

13

TITLE DATA

MICHIGAN STATE

Isabella COUNTY

Coe TOWNSHIP

CONSUMERS ENERGY CO.

Michael Turnwald and wife

NAME OF GRANTOR

MUNICIPALITY

8 SECTION

13N TOWN

3W RANGE

TRACT 874-D6-31

Easement KIND OF INSTRUMENT

9-22-99 DATE OF INST.

3-24-00 DATE OF RECORD

977 LIBER

1849 PAGE

PLAT OR AREA

MAP

ALMA SUMMERTON LINE

LIBER 977 PAGE 849

(line segment 6af)

Pal 36

LIBER 977 PAGE 850

200000002354
Filed for Record in
ISABELLA COUNTY, MI
SHARON A EGGAN
On 03-24-2000 At 11:50:27 am.
EASEMENT 11.00
Liber 977 Page 849 - 850

TRACT #: 874-D6-31

Form 314

EASEMENT FOR ELECTRIC LINE

3-008-10-003-00, 189E

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 Laura Salisbury, a/k/a Laura F Salisbury, 1200 Wright #293, 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 towers, pole structures, poles, or any combination of same, with wires, cables, conduits, crossarms, braces, guys, anchors and transformers and other fixtures and appurtenances and electric control circuits and devices in, over and across said land, including all public highways upon or adjacent to said land, which land is in the Township of Coe, County of Isabella and State of Michigan, and described as:

The Easterly 200 feet of all that part of the South 1/2 of the Northwest 1/4 of Section 8, Township 13 North, Range 3 West, lying Southwesterly of the Southwesterly right of way line of the Tuscola and Saginaw Bay Railway.

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

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; run thence Northerly to a point not more than 40 feet West of the North and South 1/4 line of said section at a point not more than 550 feet nor less than 350 feet South of the East and West 1/4 line of said section; run thence Northwesterly to a point not more than 1375 feet nor less than 1275 feet East of the West line of said section at a point not more than 25 feet South of the North 1/8 line of said section; run thence Northwesterly to a point not more than 1380 feet nor less than 1360 feet East of the North and South 1/4 line of Section 6 of said township at a point not more than 10 feet South of the East and West 1/4 line of said Section 6.

Also conveying the right to cut, trim, remove, destroy or otherwise control (1) all trees and brush now or hereafter standing or growing on the land of Grantor described in this easement within 45 feet on each side of the center line of said line of towers, pole structures or poles, and (2) all trees in excess of 40 feet in height on the land of Grantor described in this easement within 90 feet on each side of the center line of said line of towers, pole structures or poles. The complete exercise of the rights herein granted to cut, trim, remove, destroy or otherwise control trees and brush may be gradual and not fully completed for some time in the future, and Grantee may enter upon said land, from time to time and at no additional cost to Grantee, to cut, trim, remove, destroy or otherwise control trees and brush as aforesaid.

Grantor agrees that, for the protection of said facilities, no buildings or other structures will be placed within 38 feet on each side of the center line of said line of towers, pole structures or poles. Grantee shall pay for all damage to crops arising out of the construction, operation and maintenance of said facilities.

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 conveyed.

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

Gerald Turnwald

Michael Turnwald
a/k/a Michael E Turnwald

Debra Turnwald
a/k/a Debra K Turnwald

Laura Salisbury
a/k/a Laura F Salisbury

(INDIVIDUAL ACKNOWLEDGEMENT)

STATE OF MICHIGAN)
COUNTY OF Isabella) SS.

The foregoing instrument was acknowledged before me this 22nd day of September, 1999, by Michael Turnwald, Debra Turnwald and Laura Salisbury, a/k/a Michael E Turnwald, Debra K Turnwald and Laura F Salisbury, respectively

William C Carlson Notary Public
Kent County, Michigan
Acting in Isabella County, Michigan
My Commission Expires September 12, 2001

(INDIVIDUAL ACKNOWLEDGEMENT)

STATE OF MICHIGAN)
COUNTY OF) SS.

The foregoing instrument was acknowledged before me this ___ day of _____, 19___, by _____

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, P21-411
1945 West Parnall Road
Jackson, Michigan 49201

Prepared By: Cynthia K Jones 9/20/99
Consumers Energy Company
1945 West Parnall Road
Jackson, Michigan 49201