

SECOND AMENDMENT TO MASTER DEED OF VERIDIAN

Veridian Development LLC, a Michigan limited liability company, whose address is 429 South Main Street, Rochester, Michigan 48307, ("Developer"), being the Developer of Veridian, a Condominium Project ("Veridian") established pursuant to the Master Deed thereof, recorded in Liber 27709, Page 860, and First Amendment to the Master Deed recorded in Liber _____, Page _____, Macomb County Records, and known as Macomb County Condominium Subdivision Plan No. 1228, hereby amends the Master Deed of Veridian pursuant to the authority reserved therein for the purpose of expanding the size of the Project from 124 Units to 169 Units by the addition of the land described in Paragraph 1 below and the matters set forth in Paragraphs 2, 3, 4, 5 and 6 below. Upon recordation in the Office of the Macomb County Register of Deeds of this Amendment, said Master Deed and Exhibit B shall be amended in the following manner:

1. The following land shall be added to the Master Deed of Veridian.

LAND LEGAL DESCRIPTION OF LAND ADDED

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWN 4 NORTH, RANGE 12 EAST, WASHINGTON TOWNSHIP, MACOMB COUNTY, MICHIGAN, BEING DESCRIBED AS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 36; THENCE ALONG THE SOUTH LINE OF SECTION 36 SOUTH 87 DEGREES 05 MINUTES 43 SECONDS EAST 1749.74 FEET; THENCE NORTH 03 DEGREES 16 MINUTES 53 SECONDS EAST 102.00 FEET TO THE NORTH RIGHT OF WAY LINE OF 26 MILE ROAD (WIDTH VARIES) AND THE SOUTHEAST CORNER OF VERIDIAN, MACOMB COUNTY CONDOMINIUM SUBDIVISION PLAN No. 1228 AS RECORDED IN LIBER 27709 OF DEEDS, PAGE 860, MACOMB COUNTY RECORDS; THENCE ALONG THE EASTERLY LINE OF VERIDIAN THE FOLLOWING THREE (3) COURSES: NORTH 03 DEGREES 16 MINUTES 53 SECONDS EAST 483.50 FEET, SOUTH 87 DEGREES 05 MINUTES 43 SECONDS EAST 332.88 FEET AND NORTH 03 DEGREES 17 MINUTES 06 SECONDS EAST 562.86 FEET TO THE POINT OF BEGINNING; THENCE NORTH 86 DEGREES 15 MINUTES 15 SECONDS

WEST 140.00 FEET; THENCE NORTH 03 DEGREES 17 MINUTES 06 SECONDS EAST 21.98 FEET; THENCE NORTH 86 DEGREES 42 MINUTES 54 SECONDS WEST 60.00 FEET; THENCE SOUTH 03 DEGREES 17 MINUTES 06 SECONDS WEST 22.23 FEET TO THE CENTERLINE OF A NATURAL WATERCOURSE; THENCE ALONG THE CENTERLINE OF A NATURAL WATERCOURSE THE FOLLOWING TWO (2) COURSES: NORTH 71 DEGREES 07 MINUTES 11 SECONDS WEST 516.46 FEET AND NORTH 72 DEGREES 23 MINUTES 17 SECONDS WEST 75.26 FEET; THENCE NORTH 45 DEGREES 33 MINUTES 28 SECONDS EAST 261.29 FEET; THENCE NORTH 05 DEGREES 31 MINUTES 13 SECONDS EAST 312.76 FEET; THENCE NORTH 89 DEGREES 16 MINUTES 47 SECONDS EAST 208.12 FEET; THENCE NORTH 00 DEGREES 43 MINUTES 13 SECONDS WEST 200.00 FEET; THENCE NORTH 89 DEGREES 16 MINUTES 47 SECONDS EAST 53.68 FEET; THENCE EASTERLY ALONG A TANGENT CURVE CONCAVE TO THE SOUTH HAVING A CENTRAL ANGLE OF 5 DEGREES 23 MINUTES 38 SECONDS, A RADIUS OF 280.00 FEET, AN ARC DISTANCE OF 26.36 FEET AND WHOSE CHORD IS SOUTH 88 DEGREES 01 MINUTES 24 SECONDS EAST 26.35 FEET; THENCE NORTH 00 DEGREES 43 MINUTES 13 SECONDS WEST 141.24 FEET; THENCE SOUTH 89 DEGREES 16 MINUTES 47 SECONDS WEST 425.00 FEET; THENCE SOUTH 00 DEGREES 43 MINUTES 17 SECONDS EAST 11.69 FEET; THENCE SOUTH 89 DEGREES 16 MINUTES 43 SECONDS WEST 202.82 FEET; THENCE SOUTH 04 DEGREES 12 MINUTES 17 SECONDS WEST 80.30 FEET; THENCE SOUTH 89 DEGREES 16 MINUTES 43 SECONDS WEST 71.27 FEET; THENCE NORTH 32 DEGREES 17 MINUTES 22 SECONDS WEST 313.51 FEET; THENCE NORTH 00 DEGREES 43 MINUTES 17 SECONDS WEST 164.56 FEET; THENCE NORTH 89 DEGREES 16 MINUTES 44 SECONDS EAST 1213.44 FEET TO THE NORTHWEST CORNER OF WILLOW RIDGE SUBDIVISION AS RECORDED IN LIBER 151 OF PLATS, PAGE 29, MACOMB COUNTY RECORDS; THENCE ALONG THE WEST LINE OF WILLOW RIDGE SUBDIVISION SOUTH 03 DEGREES 17 MINUTES 06 SECONDS WEST 1386.66 FEET TO THE NORTHEAST CORNER OF VERIDIAN AND THE POINT OF BEGINNING. CONTAINING 21.44 ACRES, MORE OR LESS.

SUBJECT TO ANY AND ALL EASEMENTS AND RIGHTS OF WAY OF RECORD OR OTHERWISE.

2. Veridian Phase 3, LLC, a Michigan limited liability company, whose address is 5232 Twenty Two Road, Shelby Township, Michigan 48317, is the owner of the land being added to Veridian as described in Paragraph 1 above. Veridian Phase 3, LLC is executing this Second Amendment to the Master Deed of Veridian for the purpose of consenting to this Second Amendment to the Master Deed of Veridian and subjecting that land described in Paragraph 1 above to the Master Deed of Veridian. Upon recordation of this Second Amendment to the Master Deed of Veridian, Veridian Phase 3, LLC shall own Units 124 through 169 (as depicted on Exhibit B attached hereto) which are being created by this Second Amendment to the Master Deed of Veridian. Veridian Development LLC, the Developer of Veridian, shall retain all Developer rights under the Master Deed of Veridian. However, Veridian Development LLC hereby assigns its Developer rights to Veridian Phase 3, LLC under Article II, Section 8, and Article VI, Section 2, of the Condominium Bylaws (Exhibit A to the Master Deed of Veridian) and all other rights with

respect to the construction and sale of dwellings for Units 124 to 169 only. No other rights reserved to the Developer under the Master Deed of Veridian are assigned to Veridian Development LLC.

3. No replacement trees planted by the Developer which are located in the General Common Elements (as depicted on Landscape Plan on Exhibit B attached hereto) shall be removed without the express written consent of Washington Township.

4. Amended Sheets 1 and 2, of the Condominium Subdivision Plan of Veridian (“Exhibit B”) as attached hereto, shall replace and supersede Sheets 1 and 2, of Exhibit B as originally recorded and subsequently amended, and originally recorded and subsequently amended sheets 1 and 2, shall be of no further force or effect. The legal description of the Condominium Premises contained on said Amended Sheet 1 shall replace and supersede the description of said Premises contained in Article II of the originally recorded Master Deed.

5. Sheets 5F, 5G, 5H, 5I, 5J, 6F, 6G, 6H, 6I, 6J, 8F, 8G, 8H, 8I, 8J, and 12C of Exhibit B, are new sheets which are added to Exhibit B.

6. No buildings or structures shall be erected within the wetland buffer located on Units 147 and 150, as depicted on Exhibit B attached hereto.

In all respects, other than as hereinabove indicated, the original Master Deed of Veridian, including the Bylaws and Condominium Subdivision Plan respectively attached thereto as Exhibits A and B, recorded as aforesaid, is hereby ratified, confirmed and redeclared.

Dated this _____ day of _____, 2025.

VERIDIAN DEVELOPMENT LLC,
a Michigan limited liability company

By: _____
Brian A. Szliter, Member

STATE OF MICHIGAN)
) SS.
COUNTY OF MACOMB)

On this ____ day of _____, 2025, the foregoing instrument was acknowledged before me by Brian A. Szliter, Member of Veridian Development LLC, a Michigan limited liability company, on behalf of it.

Notary Public,
Acting in _____ County, Michigan
My Commission Expires:_____

VERIDIAN PHASE 3, LLC,
a Michigan limited liability company

By: _____
Zef Berishaj, Member

By: _____
Hassam Shamaya, Member

STATE OF MICHIGAN)
) SS.
COUNTY OF MACOMB)

On this ____ day of _____, 2025, the foregoing instrument was acknowledged before me by Zef Berishaj and Hassam Shamaya, Members of Veridian Phase 3, LLC, a Michigan limited liability company, on behalf of it.

Notary Public,
Acting in _____ County, Michigan
My Commission Expires:_____

Drafted by:
Mark J. Abdo, Attorney at Law
12900 Hall Road, Suite 403
Sterling Heights, Michigan 48313
When recorded, return to drafter