

TITLE DATA

CONSUMERS POWER COMPANY

9

TRACT 72-D1-2

Arthur L. Watkins and wife, Mildred L.

Covenant Deed 8-18-32 (out for records)
KIND OF INSTRUMENT DATE OF INST. DATE OF RECORD LIBER PAGE

ACCOUNT NO.

MAP

1.50 acres

DDED-(C)-(WITHOUT WARRANTY CLAUSE) 184 9-292



This Indenture, Made this 18th day of August in the year of our Lord, one thousand nine hundred and thirty-two BETWEEN [Arthur L. Watkins and Mildred L. Watkins, his wife.]

of the first part, and Consumers Power Company, a Maine Corporation authorized to do business in Michigan, of the second part.

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of One dollar (\$1.00) and other valuable considerations

to them in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, have granted, bargained, sold, remised, released, aliened and confirmed, and by these presents do grant, bargain, sell, remise, alien and confirm unto the party of the second part, and to its successors and assigns, FOREVER, All that certain piece or parcel of land, situate, lying and being in the Township of Ellsworth County of Lake State of Michigan, known and described as follows, to-wit:

A strip of land fifty (50) feet wide off the West side of Northwest one-quarter (1/4) of Southwest one-quarter (1/4), Section thirty-one (31), containing one and fifty hundredths (1.50) acres more or less, Township nineteen (19) North, Range eleven (11) West.

30 YR. APPT. RECORDED 1969 3

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining; and the reversion or reversions, remainder or remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim or demand whatsoever, of the said parties of the first part, either in Law or Equity, of, in and to the above bargained premises, with the said hereditaments and appurtenances;

To Have and to Hold the premises as before described, with the appurtenances, unto the said party of the second part, its successors and assigns, FOREVER. And the said parties of the first part, for their heirs, executors, and administrators, do covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that they the said parties of the first part have not heretofore done, committed or wittingly or willingly suffered to be done or committed, any act, matter or thing whatsoever, whereby the premises hereby granted, or any part thereof, is, are or shall, or may be charged or incumbered in title, estate or otherwise howsoever.

SEE NOTE #1 FOR EASEMENT PRIOR TO N.P.T.S. SEE NOTE #2 FOR RELEASE OF R/W FOR ROADWAY

MICHIGAN STATE Lake COUNTY Ellsworth TOWNSHIP 31 SECTION T 19 N R 11 W MUNICIPALITY TOWN RANGE

PLAT OR AREA

Table with columns: DATE, JOURNAL ENTRY, ITEMS OF COST, AMOUNT, TRANSFERS, BALANCE. Includes entries for Nov 1962 and Mar 1967.

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MAPPED AND CHECKED

OTHER DATA AND NOTES

GENERAL ENGINEERING MAP REFERENCES

Line Map No. <u>2251</u>	Sheet <u>4</u> of <u>8</u>	Sheets
Plan & Profile No. _____	Sheet _____ of _____	Sheets
Survey Map No. _____	Sheet _____ of _____	Sheets

NOTE #1

Consumers Power Company acquired a right of way across the land described on the caption of this tract, prior to the NPTS proceedings as follows:

- ✓ 1. Mary I. Burt, Elizabeth C. Burt & Lou Burt, Jr.  
10-23-16 12-5-16 49-438 Esmt
2. Eastern Michigan Power Company  
3-21-17 4-20-17 54-67 W.D.
3. Consumers Power Company

72.1-D1-2  
40 YR. AFFMT.  
RECORDED 1956

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

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

Forever, the easement and right to maintain electric lines, consisting of towers, wires and distributing appliances for the purpose of transmitting, distributing and commercially using electricity on, over and across the following described parcel of land in the Township of Ellsworth, County of Lake and State of Michigan to wit:

The NW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Sec 31, T 19 N, R 11 W.

The route to be taken by said line of towers and wires across said land being more specifically described as follows:

Towers to be set E of & alg & adj the E line of the hwy on the W side of sd above desc ld. No towers to be set in front of any building or driveway.

NOTE #2

(By Sale No. 187.073-2; T66-201 - #2) Consumers Power Company granted a release of right of way for a roadway across the land on the caption of this tract and other land as follows:

1. Consumers Power Company  
11-23-66
2. State of Michigan

Release of R/W  
for Roadway

X-2

Forever, the easement and right of way for roadway purposes on, over, along and across those certain pieces or parcels of land situate in the Townships of Ellsworth and Newkirk, County of Lake and State of Michigan, known and described as follows:

The S 66 ft of a strip of ld 50 ft wide off the W side of the NW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 31, T19N, R11W, Ellsworth Township.

Also the S 66 ft of the E 132 ft of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Sec. 36, T19N, R12W, Newkirk Township.

This conveyance is made subject to the following express conditions, reservations and exceptions, to wit:

FOR FURTHER CONDITIONS SEE ORIGINAL IN FILE.

TITLE HISTORY

1. Auditor General  
6-14-30 10-28-30 84-31 Tax Deed 1926
2. Arthur L. Watkins  
filed 5-12-31 11-18-31 7-NPTS-401 N.P.T.S.  
7-13-32 7-13-32 7-NPTS-521 N.P.T.S.
3. Arthur L. Watkins and wife, Mildred L.  
8-18-32 (*Out of Record*)
4. Consumers Power Company