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Martin Rickenberg, et al

TITLE DATA

Warranty Deed 1/11/68 3/5/68 291 569

ACCOUNT NO. W.O. 8241

MAP 4

BOARDMAN-LUDINGTON RECORDED IN DEEDS LIBER 291 PAGE 569

Recorded March 5, 1968 at 11:45 o'clock A.M. Liber 291 of Deeds, Page 569-2 Gladys Helfrich Register of Deeds

MICHIGAN STATE Grand Traverse COUNTY Grant TOWNSHIP T 25 N R 12 W SECTION 28 TOWN RANGE 1.81 PLAT OR AREA

This Indenture, made January 11, 1968 BETWEEN MARTIN RICKENBERG and ERNA RICKENBERG, his wife, of 409 West 12th Street, Traverse City, Michigan; and WILLIAM RACKOW and DOROTHY J. RACKOW, his wife, of RFD 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 Four Hundred Fifty Two and 50/100

Dollars (\$452.50) 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:

GR 340 (377) A triangular parcel of land in the Northwest corner of the SE 1/4 of the SE 1/4 of Section 28; T25N, R12W, described as follows: To find the place of beginning of this description commence at the S 1/4 post of said section; run 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 and the place of beginning of this description; thence continuing N 50° 13' 10" E, 382.17 feet to the South 1/8 line of said section; thence N 89° 50' 03" W along the South 1/8 line of said section 289.5 feet to the East 1/8 line of said section; thence S 00° 58' 51" W along the East 1/8 line of said section 245.4 feet to the place of beginning.

STATE OF MICHIGAN, County of Grand Traverse, ss. Traverse City, Mich. I hereby certify that there are no mortgages or titles held by the State or by individuals on the land herein described in the within instrument, and that all taxes due thereon have been paid for the five years preceding the date of said instrument as appears by the records in my office. This does not cover taxes in process of collection in Township of Grant, Michigan. Maxine A. Root, Deputy Grand Traverse County Treasurer

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

Leonard Diple Leonard Diple C. H. Quivey

Martin Rickenberg Erna Rickenberg William Rackow Dorothy J. Rackow

STATE OF MICHIGAN,) County of Grand Traverse) ss. On January 11, 1968 before me, a Notary Public of Jackson County, Michigan, acting in Grand Traverse County, personally appeared Martin Rickenberg and Erna Rickenberg,

to me known to be the same person as 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 H. Quivey Notary Public, Jackson County, Michigan.

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. The table is mostly empty with some faint markings.

Formerly 1824-D196-2

Jan

MAPPED AND CHECKED

GENERAL ENGINEERING MAP REFERENCES

Line Map No. F-16874 Sheet 3 of 13 sheets
Plan & Parcel _____ Sheet _____ of _____ sheets
Site Map _____ Sheet _____ of _____ sheets

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

1. Abstract _____
2. Opinions of Title _____
3. Title Search _____
4. Mortgage Release _____

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

163 4/2

LIBER 291 PAGE 570

Consumers Power Co.

Martin & Erna Rickenberg
William & Dorothy J. Rackow

TO

WARRANTY DEED

RETURN TO LAND & R/W DEPT.
CONSUMERS POWER CO.
212 MICHIGAN AVE. WEST
JACKSON, MICHIGAN

5702

11:45

Formerly 1824-D196-2

Charles H. Quivey
Register of Deeds

REGISTER'S OFFICE
County of Grand Traverse } ss.
This instrument was presented and received for
record this 11th day of
February A. D. 1968
at 11:45 o'clock P. M. and
recorded in Liber 291
of Deeds,
on page 569-70 as a proper certificate
was furnished in compliance with Section 3531,
Compiled Laws of 1929, as amended by Act 261,
P. A. of 1931.

STATE OF MICHIGAN)
County of Grand Traverse) ss.

On this 11th day of January, 1968, before me, a Notary Public of
Jackson County, Michigan, acting in Grand Traverse County, personally
appeared William Rackow and Dorothy J. Rackow,

to me known to be the same persons named in and who executed the foregoing instrument
and who severally acknowledged the execution of the same to be their free act and deed.

Charles H. Quivey
Charles H. Quivey
Notary Public, Jackson County, Michigan
My Commission Expires September 7, 1970

PREPARED BY D. R. ROOD, CONSUMERS POWER CO.
212 MICHIGAN AVENUE, JACKSON, MICHIGAN

GRAND TRAVERSE COUNTY 027339
STATE OF MICHIGAN
REAL ESTATE TRANSFER TAX
Dept. of Taxation FEB 23 1968 \$ 00.55
PB.10608