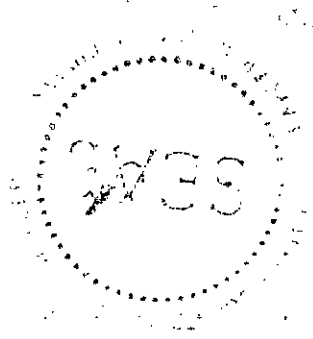
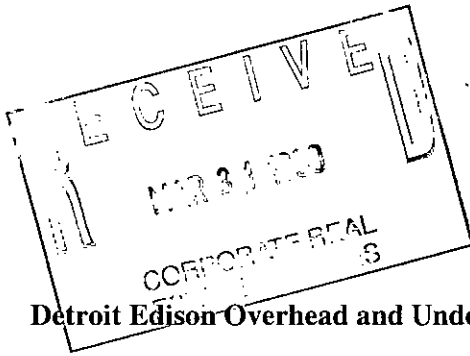


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99 JAN 25 AM 9:32

Melissa DeVaugh  
REGISTER OF DEEDS  
LAPEER COUNTY, MICHIGAN



**Detroit Edison Overhead and Underground Easement (Right of Way) No. 150477**

On DEC. 14<sup>th</sup>, 1998, for the consideration of system betterment, Grantor grants to Grantee a permanent overhead and underground easement ("Right of Way") in, on and across a part of Grantor's Land called the "Right of Way Area."

**"Grantor" is:**

A & C Developers, Inc., A Michigan Corporation, 3581 Lk. George Rd., Dryden, MI 48428

**"Grantee" is:**

The Detroit Edison Company, a Michigan corporation, 2000 Second Avenue, Detroit, Michigan 48226  
Ameritech, 502 Beach St., Room 402, Flint, MI 48502

**"Grantor's Land" is in Lapeer Township, Lapeer County, Michigan described as:**

The North 1/2 of the Southeast 1/4 and the Southwest 1/4 of the Northeast 1/4 of Section 27, T7N-R10E, more particularly described as beginning at a point on the East section line that is South 03°07'37" East 330 feet from the East 1/4 corner of Section 27; thence continuing along said East section line, South 03°07'37" East 995.03 feet; thence South 87°54'59" West 2614.34 feet along the South line of the North 1/2 of the Southeast 1/4; thence North 02°59'41" West 1323.75 feet along the North-South 1/4 line to the center of Section 27, T7N-R10E; thence North 02°58'21" West 1329.89 feet along the North-South 1/4 line; thence North 87°53'35" East 1303.80 feet along the North line of the Southwest 1/4 of the Northeast 1/4; thence South 03°03'06" East 1329.84 feet along the East line of the Southwest 1/4 of the Northeast 1/4 to the East-West 1/4 line; thence North 87°53'22" East 645.63 feet along said East-West 1/4 line; thence South 03°07'37" East 330 feet parallel with the East section line; thence North 87°53'22" East 660 feet parallel with said East-West 1/4 line to the point of beginning.

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

**A 10' wide easement as shown on Exhibit "A", which is attached hereto and made a part hereof.**

- 1. 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.
- 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 are allowed in the Right of Way Area without Grantee's prior written consent.
- 4. Excavation:** Under 1974 Public Act 53, you must call MISS DIG (1-800-482-7171) before excavating in 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 can 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 will not be responsible to Grantor for damages to or removal of trees, plant life, structures and fences placed in front of transformer doors.
- 6. 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 will restore Grantor's Land as nearly as can be to its original condition.

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7. Successors: This Right of Way runs with the land and binds and benefits Grantor's and Grantee's successors and assigns.

(2) Witnesses: (Type or print name below signature)

Grantor: (Type or print name below signature)

X Karen Krzewski  
KAREN KRZEWSKI  
X Carol Haley  
CAROL HALEY

Paul Volante  
~~Paul~~ Volante PRESIDENT A & C DEVELOPERS INC.  
CARL GK

Acknowledged before me in MACOMB County, Michigan, on DEC. 14<sup>th</sup>, 1998, by ~~Paul~~ Volante, President of A & C Developers, Inc., A Michigan Corporation for the corporation.  
CARL GK  
Notary's Stamp: **KAREN KRZEWSKI**  
Notary Public, Macomb Co., MI  
Acting in Oakland Co., MI  
My Comm. Expires Sep. 27, 2002  
Notary's Signature: Karen A. Krzewski  
(Notary's name, county, and date commission expires)

Prepared by and Return to: Betty J. Dean, LapSC, 1075 Suncrest Dr., Lapeer, MI 48446/seg

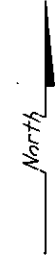
This Detroit Edison Easement supercedes previously recorded easement Liber 1071, Page 876, dated February 9<sup>th</sup>, 1998.

RECORDED R/W FILE NO. 859447

EXHIBIT A

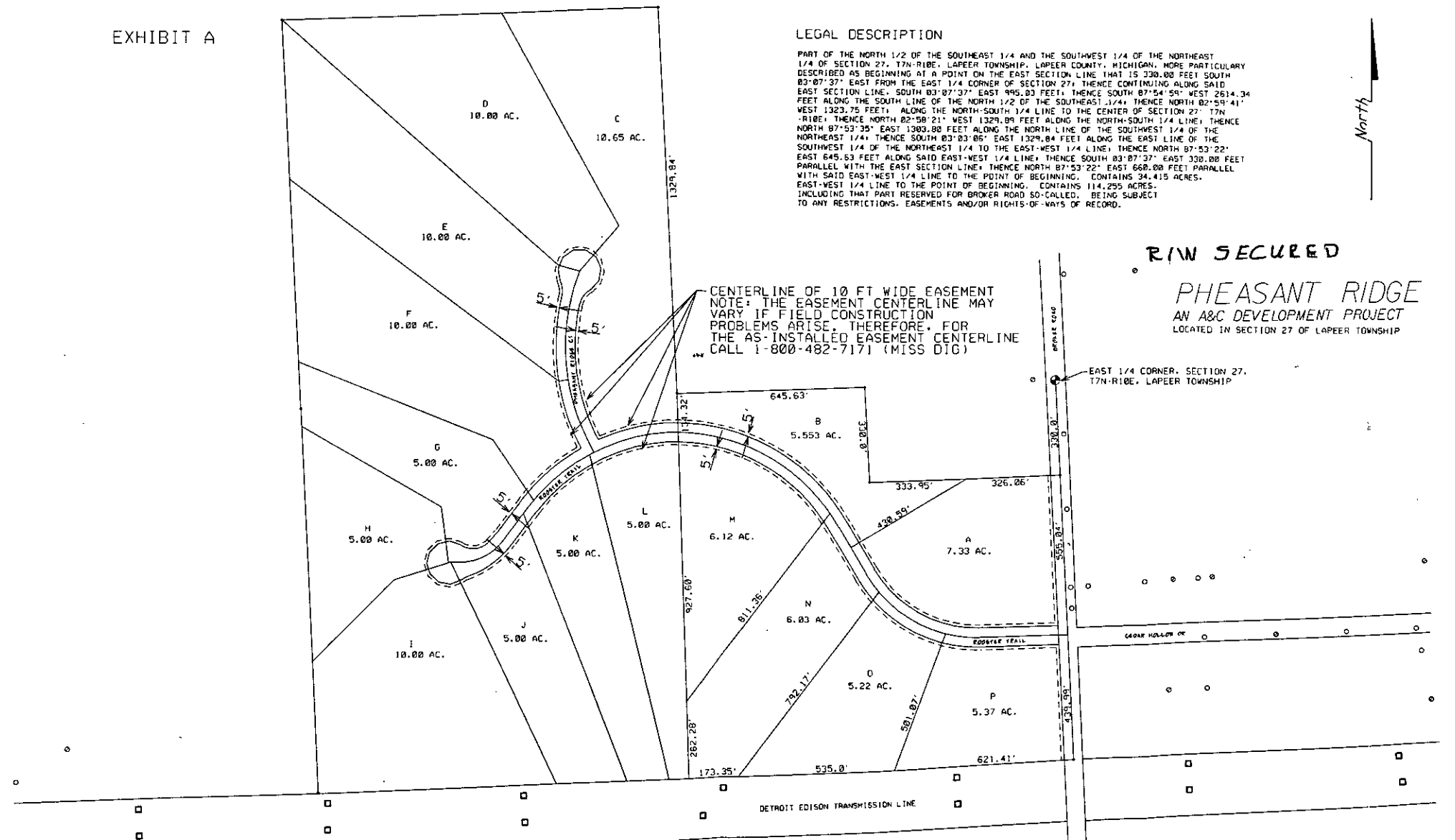
LEGAL DESCRIPTION

PART OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 AND THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 27, 17N-10E, LAPEER TOWNSHIP, LAPEER COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS BEGINNING AT A POINT ON THE EAST SECTION LINE THAT IS 330.00 FEET SOUTH 03°07'37" EAST FROM THE EAST 1/4 CORNER OF SECTION 27; THENCE CONTINUING ALONG SAID EAST SECTION LINE, SOUTH 03°07'37" EAST 995.03 FEET; THENCE SOUTH 07°54'59" WEST 2614.34 FEET ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHEAST 1/4; THENCE NORTH 02°59'41" WEST 1323.75 FEET; ALONG THE NORTH-SOUTH 1/4 LINE TO THE CENTER OF SECTION 27, 17N-10E; THENCE NORTH 02°58'21" WEST 1329.89 FEET ALONG THE NORTH-SOUTH 1/4 LINE; THENCE NORTH 07°53'35" EAST 1300.80 FEET ALONG THE NORTH LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4; THENCE SOUTH 03°03'05" EAST 1329.04 FEET ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 TO THE EAST-WEST 1/4 LINE; THENCE NORTH 07°53'22" EAST 645.63 FEET ALONG SAID EAST-WEST 1/4 LINE; THENCE SOUTH 03°07'37" EAST 300.00 FEET PARALLEL WITH THE EAST SECTION LINE; THENCE NORTH 07°53'22" EAST 668.00 FEET PARALLEL WITH SAID EAST-WEST 1/4 LINE TO THE POINT OF BEGINNING. CONTAINS 34.415 ACRES. EAST-WEST 1/4 LINE TO THE POINT OF BEGINNING. CONTAINS 114.255 ACRES. INCLUDING THAT PART RESERVED FOR BROKER ROAD SO-CALLED, BEING SUBJECT TO ANY RESTRICTIONS, EASEMENTS AND/OR RIGHTS-OF-WAYS OF RECORD.



**R/W SECURED**  
**PHEASANT RIDGE**  
 AN A&C DEVELOPMENT PROJECT  
 LOCATED IN SECTION 27 OF LAPEER TOWNSHIP

CENTERLINE OF 10 FT WIDE EASEMENT  
 NOTE: THE EASEMENT CENTERLINE MAY VARY IF FIELD CONSTRUCTION PROBLEMS ARISE, THEREFORE, FOR THE AS-INSTALLED EASEMENT CENTERLINE CALL 1-800-482-7171 (MISS DIG)



LIBER 1155 PAGE 0620

REPORT OF PROPERTIES AND RIGHTS OF WAY DEPARTMENT R/W SECURED AS INDICATED ON THIS SKETCH		PERMITS TO:	
BY		RECORD CENTER	1
DATE	12-21-98	R/W FILES	1
DATE WANTED	ASAP	NBT	1
DISTRICT FIELDMAN	G. KENNEY	ORIGINATOR	1
		TOTAL	1

R/W Description				PD	SRW	PH	PLC	Conj. Group	R/W Number
BROKER RD - PHEASANT RIDGE - TONY VOLANTE				4	5	16	0		150477
Circuit #1	Circuit #2	Service Center #1	Service Center #2	COH	COS	CUG	CUL	CUT	CUS
				21	0	28	24	23	0
Worksite City		Worksite Twp.		Worksite County					
		LAPEER TWP							
Town	Range	Sect	Qtr	Planner Name		Commit Date	Scale	Plot Date	
7N	10E	27		BILL FLAHERTY		10/26/1998	1" = n/a	10/26/1998	