

Robert L. Morgan, et al

TITLE DATA

1313A

TRACT

MAP

Warranty Deed

5/5/67

9/26/67

286

427

ACCOUNT NO.

W.O. 8240

KIND OF INSTRUMENT DATE OF INST DATE OF RECORD LIBER PAGE

32 BOARDMAN-LIVINGSTON

RECORDED IN DEEDS

Recorded September 26, 1967  
at 2:00 o'clock P.M.  
Liber 286 of Deeds, Page 427-428  
Resdy/Helfrich  
Register of Deeds

WARRANTY DEED

This Indenture, made May 5, 1967  
BETWEEN ROBERT L. MORGAN and DORA MORGAN, his wife,  
of 228 Hershey Street, Cadillac, Michigan,  
and ROBERT J. SMITH and ELIZABETH SMITH, his wife,  
of 205 North Reinberg, Scottville, 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,  
\$1500

Witnesseth, That the said party of the first part, for and in consideration of the sum of ONE DOLLAR and Other Good and Val-  
able Consideration to him in hand paid by the said party of the second part, the receipt whereof is hereby confessed and ac-  
knowledged, 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 East Bay, County of Grand Traverse and State of Michigan, and described as follows,  
to-wit:

EB4 Parcel 1  
The South 330 feet of the SE 1/4 of the SW 1/4 of Section 18,  
T27N, R9W.

Excepting and reserving to first parties, their heirs or  
assigns, the easement and right to cross said Parcel 1 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.

Parcel 2  
A triangular parcel of land in the NW 1/4 of Section 19, T27N,  
R9W, described as beginning at the Northwest corner of said  
section; running thence S 01° 04' 56" E along the West line of  
said section 450.26 feet; thence N 45° 14' 40" E, 650.41 feet  
to the North line of said section; thence S 89° 47' 01" W along  
said North line of said section 470.49 feet to the place of  
beginning.



STATE OF MICHIGAN, County of Grand Traverse, ss. Traverse City, SEP 25 1967  
I hereby certify, that there are no tax liens 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 two years preceding the date of said instrument as appears by the records in my office. This does not cover taxes in process of payment at the time of recording.  
Together with all appurtenances and appurtenances thereunto belonging of 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 all parties

Ben W. Johnson  
Ben W. Johnson  
Ruth DeHart  
Glenna Anderson  
STATE OF MICHIGAN, )  
) ss.  
County of Wexford ) On May 5, 1967  
before me, a Notary Public of Kent County, Michigan, acting in Wexford  
County, personally appeared Robert L. Morgan and Dora Morgan  
Robert L. Morgan  
Dora Morgan  
Robert J. Smith  
Elizabeth Smith

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 14, 1969.  
Ben W. Johnson  
Notary Public,  
Kent County, Michigan.

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

MICHIGAN		Grand Traverse		East Bay	
STATE		COUNTY		TOWNSHIP	
MUNICIPALITY		SECTION		TOWN RANGE	
Sec 18 - 10.03 AC		18 & 19		T 27 N R 9 W	
PLAT OR AREA		12.47a		Sec 19 - 2.44 AC	
BALANCE					
TRANSFERS					
AMOUNT					
ITEMS OF COST					
JOURNAL ENTRY					
DATE					

FOR M.E.V. 64-2192-D146-5

18

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MAPPED AND CHECKED

GENERAL ENGINEERING MAP REFERENCES

Line Map No. <u>F-16878</u>	Sheet <u>2</u>	of <u>8</u>	Sheets
Plan & Profile No. _____	Sheet _____	of _____	Sheets
Survey Map No. _____	Sheet _____	of _____	Sheets

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

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

TITLE DATA

CONSUMERS POWER COMPANY

23-D308-5

TRACT 1 (Contd)

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

ACCOUNT NO.	MAP
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32a

*Walter H. Beck*  
 Register of Deeds

LIBER 286 PAGE 428  
 REGISTER'S OFFICE  
 COUNTY OF GRAND TRAVERSE } ss  
 This instrument was presented and received for record this 26th day of September A. D. 1967, at 2:00 o'clock P. M. and recorded in Liber 286 of Deeds on page 427-428 as a proper certificate was furnished in compliance with Section 3531, Compiled Laws of 1929, as amended by Act 261, P. A. of 1931.

Robert L. & Dora Morgan and  
 Robert J. & Elizabeth Smith  
 TO  
 Consumers Power Co.

WARRANTY DEED

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

4400 e.p.c. 7.00

STATE OF MICHIGAN } ss  
 County of Mason

On this 5th day of May, 1967, before me, a Notary Public of Kent County, Michigan, acting in Mason County, personally appeared Robert J. Smith and Elizabeth Smith, 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.

*Ben W. Johnson*  
 Ben W. Johnson  
 Notary Public, Kent County, Michigan  
 My Commission expires September 14, 1969

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

5-9410-2612