

13

TITLE DATA

CONSUMERS POWER COMPANY

TRACT 278-D307-2

Mary Louise Kreiser

Warranty Deed 8/30/67 10/11/67 287 205

ACCOUNT NO. W.O. 8241

MAP 4

BOARDMAN-LUDINGTON

RECORDED IN DEEDS

Recorded October 11, 1967 at 1:30 o'clock P.M. Liber 287 of Deeds, Page 205 Gladys Helfrich Register of Deeds

WARRANTY DEED

This Indenture, made August 30, 1967

BETWEEN

MARY LOUISE KREISER of Route #1, Buckley, Michigan,

party 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.

\$1600.00

Witnesseth. That the said party of the first part, for and in consideration of the sum of ONE DOLLAR and Other Good and Valuable Consideration 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:

CR 4

A strip of land 330 feet in width across the SE 1/4 of the NE 1/4 of Section 1, 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 N 00° 10' 51" E along the North and South 1/4 line of said section 227.06 feet; thence N 34° 22' 03" E, 2868.37 feet to the East and West 1/4 line of said section and the place of beginning of this description; thence continuing N 34° 22' 03" E, 1570.69 feet to the North 1/8 line of said section; thence S 88° 56' 59" E along the said North 1/8 line of said section 133.05 feet to the East line of said section; thence S 00° 00' 28" W along the East line of said section 387.7 feet; thence S 34° 22' 03" W, 1106.74 feet to the East and West 1/4 line of said section; thence N 88° 57' 32" W along the East and West 1/4 line of said section 394.94 feet to the place of beginning.



MICHIGAN, County of Grand Traverse, ss. Traverse City, October 11, 1967. I hereby certify, that there are no tax liens 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...

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.

SEE NOTE #1 FOR RELEASE OF RIGHT OF WAY FOR PIPE LINE.

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

Mabel Kreiser, Mabel Kreiser

C. H. Quilvey, C. H. Quilvey

Mary Louise Kreiser, Mary Louise Kreiser

SEE NOTE #2 FOR ESMT FOR UTC AND UNDERGROUND EQUIPMENT.

STATE OF MICHIGAN,)

County of Grand Traverse) ss. On August 30, 1967

before me, a Notary Public of Jackson County, Michigan, acting in Grand Traverse

County, personally appeared Mary Louise Kreiser

to me known to be the same person described in and who executed the within instrument, who acknowledged the same to be her free act and deed.

My commission expires September 7, 1970

Charles H. Quilvey, Notary Public, Jackson County, Michigan.

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

Formerly 1848-D146-2

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. Rows for MICHIGAN STATE, Grand Traverse COUNTY, Grant TOWNSHIP, SECTION 1, T 25 N, R 12 W, MUNICIPALITY, PLAT OR AREA 10.73 A.

18

MAILED AND CHECKED

NOTES AND OTHER DATA

GENERAL ENGINEERING MAP REFERENCES
 Line Map No. F-16874 Sheet 2 of 13 SHEETS #1
 Plan & Profile No. _____ Sheet _____ of _____ Sheets
 Survey Map No. _____ Sheet _____ of _____ Sheets

(By Sale #189.580-4; T 76-158) Consumers Power Company granted a rel. of r/w for a pipeline across the land on the caption of this tract and other lands as follows:

- | | | |
|----------------------------|----------------------|-----|
| 1. Consumers Power Company | Rel. of Right of Way | |
| 9-23-76 | Pipeline | X-2 |
| 2. Shell Oil Co. | | |

The license and permit to construct and maintain one three inch flow line in, on, under, through and across land in the Townships of Grant and Mayfield, County of Grand Traverse and State of Michigan, desc as follows:

Parcel #2: A strip of land 330 ft in width across the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec 1, T25N, R12W, desc as follows: To find the pl of beg of this desc, comm at the S $\frac{1}{4}$ post of sd sec; run th N 00° 10' 51" E alg the N & S $\frac{1}{4}$ line of sd sec 227.06 ft; th N 34° 22' 03" E, 2868.37 ft to the E & W $\frac{1}{4}$ line of sd sec and the pl of beg of this desc; th continuing N 34° 22' 03" E, 1570.69 ft to the N 1/8 line of sd sec; th S 88° 56' 59" E alg the sd N 1/8 line of sd sec 133.05 ft to the E line of sd sec; th S 00° 00' 28" W alg the E line of sd sec 387.7 ft; th S 34° 22' 03" W, 1106.74 ft to the E & W $\frac{1}{4}$ line of sd sec; th N 88° 57' 32" W alg the E & W $\frac{1}{4}$ line of sd sec 394.94 ft to the pl of beg.

FOR FURTHER CONDITIONS, SEE ORIGINAL IN FILE.

NOTE #2: (By Sale No. Grand Traverse Co #37; 189.403-9) CPCo granted an easement for underground telephone cables and underground equipment across the land on the caption of this tract and other lands, as follows:

- | | |
|-------------------------------------|--------------------------------|
| 1. Consumers Power Company | |
| 12-16-92 | Esmt-UTC and Underground Equip |
| 2. ACE Telephone Co. of Mich., Inc. | |

Forever, the easement and right to use a 10 foot wide strip of land situate in the Township of Grant, County of Grand Traverse and State of Mich., described in Exhibit A and Exhibit B, for the purpose of constructing and maintaining underground telephone lines and equipment under and along said 10 foot wide strip of land, and for no other purposes. The underground telephone lines and other equipment shall be buried a minimum of 3 feet beneath the surface of the groun, said distance being measured vertically from the surface of the ground to the top of said underground lines or equipment and said underground lines shall run along the center line of the 10 foot wide strip of land.

Also, Grantor hereby grants to Grantee Temporary rights for the installation, maintenance and replacement of its underground equipment on the following described land: Two strips of land 15 feet in width lying on each side of the above-captioned 10 foot wide strip of land. Said temporary rights shall cease upon the completion of the installation, maintenance or replacement of Grantee's equipment.

FOR FURTHER CONDITIONS SEE ORIGINAL IN FILE.

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

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