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Ella M. Brown

TRACT 819-D5-20

MAP 14

Easement 10-24-73 1-29-74 253 796

ACCOUNT NO.

NAME OF GRANTOR Ella M. Brown
KIND OF INSTRUMENT Easement
DATE OF INST. 10-24-73
DATE OF RECORD 1-29-74
LIBER 253 PAGE 796
EASEMENT



Pcl 12

Ella M. Brown, also known as Ella Brown, 230 W. First Street, Gladwin, 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 Sage of Gladwin County of Gladwin, and State of Michigan, to-wit:

The Southeast 1/4 of the Southeast 1/4 of Section 16, Township 19 North, Range 2 West.

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 45 feet East of the West line of Section 15, Township 19 North, Range 2 West, at a point not more than 1250 feet nor less than 1200 feet North of the South line of said Section, running thence Westerly to a point not more than 45 feet East of the North and South 1/4 line of Section 16 of said Township, at a point not more than 1125 feet nor less than 1075 feet North of the South line of said Section 16.

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 or has caused this instrument to be executed by his xxxxxxxxxxxxxxxxxxxxxxxxxx this 24th day of October, 19 73.

WITNESSES:

Melvin L. Brown
Edward R. Bradley, Sr.

Ella M. Brown

RECORDED
STATE OF MICHIGAN
COUNTY OF GLADWIN

JAN 29 2 29 PM '74

Joy Edick
REGISTER OF DEEDS

PREPARED BY W. D. TRAPHAGEN, CONSUMERS POWER CO.
212 W. MICHIGAN AVENUE, JACKSON, MICHIGAN

MAPPED AND CHECKED

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. Sub-headers: MICHIGAN STATE, Gladwin COUNTY, Sage TOWNSHIP, 16 SECTION, T 19 N, R 2 W RANGE. Includes a grid for PLAT OR AREA.

GENERAL ENGINEERING MAP REFERENCES

Line Map No. _____ Sheet _____ of _____
Plan & Profile No. _____ Sheet _____ of _____
Survey Map No. _____ Sheet _____ of _____

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

1. Abstract _____
2. Opinions of Title _____
3. Title Search **YES** _____
4. Mortgage Returns _____
5. Tree Vouchers _____
6. Other Documents _____

NAME OF GRANTOR

ACCOUNT NO. _____

MAP _____

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

7a

LIBER 253 PAGE 797

(INDIVIDUAL ACKNOWLEDGMENT)

STATE OF MICHIGAN)
County of Gladwin) ss.

The foregoing instrument was acknowledged before me this 24th day of October, 1973, by Ella M. Brown

Edward R. Bradley Sr
Edward R. Bradley, Sr.

Notary Public, Kalamazoo County, Michigan
My commission expires November 29, 1976

(INDIVIDUAL ACKNOWLEDGMENT) EDWARD R. BRADLEY, SR.
Notary Public, Kalamazoo County, Mich.
My Commission Expires Nov. 29, 1976

STATE OF MICHIGAN)
County of _____) ss.

The foregoing instrument was acknowledged before me this _____ day of _____, 19____, by _____

Notary Public, _____ County, Michigan
My commission expires _____

(CORPORATE ACKNOWLEDGMENT)

STATE OF MICHIGAN)
County of _____) ss.

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

Notary Public, _____ County, Michigan
My commission expires _____

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RETURN TO LAND & ELECT. R/W DEPT.
CONSUMERS POWER COMPANY
1945 W. PARNALL ROAD
JACKSON, MICHIGAN 49201