

13

TITLE DATA

MICHIGAN STATE

Isabella COUNTY

Vlg of Shepherd TOWNSHIP

CONSUMERS ENERGY CO.

Michael Turnwald and wife

NAME OF GRANTOR

MUNICIPALITY

SECTION 8

TOWN 13N

RANGE 3W

TRACT 871-D6-28

MAP

Easement

DATE OF INST. 9-22-99

DATE OF RECORD 3-28-00

LIBER 978

PAGE 234

PLAT OR AREA

ALMA-SUMMERTON LINE

(line segment 6af)

02475

LIBER 978 PAGE 234

POL 33

LIBER 978 PAGE 235

TRACT #: 871-D6-28

200000002475
Filed for Record in
ISABELLA COUNTY, MI
SHARON A BROWN
On 03-28-2000 At 12:51:42 pm.
EASEMENT 11.00
Liber 978 Page, 234 - 235

EASEMENT FOR ELECTRIC LINE

Form 321

31-008-00-082-00

File #4143

Michael Turnwald, a/k/a Michael E Turnwald, and Debra Turnwald, a/k/a Debra K Turnwald, husband and wife, 7120 S Leaton, Shepherd, MI 48883 and Terry Turnwald, a/k/a Terry L Turnwald, a single man, 5434 E Millbrook, Shepherd, MI 48883

Grantor, for good and valuable consideration to him paid by CONSUMERS ENERGY COMPANY, a Michigan corporation, 212 West Michigan Avenue, Jackson, Michigan, Grantee, receipt of which is hereby acknowledged. Conveys and Warrants to Grantee, its successors and assigns. Forever, the easement and right to enter upon the land hereinafter described and to construct, operate, maintain, repair, inspect, replace, improve, enlarge and remove electric transmission and distribution facilities consisting of one line of poles with wires, cables, conductors, braces, guys, anchors, transformers and other fixtures and appurtenances, and lateral lines where hereinafter indicated, in, over and across said land, including all public highways upon or adjacent to said land, which land is in the Village of Shepherd, County of Isabella and State of Michigan, and described as:

The Easterly 102 feet of that part of the South 3/4 of the East 1/2 of the Southwest 1/4 of Section 8, Township 13 North, Range 3 West, lying Westerly of the Westerly right of way line of the Tuscola and Saginaw Bay Railway, excepting therefrom the South 660 feet thereof, also excepting therefrom a parcel of land described as: Commencing at the Southeast corner of the Southwest 1/4 of said section; run thence Northerly along the Westerly right of way line of said railway 660 feet to the place of beginning of this description; run thence West 140.25 feet; run thence North to a point on the West line of said right of way that is 462 feet North of the place of beginning; run thence South along said right of way 462 feet to the place of beginning.

Said line of poles is to be located in, over and across said land on a center line described as follows:

Beginning at a point not more than 45 feet nor less than 25 feet West of the North and South 1/4 line of Section 8, Township 13 North, Range 3 West at a point not more than 925 feet nor less than 825 feet North of the South line of said Section 8; run thence Northerly along and not more than 45 feet nor less than 25 feet West of the North and South 1/4 line of said Section 8 to a point not more than 310 feet nor less than 210 feet South of the East and West 1/4 line of said Section 8.

Also conveying the right, from time to time and at no additional cost to Grantee, to cut, trim, remove, destroy or otherwise control any trees and brush which may, in the opinion of the Grantee, interfere or threaten to interfere with or be hazardous to said facilities. Grantor agrees that no buildings or other structures will be placed under or over said facilities or within such proximity thereto as to interfere with or, in the opinion of Grantee, threaten to interfere with the construction, operation or maintenance of said facilities. Guy wires and anchors may be placed at such locations on and under the land described above as may be required. Additional wires, cables and conductors may be installed on said line of poles at any time hereafter. Nonuse or a limited use of this easement by Grantee shall not prevent Grantee from later making use of the easement to the full extent herein authorized.

This easement is exempt from real estate transfer tax pursuant to MCLA 207.505(f) and from State real estate transfer tax pursuant to the provisions of MCLA 205.526(f).

Where applicable, pronouns and relative words used herein shall be read as plural, feminine or neuter.

IN WITNESS WHEREOF, Grantor has executed this instrument or has caused this instrument to be executed by its duly authorized officer this 22nd day of SEPTEMBER, 1999.

WITNESSES:

William C Carlson

Michael Turnwald
a/k/a Michael E Turnwald

Gerald Turnwald

Debra Turnwald
a/k/a Debra K Turnwald

Terry Turnwald
a/k/a Terry L Turnwald

(INDIVIDUAL ACKNOWLEDGEMENT)

STATE OF MICHIGAN)
) SS.
COUNTY OF Isabella)

The foregoing instrument was acknowledged before me this 22nd day of September, 1999, by Michael Turnwald, a/k/a Michael Turnwald, Debra Turnwald, a/k/a Debra K Turnwald, and Terry Turnwald, a/k/a Terry L Turnwald

William C Carlson Notary Public

Kent County, Michigan
Acting in Isabella County, Michigan
My Commission Expires September 12, 2001

(CORPORATE ACKNOWLEDGEMENT)

STATE OF MICHIGAN)
) SS.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this _____ day of _____, 19____, by _____ of _____ a _____ corporation, on behalf of the corporation.

Notary Public
County, Michigan
Acting in _____ County, Michigan
My Commission Expires _____

Return to: Consumers Energy Company
Real Estate and Right of Way Dept.
Attn: Nancy P. Fisher, P21-410B
1945 West Parnall Road
Jackson, Michigan 49201

Prepared By: Cynthia K Jones 7/8/99
Consumers Energy Company
1945 West Parnall Road
Jackson, Michigan 49201