



Milford Bluffs Site Condo
Real Estate and Rights of Way
Joint Underground Residential Distribution
Right of Way Agreement

LIBER 11888 PG 576

90 132665

LIBER 11517 PG 490

- 91 081996

July 5, 1990

For good and valuable consideration of system betterment, the undersigned hereby grant and convey to MICHIGAN CONSOLIDATED GAS COMPANY, A Michigan corporation, 500 Griswold, Detroit, Michigan, THE DETROIT EDISON COMPANY, a Michigan corporation of 2000 Second Avenue, Detroit, Michigan and GENERAL TELEPHONE COMPANY OF MICHIGAN, a Michigan corporation of 455 E. Ellis, Muskegon, Michigan 49441, hereinafter referred to collectively as "UTILITY", the right to erect, lay, maintain, reconstruct, add to and replace underground facilities consisting of wires, cables, conduits, fixtures, piping, venting, gas facilities and appurtenances including the necessary above ground equipment, connections, poles and accessories required to provide gas, electric and communication services with the usual services, connections, and accessories in, under, upon, over and across the property located in the **Village of Milford, County of Oakland, State of Michigan**, and more particularly described on the attached Appendix "A"; with the full right to the UTILITY of ingress and egress upon said property for the purposes of this grant, and the further right to trim, cut down or otherwise control brush and trees within the right of way herein described.

Said right of way shall be ten (10) ft in width unless otherwise indicated and the route is described as follows:

The exact location of said easements shall be shown on a drawing to be recorded 90 days after construction.

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

1. The right of way will be graded to within four inches of final grade before the UTILITY'S lines are installed and this ground elevation must be maintained after installation of utilities to avoid the pooling of water in, on or around GRANTEE'S above ground equipment.
2. No buildings or structures other than UTILITY'S equipment are to be placed within the right of way herein granted. No excavation is to be permitted with said right of way without approval of UTILITY.
3. No shrubs or foliage shall be planted or grown within eight feet of the front door of transformers or switching cabinet enclosures. UTILITY 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 right of way causing an interference with UTILITY'S maintenance of their equipment.
4. If the lines or facilities of UTILITY are damaged by the acts of owners, their agents, employees or contractors, repairs shall be made by the granting company so damaged at the cost and expense of owners. Owners are defined as those persons owning the property at the time the damage occurred.

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

IN WITNESS WHEREOF, the undersigned have hereunto set their hand(s) on the date of this agreement.

Witnesses:

Grantors:

See Next Page
 #92 REG/DEEDS PAID
 0001 AUG.17 '90 11:59AM
 4477 MISC 7.00

DEED

#92 REG/DEEDS PAID **OK - G.K.**

0001 NOV 30 '91 10:26AM

Address: 8617 RMT FEE 2.00

Prepared by: Omer V. Racine/nkg
 The Detroit Edison Company
 30400 Telegraph Road, Suite 277
 Birmingham, Mi 48010

OK JH

Return on Back

This easement is re-recorded for purposes of showing the planned "as installed" centerlines of easements granted as shown on drawing attached hereto

385881 01

1958



RETURN TO
J. D. McDONALD
THE DETROIT EDISON COMPANY
30400 TELEGRAPH ROAD, 277 OAKDALE
BIRMINGHAM, MICHIGAN 48010

Witness:

North Milford Heights Limited Partnership
A Michigan Limited Partnership
38396 W. 13 Mile Road
Farmington Hills, MI 48018

Eugene D. Richardson
Eugene D. Richardson, General Partner

Christiane Tiseo

Christiane Tiseo

Jerry R. Brady

Jerry R. Brady

State of Michigan)
) SS:
County of Oakland)

On this 5 day of July, 1990, before me, a Notary Public in and for said county, personally appeared **Eugene D. Richardson**, General Partner of the above named Limited Partnership to me known to be the person who executed the foregoing instrument and to me known to be such General Partner and acknowledged that he executed the foregoing instrument as General Partner, as the free act and deed of said Limited Partnership.

KAREN M. BLACK
Notary Public, Oakland County, MI
My Commission Expires Nov. 21, 1990

My Commission Expires: 11-21-90

Karen M. Black

Notary Public,
County, Michigan

Appendix "A"

Part of the S.E. 1/4 of section 3, T2N, R7E, Village of Milford, Oakland County, Michigan, described as beginning at a point, said point being the S. 1/4 corner of said section 3; thence from said point of beginning due N. 650.90 ft., along the N. and S. 1/4 line of said section 3 and the East line of "Fairview Hills Subdivision No. 2" as recorded in liber 96 of plats, page 31, Oakland County Records; thence N. 82° 29' 45" E. 654.50 ft., along the S. line of "Fairview Hills Subdivision" as recorded in liber 86 of plats, page 12, Oakland County Records; thence S. 28° 16' 33" E. 199.56 ft., thence S. 88° 42' 34" E. 157.20 ft., thence N. 57° 44' 05" E. 200.00 ft., to the West Right-of-Way line of Milford Road; thence S. 30° 20' 22" E. 252.33 ft., along said Right-of-Way line to the N.E. corner of lot 8 of "Eaton's Milford Subdivision" as recorded in liber 2 of plats, page 24, Oakland County Records; thence continuing along said Right-of-Way line S. 24° 06' 00" E. 132.00 ft., to the S.E. corner of lot 7 of said "Eatons's Milford Sub"; thence S. 68° 23' 36" W. 132.00 ft., along a line, said line being the South line of lot 7 and the North line of lot 6, both lots being part of said "Eaton's Milford Sub." thence N. 89° 19' 27" W. 242.35 ft., thence S. 01° 11' 38" E. 308.27 ft., thence N. 88° 07' 56" W. 535.94 ft., thence N. 88° 15' 07" W. 356.94 ft., to the point of beginning and containing 16.13 Acres.

Sidwell No. 16-03-453-015 *Part Parcel*

*Nka Milford Bluffs Side Condo
Ent 16-03-453-000
units 1-46
9000691*

RECORDED RIGHT OF WAY NO. 41759

6-10-1951



RETURN TO
J. D. McDONALD
THE DETROIT EDISON COMPANY
30400 TELEGRAPH ROAD, 277 OAKDH
BIRMINGHAM, MICHIGAN 48010

To (Supervisor, RE & R/W) JAMES McDONALD	For RE & R/W Dept. Use	Date Received 6-20-90	DE/Bell/C.P. No. CE 90-15J
Division OAKLAND	Date 4.27.90	Application No. LL-9255	

We have included the following necessary material and information:

Material:

- A. Proposed Subdivision
 - 1. copy of complete final proposed plat - All pages
- or
- (B)** Other than proposed subdivision (condo., apts. mobile home park — other)
 - 1. Property description. ✓
 - 2. Site plan. ✓
 - 3. title information (deed, title commitment, contract with title commitment, or title search). ✓

Note: Do not submit application for URD easements until all above material has been acquired.

Information

1. Project Name MILFORD BLUFFS SITE CONDO'S.		County OAKLAND
City/Township/Village MILFORD VILLAGE		Section No. # 3
Type of Development		
<input type="checkbox"/> Proposed Subdivision	<input type="checkbox"/> Apartment Complex	<input checked="" type="checkbox"/> Condominium SITE CONDO'S
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Mobile Home Park	<input type="checkbox"/> Other
2. Name of Owner NORTH MILFORD HEIGHTS LTD PARTNERSHIP		Phone No.
Address 38396 W. 13 MILE - FARMINGTON HILLS MI. 48018		
Owner's Representative GENE RICHARDSON		Phone No. 313-464-3890 313-661-0146
Date Service is Wanted 5-30-90		
4. Entire Project will be developed at one time		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
5. Joint easements required — Michigan Bell Telephone GTE - J. SWEET - 653-9746		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
— Consumers Power MICH CON - K. JENNIGS		<input type="checkbox"/> Yes <input type="checkbox"/> No
a. Name of Other Utilities If Not Michigan Bell Telephone or Consumers Power GREATER MEDIA (CATV)		
b. Other Utility Engineer Names CATV - ART HOUGHTEN - 669-2288		Phone Numbers
Addresses		

RECORDED RIGHT OF WAY NO. 41757

6. Additional Information or Comments

Note: Trenching letter attached will be submitted later

Service Planner W WOODARD - 645-4127	Signature (Service Planning Supervisor) <i>[Signature]</i>
Phone No	Address

MEMORANDUM ORDER
FOR GENERAL USE
DE FORM MS 77 12-53

TO Records Center

DATE 6-18-91 TIME _____

Please set up R/W file for: Milford Bluffs Site Condo
Being a part of SE 1/4 of Section 3 Village of Milford
Oakland County, Michigan

COPIES TO: _____

SIGNED

Omer V. Racine
Omer V. Racine

REPORT _____

277 Oakland Division Headquarters

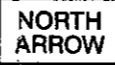
DATE RETURNED _____

TIME _____

SIGNED _____

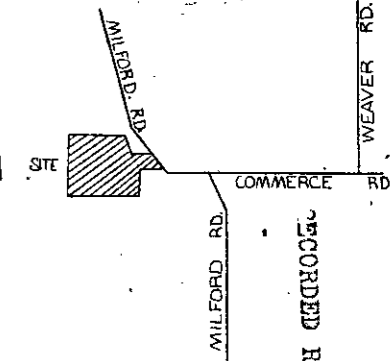
RIGHT OF WAY NO.

41759



TRANSFORMER DATA		
U.D.T. NO.	SIZE	ED. STK. NO.
H-3877-1	25 KVA	661-1151
H-3884-1	50	-1152
H-3884-2	25	1151

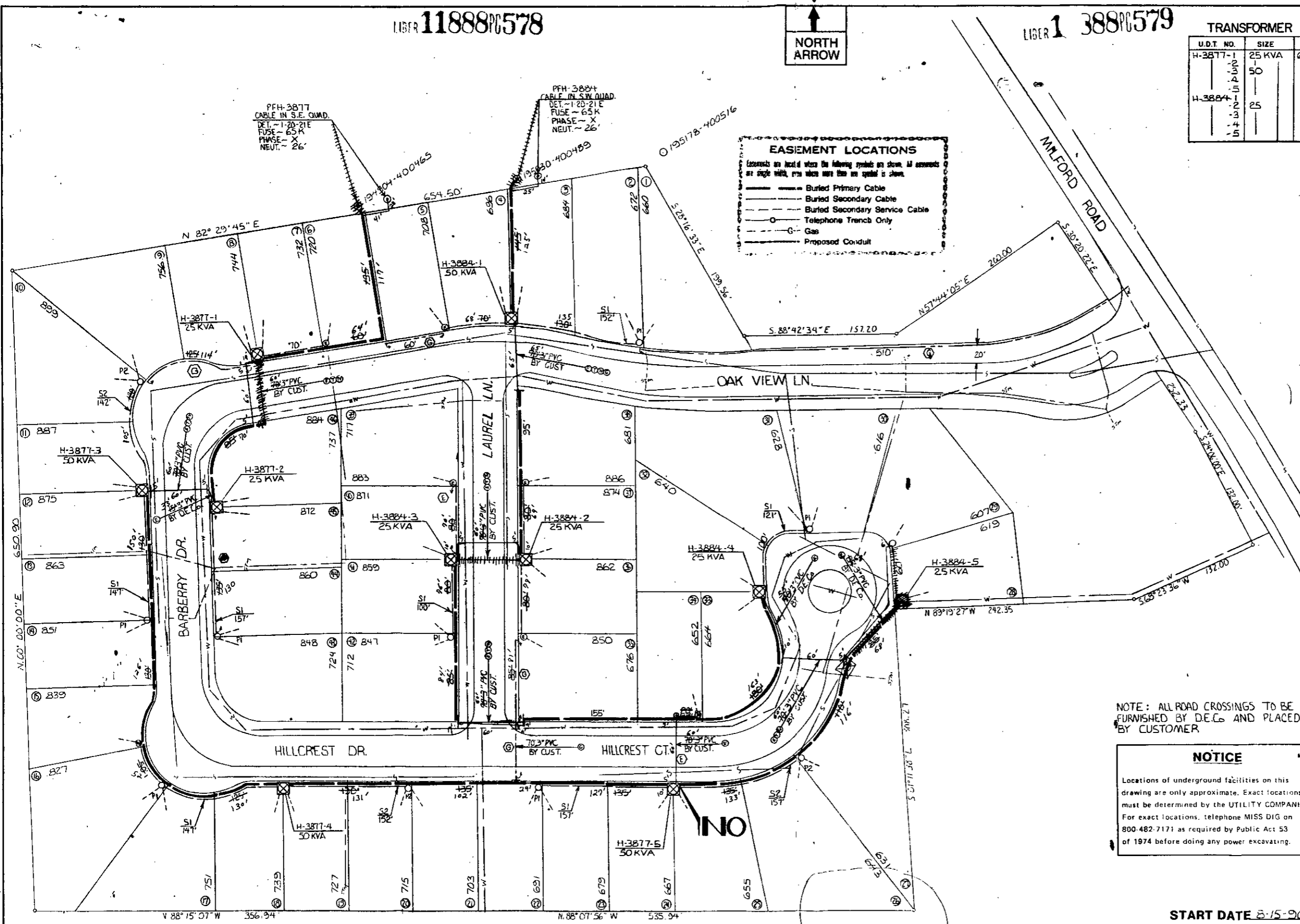
LOCATION SKETCH



EASEMENT LOCATIONS

(Locations are listed where the following symbols are shown. All easements are single width, unless noted otherwise in special is shown.)

- Buried Primary Cable
- Buried Secondary Cable
- Buried Secondary Service Cable
- Telephone Trench Only
- Gas
- Proposed Conduit



TRANSFORMER SPECS 1-17-261
 PEDESTAL AMOUNT 10 SPEC.
 TEMPORARY CABLE MARKERS AMOUNT 8 SPEC.
 SECONDARY CONNECTION BOX AMOUNT SPEC.

--- CODE ---

- TEMPORARY SECONDARY PEDESTAL/TEMPORARY CABLE MARKER
- DFT (DEAD FRONT TYPE)
- UDT (NON-SWITCHING—LIVE FRONT TYPE)
- UDT (SWITCHING—LIVE FRONT TYPE)
- ↑ DIRECTION OF TRANSFORMER DOOR OPENING
- 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 COIN CABINET

NOTE:-
 METER SHALL BE LOCATED IN SHADED AREA CLOSEST TO D.E.CO. SOURCE.

CABLE SUMMARY

ITEM #	DESCRIPTION	ESTIMATED
ITEM #	42AXLPEC x 1132 KV	713-3073= 3186'
ITEM #	AP2-350M & 1-40 900 V.	713-0537 = 1515'
ITEM #	AP2-20 & 1-41 900 V.	713-0514 = 586'

TRENCH SUMMARY

JOINT USE E+T+TV+G=1960'
 D.E. ONLY G+T=22'
 TEL. ONLY
 GAS ONLY 856'
 OTHERS DE+TV=164'
 TOTAL 3957'
 SITE SUPT. _____ PHONE NO. _____

NOTE: ALL ROAD CROSSINGS TO BE FURNISHED BY D.E.Cs AND PLACED BY CUSTOMER

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 800-482-7171 as required by Public Act 53 of 1974 before doing any power excavating.

--- GENERAL NOTES ---

TRENCHING TO BE DONE BY D.E.Co.
 TRENCH AND CABLE LENGTHS ARE APPROXIMATE.
 SEE SECTION 56 UG LINE CONSTRUCTION STANDARDS FOR TRANS. MAT. DETAILS.
 SEE PAGE 32-11 S.I.M.; DETAIL " " FOR ENTRANCE POINT DETAILS (APTS. ONLY).
 SEE SECTION 43 UG LINE CONSTRUCTION STANDARDS FOR PLACEMENT OF CABLES, TRANSFORMERS AND PEDESTALS (SUBS' ONLY).
 D.E. SERVICE PLANNER: BILL WOODARD ~ 645-4127
 TEL. CO. G.I.E.: JIM SWEET ~ 653-9746
 GAS CO.: KENT JENNINGS ~ 425-8100
 OTHERS: CATV ART HOUGHTON ~ 669-2288

PERMITS REQUIRED

CITY OF _____ COUNTY _____ NOTIFICATION TO _____
 STATE YES NO

START DATE 8-15-90

D	REVISION	C	REVISION	B	REVISION	A	REVISION AS INSTALLED
							D.O. A-63877 W.D. 327 BY J-441 START 8-29-90 FINISH 9-9-90 LABOR UNION OK NOTES P. 850/896 ENGR. 10-1-90 CREGG HARGAN

NAME	DATE	JOB TITLE
DRAWN BY: R. MARTIN	5-1-90	
CHECKED BY: WOODARD	7-18-90	
APPROVED BY: G. BOGOWSKI	7-19-90	
APPROVED BY: J. HARGAN	7-23-90	

MILFORD BLUFFS
 SITE CONDOL'S
 PART OF THE S.E. 1/4 OF SEC. 3 T.2N., R.7E.
 VILLAGE OF MILEFORD COUNTY OF OAKLAND

THE DETROIT EDISON COMPANY SERVICE PLANNING		
SCALE 1"=50'	NUMBER OF UNITS 46	WORK ORDER NUMBER 367843441
LATEST REVISION	DISTRIBUTION CIRCUIT 8086 MILFD. 13.2KV	
DEPT. ORDER NUMBER 90A-63877	SHEET _____	OF _____ SHEETS