

TITLE DATA

CONSUMERS POWER COMPANY

20-D308-1

Edward J. Pieters and wife, Virginia M.

TRACT 20-D308-1

Warranty Deed | 3/24/67 | 5/10/67 | 280 113 |

ACCOUNT NO. W.A. 8240

MAP 10

BOARDMAN-LIVINGSTON

RECORDED IN DEEDS

LIBER 280 PAGE 113

Recorded MAY 10 1967
at 10:30 o'clock A.M.
Liber 280 of Deeds, Page 113-4
Gladys Hellmich
Register of Deeds.

WARRANTY DEED

This Indenture, made March 24 19 67

BETWEEN

EDWARD J. PIETERS and VIRGINIA M. PIETERS, his wife,

of 2439 Northland Avenue,

Cuyahoga Falls, Ohio,

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, \$100.00 party of the second part.

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 East Bay, County of Grand Traverse and State of Michigan, and described as follows, to-wit:

A triangular parcel of land in the SE 1/4 of Section 27, T27N, R10W, described as follows: Beginning at the Southeast corner of said section; running thence N 00° 27' 17" W along the East line of said section 302.09 feet; thence S 45° 14' 40" W 428.25 feet; thence S 89° 57' 44" E along said South line of said section 306.86 feet to the place of beginning, excepting therefrom all mineral, coal, oil and gas and such other rights as were reserved unto the State of Michigan in that certain deed running from The Department of Conservation for the State of Michigan to first parties herein dated January 29, 1951 and recorded June 6, 1951 in Liber 188 of Deeds on page 281 of Grand Traverse County Records.

It is understood and agreed that said second party will limb, top and save all trees eight (8) inches and over in diameter and pile the same on said land for removal by first parties provided, however, that the same is removed by first parties within ninety (90) days after the same is piled by second party. In the event first parties fail to remove said timber within the above provided for 90-day period, then title to said timber shall revert to and vest in second party.

SEE NEXT SHEET FOR ADDITIONAL TITLE

STATE of MICHIGAN, County of Grand Traverse, ss., Township of East Bay, MAY 10 1967 ss. I hereby certify, that there are no delinquent or taxes 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 by Township, Cities or Villages.

MICHIGAN STATE Grand Traverse COUNTY East Bay TOWNSHIP 27 SECTION T 27 N R 10 W MUNICIPALITY 1.06 c PLAT OR AREA

BALANCE	TRANSFERS	AMOUNT	ITEMS OF COST	JOURNAL ENTRY	DATE
			METC		

Formerly 2189-D 146-1

EB 601
18

MAPPED AND CHECKED

J.W.

GENERAL ENGINEERING MAP REFERENCES

Line Map No. F-16875 Sheet 1 of 8
Plan & Profile No. _____ Sheet _____ of _____
Survey Map No. _____ Sheet _____ of _____

Sheets
Sheets
Sheets

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

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

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LIBER 280 PAGE 114

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, excepting all mineral, coal, oil and gas and such other rights as were reserved unto the State of Michigan as above mentioned, and that they will, and their heirs, executors and administrators shall WARRANT AND DEFEND the same against all lawful claims whatsoever, excepting all mineral, coal, oil and gas and such other rights as were reserved unto the State of Michigan as above mentioned.

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

Celia E. Duckwall
Celia E. Duckwall
Paul W. Duckwall
Paul W. Duckwall

Edward J. Pieters
Edward J. Pieters
Virginia M. Pieters
Virginia M. Pieters

OHIO) ss.
STATE OF ~~MICHIGAN~~)
County of Summit) On MAR. 21 1967
before me, a Notary Public of Summit County, Ohio acting in Summit
County, personally appeared Edward J. Pieters and Virginia M. Pieters,

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 19 PAUL W. DUCKWALL Notary Public
My Commission Expires May 1, 1968 Summit County, Ohio

STATE OF MICHIGAN,) ss.
County of _____) On _____ 19____
before me, a Notary Public of _____ County, Michigan, acting in _____
County, personally appeared _____

to me known to be the same person described in and who executed the within instrument, who severally acknowledged the same to be their free act and deed.
My commission expires _____ 19____ Notary Public,
County, Michigan.

2189-D146-1

1969 Consumers Power 10:30

WARRANTY DEED

Edward J. & Virginia M. Pieters

TO

Consumers Power Co.

REGISTER'S OFFICE, _____ ss.
County of Grand Traverse)
This instrument was presented and received for record this 10th day of May, A. D. 1967, at 10:30 o'clock A.M., and recorded in Liber 280 of Deeds, on page 113-4, as a proper certificate was furnished in compliance with Section 331, Compiled Laws of 1929, as amended by Act 261, P. A. of 1931.

Elizabeth Kelpinck
Register of Deeds.

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

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

TITLE DATA

Edward J. Pieters and wife, Virginia M.

Quit-claim Deed
 NAME OF GRANTOR: Edward J. Pieters and wife, Virginia M.
 DATE OF INST: 3/27/68 | DATE OF RECORD: 6/26/68 | LIBER: 295 | PAGE: 522

ACCOUNT NO. _____

MAP _____

BOARDMAN - LIVINGSTON

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LIBER 295 PAGE 522

#22

EDWARD J. PIETERS and VIRGINIA M. PIETERS, his wife,
 of 2439 Northland Avenue, Cuyahoga Falls, Ohio
 first parties, in consideration of the sum of Fifty (\$ 50.00) paid by Consumers Power Company, a corporation duly authorized to do business in Michigan, having its principal office therein at 212 West Michigan Avenue, Jackson, Michigan, second party, receipt of which is hereby acknowledged,

CONVEYS AND QUITCLAIMS

to second party, its successors and assigns, Forever: All of the timber, trees and brush now standing or growing on the following described land, together with the right to remove same, said land being situate in the Township of East Bay County of Grand Traverse, and State of Michigan and described as follows, to wit:

A triangular parcel of land in the SE 1/4 of Section 27, T27N, R10W, described as follows: Beginning at the Southeast corner of said section; running thence N 00° 27' 17" W along the East line of said section 302.09 feet; thence S 45° 14' 40" W, 428.75 feet to the South line of said section; thence S 89° 57' 44" E along said South line of said section 306.86 feet to the place of beginning, excepting therefrom all mineral, coal, oil and gas and such other rights as were reserved unto the State of Michigan in that certain deed running from The Department of Conservation for the State of Michigan to first parties herein dated January 29, 1951 and recorded June 6, 1951 in Liber 188 of Deeds on page 281 of Grand Traverse County Records.

REGISTER'S OFFICE GRAND TRAVERSE CO. MICH. RECEIVED THIS 26th of June 1968 AT 11:00 AM

Shelby Helfrich REGISTER.

Including the obligation to limb, top and save all trees eight (8) inches and over in diameter and pile same, as was reserved in a certain deed dated March 24, 1967, running to Consumers Power Company and recorded in Liber 280, Page 113, Grand Traverse County Records.

IN WITNESS WHEREOF, first parties have set their hands and seals or have caused said instrument to be executed by its duly authorized officers as of the 27th day of March, 1968.

Signed, Sealed and Delivered in Presence of:

1. *Paul W. Duckwall* witness Paul W. Duckwall
 2. *E. Jean Brown* witness E. Jean Brown
 Edward J. Pieters
 Virginia M. Pieters

STATE OF OHIO }
 COUNTY OF Summit } SS

On 4/1 1968 before me, a Notary Public of Summit County, Ohio, acting in Summit County, personally appeared EDWARD J. PIETERS and VIRGINIA M. PIETERS, his wife 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 1968
Paul W. Duckwall
 Notary Public, Summit County, Ohio
 My Commission Expires May 1, 1968



		MICHIGAN	Grand Traverse	East Bay
		STATE	COUNTY	TOWNSHIP
		MUNICIPALITY		T 27 N R 10 W
		SECTION		TOWN RANGE
PLAT OR AREA				
BALANCE				
TRANSFERS				
AMOUNT				
ITEMS OF COST				
JOURNAL ENTRY				
DATE				

2189-D146-1

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DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

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