

# PROPOSED - FAIRWAY VILLAS SUBDIVISION - PHASE I

LI19819PA 36

LI19819PA 37

LI19819PA 38

U-185

PART OF THE S.W. 1/4 OF SECTION 21, T.4S., R.10E., BROWNSTOWN TWP., WAYNE CO., MICHIGAN

**PLAT LEGEND:**

EASEMENTS OR EXCEPT FOR NEW ONES SHOWN

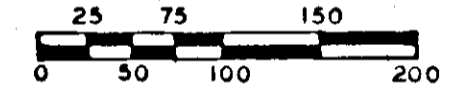
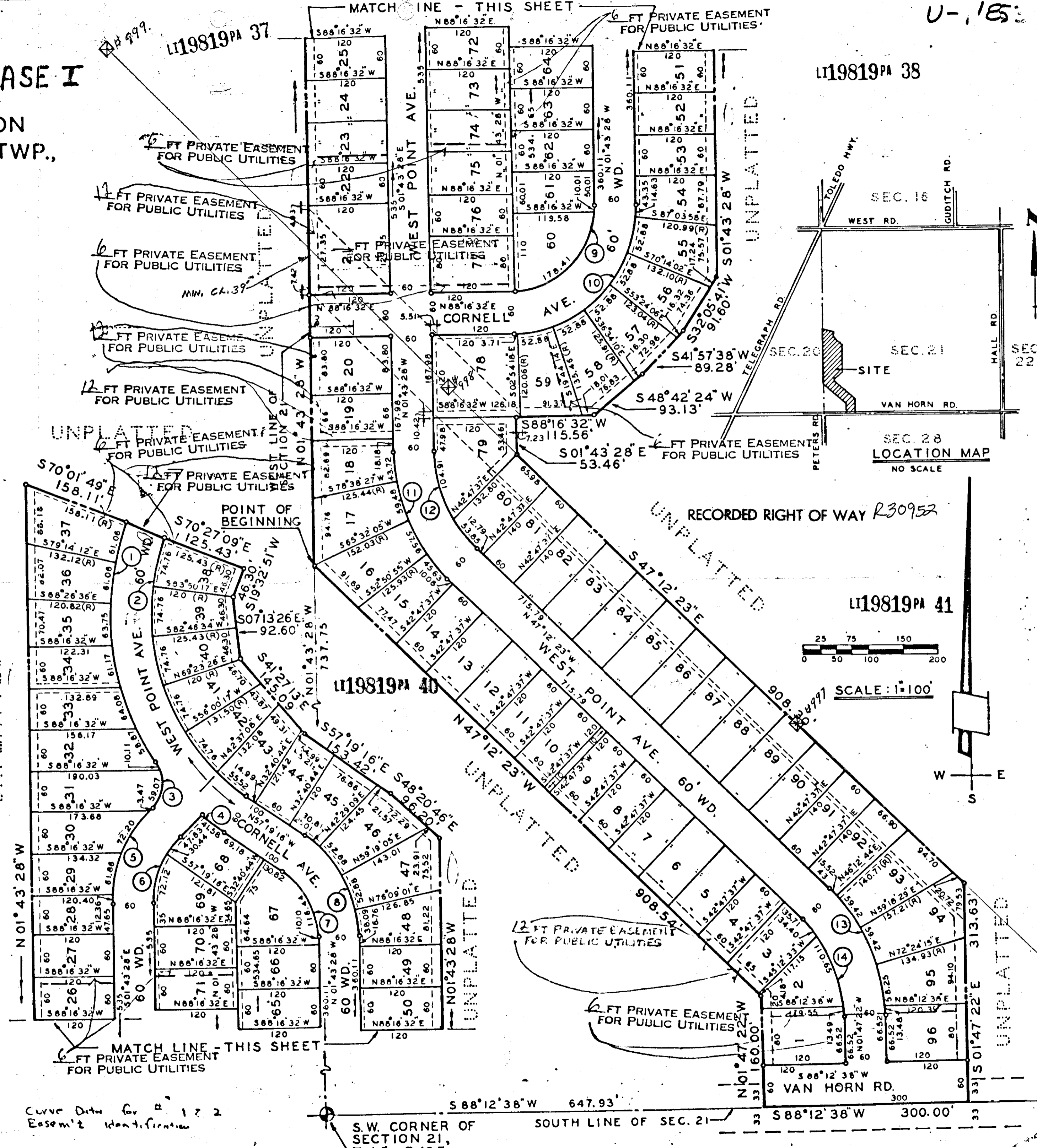
**RECOMMENDED UTILITY EASEMENTS**  
 Detroit Edison Co. By *[Signature]* Date 6-9-77  
 Michigan Bell Tel. Co. By *[Signature]* Date 6-10-77

LI19819PA 39

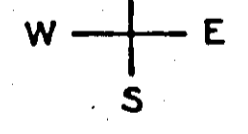
LI19819PA 41

**CURVE DATA:**

CURVE	RADIUS	ARC	CENTRAL ANGLE	CHORD BEARING	CHORD LENGTH
1	380.00				
2	320.00				
3	50.00	69.18	79° 16' 40"	S 03° 50' 16" W	63.80
4	380.00	41.56	06° 16' 11"	S 54° 11' 10" E	41.56
5	190.00	149.69	45° 12' 04"	S 20° 52' 34" W	146.04
6	130.00	102.56	45° 12' 04"	N 20° 52' 34" E	99.92
7	120.00	116.42	55° 35' 46"	S 29° 31' 22" E	111.93
8	180.00	174.66	55° 35' 46"	N 29° 31' 22" W	167.89
9	120.00	186.50	90° 00' 00"	S 43° 16' 32" W	169.71
10	180.00	282.74	90° 00' 00"	N 43° 16' 32" E	254.56
11	200.00	206.39	45° 26' 55"	S 24° 27' 55" E	201.01
12	200.00	158.76	45° 26' 55"	N 24° 27' 55" W	154.63
13	260.00	206.10	45° 25' 01"	N 24° 29' 52" W	200.74
14	200.00	158.54	45° 25' 01"	S 24° 29' 52" E	154.42



SCALE: 1"=100'



Curve Data for R 17.2  
 Easement Identification

S.W. CORNER OF SECTION 21, T.4S., R.10E.

S 88° 12' 38" W 647.93'

S 88° 12' 38" W 300.00'

38 4812010

38 4812010

RETURN TO  
P. W. POTTER  
THE DETROIT EDISON COMPANY  
8750 TELEGRAPH ROAD  
TAYLOR, MICHIGAN 48180

R30952

38 4812010

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38 4812010

RECORDED RIGHT OF WAY NO. 30952

RETURN TO  
P. W. POTTER  
THE DETROIT EDISON COMPANY  
8750 TELEGRAPH ROAD  
TAYLOR, MICHIGAN 48180

PROPOSED SUBDIVISIONS  
(Not Platted)

G216254

LI19819PA 32

AGREEMENT - EASEMENT - RESTRICTIONS

This instrument made this 28<sup>th</sup> day of JUNE, 1977,  
by and between the undersigned Owners and THE DETROIT EDISON COMPANY, a corporation  
organized and existing concurrently under the laws of the states of Michigan and  
New York, of 2000 Second Avenue, Detroit, Michigan 48226, hereinafter referred to  
as "EDISON", and MICHIGAN BELL TELEPHONE COMPANY, a Michigan corporation of 1365  
Cass Avenue, Detroit, Michigan 48226, hereinafter referred to as "BELL."

W I T N E S S E T H :

WHEREAS, Owners are developing land for subdivision purposes in the  
Township of Brownstown, Wayne County,  
Michigan, as described in Appendix "A", attached hereto and made a part hereof, and

WHEREAS, the plat of said subdivision will not be recorded until a  
later date and Owners desire EDISON and BELL to install their underground lines  
and facilities prior to said recording.

NOW, THEREFORE, in consideration of the mutual promises and covenants  
for the installation of underground utility service made by the parties hereto,  
it is hereby agreed:

(1) The installation, ownership and maintenance of electric services  
and the charges to be made therefor shall be subject to and in accordance with the  
Orders and Rules and Regulations adopted from time to time by the Michigan Public  
Service Commission.

(2) Easements for installation of electric and communication  
services are hereby granted by the Owners to EDISON and BELL as set forth in the  
attached copy of proposed plat. Any additional easements needed by EDISON and  
BELL shall be granted by Owners in a separate instrument.

(3) Owners will place survey stakes indicating property lot lines  
before trenching.

(4) Where sewer lines will parallel electric and communication lines  
sewer taps must be extended into each lot for a distance of one (1') foot beyond  
the easement limits. Underground sewer and water lines may cross but shall not be  
installed parallel within the six (6') foot easements used by EDISON and BELL.

(5) Owners must certify to EDISON and BELL that the easements are  
graded to within four (4") inches of final grade before the underground facilities  
are installed.

(6) No excavations (except for public utility purposes) and no  
structures or permanent apparatus of any kind (except line fences and driveways)  
shall be allowed within the public utility easements used by EDISON and BELL.  
EDISON and BELL shall have no liability to Owners for removal of trees or plant  
life lying within said easements which, in the sole opinion of EDISON and BELL,  
interferes with their facilities or when removal is necessary to repair and maintain  
the underground service facilities.

(7) Owners to provide for clearing the easements of trees, large  
stumps and obstructions sufficient to allow trenching equipment to operate.

RECORDED RIGHT OF WAY NO. 30952

RECORDED AUG 3 1977 AT 10/18 O'CLOCK  
FOREST E. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48226

(8) No shrubs or foliage shall be permitted on Owners property within five (5') feet of the front doors of transformers or switching cabinets.

(9) Owners further agree that if subsequent to the installation of the utility facilities of EDISON and BELL, it is necessary to repair, move, modify, rearrange or relocate any of their facilities to conform to a new plat plan or change of grade or for any cause or changes attributable to public authority having jurisdiction or to Owners action or request, Owners will pay the cost and expense of repairing, moving, rearrangement or relocating said facilities to EDISON or BELL upon receipt of a statement therefor. Further, if the lines or facilities of EDISON and BELL are damaged by acts of negligence on the part of the Owners or by contractors engaged by Owners, repairs shall be made by the utilities named herein at the cost and expense of the Owners upon receiving a statement therefor. Owners are defined as those persons owning the land at the time damage occurred.

(10) Owners hereby grant EDISON and BELL the right to install their secondary service and communication lines from termination of utility facilities to the meter or communication building entrance point as the case may be. Owners to pay the cost of conduit for electric and/or communication facilities to accomodate patios or similar site conditions.

(11) Owners of each lot will pay EDISON for service lateral conductors an amount equal to the straight line measurement in feet from the termination of utility facilities at the front or rear property line to Owners meter entrance multiplied by \$1.25. Where special routing is required, the charge of \$1.25 per foot will apply to the route of the line as installed. These charges are subject to change and modification by Orders, from time to time, by the Michigan Public Service Commission.

(12) The Owner will pay to utility concerned the extra trenching costs involved if trenching is required while the ground is frozen.

(13) EDISON and BELL will own and maintain the secondary service and communication laterals from the property line to Owners meter location except such costs or expenses incurred as set forth in Paragraph (9) above shall be borne by Owners.

(14) Upon the further acceptance and recording of the plat for the above described land, the easement herein granted and all the terms and conditions hereof shall merge with and be part of the private easements for public utilities indicated on said plat, only on condition that there is no dedication to the use of the public for said easements. The utility making use of such easements shall pay all the costs incurred by all prior public utility users in relocating or rearranging their facilities to make the easements available for subsequent use.

This Agreement-Easement-Restriction shall run with the land and shall inure to the benefit of and be binding upon the respective heirs, administrators, executors, personal representatives, successors and assigns of the parties hereto.

IN WITNESS WHEREOF, the undersigned have set their hands and seals on the day and year first above written.

In the Presence of:

Dorothy E. Monk  
DOROTHY E. MONK

L. Katherine Hayes  
L. KATHERINE HAYES

Charles J. Girrbach  
Charles J. Girrbach

Richard D. Drozdowski  
RICHARD DROZDOWSKI

THE DETROIT EDISON COMPANY

By Robert W. Tewksbury  
Robert W. Tewksbury, Dir., R/E & S/W Dept.

By Irene C. Kata  
IRENE C. KATA ASST. SECRETARY

MICHIGAN BELL TELEPHONE COMPANY

By Richard D. Seifelt  
RICHARD D. SEIFELT, AREA ENGINEER  
State Superintendent, Public Utility  
(authorized signature)

RECORDED RIGHT OF WAY NO. 30952

RECORDED  
MAY 20 1981  
COUNTY CLERK  
MICHIGAN

88 1912011

2012  
10/15/12  
10/15/12  
10/15/12  
10/15/12

RETURN TO  
P. W. POTTER  
THE DETROIT EDISON COMPANY  
8750 TELEGRAPH ROAD  
TAYLOR, MICHIGAN 48180

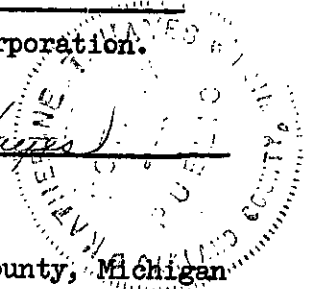
STATE OF MICHIGAN )  
 ) SS  
COUNTY OF WAYNE )

LI 19819 PA 34

On this 13th day of July, 1977, before me, the subscriber, a Notary Public in and for said County, personally appeared Robert R. Tewksbury and Irene C. Kata to me personally known, who being by me duly sworn, did say that they are the Dir., R/E & R/W Dept. and Assistant Secretary of THE DETROIT EDISON COMPANY, a corporation organized and existing concurrently under the laws of Michigan and New York, and that the seal affixed to said instrument is the corporate seal of the said corporation, and that said instrument was signed in behalf of said corporation by authority of its Board of Directors and Robert R. Tewksbury and Irene C. Kata acknowledged said instrument to be the free act and deed of said corporation.

My Commission Expires: \_\_\_\_\_  
T. KATHERINE HAYES  
Notary Public, Oakland County, Mich.  
Acting in Wayne  
My Comm. Expires February 10, 1980

T. Katherine Hayes  
Notary Public  
\_\_\_\_\_ County, Michigan



STATE OF MICHIGAN )  
 ) SS  
WAYNE  
COUNTY OF ~~OAKLAND~~ )

On this 18th day of JULY, 1977, before me, the subscriber, a Notary Public in and for said County, appeared RICHARD D. SEEFELT to me personally known, who being by me duly sworn, did say that he is AREA ENGINEER, authorized by and for MICHIGAN BELL TELEPHONE COMPANY a Michigan Corporation, and that the said instrument was signed in behalf of said corporation, by authority of its Board of Directors, and RICHARD D. SEEFELT acknowledged said instrument to be the free act and deed of said corporation.

My Commission Expires: JANUARY 27, 1981

Charles J. Gurrbach  
Notary Public Charles J. Gurrbach

WAYNE County, Michigan

RECORDED RIGHT OF WAY NO. 30952

RE: [illegible]

[illegible]

RETURN TO  
P. W. POTTER  
THE DETROIT EDISON COMPANY  
8750 TELEGRAPH ROAD  
TAYLOR, MICHIGAN 48180

Part of the Southwest 1/4 of Section 21, Town 4 South, Range 10 East, Brownstown Township, Wayne County, Michigan, beginning at a point on the West Line of said Section 21, N. 01°43'28"W. 797.74 feet from the Southwest corner of said Sec. 21, T4S, R10E, to the point of beginning; thence N. 01°43'28" W., 1535.33 feet, along said West line of said Sec. 21; th. S. 70°01'49" E., 158.11 feet; thence S. 67°46'46" E. 60.06 feet; th. S. 70°27'09" E., 125.43 feet; th. S. 19°32'51" W. 46.30 feet; th. S. 07°13'26" E. 92.60 feet; th. S. 41°27'13" E. 145.09 feet; th. S. 57°19'16"E., 153.42 feet; th. S. 48°20'46" E. 96.20 feet; th. S. 01°43'28"E. 600.10 feet; th. S. 32°05'41" W. 91.60 feet; th. S. 41°57'38"W. 89.28 feet; th. S. 48°42'24" W. 93.13 feet; th. S. 88°16'32" W. 115.56 feet; th. S. 01°43'28" E. 53.46 feet; th. S. 47°12'23" E. 908.30 feet; th. S. 01°47'22"E. 313.63 feet to a point on the South line of said Section 21; th. along said line S. 88°12'38" W. 300.00 feet; th. N. 01°47'22" W. 160.00 feet; th. N. 47°12'23" W. 908.54 feet to the point of beginning. Subject to all easements of Record.

Prepared by:  
C. George Williams  
8750 Telegraph Road  
Taylor, Michigan, 48180

FAIRWAY VILLAS COMPANY  
A Michigan Co-Partnership  
21206 Dequindre  
Warren, Michigan, 48091

DBA

In the Presence of:

Patricia M. Young  
PATRICIA M. YOUNG  
Jean Dubiel  
(PRINT) JEAN DUBIEL

BY: Louis B. Dezuel  
LOUIS B. DEZUEL, Sec/Treas for  
Micha-Prop, Inc., PARTNER

BY: Carlo J. Catenacci resident for  
TRINITY LAND, LTD., Partner

STATE OF MICHIGAN )  
County of MACOMB ) S.S.

On this 28th day of June, 1977, before me, a Notary

Public in and for said County, personally appeared Louis B. Dezuel Sec/Treas  
for Micha Prop, Inc. and Carlo J. Catenacci, PARTNER <sup>partner for Trinity</sup> LAND, LTD., partners

doing business as FAIRWAY VILLAS COMPANY, A Michigan Co-partnership, to me known and who executed the within instrument, and acknowledged the same to be their free act and deed for the Co-partnership.

My Commission expires:  
PATRICIA M. YOUNG  
Notary Public, Macomb County, Mich.  
My Commission Expires Oct 22, 1980

Patricia M. Young  
Notary Public, Macomb County, MI.

RECORDED RIGHT OF WAY NO. 309522

201 1000 8 5 4000



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WYOMING VILLAGE ADMINISTRATION - 1977

Part of the business of the Village of Wyoming, Wyoming, is to provide for the general welfare of the people of the village. The Village Board, acting through the Village Manager, is authorized to incur the indebtedness of the village for the purpose of providing for the general welfare of the people of the village. The Village Board is authorized to incur the indebtedness of the village for the purpose of providing for the general welfare of the people of the village.

WYOMING VILLAGE ADMINISTRATION  
1977 AUG 3 AM 10:18  
RECEIVED  
WAYNE COUNTY MICH.

WYOMING VILLAGE ADMINISTRATION  
1977 AUG 3 AM 10:18

the necessary etc

RECEIVED  
WAYNE COUNTY MICH.  
1977 AUG 3 AM 10:18  
REGISTER OF DEEDS

RETURN TO  
P. W. POTTER  
THE DETROIT EDISON COMPANY  
8750 TELEGRAPH ROAD  
TAYLOR, MICHIGAN 48180

17000

APPROVED		DATE
BLDG. & PROP. DEPT.	<i>P. Potter</i>	7-11-77
DIV. ORG.		
INS. DEPT.		
LEGAL DEPT.		
RE & RIW DEPT.		
SYSTEM ENG. DEPT.		
TAX DEPT.		

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