

Detroit Edison

LIDB 3788PG613

LIBER 13112 (92 295843) 196667

**UNDERGROUND DISTRIBUTION EASEMENT (RIGHT OF WAY) NO. R 9201599-01
PROJECT NAME - WILLOW RIDGE SITE CONDO**

On October 27, 1992, for the consideration of system betterment, Grantor grants to Grantee a permanent underground distribution easement ("Right of Way") in, on and across a part of Grantor's Land called the "Right of Way Area".

0001 JUL 21 1993 02:42PM
3564 MISC 13.00

"Grantor" is:

Willow Ridge Partners Limited Partnership, a Michigan limited partnership, by its General Partner, Willow Ridge Development Company, a Michigan corporation, 31550 Northwestern Highway, Suite 200, Farmington Hills, Michigan 48334

"Grantee" is:

The Detroit Edison Company, a Michigan corporation, 2000 Second Avenue, Detroit, Michigan 48226
Michigan Bell Telephone, a Michigan corporation, 444 Michigan Avenue, Detroit, Michigan 48226
T.C.I. Cablevision of West Oakland County, Inc., a Michigan corporation, 3166 Martin Road, Walled Lake, Michigan 48088

"Grantor's Land" is in Township of Commerce, Oakland County, described as:

See Appendix "A"

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

The exact location of said easement shall be shown on a drawing to be recorded 90 days after construction. The right of way is ten feet in width.

- Purpose:** The purpose of this Right of Way is to construct, reconstruct, modify, add to, operate and maintain 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 1-800-482-7739 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.
- Ground Elevation:** Grantor must grade the Right of Way Area to within four inches of final grade before Grantee installs its facilities. Grantor must maintain this ground elevation after Grantee installs its facilities.
- Damages:** If Grantor, its agents, employees or contractors, damage Grantee's facilities, Grantee shall make repairs at Grantor's expense.
- Successors:** This Right of Way runs with the land and binds and benefits Grantor's and Grantee's successors, licensees and assigns.

0001 JUL 21 1993 02:42PM
3564 MISC 13.00

B#92 REG/DEEDS PAID
0001 JUL 21 1993 02:42PM
3564 MISC 9.00

Witnesses:(type or print name below signature)

Grantor:(type or print name below signature)

WILLOW RIDGE PARTNERS LIMITED PARTNERSHIP,
a Michigan limited partnership, BY ITS General Partner:
Willow Ridge Development Company,

Lisa M. Mallas
LISA M. MALLAS

Mickey Shapiro
MICKEY SHAPIRO, President-Secretary

Mary Lou Zamarka
MARY LOU ZAMARKA

Robert Sosnick
ROBERT SOSNICK, Vice President-Treasurer

Acknowledged before me in Oakland County, Michigan, on October 27, 1992 by MICKEY SHAPIRO, the President-Secretary and ROBERT SOSNICK, Vice President-Treasurer, of WILLOW RIDGE DEVELOPMENT COMPANY, a general partner of WILLOW RIDGE PARTNERS LIMITED PARTNERSHIP, a Michigan limited partnership, for the partnership.

Notary's Stamp LISA M. MALLAS Notary's Signature Lisa M. Mallas

Prepared by and Return to: Oakland County 400 Telegraph Road, Room 277, Bingham Farms, Michigan 48025/PSW
MY COMMISSION EXP. MAY 22, 1994

Return-over 09201 O.K. - TS OK - G.K.

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

RECORDED RIGHT OF WAY NO. 44780

STATE OF MICHIGAN
DEPARTMENT OF STATE

1975

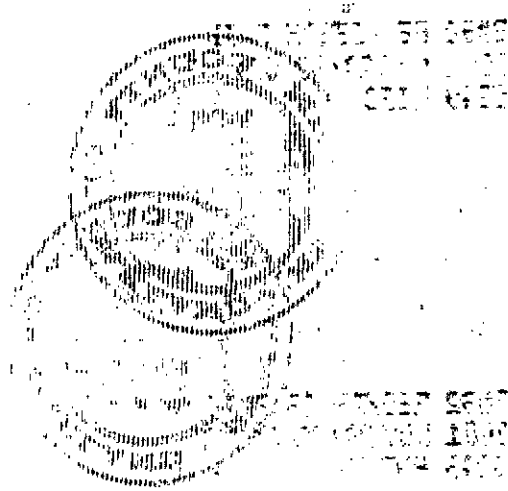
NOTARY PUBLIC

1975

1975

1975

NOTARY PUBLIC



Return to:
O.V. Racine
The Detroit Edison Company
30400 Telegraph Road, Rm. 277
Bingham Farms, MI 48025

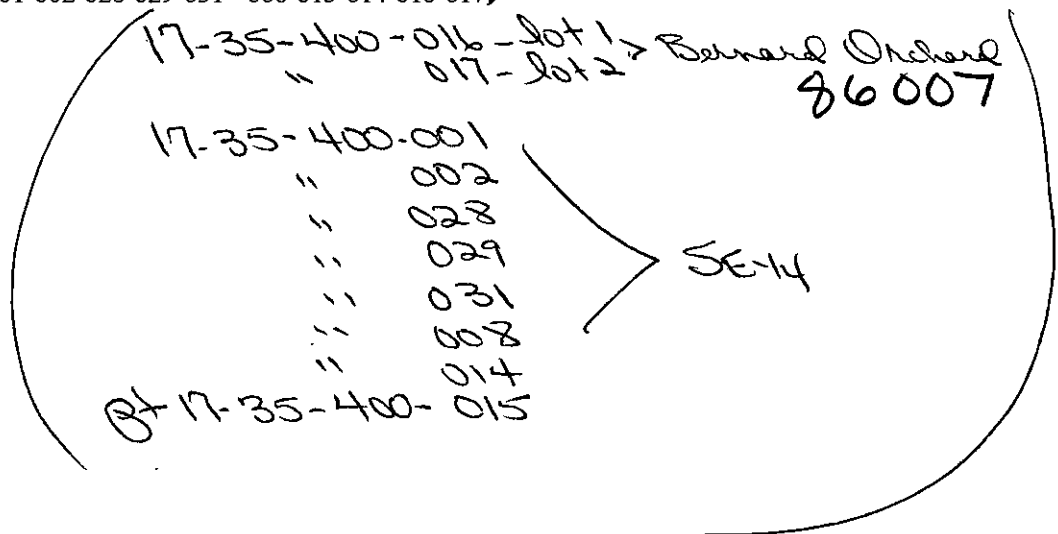
BENJAMIN MASU
NOTARY PUBLIC, STATE OF MICHIGAN
OAKLAND COUNTY
MIA COMMISSION EXPIRES 12/31/75

1975

APPENDIX "A"

Lot 1 and 2 of Bernard Orchard Company's Subdivision as recorded in Liber 86, Page 7 of Oakland County Records of Plats, and part of the SE 1/4 of Section 35, T2N, R8E, being more particularly described as follows:

Beginning at a point located S 89°50'20" E 1037.97 ft. along the S line of Section 35 (nominal centerline of 14 Mile Road) from the S 1/4 corner of said Section 35; th N 00°55'22" E 800.98 ft.; thence S 89°50'20" E 273.11 ft.; th N 00°12'01" E 530.79 ft.; th N 89°20'27" W 1084.05 ft.; th N 00°08'05" E 499.36 ft.; th S 89°15'32" E 337.06 ft.; th N 00°08'05" E 150.00 ft.; th N 89°15'32" W 130.00 ft.; th N 00°08'05" E 195.20 ft.; th N 88°52'18" W 450.08 ft. to th North-South 1/4 line of Section 35 (nominal centerline of Decker Road); th along said line N 00°08'05" E 495.07 ft. to the center of Section 35; th S 88°52'18" E 1883.67 ft. along the East-West 1/4 line of Section 35; th S 56°57'31" W 654.47 ft.; th S 00°11'30" W 664.04 ft.; th S 89°21'23" E 190.34 ft.; th S 54°45'05" E 122.04 ft.; th S 00°12'14" W 317.93 ft.; th S 89°02'39" E 180.00 ft.; th S 00°12'01" W 575.10 ft. to a point on the North line of Bernard Orchard Company's Subdivision as recorded in Liber 86 of Plats, Page 9, Oakland County Records; th along said line N 89°02'52" W (platted as N 89°03'30" W) 263.57 ft. to the NE corner of Lot 2; th S 00°04'18" W 608.47 ft. along the East line of said Lot 2 to the SE corner of Lot 2; th along the North line of 14 Mile Road right-of-way N 89°50'20" W 217.87 ft. to the SW corner of Lot 1; th S 00°35'04" W 60.00 ft. to the South line of Section 35 (nominal centerline of 14 Mile Road); th along said line N 89°50'20" W 272.58 ft. to the point of beginning. Sidwell No. (17-35-400-001-002-028-029-031-008-014-015)



RECORDED RIGHT OF WAY NO.

44780

The above legal description is NKA
Willow Ridge I Condo Units 1-67 excl # 799
Ent 17-35-451-000

and

Willow Ridge II Condo Units 1-62 excl # 800
Ent 17-35-401-000

1
12
BINGHAM FARMS, MI

2002 11/11/02

Return to:
O.V. Racine
The Detroit Edison Company
30400 Telegraph Road, Rm. 277
Bingham Farms, Mi 48025



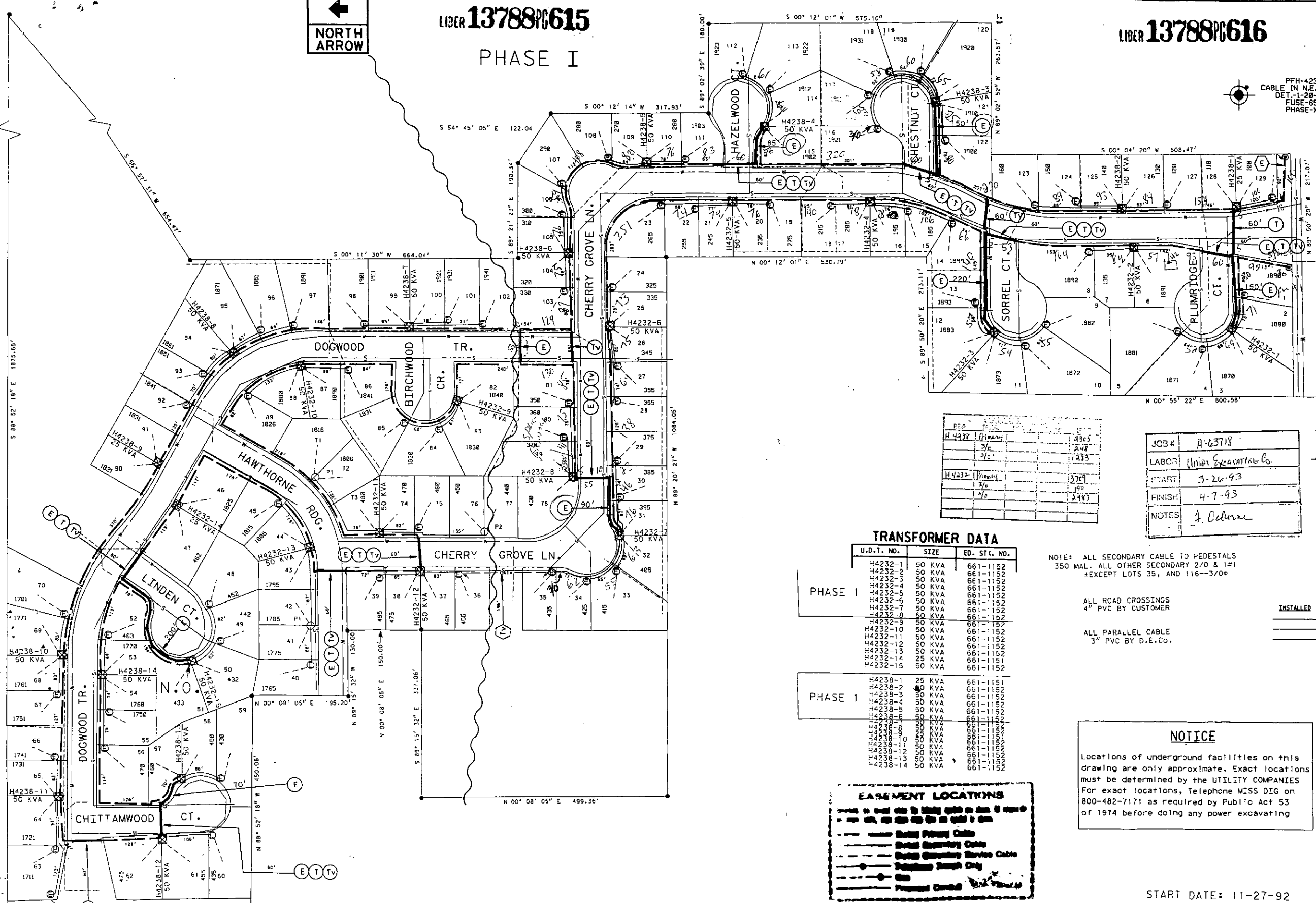
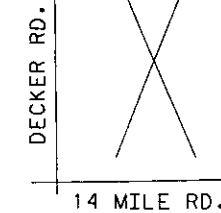
LIDER 13788PG615

PHASE I

LIDER 13788PG616

LOCATION SKETCH

MAP SEC. NOS. 1-235-374



PFH-4238
CABLE IN N.E. QUAD.
DET. 1-28-21
FUSE-65K
PHASE-X

PFH4232
CABLE IN N.W. QUAD.
DET. 1-20-22
FUSE-65K
PHASE-X

TRANSFORMER SPECS. 1-17-261
PEDESTAL AMOUNT _____ SPEC. _____
TEMPORARY CABLE MARKER AMOUNT 39 SPEC. _____
SECONDARY CONNECTION BOX AMOUNT _____ SPEC. _____

— CODE —
⊕ TEMPORARY SECONDARY PEDESTAL/TEMPORARY CABLE MARKER
⊗ DFT (DEAD FRONT TYPE)
□ UOT (NON-SWITCHING - LIVE FRONT TYPE)
⊗ UOT (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
CABLE TV
PROPOSED CONDUIT
SEP CONN CABINET

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

Table with 3 columns: #, Description, Amount. Includes entries for H4232 Primary and H4232 Secondary.

Table with 2 columns: Field, Value. Includes JOB # A-63718, LABOR Union Excavating Co., START 3-26-93, FINISH 4-7-93, and NOTES J. DeBorne.

TRANSFORMER DATA

Table with 3 columns: U.D.T. NO., SIZE, ED. ST. NO. Lists transformer data for PHASE I and PHASE II.

NOTE: ALL SECONDARY CABLE TO PEDESTALS 350 MAL. ALL OTHER SECONDARY 2/0 & 1#1 EXCEPT LOTS 35, AND 116--3/0#

ALL ROAD CROSSINGS 4" PVC BY CUSTOMER

ALL PARALLEL CABLE 3" PVC BY D.E.CO.

INSTALLED CABLE SUMMARY

ITEM # 2 AL X1
ITEM # 2/0 & 1#1
ITEM # 350 MAL 3/0 & 1#1

TRENCH SUMMARY

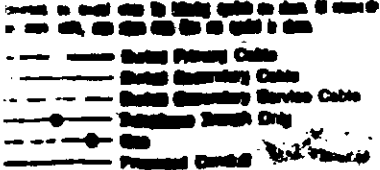
JOINT USE E+T+R+W = 5640' 0" 0"
D.E. ONLY = 307'
TEL. ONLY = 110'
GAS ONLY
CATV ONLY
OTHERS: NONE - E-T-R-W

Table with 2 columns: Description, ESTIMATED. Includes entries for 713-3073, 713-0614, 713-0537, and 713-0536.

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

EASEMENT LOCATIONS



— GENERAL NOTES —

TRENCHING TO BE DONE BY D.E.CO.
TRENCH AND CABLE LENGTHS ARE APPROXIMATE
SEE SECTION 56 LG LINE CONSTRUCTION STANDARDS FOR TRANS. MAT. DETAILS
SEE PAGE 3-2-11 S.I.M. DETAIL " " FOR ENTRANCE POINT DETAILS (APTS. ONLY)
SEE SECTION 43 LG LINE CONSTRUCTION STANDARDS FOR PLACEMENT OF CABLES, TRANSFORMERS AND PEDESTALS (SUB'GS ONLY)
O.E. SERVICE PLANNER: J. SLOMCIENSKI 645-4148
TEL. CO. 1: BARR CARNEY 456-0824
GAS CO. 1:
CATV CO. 1: ART HOUGHTON 669-2288
OTHERS:
EASEMENTS INDICATED BY OUR CENTERLINE ARE IN WIDTH UNLESS OTHERWISE NOTED.

START DATE: 11-27-92

Revision table with columns: REVISION, A, B, C. Includes revision A: FINISH, B: START, C: APPROVED.

Reference table with columns: NAME, DATE, JOB TITLE. Includes entries for R. MARTIN, J. DeBorne, and G. DORR.

WILLOW RIDGE CONDO'S
PART OF THE S.E. 1/4 COR. SEC. 35 T.1N., R.8E.
TWP. OF COMMERCE COUNTY OF OAKLAND

Table with columns: THE DETROIT EDISON COMPANY SERVICE PLANNING, SCALE, NUMBER OF UNITS, WORK ORDER NUMBER, LATEST REVISION, DISTRIBUTION CIRCUIT, DEPT. ORDER NUMBER, SHEET OF SHEET.

RECORDED

RECORDED RIGHT OF WAY NO. 44780