

13

TITLE DATA

CONSUMERS POWER COMPANY

Floyd Sheets and wife, Lulu

TRACT 253-D307-3

Warranty Deed 1/17/68 2/28/68 291 386

ACCOUNT NO. W.O. 8241

MAP 4

BOARDMAN-LUDINGTON

RECORDED IN DEEDS

Recorded February 28, 1968 at 9:00 o'clock A.M. Liber 291 of Deeds, Page 386

WARRANTY DEED

This Indenture, made January 17, 1968 BETWEEN

FLOYD SHEETS and LULU SHEETS, his wife, of Buckley, Michigan,

parties of the first part,

and CONSUMERS POWER COMPANY, a corporation duly authorized to do business in Michigan and having its principal office therein at 212 West Michigan Avenue, Jackson, Michigan 49201, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of Three Thousand and no/100

Dollars (\$3,000.00) to him in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, does by these presents grant, bargain, sell, remise, release, alien and confirm unto the said party of the second part, its successors and assigns, Forever, all that certain piece or parcel of land situate and being in the Township of Grant County of Grand Traverse and State of Michigan, and described as follows, to-wit:

A strip of land 330 feet in width across the SW 1/4 of the SE 1/4 of Section 28, T25N, R12W, described as follows: Commence at the S 1/4 post of said section as the place of beginning of this description; running thence S 89° 47' 53" E along the South line of said section 62.2 feet; thence N 50° 13' 10" E, 1663.07 feet to the East 1/8 line of said section; thence N 00° 58' 51" E along the said East 1/8 line of said section 245.4 feet to the South 1/8 line of said section; thence N 89° 50' 03" W along the said South 1/8 line of said section 224.47 feet; thence S 50° 13' 10" W, 1449.47 feet to the North and South 1/4 line of said section; thence S 00° 54' 44" W along the said North and South 1/4 line of said section 382.51 feet to the place of beginning.

Excepting and reserving to first parties, their heirs or assigns, the easement and right to cross said strip of land at such places and in such a manner as is mutually satisfactory to both parties so long as said crossing shall not interfere with the use of said land by second party, its successors or assigns.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining: To Have and to Hold the said premises, as herein described, with the appurtenances, unto the said party of the second part and to its successors and assigns, Forever. And the said party of the first part, for himself, his heirs, executors and administrators, does covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the delivery of these presents he is well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever and that he will, and his heirs, executors, and administrators shall Warrant and Defend the same against all lawful claims whatsoever.

When applicable, pronouns and relative words shall be read as plural, feminine or neuter.

In Witness Whereof, The said party of the first part has hereunto set his hand the day and year first above written.

Signed, and Delivered in Presence of

Allen Sheets, Dean F. Sheets

Floyd Sheets, Lulu Sheets

STATE OF MICHIGAN REAL ESTATE TRANSFER TAX \$03.30

STATE OF MICHIGAN, ) ss. County of Grand Traverse, ) On January 17, 1968 before me, a Notary Public of Jackson County, Michigan, acting in Grand Traverse County, personally appeared Floyd Sheets and Lulu Sheets,

to me known to be the same persons described in and who executed the within instrument, who severally acknowledged the same to be their free act and deed.

My commission expires September 7, 1970 Charles M. Quivey Notary Public Jackson County, Michigan

MICHIGAN Grand Traverse Grant STATE COUNTY TOWNSHIP MUNICIPALITY SECTION TOWN RANGE PLAT OR AREA

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE

18

GR 340 A

STATE OF MICHIGAN, County of Grand Traverse, Notary Public, my Commission Expires FEB 28 1968

Formerly 1823-D146-3

MAILED AND CHECKED