

J.S. Horvath & wf.

TITLE DATA

Easement

NAME OF GRANTOR 12-4-73 DATE OF INST. 2-19-74 DATE OF RECORD 254 LIBER PAGE 05

ACCOUNT NO.

MAP 5

BARD ROAD TO WIRTZ ROAD

Form 314 7-70



File #3725 EASEMENT

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J. S. Horvath, also known as Joseph S. Horvath and Ann R. Horvath, his wife, 130 Golfcrest, Dearborn, Michigan.

Grantor, in consideration of One and no/100 Dollars (\$1.00) to him paid by CONSUMERS POWER COMPANY, a Michigan corporation, 212 W. Michigan Avenue, Jackson, Michigan, Grantee, receipt of which is hereby acknowledged, Conveys and Warrants to Grantee, its successors and assigns, Forever, the easement and right to erect, lay and maintain lines consisting of towers, pole structures, poles, or any combination of same, wires, cables, conduits, crossarms and other fixtures and appurtenances for the purpose of transmitting and distributing electricity and electric control circuits and devices on, over, under and across the following described land, including all public highways upon or adjacent to said land, which land is situate in the Township of Second of Gladwin County of Gladwin and State of Michigan, to-wit:

The Northeast 1/4 of Section 11, Township 19 North, Range 1 East.

The center line of said line of towers, pole structures, poles, wires, cables and conduits, on, over, under and across said land being described as:

Beginning at a point not more than 280 feet nor less than 180 feet North of the South line of Section 2, Township 19 North, Range 1 East, at a point not more than 420 feet nor less than 320 feet West of the East line of said Section 2, thence Southwesterly to a point not more than 450 feet nor less than 300 feet South of the East and West 1/4 line of Section 15 of said Township, at a point not more than 500 feet nor less than 300 feet West of the East line of said Section 15.

Also conveying the full right and authority to Grantee, its successors, licensees, lessees or assigns, and its and their agents and employees, to enter at all times upon said premises for the purpose of constructing, repairing, removing, replacing, patrolling, improving, enlarging and maintaining such towers, pole structures, poles and other supports or any combination of same, with all necessary crossarms, braces, guys, anchors, and transformers, and stringing thereon and supporting and suspending therefrom lines of wire, cables or other conductors for the transmission of electrical energy and electric control circuits and devices.

Also conveying the right to cut, trim, remove, destroy or otherwise control (1) all trees and brush on the land of the Grantor described in this easement within 50 feet on either side of the center line of the towers, pole structures, poles and wires comprising said electric line, and (2) all trees in excess of 40 feet in height on the land of the Grantor described in this easement within 85 feet on either side of the center line of the towers, pole structures or poles. It is expressly agreed that the complete exercise of the rights herein granted to cut, trim, remove, destroy or otherwise control trees and brush may be gradual and not fully completed for some time in the future. Grantee may enter upon said land, from time to time, to cut, trim, remove or otherwise control trees and brush as aforesaid.

It is expressly agreed that, for the protection of said electric line, no buildings or other structures will be placed within 36 feet on either side of the center line of the towers, pole structures, poles and wires comprising said electric line. Grantee shall pay for all damage to crops arising out of the construction, operation and maintenance of the electric line.

It is expressly understood that nonuse or a limited use of this easement by Grantee shall not prevent Grantee from later making use of the easement to the full extent herein conveyed.

Where applicable, pronouns and relative words used herein shall be read as plural, feminine or neuter.

IN WITNESS WHEREOF, Grantor has executed this instrument of conveyance on this 4th day of December, 1973.

WITNESSES:

Manda H. Hallon

C. H. Quivey

J. S. Horvath
Ann R. Horvath

MICHIGAN STATE Gladwin COUNTY Second TOWNSHIP 11 SECTION T 19 N TOWN R 1 E RANGE

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. Rows are empty.

MAPPED AND CHECKED

GENERAL ENGINEERING MAP REFERENCES

Map No. \_\_\_\_\_ Sheet of \_\_\_\_\_  
Plan & Profile No. \_\_\_\_\_ Sheet of \_\_\_\_\_ Sheets  
Survey Map No. \_\_\_\_\_ Sheet of \_\_\_\_\_ Sheet

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

1. Abstract \_\_\_\_\_
2. Opinions of Title YES \_\_\_\_\_
3. Title Search \_\_\_\_\_
4. Mortgage Release \_\_\_\_\_
5. Tree Vouchers \_\_\_\_\_
6. Other Documents \_\_\_\_\_

NAME OF GRANTOR				
KIND OF INSTRUMENT	DATE OF INST.	DATE OF RECORD	LIBER	PAGE

ACCOUNT NO. \_\_\_\_\_

MAP \_\_\_\_\_

34a

LIBER 254 PAGE 08

(INDIVIDUAL ACKNOWLEDGMENT)

STATE OF MICHIGAN )  
 ) ss.  
 County of Wayne )

The foregoing instrument was acknowledged before me this 4th day of December, 1973,  
 by J. S. Horvath and Ann R. Horvath

*Charles H. Quilvey*  
 Charles H. Quilvey

Notary Public, Jackson County, Michigan

My commission expires August 16, 1974

(INDIVIDUAL ACKNOWLEDGMENT)

STATE OF MICHIGAN )  
 ) ss.  
 County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_

Notary Public, \_\_\_\_\_ County, Michigan

My commission expires \_\_\_\_\_

(CORPORATE ACKNOWLEDGMENT)

STATE OF MICHIGAN )  
 ) ss.  
 County of \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_,  
 President of \_\_\_\_\_, a \_\_\_\_\_  
 corporation, on behalf of the corporation.

Notary Public, \_\_\_\_\_ County, Michigan

My commission expires \_\_\_\_\_

RECORDED  
 STATE OF MICHIGAN  
 COUNTY OF GLADWIN

FEB 19 12.13 PM '74

*Jaye Edick*  
 REGISTER OF DEEDS

*111*

*11469*

RETURN TO LAND & ELECT. R/W DEPT.  
 CONSUMERS POWER COMPANY  
 1045 W. PARNALL ROAD  
 JACKSON, MICHIGAN 49201