

**UNDERGROUND DISTRIBUTION EASEMENT (RIGHT OF WAY) NO. R-9307511-01R  
PROJECT NAME - Hunter's Pointe Colony Subdivision**

On DECEMBER 16, 1993, 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".

**"Grantor" is:**

Charter Land Corporation, a Michigan Corporation,  
5600 West Maple Road, Suite D-415, West Bloomfield, Michigan 48033

B#92 REG/DEEDS PAID  
0001 JAN.18'94 08:37AM  
9974 MISC 11.00

**"Grantee" is:**

The Detroit Edison Company, a Michigan Corporation, 2000 Second Avenue, Detroit, Michigan 48226  
Consumers Power Company, a Michigan corporation, 212 Michigan Ave., Jackson, Michigan 49201  
Metrovision of Oakland County, a Michigan corporation, 37635 Enterprise Ct., Farmington Hills, Michigan 48018

**"Grantor's Land" is in the City of Farmington Hills, Oakland County, described as:**

See attached Appendix "A".

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

See attached Appendix "B".

The Right-of-Way is Ten (10) feet in width.

- 1. 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.
- 2. Access:** Grantee has the right of access to and from the Right of Way Area.
- 3. 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.
- 4. Excavation:** As required by Public Act 53 of 1974, MISS DIG must be called on 1-800-482-7171 before anyone excavates the Right of Way Area.
- 5. 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.
- 6. 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.
- 7. Damages:** If Grantor, its agents, employees or contractors, damage Grantee's facilities, Grantee shall make repairs at Grantor's expense.
- 8. 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. 1435508

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

Patricia A. Ruppel 12-16-93  
PATRICIA A. RUPPEL

Omer V. Racine  
OMER V. RACINE

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

Marvin R. Rollins  
By: Marvin R. Rollins

B#92 REG/DEEDS PAID  
Its: President 0001 JAN.18'94 08:37AM  
9974 RMT FEE 2.00

Acknowledged before me in OAKLAND County, Michigan, on DECEMBER 16, 1993 by Marvin R. Rollins, the President of Charter Land Corporation, a Michigan Corporation, for the Michigan Corporation.

OMER V. RACINE  
Notary Public, Oakland County, MI  
My Commission Expires May 29, 1994

Notary's Stamp \_\_\_\_\_ Notary's Signature Omer V. Racine

(Notary's name, county, and date commission expires)

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

TO Records Center

DATE \_\_\_\_\_

TIME \_\_\_\_\_

Please set up R/W file for:

Being a part of SE 1/4

Hunters Pointe Conolly Sub  
of Section 5, Farmington Hills

Oakland County, Michigan

COPIES TO: \_\_\_\_\_

SIGNED \_\_\_\_\_

Omer V. Racine  
Omer V. Racine

277 Oakland Division Headquarters

REPORT \_\_\_\_\_

DATE RETURNED \_\_\_\_\_

TIME \_\_\_\_\_

SIGNED \_\_\_\_\_

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

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APPENDIX "A"

Proposed Hunter's Pointe Colony Subdivision, part of the Southeast one-quarter (1/4) of Section 5, Town 1 North, Range 9 East, City of Farmington Hills, Oakland County, Michigan, beginning at a point said point being distant South 00°18'57" East, 1,140.52 feet along the East line of said Section 5 from the East one-quarter (1/4) corner of said Section 5; thence from said point of beginning continuing along said East line South 00°18'57" East, 358.32 feet; thence North 89°42'11" West, 333.86 feet; thence South 00°15'53" West, 374.98 feet; thence North 89°42'11" West, 545.00 feet; thence North 00°16'56" East, 702.58 feet along the Easterly line of Hunter's Pointe No. 1 as recorded in Liber 166 of Plats, Pages 30 and 31, Oakland County Records; thence North 88°17'15" East, 875.53 feet to the point of beginning and consisting of 19 lots, numbered 1 - 19 both inclusive, 3 private parks and containing 11.60 acres, more or less, Oakland County Records. Sidwell No. 23-05-400-027.

Farmington

RECORDED RIGHT OF WAY NO. 43508

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

## RIGHT OF WAY APPLICATION

DATE ISSUED	11-17-93		
DATE WANTED	12-17-93	RAW NO.	P 9307511-DIR
SERVICE PLANNER	P. PUPPEL	PHONE	645-4274

PROJECT NAME	HUNTER'S POINTE COLONY		
TOWNSHIP/CITY	FARMINGTON HILLS		
ADDRESS			
CROSS STREET	13 + DRAKE	SECTION	5
SIDWELL NO.		QUARTER	SE

### TYPE OF PROJECT

OVERHEAD	
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UNDERGROUND	X
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ACREAGE	
COMMERCIAL BLDG	
*SITE CONDO	
*MOBILE HOME/PK	

LOTS	
*SUB	X
*APT COMPLEX	
*CONDO	

JOINT USE REQUIRED	YES	X		NO	
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MBT	JOINT USE NO. 0-9307511-1
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GTE	JOINT USE NO.
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CONS. PWR.	JOINT USE NO. 0-9307511-2
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CABLE TV CO. NAME	METROVISION
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CABLE TV	JOINT USE NO. 0-9307511-3
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NAME OF OWNER/CUSTOMER	CHARTER LAND CORP.
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CONTACT PERSON	MARV ROLLINS
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ADDRESS	5600 W. MAPLE STED-415 WBLMFD
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HOME PHONE		BUSINESS PHONE	313-656-0500
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ADJACENT PROPERTY OWNER
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ADDRESS
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HOME PHONE		BUSINESS PHONE	
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### MATERIAL TO BE PROVIDED

1. SITE PLAN/SKETCH/FINAL PROPOSED PLAT\*
2. PROPERTY DESCRIPTION (SIDWELL NO.) (\*ACTUAL DESCRIPTION)
3. PROOF OF OWNERSHIP OF REQUESTING CUSTOMER: WARRANTY DEED, L/C, TITLE SEARCH, COMMITMENT
4. SIDWELL PAGE (COPY)
5. SIDWELL NO.
6. COPY OF FUTURE J/U MEMO

SUPERVISOR	
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RAW SECURED	
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RECORDED RIGHT OF WAY NO. 43508

48033

# HUNTER'S POINTE COLONY SUB. "PROPOSED"

PART OF THE S.E. 1/4 OF SECTION 5, T. 1 N., R. 9 E.,  
CITY OF FARMINGTON HILLS, OAKLAND COUNTY, MICHIGAN

Where Private Easement for Public Utilities appears on this drawing, the easement shall apply to the grantor of the tracheer Right of Way Agreement.

Where Private Easement for Public Utilities appears on this drawing, the easement shall apply to the grantor of the tracheer Right of Way Agreement.

## APPENDIX "B"

### HUNTER'S POINTE COLONY EAST PARK (Pvt.)

FLOOD PLAIN CONTOUR AS ESTABLISHED BY THE DEPARTMENT OF NATURAL RESOURCES ELEVATION 871.0' N.G.V. DATUM.

THE ENTIRE PARK IS A PRIVATE EASEMENT FOR SURFACE DRAINAGE, STORM SEWER, RETENTION & PRESERVATION OF EXISTING WETLANDS.

### HUNTER'S POINTE COLONY WEST PARK (Private)

THE ENTIRE PARK IS A PRIVATE EASEMENT FOR SURFACE DRAINAGE, STORM SEWER & PUBLIC UTILITIES.

### HUNTER'S POINTE COLONY SOUTH PARK (Private)

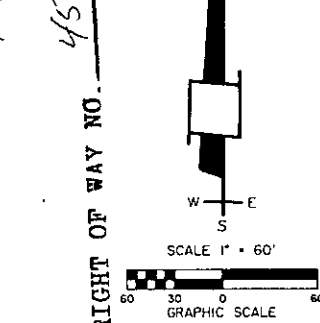
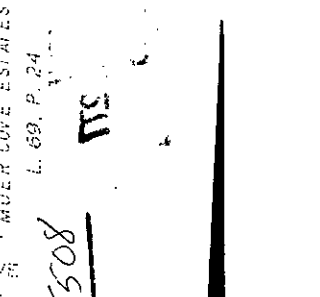
THE ENTIRE PARK IS A PRIVATE EASEMENT FOR SURFACE DRAINAGE & PUBLIC UTILITIES.

**LEGEND**  
ALL DIMENSIONS ARE IN FEET. ALL DIMENSIONS ON THE CURVE ARE MEASURED ALONG THE ARC.  
(R.) DENOTES RADIAL LOT LINE.  
(N.R.) DENOTES NON-RADIAL LOT LINE.  
ALL LOT MARKERS ARE 1/2" STEEL RODS AND ARE 18" LONG. THE SYMBOL (o) INDICATES A CONCRETE MONUMENT. ALL MONUMENTS USED ARE MADE OF SOLID STEEL BARS 1/2" IN DIAMETER AND 36" LONG AND COMPLETELY ENCASED IN CONCRETE 4" IN DIAMETER. NO I.D. CAPS USED.  
ALL BEARINGS ARE IN RELATION TO HUNTER'S POINTE NO. 1 AS RECORDED IN LIBER 166 OF PLATS, PAGES 30 & 31.

CURVE NO.	RADIUS	ARC	DELTA	CHORD	CHORD-BEARING
1	100.00	41.44	23° 44' 27"	41.14	S78° 25' 36" W
2	100.00	58.17	33° 19' 38"	57.35	S83° 13' 11" W
3	200.00	60.78	17° 24' 49"	60.55	N71° 24' 35" W
4	260.00	131.64	29° 00' 34"	130.24	N77° 12' 28" W
5	60.00	117.94	112° 37' 31"	99.85	S31° 58' 30" W
6	50.00	21.49	24° 37' 12"	21.32	S12° 01' 40" E
7	200.00	90.87	26° 02' 00"	90.09	S13° 17' 56" W
8	260.00	113.16	24° 56' 13"	112.27	N77° 27' 19" W
9	200.00	91.53	26° 13' 15"	90.73	S76° 48' 48" E
10	260.00	117.99	26° 00' 00"	116.97	S76° 42' 11" E
11	60.00	253.62	242° 11' 19"	102.76	N30° 47' 50" W
12	50.00	60.91	69° 48' 01"	57.21	S63° 00' 31" W
13	200.00	64.19	18° 23' 18"	63.91	N72° 53' 50" W
14	260.00	118.05	26° 00' 53"	117.04	N13° 17' 29" E
15	50.00	38.40	88° 00' 19"	34.73	N44° 17' 06" E
16	200.00	101.26	29° 00' 34"	100.18	S77° 12' 28" E
17	260.00	79.02	17° 24' 49"	78.72	S71° 24' 36" E
18	100.00	29.27	16° 46' 12"	29.16	S71° 43' 54" E
19	100.00	46.00	26° 21' 23"	45.60	S76° 31' 29" E
20	50.00	22.25	51° 00' 00"	21.53	N25° 48' 57" W
21	47.00	52.50	64° 00' 00"	49.81	N04° 48' 57" W
22	17.00	41.33	64° 00' 00"	39.21	S04° 48' 57" E
23	35.00	6.24	10° 12' 47"	6.23	S46° 12' 33" E

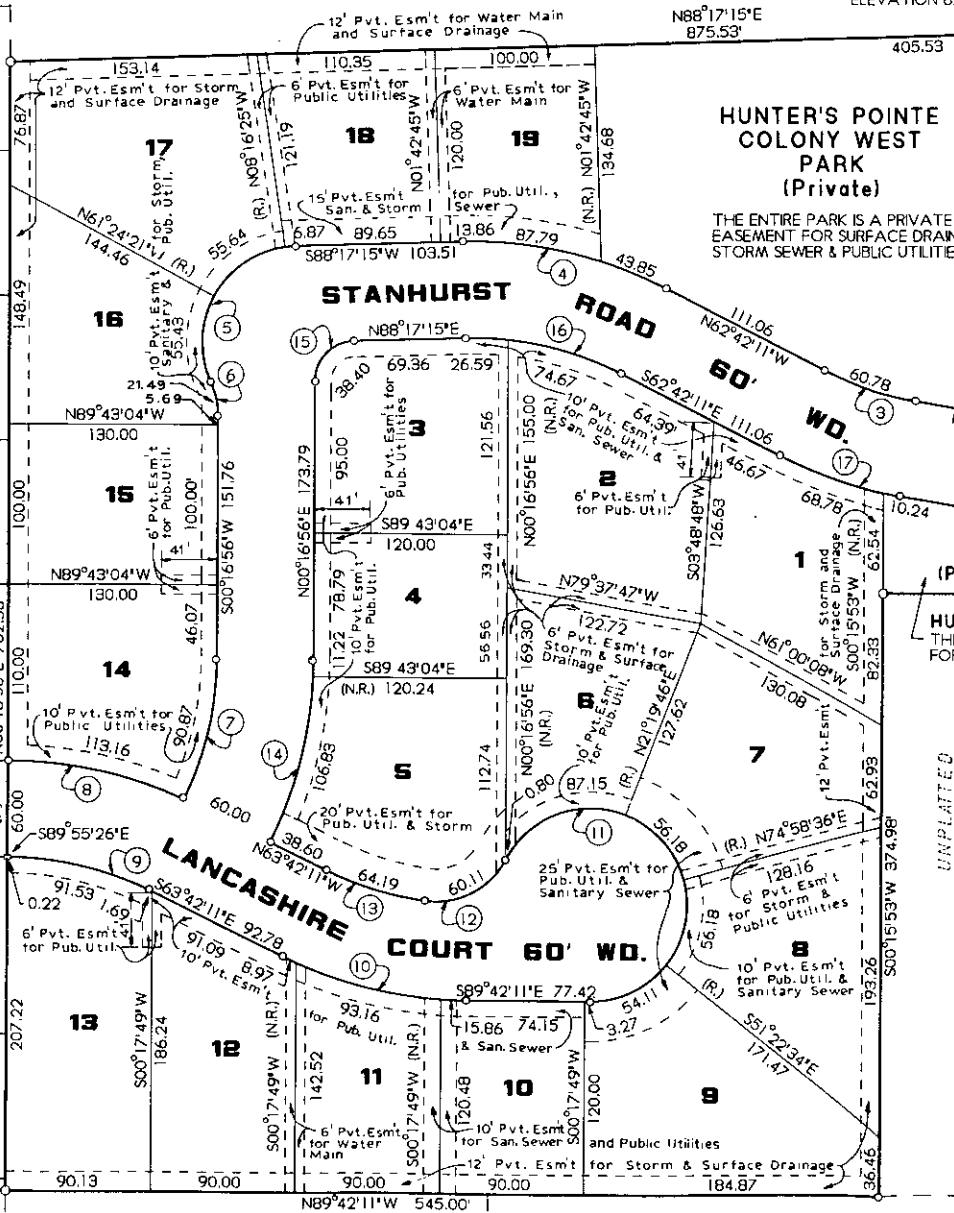
### VICINITY MAP

Scale: 1:52,000



THADDEUS A. WOZNIAK

HUNTER'S POINTE NO. 1  
LIBER 143558, P. 30  
LANCASHIRE DR.



THIS PLAT IS SUBJECT TO RESTRICTIONS AS REQUIRED BY ACT 288 OF P.A. 1967 AS AMENDED ON CERTAIN LOTS WITH RESPECT TO THE REQUIREMENTS OF THE MICHIGAN DEPARTMENT OF NATURAL RESOURCES AND/OR THE MICHIGAN DEPARTMENT OF PUBLIC HEALTH, WHICH ARE RECORDED IN LIBER \_\_\_\_\_ PAGES \_\_\_\_\_ OF RECORDS OF THIS COUNTY

NOVA WOODS CONDO  
O.C.C.D. NO. 443  
L. 9291, P. 783

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