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**COVENANT DEED**

**Grantor:**

The Detroit Edison Company, a Michigan corporation,  
2000 Second Avenue, Detroit, Michigan 48226

**conveys to Grantee:**

Robert Langan, 23417 Novi Road, Novi, Michigan 48375

(for use by Register of Deeds Only)

**real property in Novi Township, Oakland County, Michigan, legally described as:**

Part of the Northeast 1/4 of Section 31, Town 1 North, Range 8 East, Novi describes as: Beginning at a point on the North-South 1/4 line of Section 31, Town 1 North, Range 8 East, being South 1284.70 feet from the North 1/4 corner of said Section 31; Thence north 89°11'00" East, 1052.99 feet; Thence South 40°43'30" West, 965.35 feet; Thence South 78°06'10" West, 432.33 feet to a point on the North-South 1/4 line of said Section 31; Thence along said North-South 1/4 line North 805.72 feet to the Point of Beginning. Containing 12.646 acres of land. AND Part of the Northeast 1/4 of Section 31, Town 1 North, Range 8 East, described as: Beginning at a point on the North-South 1/4 line of Section 31, Town 1 North, Range 8 East, being South 2294.80 feet from the North 1/4 corner of said Section 31; Thence North 78°06'10" East, 542.01 feet; Thence North 40°43'30" East, 1210.24 feet; Thence South, 648.72 feet; Thence South, 89°28'00" West, 544.97 feet; Thence South, 647.37 feet to a point on the East-West 1/4 line of said Section 31; Thence along said East-West 1/4 line South 89°51'00" West, 775.02 feet to the center of said Section 31; Thence North, 274.20 feet along the North-South 1/4 line of said Section 31 to the Point of Beginning. Containing 11.154 acres of land.

**subject to easements and building and use restrictions of record** and to encumbrances accrued through acts or omissions of parties other than the grantors of this deed since August 4, 1988 the date of the land contract under which this deed is given

**for the sum of Eighty One Thousand Seven Hundred Fifty and no/100 dollars (\$81,750.00)**

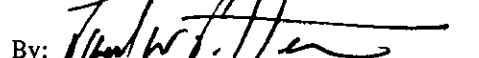
on August 30<sup>th</sup>, 1994 and covenants that Grantor has not through its own act or omission impaired the marketability of title to the real property.

Witnessed by: (type or print name under signature)

  
**MICHAEL C. VENETIS**

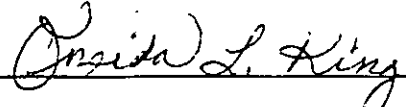
  
**THOMAS WILSON**

**The Detroit Edison Company**

By:   
Paul W. Potter  
Director, Corporate Real Estate Services

Acknowledged before me in Wayne County, Michigan, on August 30, 1994,  
by Paul W. Potter the Director of Corporate Real Estate Services of The Detroit Edison Company, a Michigan corporation,  
for the corporation.

Notary's Stamp **ONEIDA L KING**  
**Notary Public, Wayne County, MI**  
**My Commission Expires Jan. 29, 1996**

Notary's Signature 

(Notary's name, county, and date commission expires)

Prepared by: George Hathaway, Rm 688 WCB, 2000 Second Avenue, Detroit, Michigan 48226 Recording Fee:

Return to: County Treasurer's Certificate Michigan Real Estate Transfer Tax Stamp