

OAKLAND COUNTY TREASURERS CER. ATE
HEREBY CERTIFY that there are no TAX LIENS or TITLES
held by the state or any individual against the within description
and all TAXES on same are paid for five years previous to the
date of this instrument as appears by the records in the office
except as stated.

LIBER 36870 PG 862

DEC 29 2005

1.88 DE PATRICK M. DOHANY, County Treasurer
Sec. 135, Act 206, 1893 as amended

028033

COVENANT DEED

365347
LIBER 36870 PAGE 862
\$19.00 DEED - COMBINED
\$4.00 REMONUMENTATION
\$3,010.00 TRANSFER TX COMBINED
12/30/2005 02:51:22 P.M. RECEIPT# 146213



PAID RECORDED - OAKLAND COUNTY
RUTH JOHNSON, CLERK/REGISTER OF DEEDS

Grantor: International Transmission Company, a Michigan corporation of 39500 Orchard Hill
Place, Suite 200, Novi, Michigan 48375

Conveys to Grantee: The Michigan Department of Transportation, P.O. Box 30050, Lansing, Michigan
48909.

Real property in Oakland County, Michigan, legally described as:

Part of the Southeast 1/4 of Section 8, Town 1 North, Range 8 East, City of Wixom, Oakland County,
Michigan. Described as: Commencing at the Southeast Corner of Section 8; thence South 87°17'31"
West, (South 87°17'04" West, per MDOT plan) 200.00 feet along the south line of said Section 8 (12 Mile
Road) to the Point of Beginning; thence continuing along said line South 87°17'31" West, 123.44 feet;
thence North 74°30'36" West, 830.96 feet along the northerly right of way line of Interstate 96 Highway (I-
96); thence North 87°30'43" East, 388.53 feet; thence North 76°22'03" East, 92.63 feet; thence South
74°30'36" East, 456.65 feet; thence South 02°30'39" East, 132.96 feet to the point of beginning.
Containing 2.55 acres of land more or less.

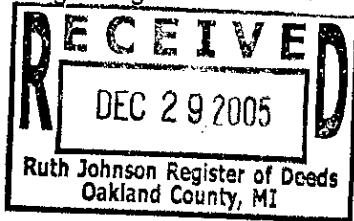
Subject to easements and building and use restrictions of record. Also subject to a transmission
line permit between Grantor and Grantee, dated DECEMBER 16, 2005, a copy of which is
attached hereto and incorporated herein as "Exhibit A".

Identification No.: Part of (63)22-08-100-053

For the sum of: Three Hundred Fifty Thousand and no/100 (\$350,000.00)

On DECEMBER 16, 2005 and covenants that Grantor has not through its own act or
omission impaired the marketability of title to the real property.

If the land being conveyed is unplatted, the following is deemed to be included: "The Grantor grants to the
Grantee the right to make zero (0) division(s), subject to local approval, under Section 108 of the Land
division Act, Act No. 288 of the Public Acts of 1967." "This property may be located within the vicinity of
farmland or a farm operation. Generally accepted agricultural and management practices which may
generate noise, dust, odors, and other associated conditions may be used and are protected by the
Michigan Right to Farm Act."



International Transmission Company
By: [Signature]
Daniel J. Oginsky
Vice President and General Counsel

PL 14082/63695788

40
20
57

23+1

STATE OF MICHIGAN
OAKLAND
12/30/2005
146213



REAL ESTATE
TRANSFER TAX
\$385.00 CO
\$2,625.00 ST
404004

O.K. - MH

3,010.
303300

STATE OF Michigan County OF OAKLAND

Acknowledged before me in Oakland County, Michigan, on DECEMBER 16, 2005, by Daniel J. Oginsky, Vice President and General Counsel of the International Transmission Company, a Michigan corporation, for the corporation.

Notary's Stamp WAYNE (Acting in Oakland County) Notary's Signature Barbara A. Mention
BARBARA A. MENTION
 NOTARY PUBLIC WAYNE CO., MI
 MY COMMISSION EXPIRES Nov 29, 2007

Prepared by: Barbara Mention 39500 Orchard Hill Place, Suite 200 Novi, Michigan 48375
 Return to: Brian Walsh, MDOT, Real Estate Support Area, P.O. Box 30050, Lansing, Michigan 48909

TRANSMISSION and DISTRIBUTION LINE PERMIT

On DEC. 16, 2005, for the consideration of system betterment, Grantor grants to Grantee a permit for the transmission and distribution of electricity on and across a part of Grantor's Land called the "Permit Area."

Grantor is: Michigan Department of Transportation, Real Estate Division, P.O. Box 30050
Lansing, Michigan 48909.

Grantee is: International Transmission Company, a Michigan corporation of 39500 Orchard Hill
Place Drive, Suite 200, Novi, Michigan 48375

The "Permit Area" is: A 90 foot wide strip of land being part of the Southeast 1/4 of Section 8,
Town 1 North, Range 8 East, City of Wixom, Oakland County, Michigan, and described by its centerline
as:

Commencing at the Southeast Corner of Section 8; thence South 87°17'31" West, (South
87°17'04" West, per MDOT plan) 227.31 feet along the south line of said Section 8 (12 Mile
Road) to the Point of Beginning; thence North 74°30'26" West. 829.63 feet to the point of ending.

NOW THEREFORE, Grantor grants to International Transmission Company, its successors and assigns the right to construct, operate, reconstruct and maintain its overhead and underground electric lines for the transmission and distribution of electricity and communication facilities including towers, poles, wires, manholes, conduits, cables and equipment within the Permit Area and based upon an approved MDOT permit.

1. Purpose: Said permit is to construct, operate, reconstruct, operate and maintain overhead and underground electric lines for the transmission and distribution of electricity and communication facilities including towers, poles, wires, manholes, conduits, cables and equipment. These facilities may include telecommunication facilities, for use of Grantee and Grantee's assignees.

2. Access: Grantee, its successors and assigns have the right of access to and from the Permit Area across Grantor's Land.

3. Buildings or other Permanent Structures: No buildings, permanent structures or flammable material shall be allowed in the Permit Area that will unreasonably restrict maintenance operations or will result in a violation of the National Electric Safety Code.

4. Trees, Bushes, Branches, Roots: Grantee may trim, cut down, remove or otherwise control any trees, bushes, branches and roots in the Permit Area (or that could in Grantee's opinion grow into the Permit Area) that Grantee believes could interfere with the safe and reliable operation and maintenance of Grantee's facilities, based upon an approved MDOT permit.

5. Restoration: If Grantee's employees, contractors, vehicles or equipment damage Grantor's Land while entering Grantor's Land for the purposes stated in this Transmission and Distribution Line Permit, then Grantee will restore Grantor's Land as nearly as can be to its original condition.

6. Successors: This Permit runs with the land and binds and benefits Grantor's and Grantee's successors and assigns. It is understood that the land described in the Permit Area was part of a larger parcel of land conveyed to MDOT by Grantee which was subject to an easement reserved by The Detroit Edison Company (Edison). In consideration for releasing said easement on the remainder of MDOT's land, it is understood that Edison shall be assigned distribution and/or communication rights within the Permit Area. At this time, there are no distribution facilities within the Permit Area, but Edison shall retain the right to install distribution equipment in the future within the Permit Area. Said distribution rights shall also include the right to install communications equipment for itself or for leasing purposes on ITC's towers.

7. Existing conditions: The land described in the Permit Area includes electric transmission towers and wires. The existing towers and wires are to remain in their present location without any cost to Grantee. In the event that any future MDOT highway project would make it necessary for Grantee to relocate its facilities, existing as of the date of this Transmission and Distribution Line Permit, from their existing locations, MDOT will reimburse ITC and/or Edison its relocation costs.

8. Additional Terms: In the event of any future MDOT construction requiring significant grade changes, MDOT shall contact ITC to prevent damage to tower(s) and to prevent clearance violations. If MDOT shall attempt to convey that portion of the Permit Area which contains a tower, MDOT agrees to terminate this permit and grant ITC an irrevocable, permanent easement suitable to ITC.

Michigan Department of Transportation

Mark A. Dionose
MARK A. DIONOSE
UTILITY Coordination & Permits
Section Manager
International Transmission Company

Daniel J. Oginsky
Daniel J. Oginsky Vice Pres
General Counsel

Acknowledged before me in EATON County, Michigan on DECEMBER 19, 2005,
 by MARK A. DIONOSE the UTILITY COORDINATION & PERMITS of the
 Michigan Department of Transportation, SECTION MANAGER
 NOTARY PUBLIC, STATE OF MI.
 COUNTY OF CLINTON
 MY COMMISSION EXPIRES Jun 1, 2011
 ACTING IN COUNTY OF EATON

Notary's Stamp: _____ Notary's Signature: Brian E. Walsh
 (Notary's name, county and date commission expires) BRIAN E. WALSH
ACTING IN EATON

Acknowledged before me in OAKLAND County, Michigan on DECEMBER 16, 2005,
 by Daniel J. Oginsky the Vice President and General Counsel of the International Transmission Company.

BARBARA A. MENTION
 NOTARY PUBLIC WAYNE CO., MI
 MY COMMISSION EXPIRES Nov 28, 2007

Notary's Stamp: Wayne Notary's Signature: Barbara A. Mention
 (Acting in Oakland County) Barbara A. MENTION