

WARRANTY DEED

61 10406

KNOW ALL MEN BY THESE PRESENTS: That JAMES W. FRASER; JULIA FRASER, HIS WIFE, AND ERVIN A. SEDLOW, JR., A SINGLE MAN conveys and Warrants to THE DETROIT EDISON COMPANY, a New York Corporation, whose Street Number and Post Office address is 2000 Second Avenue, Detroit 26, Michigan, the following described premises situated in the Township of Novi, County of Oakland and State of Michigan, to-wit:

Part of the West 1/2 of the Southwest 1/4 of Section 29, Town 1 North, Range 8 East, described as beginning at a point in the centerline of 9 Mile Road, so called, which is located North 1°28' West on Section line 855.12 feet and north 77°45' East along said centerline 440.0 feet from the Southwest corner of said Section 29; thence North 1°28' 1039.03 feet; thence North 89°0' East 451.27 feet; thence South 0°43'10" East 980.03 feet to the centerline of said 9 Mile Road; thence South 82°07' West along said centerline 344.23 feet; thence South 77°45' West along said centerline 96.90 feet to the point of beginning.

Said land being also described as:

That part of the Southwest 1/4 of Section 29, Town 1 North, Range 8 East, Township of Novi, Oakland County, Michigan, described as:

Commencing at an iron at the intersection of the West line of Section 29 and the centerline of Nine Mile Road; thence easterly along said centerline and making a northeasterly angle of 79°13' with the said West Section Line, 440.00 feet to the point of beginning; thence northerly parallel with the said West Section line, 1,039.43 feet to an iron; thence easterly along a line making a southeasterly angle of 89°38'30" with the said parallel line, 451.27 feet to an iron; thence southerly along a line making a southwesterly angle of 89°33'15" with the last described line, 980.28 feet to an iron in the said centerline of Nine Mile Road; thence westerly along said centerline and making a northwesterly angle of 97°13'15" with the last described line, 344.23 feet to a point; thence continuing westerly along said centerline and deflecting to the left 4°22' from the last described course, 96.90 feet to the point of beginning.

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining for the sum of One Dollar (\$1.00) and other valuable considerations; subject to the rights of the public in and to a public highway over that part of the above described parcel known as Nine Mile Road and the zoning ordinance of the Village of Novi.

Dated this 24th day of February A.D. 1961.

In the Presence of:

Ervin A. Sedlow Sr.
Ervin A. Sedlow, Sr.

Stephen A. McNamee
Stephen A. McNamee

Signed and Sealed:

James W. Fraser
James W. Fraser

Julia Fraser
Julia Fraser

Ervin A. Sedlow, Jr.
Ervin A. Sedlow, Jr.

Review
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STATE OF MICHIGAN)
) SS.
COUNTY OF WAYNE)

On this 24th day of FEBRUARY A.D. 1961 before me personally appeared JAMES W. FRASER, JULIA FRASER, his wife, and ERVIN A. SEDLOW, JR., a single man, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

OAKLAND COUNTY TREASURER'S CERTIFICATE
No. 3 Per. No. Mich. 11253, 1961
I HEREBY CERTIFY that there are no TAX LIENS or TAXES held by the State or any individual against the within described, and all TAXES on same are paid for the years previous to the date of this instrument, as appears by the records in this office and as stated. Charles A. Spahr
CHARLES A. SPAHR, County Treasurer
Sec. 182, Act 106, 1893 As Am.

3090

Thomas H. Beagan
Thomas H. Beagan
Notary Public, WAYNE County, Michigan

My Commission Expires MAY 20, 1961

1960 NOT EXAMINED

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RECORDED
OAKLAND COUNTY RECORDS
REGISTER OF DEEDS
1961 MAR 3 PM 2 18
Frank J. Wierzbicki
CLERK OF DEEDS

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APPROVED		DATE
LEGAL	<u>Don. Thomas</u>	<u>2/8/61</u>
PLANT ACCOUNTING	<u>Don. Thomas</u>	<u>2/13/61</u>
BUILDINGS AND IMPROVEMENTS	<u>Don. Thomas</u>	<u>2/13/61</u>
REAL ESTATE AND RIGHTS OF WAY	<u>Don. Thomas</u>	<u>2/13/61</u>