's Half Acre Lots Sub'n. of Lot 2, Alter's Plat the West part of P.C. 570", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 46, Page 71 Plats, W.C.R.; thence along the W'y. line of Lots 1 thru 6 incl., of said "DeRonne's Sub'n." and the extension of said line to the centerline of Charlevoix Ave. 60 ft. wide; thence W'y. along said centerline to the extension of the W'y. line of Lots 18 thru 34, incl. of the "Plat of Alter-Wood Park, being a Sub'n. of Lot 3 of Sub'n. of Lot 2 Alter's Sub'n. of West part of P.C. 570", City of Detroit and Village of Grosse Pointe

L123004 PL 598

Park, Wayne County, Michigan. Recorded in Liber 29, Page 82 Plats, W.C.R.; thence SW'ly. along the W'ly. line of Lots 18 thru 34 incl. of said Alter Wood Park; and Lots 7 thru 12, incl. of the "Alter Heights Sub'n. of part of Lot 4 of Sub'n. of Lot 2, Alter's Sub'n. of West part of P.C. 570", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 37, Page 22 Plats, W.C.R. and Lots 4 thru 6 incl., of the "Fred W. Voigt Sub'n. of the North 102.75 ft. of South 308.25 ft. of Lot 4 Sub'n. of Lot 2 of Alter's Plat of W'ly. part of P.C. 570", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 43, Page 60 Plats, W.C.R. and Lots 5 thru 8 incl. of the "East End Manor Sub'n. of part of Lot 4 of John A. Alter's Estate, being Lot 2 of Alter Plat of West part of P.C. 570", Village of Grosse Pointe Park and City of Detroit, Wayne County, Michigan. Recorded in Liber 38, Page 31 Plats, W.C.R. and Lots 47 thru 61 of the "Schiappacasse's Sub'n. of Lot 5 of the plat of partition of John Alter Estate, being Lot 2 of Alter's Plat being the West part of P.C. 570, and part of Lot 1 of the Sub'n. of Lot 6 of Lot 2 of Alter's Plat of P.C. 570 for the Estate of Margaret Juif", City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 37, Page 61 Plats, W.C.R., to the SW'ly. corner of said Lot 61; thence E'ly. along the S'ly. line of said Lot 61 to the extension of the W'ly. line of Lot 23 of said "Schiappacasse's Sub'n."; thence S'ly. along said line to the SW'ly. corner of said Lot 23; thence S'ly. to the NW'ly. corner of Lot 9 of the "Schiappacasse's Sub'n." of Lot 3 and that part of Lot 2 lying South of South line of Kercheval Avenue of Sub'n. of Lot 6 of Sub'n. of Lot 2 Alter Plat of P.C. 570 for the Estate of Margaret Juif, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 34, Page 80 Plats, W.C.R.; thence S'ly. along the W'ly. line of said Lot 9 and its extension thereof to the N'ly. line of Lot 4 of the "Maryland Avenue Sub'n." of Lot 4 of Sub'n. of Lot 6 of Sub'n. of Lot 2 of Alter's Plat of P.C. 570 for the Estate of Margaret Juif, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 38, Page 97 Plats, W.C.R.; thence W'ly. along said N'ly. line, to the NW'ly. corner of said Lot 4; thence S'ly. along the W'ly. line of Lots 3 and 4 of said "Maryland Ave. Sub'n." and Lots 6 thru 10 incl. of the "R. J. Purvis' Sub'n." of Lots 5 & 6 of Sub'n. of Lot 6 of Lot 2 of Alter's Plat of P.C. 570 for the Estate of Margaret Juif, City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 38, Page 62 Plats, W.C.R. and Lots 40 thru 78 incl. of the "Turnbull and Epstein's Jefferson Ave. Sub'n. of part of Lot 1 of Alter's Sub'n. P.C. 570" City

L/23004 PA 599

of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 26, Page 98 Plats, W.C.R. and the extension of said line to the centerline of Hampton Ave., 50 ft. wide; thence W'ly. along said centerline to the extension of the W'ly. line of Lot 199 of said "Turnbull and Epstein's Jefferson Ave. Sub'n."; thence S'ly. along the W'ly. line of Lot 199 and its extension thereof to the SW'ly. corner of said Lot 199; thence SE'ly. along the S'ly. line of Lot 199 to the NW'ly. corner of Lot 202 of said "Turnbull and Epstein's Jefferson Ave. Sub'n."; thence S'ly. along the W'ly. line of said Lot 202 and its extension thereof to the centerline of Jefferson Ave., 120 ft. wide; thence W'ly. along said centerline to the extension of the W'ly. line of Lot 182 of the "Windmill Pointe Sub'n. of P.C. 969 and part of P.C.'s 126 and 127, 379 and 370 lying Southerly of Jefferson Ave., City of Detroit and Village of Grosse Pointe Park, Wayne County, Michigan. Recorded in Liber 37, Pages 5 and 6 of Plats, W.C.R.; thence S'ly. along the W'ly. line of said Lot 182 and its extensions thereof to the N'ly. line of Lot 188 of said "Windmill Pointe Sub'n."; thence W'ly. to the NW'ly. corner of said Lot 188; thence along the W'ly. line of Lots 188 thru 268 incl. of said Sub'n.; thence along the N'ly. line of Lot 78 of said Sub'n. to the E'ly. line of Alter Rd., 66 ft. wide; thence SW'ly. along said E'ly. line of Alter Rd., and its extension of S'ly. to the Point of Tangency of the curve at the NW'ly. corner of Lot 1 of said Windmill Pointe Sub'n.; thence SW'ly. to the point of intersection of the S'ly. line of Riverside Ave., 100 ft. wide with the W'ly. line of vacated Alter Rd., 66 ft. wide; thence along said W'ly. line of vacated Alter Rd., S'ly. to the U.S. Harbor Line and the point of ending."

as a part of and within the corporate limits of the City of
Grosse Pointe Park.

When recorded,
return to:

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Harold McG. Deason, Esq.
100 Renaissance Center
34th Floor
Detroit, MI 48243