

FEB 9 1985

LIBEF 1198 PAGE 202 TIME 2:35 pm
Marion Sargent
DEPUTY

Detroit Edison

Right of Way Agreement

**SEE APPENDIX "A"

Sept 25, 19 *85*

For valuable consideration, the receipt of which is hereby acknowledged, the undersigned hereby grant and convey to 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 and the MICHIGAN BELL TELEPHONE COMPANY, a Michigan corporation, of 444 Michigan Avenue, Detroit, Michigan 48226 hereinafter referred to as "UTILITIES", the easement and right to erect, lay, maintain, reconstruct and replace underground facilities consisting of wires, cables, conduits, fixtures and appurtenances including the necessary above ground equipment, connections, poles and accessories which may from time to time be required in, under, upon, over and across the land located in the Township of St. Clair, St. Clair County, Michigan, and more particularly described on the attached Appendix "A", with the full right to the UTILITIES of ingress and egress upon said land for the purposes of this grant, and the further right to trim, cut down or otherwise control brush and trees within the easements herein described.

Said easements shall be 10 feet in width unless otherwise indicated and their route is described as follows: The exact location of said easements will be shown on a drawing to be recorded within 90 Days after construction.

In order to provide for the proper maintenance and protection of UTILITIES, the undersigned covenant and agree that:

1. The easements will be graded to within four (4) inches of final grade before the UTILITIES lines are installed and this ground elevation must be maintained after installation of utilities to avoid the pooling of water in, on or around above ground UTILITIES' equipment.
2. No buildings or structures other than UTILITIES equipment are to be placed within the easements herein granted. No excavation is to be permitted within said easement without approval of UTILITIES.
3. No shrubs of foliage shall be planted or grown within five (5) feet of the front door of transformers or switching cabinet enclosures. UTILITIES shall not be responsible to Owners for damages to or removal of trees or plant life planted in front of said door or within the easement causing an interference with UTILITIES maintenance of their equipment.
4. If the lines of facilities of UTILITIES are damaged by the acts of Owners, their agents, employes or contractors, repairs shall be made by the Utility company so damaged at the cost and expense of Owners. Owners are defined as those persons owning the land at the time the damage occurred.

THIS GRANT is declared to be binding upon the heirs, successors, lessees, licenses and assigns of the parties hereto.

IN WITNESS WHEREOF, the undersigned have hereunto set their hand and seal on this date

Witnesses:

Grantors: River Shores Condominiums

X *Nellie V. Andison*
Nellie V. Andison

X *Carl Lasher Sec & Treas*
Carl Lasher, Sec. & Treas.

Mabel L. DeLine
Mabel L. DeLine

MARION SARGENT
CLERK/REGISTER
ST. CLAIR COUNTY
RECEIVED FOR RECORD

X

MAY 13 1986

LIBEF 1170 PAGE 693 TIME 1:25 pm
Marion Sargent
DEPUTY

return to:

Prepared By: Richard Collins
P.O. Box 588
600 Grand River Ave.
Port Huron, MI 48060

Address: 975 24th Street
Port Huron, MI 48060

RECORDED RIGHT OF WAY NO. 38183

Detroit Edison

Affidavit

MARION BARBENT
CLERK/REGISTER
ST. CLAIR COUNTY
RECEIVED FOR RECORD

129 3 1990

Liber 1233 Page 300 Time 1:00 pm
Marion Barbent
DEPUTY

STATE OF MICHIGAN

County of St. Clair) SS

E. A. Jakubiak, Supervising Engineer, Engineering & Planning , of The Detroit Edison Company

Detroit, Michigan, being duly sworn deposes and says:

THAT Carl Lasher (Secretary and Treasurer) granted an easement to The Detroit Edison Company and The Michigan Bell Telephone Company

dated the 25th day of September , 19 85 . Said easement

was recorded in the office of the Register of Deed of St. Clair County, Michigan on the 13th day of 9th

May , 19 86 in Liber 1170 Page s 693-694.
February 88 1198 202-204

3922A000 04/03/90DFED* 7.00
0001

Deponent further states that on behalf of The Detroit Edison Company and The Michigan Bell Telephone Company the underground easement locations, as in said grant provided, are established by a drawing dated February 28 , 19 90 and attached hereto, as required in said grant. Public Act 53 of 1974 requires anyone prior to any power excavating to telephone Miss Dig on 1-800-482-7171 for exact location of underground equipment. This is to show Phase V, VI & VII as indicated on attached drawing and as it was installed in the field.

RECORDED RIGHT OF WAY NO. 38183

FORMERLY - River Shores Condominiums - CURRENTLY - River Estates Condominiums

Further Deponent sayeth not.

E. A. Jakubiak (L.S.)
E. A. Jakubiak, Supervising Engineer
Engineering & Planning

Subscribed and sworn to before me this 28th day of March , A.D. 19 90

Linda L. Quaine

Notary Public, St. Clair County, Michigan

My commission expires: October 23, 1990
Prepared By: Linda L. Quaine

Return To:
Linda L. Quaine
The Detroit Edison Company
600 Grand River Ave.
Port Huron, Michigan 48060

LINDA L. QUAINÉ
Notary Public, St. Clair County, MI
My Commission Expires Oct. 23, 1990

"APPENDIX "

That part of Lots 18 and 19 Supervisor's River Road plat described as commencing at a concrete monument at the intersection of the Easterly line of River Road (M-29) as platted and the centerline of the public lane lying between Lots 19 and 20 as shown on Supervisor's River Road plat in Town 5 North, Range 17 East, St. Clair Township; thence North 4°21' East along the said Easterly line of River Road a distance of 16.45 feet to the Southwest corner of Lot 19 as platted; thence South 75°39' East, along the Southerly line of said Lot 19, 280.0 feet to the Point of Beginning of this description; thence North 16° 57' 44" East, 570.60 feet; thence South 75°39' East, 177.47 feet to a point on a traverse line along the shore of the St. Clair River; thence South 18°24'43" West along said traverse line 571.44 feet to the Southerly line of Lot 19; thence North 75°39' West, 163.0 feet to the Point of Beginning of this description.
 Section 20, T5N, R17E.

RECORDED RIGHT OF WAY NO. 38183

**THIS EASEMENT IS RE-RECORDED FOR PURPOSES OF SHOWING "AS INSTALLED" CENTERLINES OF EASEMENTS GRANTED ON DRAWING ATTACHED HERETO.

Detroit Edison

Acknowledgement

INDIVIDUAL

STATE OF MICHIGAN

County of St. Clair) SS

On this 26th day of Sept, A.D. 19 85, before me, the undersigned, a notary public in and for said county, personally appeared Carl Lasher
Sec. : Treas. for River Shores Condo.

_____ known to me to be the person
 who executed the foregoing instrument, and acknowledged the same to be a
 free act and deed.

A. RAY THORNTON
 Notary Public, St. Clair Co., Mich.
 My Comm. Expires Jan 26, 1988

A. Ray Thornton
 Notary Public, St. Clair County, Michigan

My commission expires: _____

ST CLAIR Twp
Sec 22.3

Detroit
Edison

THUMB DIVISION - Real Estate, Rights of Way & Claims

Date: February 26, 1988
To: Records Center
From: Richard F. Collins *R.F.C.*
Senior Representative
Subject: River Estates Condominiums

Attached for Records Center is the executed Agreement dated September 25, 1985 for the above named project. Also, enclosed are other pertinent papers relative to this project.

Easement for this project was requested by William Thomas of Service Planning, Thumb Division.

The Agreement was negotiated by Richard F. Collins of this Department.

The Detroit Edison Company & Michigan Bell Telephone Co. made this agreement with Carl Lasher (Secretary & Treasurer).

Please make the attached papers a part of recorded Right of Way file.

RFC:tms:13

Attachments

RECORDED RIGHT OF WAY NO. 38183

Serving Customers

We're all a part of it!

RECORDED RIGHT OF WAY NO. 38183



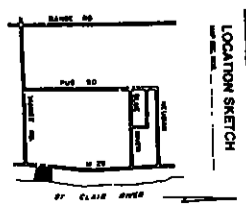
NOTE
 NUMBER OF PHOENIX
 IS 1325 N. RIVER RD.
 ST. CLAIR TWP.

TRANSFORMER DATA

TRANSFORMER NO.	TYPE	VOLTS	AMPS	DATE
1	C-100-1	100	200	10-1-13
2	C-100-2	100	200	10-1-13
3	C-100-3	100	200	10-1-13



NO.	DESCRIPTION	DATE	BY	REVISIONS
1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50



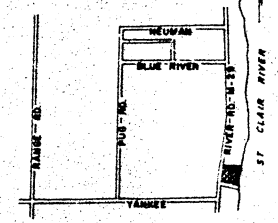
PERMITS REQUIRED
 ST. CLAIR COUNTY DEPARTMENT OF PUBLIC WORKS

RIVER ESTIMES CONDOMINIUMS
 OF ST. CLAIR TOWNSHIP
 ST. CLAIR TWP.

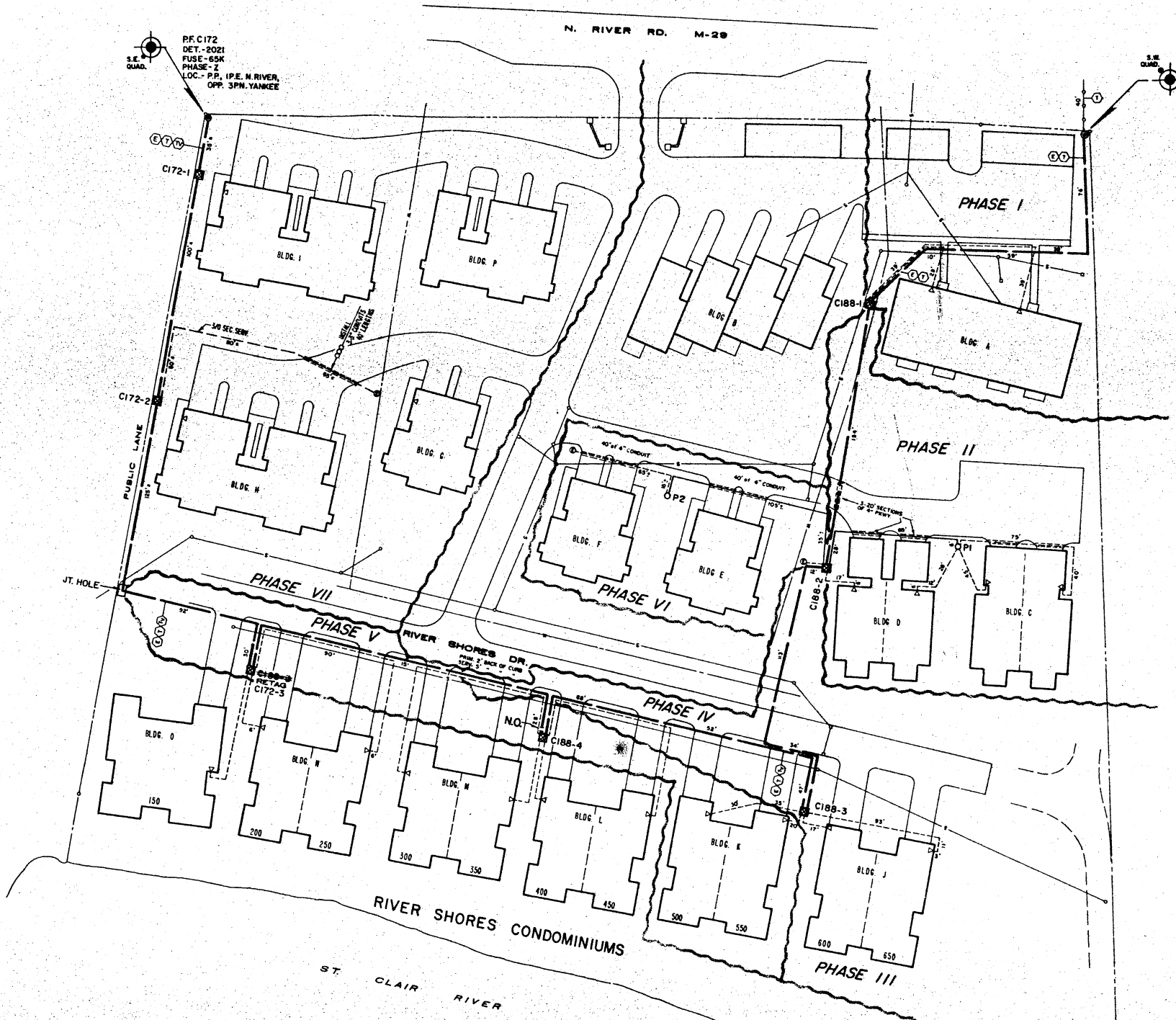
ST. CLAIR CO.
 ST. CLAIR TWP.



LOCATION SKETCH
MAP SEC. NO.



LIBER 1233 PAGE 301



NOTE:
ADDRESS OF PROJECT
IS 1935 N. RIVER RD.
ST. CLAIR TWP.

TRANSFORMER DATA

U.D.T. NO.	SIZE	ED STK. NO.
PH I C188-1	100 KVA	661-1153
PH II -2	100	
PH III -3	50	1152
PH IV -4	50	
PH V -5	50	
PH VI RETA C172-3	50	
PH VII C172-1	50	

- TRANSFORMER SPEC**
- PEDESTAL AMOUNT _____ SPEC _____
 - TEMPORARY CABLE MARKERS AMOUNT _____ SPEC _____
 - SECONDARY CONNECTION BOX AMOUNT _____ SPEC _____
- CODE**
- TEMPORARY SECONDARY PEDESTAL/TEMPORARY CABLE MARKER
 - OPT. IDEAS FRONT TYPE
 - LOT INTERMEDIATION—LINE FRONT
 - LOT INTERMEDIATION—LINE FRONT TH
 - DIRECTION OF TRANSFORMER DOL
 - SECONDARY PEDESTAL
 - SECONDARY CONNECTION BOX
 - CABLE POLE
 - PRIMARY SWITCH CABINET
 - BURIED PRIMARY CABLE—ALL VOLTAGES
 - BURIED SECONDARY CABLE
 - BURIED SECONDARY SERVICE CABLE
 - DETROIT EDISON TRENCH ONLY
 - TELEPHONE TRENCH ONLY
 - SEWER
 - WATER
 - GAS
 - PROPOSED CONDUIT
 - SEP DOWN CABINET
- NOTE:**
METER SHALL BE LOCATED IN SHADDED AREA CLOSEST TO D.E. CO. SOURCE

CABLE SUMMARY

PH. VII	PH. VI	PH. V	PH. IV	PH. III	PH. II	PH. I
130'	235'					
4 1/2" x 180'	3 1/2" x 235'					

TRENCH SUMMARY

PH. VII	PH. VI	PH. V	PH. IV	PH. III	PH. II	PH. I
460'	232'					
460'	232'	350'	288'	195'	180'	50'
460'	232'	350'	288'	195'	180'	50'

NOTICE

Locations of underground facilities on this drawing are only approximate. Exact locations must be determined by the UTILITY COMPANIES. For exact locations, telephone MISS DIG on 800-482-2171 as required by Public Act 53 of 1974 before doing any power excavating.

GENERAL NOTES

TRENCHING TO BE DONE BY THE CONTRACTOR AND SHALL BE APPROXIMATE. SEE SECTION 14 US LINE CONSTRUCTION STANDARDS FOR TRENCH MAT. DETAILS. SEE PAGE 12 (S.I.) DETAILS FOR ENTRANCE POINT DETAILS. SEE SECTION 13 US LINE CONSTRUCTION STANDARDS FOR PLANT CABLES. TRANSFORMERS AND PEDESTALS (SUBS ONLY). D.E. SERVICE PLANNED BY SHAWN IMMEL. TEL. CO. BEST CLASSIFIED. OTHERS: SHAWN IMMEL, ROBERT STRAUSS 749-9561.

REVISION	NO.	DATE	DESCRIPTION
L	REVISION A-79508	PH. VII	INSTALL P.F. C172 & 240V TO SERVE BLDG. S & T THRU PER. 2. RETAG NOT C188-3 TO C172-3.
E	REVISION A-79508	PH. VI	EXTEND P.F. C188-2 TO SERVE BLDG. S & T THRU PER. 2.
J	REVISION A-79872	PH. V	REVISED TO INDICATE AS INSTALLED IN THE FIELD.
I	REVISION A-79872	PH. V	EXTEND P.F. C171 TO TEMP. PRM. PED. INSTALL SECOND SERVICE TO SERVE BLDG. H.
H	REVISION A-79824	PH. IV	REVISED "NOW AS INSTALLED IN FIELD".
G	REVISION A-79824	PH. IV	EXTEND P.F. C188 FROM C188-3 TO TEMP. PRM. PED.
F	REVISION A-79898	PH. III	EXTEND P.F. C188 TO TRANS. 3 TO SERVE BLDG. J OF RIVER SHORES CONDO.
E	REVISION A-79575	PH. II	AS INSTALLED IN FIELD. B REVISION TO BLDG. "D"
D	REVISION A-79575	PH. II	EXTEND P.F. C188 TO SERVE BUILDING "D"
C	REVISION A-79575	PH. II	RETAG P.F. C171 TO READ P.F. C188
B	REVISION A-79991	PH. I	REVISED TO INDICATE AS INSTALLED IN FIELD.
A	REVISION PH. I		EXTEND P.F. C171 TO SERVE BLDG. "G" & TO TEMP. PED. A-79986 NEVER BUILT REDESIGNED UNDER D.O. A-79875

PERMITS REQUIRED

START DATE _____

CITY OF _____ COUNTY OF _____ STATE OF _____

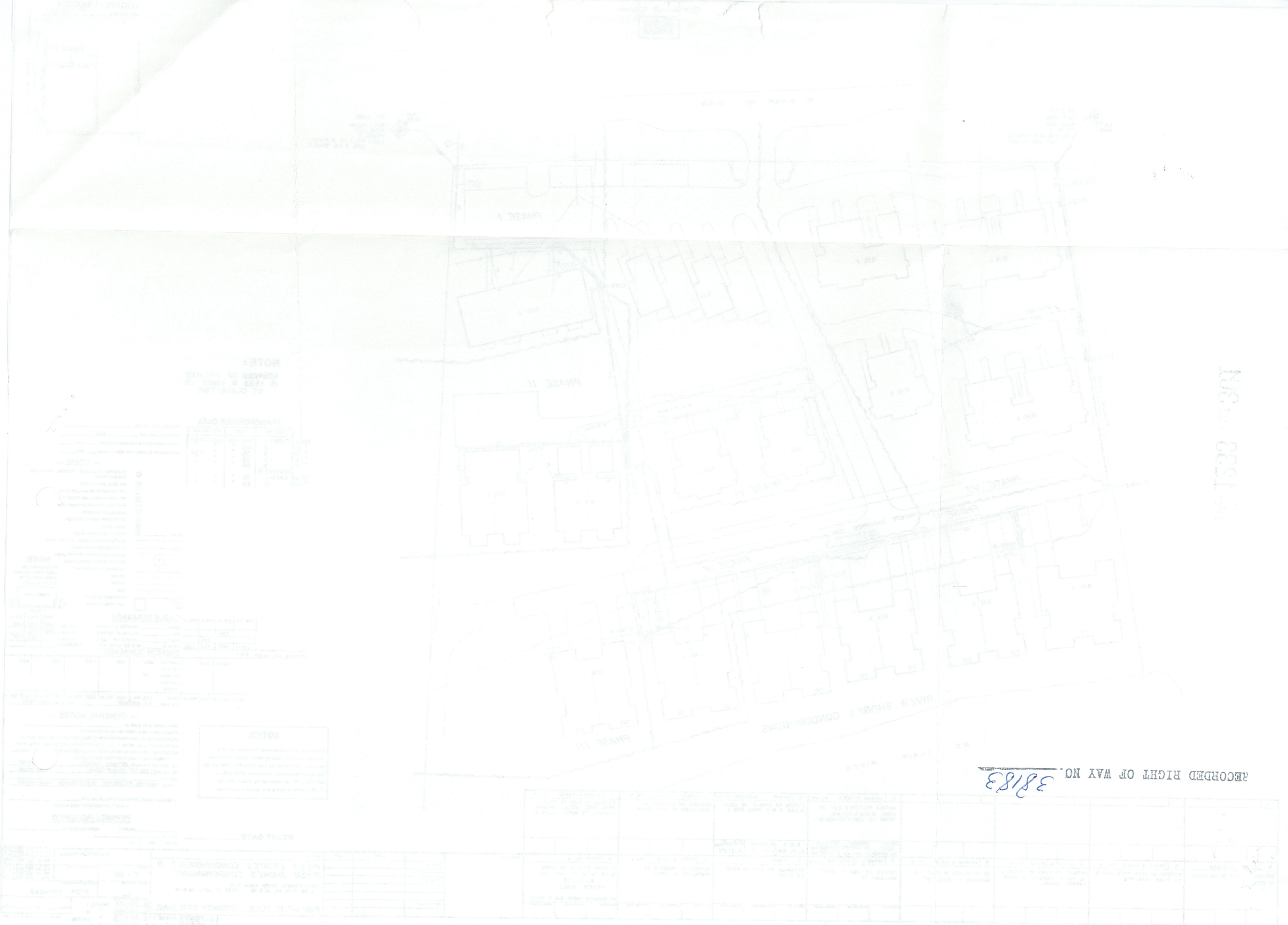
RIVER ESTATES CONDOMINIUMS & RIVER SHORES CONDOMINIUMS

SUPERVISOR'S RIVER ROAD PLAT L 50 P 13, 14, 18 & 19 PART OF LOTS 18 & 19

TWP OF ST. CLAIR COUNTY OF ST. CLAIR

PHASE I

A-79972 PHASE V A-79975 PHASE VI A-79977 PHASE VII A-79978 PHASE VIII A-79979 PHASE IX A-79980 PHASE X A-79981 PHASE XI A-79982 PHASE XII A-79983 PHASE XIII A-79984 PHASE XIV A-79985 PHASE XV A-79986 PHASE XVI A-79987 PHASE XVII A-79988 PHASE XVIII A-79989 PHASE XIX A-79990 PHASE XX A-79991 PHASE XXI A-79992 PHASE XXII A-79993 PHASE XXIII A-79994 PHASE XXIV A-79995 PHASE XXV A-79996 PHASE XXVI A-79997 PHASE XXVII A-79998 PHASE XXVIII A-79999 PHASE XXX A-80000



NOTES

1. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.

2. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.

3. THE UTILITIES SHOWN ON THIS PLAN ARE BASED ON THE RECORD DRAWINGS AND FIELD SURVEY.

4. THE EXISTING UTILITIES SHALL BE DELETED AND NEW UTILITIES SHALL BE INSTALLED AS SHOWN ON THIS PLAN.

5. THE EXISTING DRIVE SHALL BE WIDENED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

6. THE EXISTING DRIVE SHALL BE IMPROVED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

7. THE EXISTING DRIVE SHALL BE IMPROVED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

8. THE EXISTING DRIVE SHALL BE IMPROVED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

9. THE EXISTING DRIVE SHALL BE IMPROVED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

10. THE EXISTING DRIVE SHALL BE IMPROVED TO ACCOMMODATE THE TRAFFIC GENERATED BY THE DEVELOPMENT.

NO.	DESCRIPTION	AREA (SQ. FT.)	REMARKS
1	PHASE I	10,000	100 UNITS
2	PHASE II	10,000	100 UNITS
3	PHASE III	10,000	100 UNITS
4	PHASE IV	10,000	100 UNITS
5	PHASE V	10,000	100 UNITS
6	PHASE VI	10,000	100 UNITS
7	PHASE VII	10,000	100 UNITS
8	TOTAL	70,000	700 UNITS

RECORDED RIGHT OF WAY NO. 38183

100' x 200' x 100'