

To (Supervisor, RE & R/W) <b>Richard Longwish</b>	For RE & R/W Dept. Use	Date Received	DE/Bell/C.P. No.
Division <b>Ann Arbor</b>	Date <b>5-11-92</b>	Application No. <b>J-9201283</b>	

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.

# J-9201283

REPORT OF REAL ESTATE AND RIGHTS OF WAY DEPARTMENT R/W SECURED AS INDICATED ON THIS SKETCH BY <u>Richard Longwish</u> DATE <u>7-9-92</u> DATE WANTED _____ DISTRICT _____ FIELDMAN <u>Richard Longwish</u>	PERMITS TO:
	RECORD CENTER <u>1</u>
	R/W FILES <u>1</u>
	MBT <u>1</u>
	ORIGINATOR <u>1</u>
TOTAL <u>1</u>	

**Information**

1. Project Name  
**Peach Mountain Estates**

City/Township/Village  
**Dexter**

Section No.  
**Washtenaw**

Type of Development

Proposed Subdivision     
  Apartment Complex     
  Condominium  
 Subdivision     
  Mobile Home Park     
  Other **Parcels**

2. Name of Owner  
**Dave Gibson**

Phone No.  
**13**

Address  
**7141 Dexter - Pinckney Dexter, Mich 48130**

Owner's Representative  
**Jack Durbin**

Phone No.  
**1-313 462-0868**

Date Service is Wanted  
**6-15-92**

4. Entire Project will be developed at one time .....  Yes  No

5. Joint easements required — Michigan Bell Telephone **9201283-1A** .....  Yes  No

— Consumers Power **9201283-2A** .....  Yes  No

— CATV - Columbia - **9201283-3A** .....  YES

a. Name of Other Utilities If Not Michigan Bell Telephone or Consumers Power

b. Other Utility Engineer Names

Phone Numbers

Addresses

6. Additional Information or Comments

Note: Trenching letter  attached  will be submitted later

Service Planner  
**S. Predium**

Signed (Service Planning Supervisor)  
**MAY 13 1992**  
**L. C. BAILEY**

Phone No.  
**185-4088**

Address  
**AADHQ - RM328**

RECORDED RIGHT OF WAY NO. 43434

**UNDERGROUND EASEMENT (RIGHT OF WAY) NO. R-9201283**

On June 14, 1992, for the consideration of system betterment, Grantor grants to Grantee a permanent underground easement ("Right of Way") in, on and across a part of Grantor's Land called the "Right of Way Area".

**"Grantor" is:**

QUALITY PROPERTIES, INC., a Michigan corporation, 7141 Dexter-Pinckney Road, Dexter, Michigan 48130

**"Grantee" is:**

The Detroit Edison Company, a Michigan corporation, 2000 Second Avenue, Detroit, Michigan 48226  
Michigan Bell Telephone Company, a Michigan corporation, 444 Michigan Avenue, Detroit, Michigan 48226  
Columbia Associates, Limited Partnership/DBA/Columbia Cable of Michigan, a Michigan Limited Partnership, 2505 South Industrial Hwy., P.O. Box 998, Ann Arbor, Michigan 48106  
Consumers Power Company, a Michigan corporation, 212 West Michigan Avenue, Jackson, Michigan 49201

**"Grantor's Land" is in Dexter Township, Washtenaw County, described as:**

\*\*\*\*\* See Reverse Side for Parcel A and Parcel B Legal Descriptions \*\*\*\*\*

**The "Right of Way Area" is a part of Grantor's Land and is described as:**

All in accordance with Detroit Edison Drawing R-9201283, which is attached hereto and made a part hereof.

- Purpose:** The purpose of this Right of Way is to construct, reconstruct, modify, add to, operate and maintain underground utility line facilities consisting of poles, guys, anchors, wires, manholes, conduits, pipes, cables, transformers and accessories.
- Access:** Grantee has the right of access to and from the Right of Way Area.
- Buildings or other Permanent Structures:** No buildings or other permanent structures shall be placed in the Right of Way Area without Grantee's prior written consent.
- Excavation:** As required by Public Act 53 of 1974, MISS DIG must be called on 1-800-482-7171 before anyone excavates in the Right of Way Area.
- Trees, Bushes, Branches, Roots, Structures and Fences:** Grantee may trim, cut down, remove or otherwise control any trees, bushes, branches and roots in the Right of Way Area (or that could grow into the Right of Way Area) and remove structures and fences in the Right of Way Area that Grantee believes could interfere with the safe and reliable construction, operation and maintenance of Grantee's facilities. No trees, plant life, structures and fences shall be planted, grown or installed within 8 feet of the front door and within 2 feet of the other sides of transformers and switching cabinet enclosures. Grantee shall not be responsible to Grantor for damages to or removal of trees, plant life, structures and fences placed in front of transformer doors.
- Restoration:** If Grantee's employees, contractors, vehicles or equipment damage Grantor's Land while entering Grantor's Land for the purposes stated in this Right of Way, then Grantee shall restore Grantor's Land as nearly as can be to its original condition.
- Successors:** This Right of Way runs with the land and binds and benefits Grantor's and Grantee's successors, lessees, licensees and assigns.

RECORDED RIGHT OF WAY NO. 43434

**Witnesses:** (type or print name below signature)

**Grantor:** (type or print name below signature)

QUALITY PROPERTIES, INC.,  
A MICHIGAN CORPORATION

Dave Gibson  
DAVE GIBSON, PRESIDENT

RECORDED  
WASHTENAW COUNTY, MI  
JUN 26 11 00 AM '92

PEGGY H. HAINES  
COUNTY CLERK/REGISTER

Ronald L. Wilde  
RONALD L. WILDE  
Joan A. Wilde  
JOAN A. WILDE

Acknowledged before me in Washtenaw County, Michigan, on June 14, 1992  
by Dave Gibson, President of Quality Properties, Inc., a Michigan corporation, for the corporation.

Notary's Stamp Washtenaw County, Mi Notary's Signature Joan A. Wilde  
(Notary's name, county and date commission expires)  
my commission expires 9-29-92  
JOAN A. WILDE

**PARCEL A**

A parcel of land in the Northwest  $\frac{1}{4}$  of Section 13, T1S, R4E, Dexter Township, Washtenaw County, Michigan, described as: Commencing at the North  $\frac{1}{4}$  corner of Section 13; thence S  $84^{\circ}06'33''$  E 139.42 feet along the North line of Section 13 to the centerline of Dexter-Pinckney Road; thence S  $14^{\circ}25'56''$  W 1343.30 feet along the centerline of Dexter-Pinckney Road to the Point of Beginning; thence S  $14^{\circ}25'56''$  W 383.57 feet; thence S  $89^{\circ}28'24''$  W 186.58 feet; thence N  $00^{\circ}31'36''$  W 407.92 feet; thence S  $83^{\circ}04'32''$  E 288.03 feet to the Point of Beginning, containing 2.13 acres, said parcel is subject to an easement for ingress and egress over the Southerly 76 feet and all other easements and restrictions of record, if any.

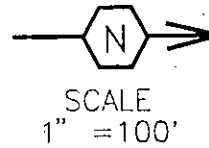
**PARCEL B**

A parcel of land in the Northwest  $\frac{1}{4}$  of Section 13, T1S, R4E, Dexter Township, Washtenaw County, Michigan, described as: Commencing at the North  $\frac{1}{4}$  corner of Section 13; thence S  $84^{\circ}06'33''$  E 139.42 feet along the North line of Section 13 to the centerline of Dexter-Pinckney Road; thence S  $14^{\circ}25'56''$  W 1726.87 feet along the centerline of Dexter-Pinckney Road; thence S  $89^{\circ}28'24''$  W 186.58 feet to the Point of Beginning; thence S  $89^{\circ}28'24''$  W 150.00 feet; thence N  $00^{\circ}31'36''$  W 427.54 feet; thence S  $83^{\circ}04'32''$  E 151.28 feet; thence S  $00^{\circ}31'36''$  E 407.92 feet to the Point of Beginning, containing 1.44 acres, said parcel is subject to an easement for ingress and egress over the Southerly 76 feet and all other easements and restrictions of record, if any.

W 1/4 COR. SEC. 13  
 WITNESSES:  
 FOUND 1" IRON PIPE  
 31" RED OAK-NAIL SOUTH FACE EAST 2.5'  
 13" HICKORY-NAIL EAST FACE S.10'W. 16.9'  
 17" HICKORY-PK NAIL NORTH FACE S.80'E. 44.0'  
 12" RED OAK-NAIL NORTH FACE S.80'W. 24.0'

PEACH MOUNTAIN ESTATE'S  
 DEXTER TOWNSHIP

N.02'21'40"W. 669.57' TOTAL



PARCEL F  
 10.01 ACRES

PARCEL E  
 10.01 ACRES

N.W. COR. SEC. 13  
 WITNESSES:  
 FOUND 1" IRON PIPE  
 17" WHITE OAK-NAIL SE FACE S.71'W. 24.0'  
 12" WHITE OAK-NAIL NW FACE S.50'W. 25.2'  
 17" BLACK OAK-NAIL NE FACE N.37'W. 36.3'  
 9" HICKORY-NAIL EAST FACE S.45'E. 30.5'

6-22-92  
 BY: R. LONGWISA  
 R/W SECURED  
 QUALITY PROPERTIES  
 DAVE GIBSON-  
 PRESIDENT

S. 89'28'24" W. 2163.11' TOTAL

S.83'04'32"E. 2303.00' TOTAL

150' EASEMENT  
 FOR INGRESS & EGRESS  
 AND PUBLIC UTILITIES

LEGEND:  
 ○ = SET 1/2" RE-ROD  
 W/CAP, LS #33988  
 ● = FOUND IRON PIPE

130' EASEMENT  
 FOR INGRESS & EGRESS  
 AND PUBLIC UTILITIES

NOTE:  
 BEARING REFERENCE TO  
 WEST LINE SEC. 13  
 N. 02'21'40"W.

DRAWING # R-9201283  
 BY: SANDRA PREDIUM  
 DATE: 5-28-92

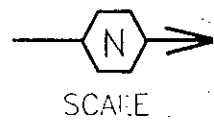
**NOTICE**  
 Location of underground facilities on this drawing are only approximate. Exact locations must be determined by the UTILITY COMPANIES. For exact locations, telephone MISS D&G on 800-482-7171 as required by Public Act 63 of 1974 before doing any power excavating.

76' EASEMENT  
 FOR INGRESS & EGRESS  
 AND PUBLIC UTILITIES

N. 1/4 COR. SEC. 13  
 T. 1 S. R. 4 E.  
 WITNESSES:  
 FOUND 1 1/2" IRON PIPE  
 SE CORNER OF BARN N.5'W. 139.6'  
 SW CORNER OF STONE FENCE N.70'E. 75.5'  
 TRIPLE HICKORY 8" S.85'E. 19.6'  
 8" EVERGREEN SLY 45.2'

DEXTER TOWNSHIP  
 PINKNEY RD. 66' WD.

RECORDED RIGHT OF WAY NO. 43434

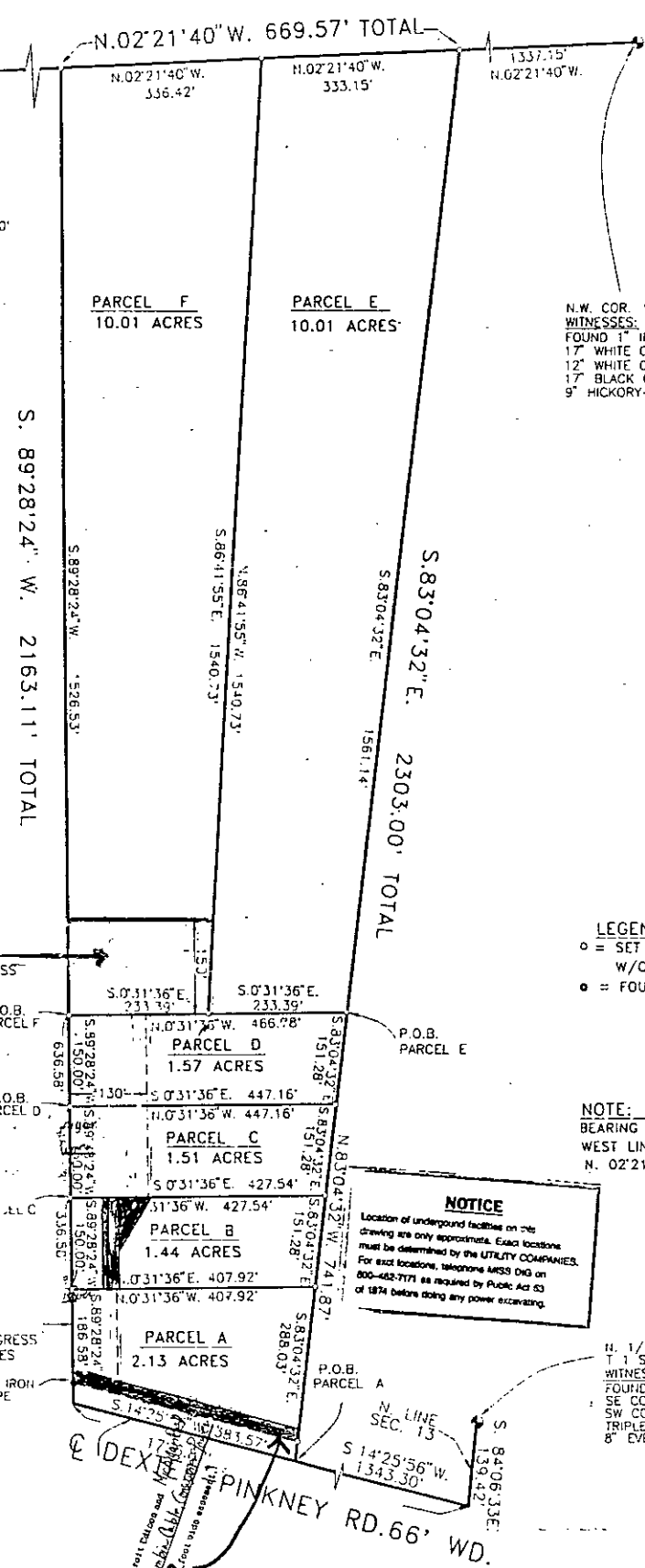


W 1/4 COR. SEC. 13  
WITNESSES:  
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31" RED OAK-NAIL SOUTH FACE EAST 2.5'  
13" HICKORY-NAIL EAST FACE S.10°W. 16.9'  
17" HICKORY-PK NAIL NORTH FACE S.80°E. 44.0'  
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17" WHITE OAK-NAIL SE FACE S.71°W. 24.0'  
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PEACH MOUNTAIN ESTATE'S  
DEXTER TOWNSHIP

RECORDED RIGHT OF WAY NO. 43434



LEGEND:  
○ = SET 1/2" RE-ROD  
W/CAP, LS #33988  
● = FOUND IRON PIPE

NOTE:  
BEARING REFERENCE TO  
WEST LINE SEC. 13  
N. 02°21'40"W.

**NOTICE**  
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N. 1/4 COR. SEC. 13  
T 1 S. R. 4 E.  
WITNESSES:  
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SE CORNER OF BARN N.5°W. 139.6'  
SW CORNER OF STONE FENCE N.70°E. 75.5'  
TRIPLE HICKORY 8" S.85°E. 19.6'  
8" EVERGREEN SLY 45.2'

DRAWING # R-9201283  
BY: SANDRA PREDIUM  
DATE: 5-28-92

SS ✓ No directed

1/02  
202

B333	0333003	7219	10:56AM	SSRF	2.00
					6/26/92
B333	0333003	7219	10:56AM	DEED	11.00
					6/26/92

PEGGY M. HAINES  
COUNTY CLERK/REGISTER

JUN 26 11 00 AM '92

RECORDED  
WASHINGTON COUNTY, MD