



Real Estate Right of Way and Claims

Date: March 4, 2013

To: Elaine Clifford
Records Center

From: Barbara A. Mention *bam*
Real Estate

Subject: Easement-Section 15, City of Omer, Arenac County, Michigan
Almeda-Twining Capital Project – Parcel ID 06-030-0-015-100-065-00

Attached are papers related to the acquisition of a Transmission Line Easement, dated March 21, 2012 to Michigan Electric Transmission Company, LLC (METC) from Saginaw-Midland Municipal Water Supply Corporation, whose address is 4678 – 3 Mile Road, Bay City, Michigan 48706.

The Almeda-Twining transmission line was upgraded from a 138kV circuit to a future 230kV transmission line. Additional rights were acquired to support the upgrade. The additional easement area is shown shaded in gray on attached survey drawing.

The easement consideration fee was \$1,000.00, charged to Work Order No. B0002664.

The easement was negotiated by Paul Stempin, Stempin & Associates.

Please incorporate these papers into the appropriate METC database file and cross-reference Tract #164-D5-9 and 163-D5-8.

/bam
Attachments

Cc: M. Ely
J. Kehoe
J. Robach
A. Sathe
S. Sczytko
J. Smith

FILE
2013
3/11

TITLE SEARCH REPORT

Beginning Search Date: April 2, 1902 @ 8:00 AM Search File No.: 567647
Ending Search Date: January 19, 2012 @ 8:00 AM Property Address:
Loan Number: Reference No.:

Legal Description of Property: (SEE EXHIBIT A LEGAL DESCRIPTION)

(the Property)

Instruments shown in this search report include:

Conveyances, liens and easements recorded in the office of the Register of Deeds for Arenac County, Michigan during the period of this search.

1. Quit Claim Deed recorded in Liber 33, page 365.
2. Agreement recorded in Liber 142, page 266.
3. Easement Agreement recorded in Liber 135, page 190.
Note: Copy of above Easement Agreement was not available at the time of this search. This search is subject to change upon receipt and review of said Easement Agreement.
4. Agreement of Sale recorded in Liber 167, page 331.
5. First Amendment of Easement Agreement recorded in Liber 167, page 335.
6. Quit Claim Deed recorded in Liber 202, page 277.
7. Notice of Claim of Interest in Land recorded in Liber 249, page 259.
8. Quit Claim Deed recorded in Liber 270, page 786.
9. Easement recorded in Liber 538, page 283.

NOTE: The above information is to be used for reference purposes only. It is not to be relied upon as evidence of title nor as evidence of compliance with any of the provisions of PA 123 of 1999. The issuance of this search is not to be construed as a promise to insure. This search is being provided for a reduced rate and the company's liability shall in no event exceed the amount paid for said information. The company reserves the right to decline any application for the issuance of a title policy based on the information provided in this document.

Tax Information:

10. Taxes are EXEMPT.
Tax Item No.: 06-030-0-015-100-065-00



First American Title Insurance Company

This Search Report does not include any instrument which has been filed pursuant to the Uniform Commercial Code or filed in records other than those in the Office of the Register of Deeds. This Search Report should not be construed as a guarantee or opinion of title. First American Title Insurance Company agrees to provide this title search based upon the understanding and acknowledgment by the applicant that any liability is limited to the amount paid for this title search. The information contained herein should not be used for due diligence inquiry under CERCLA or other federal or state environmental legislation.

**EXHIBIT A
LEGAL DESCRIPTION**

File No.: 567647

The land referred to in this Commitment, situated in the County of Arenac, City of Omer, State of Michigan, is described as follows:

That part of the East 1/2 of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 15, Town 19 North, Range 5 East, being 75 feet X 430 feet long of the spur of D & M Railroad running between the City of Omer and the City of Augres, Arenac County, Michigan.

Tax Item No. 06-030-0-015-100-065-00



ROSE SMITH
Register of Deeds
ARENAC COUNTY, MI

Page 1 of 3 CD

DOC#: 201204640

November 21, 2012 2:10 PM
Fee: \$20.00

QUIT CLAIM DEED

The Grantor: The Central Michigan Railway Company, a Michigan Corporation successor by statutory merger to the Detroit & Mackinac Railway Company, whose address is 1424 Straits Drive, Bay City, Michigan 48706-8705,

Quit Claims to

The Grantee: Saginaw-Midland Municipal Water Supply Company, a nonprofit municipal corporation, whose address is 4678-3 Mile Road, Bay City, Michigan 48706-9452,

Without consideration and for purposes of confirming title already vested in the Grantee,

the following described premises situated in the City of Omer, Arenac County, State of Michigan and as shown on the attached Exhibit A:

All that part of the spur of the Detroit & Mackinac Railroad running between the City of Omer and the City of Au Gres, Arenac County, Michigan, which lies East of the Easterly line of the Detroit & Mackinac Railway Main Line right of way (100 feet wide), and West of the West line of the East 1/2 of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 15, Town 19 North, Range 5 East, Arenac Township, Arenac County, Michigan. Containing 0.47 acres, more or less.

Parcel Tax Id No. 030-0-015-100-065-00

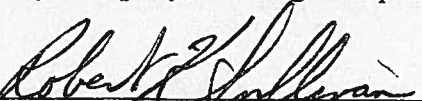
This property may be located within the vicinity of farmland or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

This conveyance does not make a division of the transferred parcel and is exempt from the provisions of Sections 108 and 109 of the Land Division Act, Act No. 288 of the Public Acts of 1967, as amended (MCL 560.101 et seq., as amended).

Real Estate Transfer taxes exempt under MCL 207.505(l) and 207.526(n)

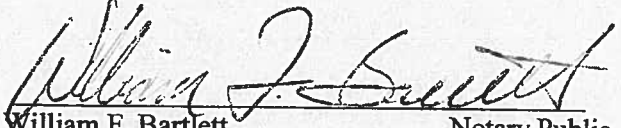
Dated this 28th day of September, 2012.

THE CENTRAL MICHIGAN RAILWAY COMPANY,
successor by statutory merger to the Detroit & Mackinac
Railway Company, a Michigan corporation

By: 
Robert K. Sullivan

Its: Chief Financial Officer

Acknowledged before me in Bay County, State of Michigan, on this 28 day of September, 2012, by Robert K. Sullivan, the Chief Financial Officer of The Central Michigan Railway Company, successor by statutory merger to the Detroit & Mackinac Railway Company, a Michigan corporation, on behalf of said corporation.


William F. Bartlett Notary Public
Midland County, State of Michigan
Acting in Bay County
My Commission Expires November 12, 2012

Prepared by:
William L. Logan
Law Office of William L. Logan, PLLC
313 Droste
East Lansing, MI 48823

When recorded return to:
Barbara Mention
ITC Holdings Corp.
27175 Energy Way
Novi, MI 48377

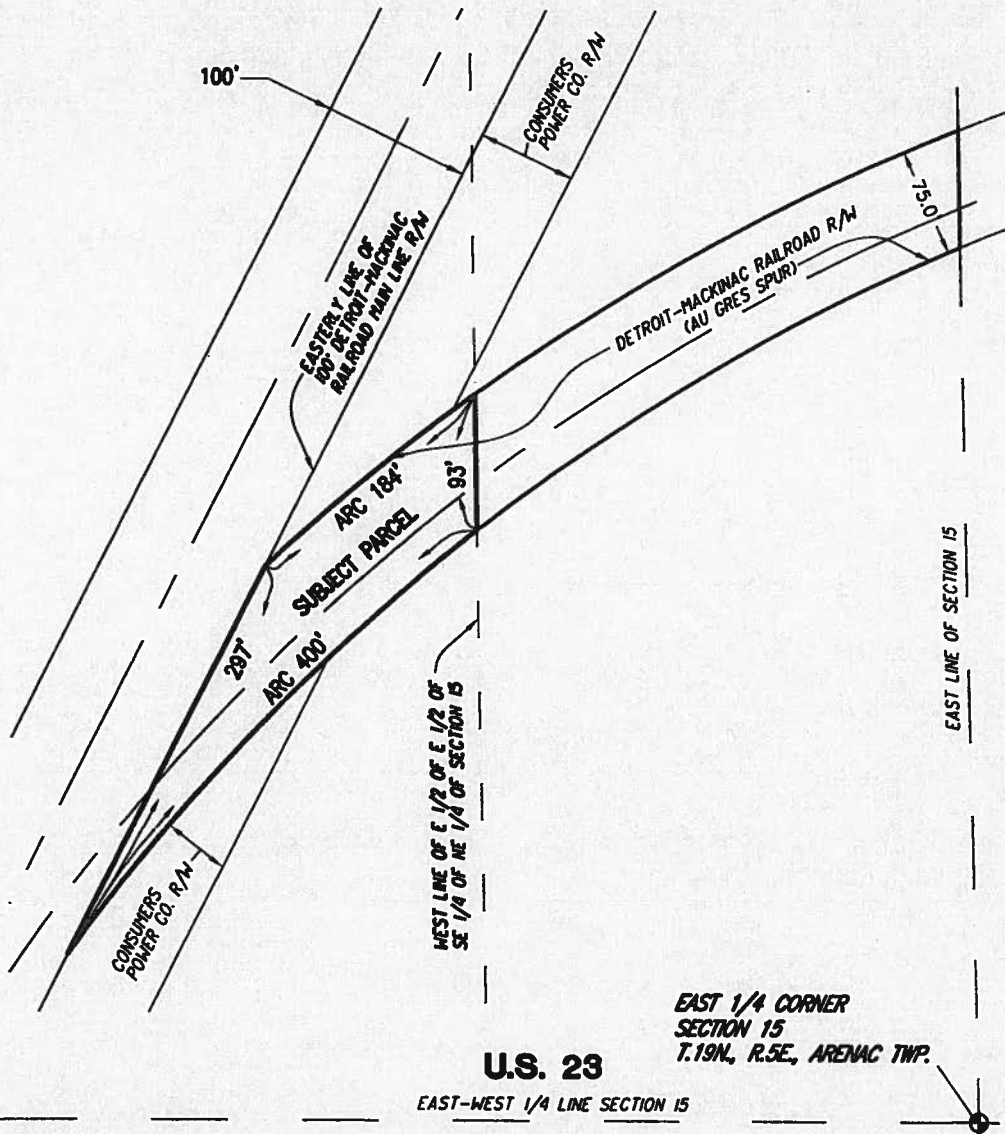
EXHIBIT "A"



PROPERTY DESCRIPTION

Land situated in the City of Omer, County of Arenac, State of Michigan, described as:

All that part of the spur of the Detroit & Mackinac Railroad running between the City of Omer and the City of Au Gres, Arenac County, Michigan which lies East of the Easterly line of the Detroit and Mackinac Railway Main Line right of way (100 feet wide), and West of the West line of the East 1/2 of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 15, Town 19 North, Range 5 East, Arenac Township, Arenac County, Michigan. Containing 0.47 acres, more or less.



EAST 1/4 CORNER SECTION 15
T.19N., R.5E., ARENAC TWP.

0 50 100 200
SCALE: 1"=100'

Sheet 1 of 1
8042.229 2011 Exhibits.dwg

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MCNEELY & LINCOLN
Associates, Inc.
CIVIL ENGINEERING & LAND SURVEYING
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37741 PEMBROKE, LIVONIA, MICHIGAN, 48152
WWW.MNLINC.COM

For I.T.C. Date 07/17/12
Scale 1"=100' Drawn By DPW
Job No. 8042.229 Checked By MRD



March 14, 2012

VIA FEDERAL EXPRESS

Mr. Michael Quinnell
Saginaw-Midland Municipal Water Supply Corporation
4678 – 3 Mile Road
Bay City, Michigan 48706

Re: Exercise of Option pursuant to Easement Option Agreement dated November 14, 2011

Dear Mr. Quinnell:

This letter is in reference to the Easement Option Agreement (the "Option Agreement") dated November 14, 2011, by and between the Saginaw-Midland Municipal Water Supply Corporation (the "Corporation") and Michigan Electric Transmission Company, LLC ("METC"), relative to the grant of an easement on the Corporation's property located in Section 15, Township 19 North, Range 5 East, City of Omer, Arenac County, Michigan.

The purpose of this letter is to notify you that, in accordance with Section 2 of the Option Agreement, METC HEREBY EXERCISES ITS OPTION to obtain an easement upon the land more particularly described in the Survey attached to the enclosed Easement. In accordance with Section 5 of the Option Agreement, you are required to execute and deliver the enclosed Easement to METC within 5 business days from METC's exercise of the option. Accordingly, Paul Stempin, METC's agent, will contact you shortly to set up a time to deliver to you the agreed upon compensation amount and to pick up the executed Easement.

Please note that your signatures on the Easement will need to be notarized. As a convenience to you, the METC agent can notarize your signatures if you so desire. If you choose to have him notarize your signatures, you should wait to sign the Easement until he has met with you.

If you have any questions regarding this letter, please do not hesitate to contact Barbara Mention, METC Sr. Property Management Specialist at (248) 946-3000.

Sincerely,

A handwritten signature in black ink, appearing to read "Christine Mason Soneral", written in a cursive style.

Christine Mason Soneral
Vice President and General Counsel-
Utility Operations

Enclosures: Easement

C:\WilliamLoganPLLC\METC\Almeda Twining\Saginaw Midland Exercise of Option Letter.docx