



Real Estate Department

Work Order No.: A0003125  
Circuit: Pontiac-Kern-Bloomfield  
Business Unit: ITC

Date: February 28, 2017  
To: Records Center  
From: Margaret Wessel Walker  
[mwalker@itctransco.com](mailto:mwalker@itctransco.com)  
Real Estate  
Subject: Vegetation Management Easement  
Parcel ID: **14-10-326-009**  
PKB 2693

Attached are documents related to the acquisition of a Vegetation Management Easement dated July 8, 2013 to International Transmission Company (ITC) from James A. Lequier, whose address is 1580 N Stirling Avenue, Pontiac, MI 48340.

The easement was acquired for additional rights needed and located in Part of Section 10, City of Pontiac, Oakland County, MI (T3N R10E).

The consideration given for the aforementioned acquisition **\$8,000**

The acquisition was negotiated by NSI Consulting and Development.

Please incorporate into Right of Way File No.: **T72826** and cross reference ROW#: **R12382**

Attachment (s)

CC: M. Ely  
N. Spencer  
S. Gagnon  
J. Gruca  
K. Jenkins  
C. Scott  
J. Andree  
[Fixedassetsgroup@itctransco.com](mailto:Fixedassetsgroup@itctransco.com)

2013 JUL 26 PM 2:29

196873  
LIBER 44119 PAGE 815  
\$13.00 MISC RECORDING  
\$4.00 REMONUMENTATION  
07/26/2013 02:33:37 P.M. RECEIPT# 105617  
PAID RECORDED - OAKLAND COUNTY  
LISA BROWN, CLERK/REGISTER OF DEEDS

### VEGETATION MANAGEMENT EASEMENT

On July 8, 2013, for good and valuable consideration, the receipt of which is hereby acknowledged, Grantor conveys and warrants to Grantee, its successors and assigns, a permanent easement ("Easement") over, under, across and through a part of Grantor's Land called the Easement Strip, as herein described.

**Grantor is:** James A. Lequier, a single man.

**Grantee is:** International Transmission Company, a Michigan corporation, of 27175 Energy Way, Novi, Michigan 48377.

**Grantor's Land** is in the City of Pontiac, County of Oakland and State of Michigan and is described as follows:

Part of Lot 12, "Assessor's Plat No. 157" according to the Plat thereof, filed in Liber 59, Page(s) 49, records of Oakland County, State of Michigan, described as: beginning North 89 degrees 21 minutes 00 seconds East 1,007 feet, and South 00 degrees 39 minutes 00 Seconds East 1,234.84 feet, and North 88 degrees 12 minutes 00 seconds East 260 feet from the West ¼ corner of Section 10, Town 3 North, Range 10 East; thence North 88 degrees 12 minutes 00 seconds East 85 feet; thence South 00 degrees 39 minutes 00 seconds East 200 feet; thence South 88 degrees 12 minutes 00 seconds West 85 feet; thence North 00 degrees 39 minutes 00 seconds West 200 feet to beginning.

More commonly known as: 1580 N. Stirling Avenue, Pontiac, Michigan 48340

Parcel ID: 14-10-326-009

Grantor represents and warrants to Grantee that Grantor is the present owner in fee simple of Grantor's Land.

**The Easement Strip** is within Grantor's Land, and is described as:

A strip of land beginning at the **Easterly** line of Grantor's Land and continuing to a line lying **85 feet Westerly** of, and parallel to, the centerline of the electric transmission structures currently located on or adjacent to Grantor's Land.

- Purpose:** The purpose of this Easement is to allow Grantee the perpetual right to enter at all times upon Grantor's Land to cut, trim, remove, destroy or otherwise control any or all trees, bushes or brush now or hereafter standing or growing within the Easement Strip.

1580 N. STIRLING AVENUE  
PONTIAC, MI 48340

1580 N. STIRLING AVENUE  
PONTIAC, MI 48340

OK - LG

2. **Restoration:** Within a reasonable time after performing any work pursuant to this Easement, Grantee shall clean up the Easement Strip in accordance with best management practices for utility rights of way.

3. **Limited Use; Nonuse:** Nonuse or limited use of the rights herein granted shall not prevent later use to the full extent herein conveyed.

4. **Original Grant of Easement:** Nothing contained in this Easement shall be construed as releasing or impairing any rights or privileges granted to Grantee or The Detroit Edison Company under any existing grant of easement ("Original Grant of Easement") relative to the Easement Strip. To the extent this Easement grants rights and privileges to either party not granted in the Original Grant of Easement, the Original Grant of Easement is hereby amended to include the additional rights and privileges granted by this Easement. If, in any other way, any term, condition or provision of this Easement is inconsistent with or conflicts with one or more provisions of the Original Grant of Easement, the term, condition or provision of this Easement shall control, and to that extent, the Original Grant of Easement is hereby amended. The Original Grant of Easement, insofar as it may cover and relate to land other than Grantor's Land, shall remain in full force and effect in accordance with all of its terms, conditions and provisions.

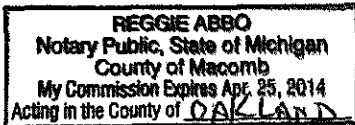
5. **Successors:** This Easement runs with the land and binds and benefits Grantor's and Grantee's successors and assigns.

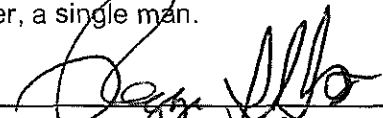
This Easement is exempt from real estate transfer tax pursuant to MCLA 207.505(f) and from State real estate transfer tax pursuant to the provisions of MCLA 207.526(f).

**GRANTOR**

  
James A. Lequier

Acknowledged before me in OAKLAND County, Michigan, on this 8th day of JULY, 2013, by James A. Lequier, a single man.



  
REGGIE ABBO, Notary Public  
MACOMB County, Michigan  
Acting in OAKLAND County, Michigan  
My Commission Expires 4-25-2014

Prepared by:  
Patricia T. Murphy (P61872)  
ITC Holdings Corp.  
27175 Energy Way  
Novi, MI 48377

When recorded return to:  
NSI Consulting & Development  
24079 Research Drive  
Farmington Hills, MI 48335

**DIRECTION REGARDING DISPOSITION OF VEGETATION  
UPON INITIAL CLEARING**

JAMES ALLEN LEQUIER ("Owner") is the owner(s) of the property located at 1590 STILLIN C. AVE, PONTIAC, MI 4830, OAKLAND County, Michigan. (the "Property");

**INTERNATIONAL TRANSMISSION COMPANY**, a Michigan corporation, with an address of 27175 Energy Way, Novi, Michigan 48377, and its successors and assigns ("ITC") has an easement on the Property;

ITC or its agents have the right at any time to cut, trim, remove, destroy or otherwise control any or all trees, bushes or brush in accordance with the terms of the Easement; and

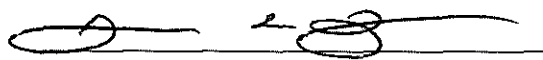
To the extent ITC cuts, trims, removes or destroys trees, bushes or brush ("Vegetation") in accordance with the terms of the Easement, Owner has requested that all such Vegetation be handled by ITC in the following manner:

- Stack all Vegetation (greater than 6 inches d.b.h.) off the Easement Area and leave on Property as noted below.
- Chip Vegetation (under 6 inches d.b.h.) and broadcast on Easement Area.
- Remove all Vegetation from the Property except small debris, as such small debris is defined in ITC's sole discretion.
- Other: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Nothing in this document shall be deemed to modify, alter or amend the easement in any way. This document shall not be assigned by Owner, shall not be recorded, and does not run with the land. As is consistent with standard utility practice, it is understood that ITC does not grind or remove stumps. I understand that trees that are removed will be cut as close to the ground as possible given the surrounding terrain, fences, rocks, etc. The cambial layer of stumps shall be treated with an herbicide to limit sprouting. Further, I acknowledge that ITC or its agents may need to make ingress/egress onto my property with vehicles and/or equipment necessary to effectuate the option that I have chosen above.

Signed this 8th day of JULY, 2013.

OWNER:

  
James A. Lequier

7/9/2013

James A. Lequier

\*\*8,000.00

Eight Thousand and 00/100\*\*\*\*\*

James A. Lequier  
1580 N. Stirling Avenue  
Pontiac, MI 48340

easement 2693 3123 6927-6929

7/9/2013

James A. Lequier  
2028 · Easement Acquisition

easement 2693 3123 6927-6929

8,000.00

ITC Chase Escrow      easement 2693 3123 6927-6929

8,000.00

James A. Lequier  
2028 · Easement Acquisition

easement 2693 3123 6927-6929

7/9/2013

1690  
8,000.00

PAYMENT  
RECORD

ITC Chase Escrow      easement 2693 3123 6927-6929

8,000.00

# Bloomfield-Pontiac 14-10-326-009



Disclaimer: The information provided herewith has been compiled from recorded deeds, plats, tax maps, surveys and other public records. It is not a legally recorded map or survey and is not intended to be used as one. Users should consult the information sources mentioned above when questions arise.



L. Brooks Patterson  
Oakland County Executive

Date Created: 5/19/2011



1 inch = 50 feet

1580 N STIRLING AVE PONTIAC MI 48340-1343

3 beds / 1 full baths / 0 half baths / 859 sq ft

14-10-326-009



## Residential Property Profile

Note: Please be advised the data included in Property Gateway originates from multiple local municipalities. Data, in regard to properties, may be classified and updated differently by municipalities. If you have any questions, please contact the local community where the data originated.

### Owner Information

Owner(s) : JAMES A LEQUIER  
Postal Address : 1580 N STIRLING AVE PONTIAC MI 48340-1343

### Location Information

Site Address : 1580 N STIRLING AVE PONTIAC MI 48340-1343  
PIN : 14-10-326-009 Neighborhood Code : RAE  
Municipality : City of Pontiac  
School District : 210 PONTIAC CITY SCHOOLS  
Class Code : 401 RES IMP (Includes prior SI-Suburban Imp.)

### Property Description

T3N, R10E, SEC 10 ASSESSOR'S PLAT NO 157 PART OF LOT 12 DESC AS BEG AT PT DIST N 89-21-00 E 1007 FT & S 00-39-00 E 1234.84 FT & N 88-12-00 E 260 FT FROM W 1/4 COR, TH N 88-12-00 E 85 FT, TH S 00-39-00 E 200 FT, TH S 88-12-00 W 85 FT, TH N 00-39-00 W 200 FT TO BEG 11/27/90 COR L 7192 P 765

### Most Recent Sale Since 1994

Date : 08/16/1995  
Amount : \$72,000 Liber : 15622:747  
Grantor : WORKMAN,KESLER Grantee : LEQUIER,JAMES,A

# SEARCH OF TITLE

## UFS Tract No. BF-PT-098.000

Effective Date: 8/15/2011 at 8:00 AM

REFERENCE NO.: UFS112

Subject to the limitations stated herein, this search consists only of entries recorded in the real estate records in the Office of the Register of Deeds for Oakland County, State of Michigan, affecting land situated in the City of Pontiac, described as follows:

Part of Lot 12, "Assessor's Plat No. 157" according to the Plat thereof, filed in Liber 59, Page(s) 49, records of Oakland County, State of Michigan, described as: beginning North 89 degrees 21 minutes 00 seconds East 1,007 feet, and South 00 degrees 39 minutes 00 Seconds East 1,234.84 feet, and North 88 degrees 12 minutes 00 seconds East 260 feet from the West ¼ corner of Section 10, Town 3 North, Range 10 East; thence North 88 degrees 12 minutes 00 seconds East 85 feet; thence South 00 degrees 39 minutes 00 seconds East 200 feet; thence South 88 degrees 12 minutes 00 seconds West 85 feet; thence North 00 degrees 39 minutes 00 seconds West 200 feet to beginning.

### CURRENT OWNER:

James A. Lequier

### CONVEYANCES:

1. Warranty Deed from Kesler Workman and Claudette Workman, husband and wife, to James A. Lequier, recorded 08/25/1995 in Liber 15622 Page 747, Oakland County Register of Deeds.
2. Warranty Deed from John J. Price and Eleanor M. Price, his wife, to Kesler Workman and Claudette Workman, his wife, recorded 02/08/1978 in Liber 7127 page 891, and re-recorded 05/08/1978 in Liber 7192 Page 765, Oakland County Register of Deeds. (re-recorded to correct legal description)
3. Warranty Deed from Ether D. Ebey and Dorothy H. Ebey, jointly with right of survivorship, to John J. Price and Eleanor M. Price, his wife, recorded 02/06/1970 in Liber 5470 Page 878, Oakland County Register of Deeds. (microfilm barely legible)

THAT unreleased mortgages or liens affecting said real estate are not included in this report.

THAT there are no easements, rights of way, agreements or restrictions affecting said real estate, EXCEPT:

4. Right of Way in favor of The Detroit Edison Company, recorded 05/13/1948 in Liber 2259 Page 243, Oakland County Register of Deeds.

### TAXES:

2011 Summer Taxes in the amount of \$914.65 are PAID.

2010 Winter Taxes in the amount of \$44.16 are PAID.

Tax Parcel Identification: 14-10-326-009

Property Address: 1580 N. Stirling Ave, Pontiac, MI 48340

2011 State Equalized Value: \$26,290.00

NO LIABILITY is assumed for any matters not specifically set forth herein.

### IMPORTANT NOTICE

THIS SEARCH IS NOT AN ABSTRACT OF TITLE OR OPINION OF TITLE, NOR DOES IT PROVIDE ANY TITLE INSURANCE COVERAGE. THE SEARCH IS FURNISHED TO THE APPLICANT FOR REFERENCE PURPOSES FOR THE APPLICANT'S USE ONLY. IT MAY NOT BE RELIED UPON AS EVIDENCE OF TITLE OR USED FOR DUE DILIGENCE INQUIRY UNDER ANY FEDERAL OR STATE ENVIRONMENTAL LEGISLATION. IF TITLE INSURANCE COVERAGE IS DESIRED, THE APPLICANT SHOULD REQUEST A COMMITMENT FOR A POLICY OF TITLE INSURANCE; IF INFORMATION IS NEEDED FOR DUE DILIGENCE INQUIRY, THE APPLICANT SHOULD REQUEST A RECORDED DOCUMENT GUARANTEE. BY REQUESTING AND ACCEPTING THIS SEARCH, WHICH IS FURNISHED AT A REDUCED RATE, THE APPLICANT AGREES THAT THE LIABILITY OF THE COMPANY FOR ERRORS AND/OR OMISSIONS HEREIN SHALL BE LIMITED TO THE AMOUNT PAID FOR THE SEARCH.

### VANGUARD TITLE AGENCY

By: \_\_\_\_\_

Need assistance? Call Vanguard Customer Service at 248-643-9300 or email at [customerservice@vgttitle.com](mailto:customerservice@vgttitle.com)



**PHILIP R. SEAVER TITLE COMPANY, INC.** 2550 160438  
 2208 North Woodward  
 Ironfield Hills, Michigan 48012  
 (810) 647-2171 (810) 228-7145  
 15622.747  
 WARRANTY DEED - Statutory Form  
 Cl. 1948, 565.161 M.S.A. 26.571  
 6751 State Highway  
 Clarkston, Michigan 48016  
 (810) 925-6110

KNOW ALL MEN BY THESE PRESENTS: That Kesler Workman and Claudette Workman, husband and wife

whose address is 1580 Stirling Ave., Pontiac, Michigan 48340  
Convey(s) and Warrant(s) to James A. Leguier, a single man

whose address is 11399 E. 10 mile Rd #116, Warren MI 48089  
the following described premises situated in the City  
of Pontiac County of Oakland and State of Michigan, to-wit:  
Part of Lot 12, "Assessor's Plat No. 157", as recorded in Liber 59, Page 49 of  
Plats, Oakland County Records. See continuation attached.

59049

Continued

for the full consideration of SEVENTY TWO THOUSAND & NO/100 DOLLARS (72,000.00)  
subject to the existing building and use restrictions, easements and zoning  
ordinances, if any.

\$ 9.00 DEED  
 \$ 2.00 REDEMPTION  
 \$ 61.20 TRANSFER TAX (CONSIDERED)  
 23 AUG 95 10:48 A.M. RECEIVED DEED  
 FILED  
 RECEIVED - CLERK OF COURT  
 JAMES D. ALLEN, CLERK/REGISTRAR OF DEEDS

Dated this 15th day of August 19 95.

Witnesses:

Signed and Sealed:

*Paula S. Myers*  
 PAULA S. MYERS  
*Peggy Lee Desrochers*  
 PEGGY LEE DESROCHERS

*Kesler Workman* (I.S.)  
 Kesler Workman  
*Claudette Workman* (I.S.)  
 Claudette Workman  
 \_\_\_\_\_ (I.S.)  
 \_\_\_\_\_ (I.S.)

STATE OF MICHIGAN } ss.  
COUNTY OF OAKLAND

The foregoing instrument was acknowledged before me this 15th day of August 19 95 by Kesler Workman and Claudette Workman, husband and wife

My commission expires: September 10, 1999

*Paula S. Myers*  
 Notary Public, Paula S. Myers  
 Oakland County, Michigan

Instrument Drafted By: Robert J. Pilzarcik  
 Coldwell Banker  
 Business Address: 8080 Ortonville Road  
 Clarkston, Michigan 48346

NOTICE: AS IN WRITING'S TRANSACTIONS OF TITLE INSURED BY THIS COMPANY, ALL TAXES ON SALES ARE PAID FOR THE YEAR PREVIOUS TO THE DATE OF THIS INSTRUMENT, AS APPEARS BY THE RECORDS IN THE OFFICE EXCEPT AS NOTED.

STATE OF MICHIGAN REAL ESTATE  
 TRANSFER TAX  
 RECEIVED

*R. Hugh Johnson*  
 1-8-95  
 Recording Fee: 77-

When recorded return to: *Quante*

State Transfer Tax: 619.20

Send subsequent tax bills to:

O.K. -S.H.

163709 57-

WT 15622-748

This page is attached to and made part of this deed dated August 16, 1995  
From Kesler Workman & Claudette Workman husband and wife as Grantors to  
James A. Lequier a single man, as grantees herein.

This is page two of two  
Continuation of Legal Description

City of Pontiac

Part of Lot 12, "Assessor's Plat No. 157", as recorded in Liber 59, Page 49 of  
Plats, Oakland County Records, described as beginning at point distant North  
89 degrees 21 minutes 00 seconds East 1007 feet and South 00 degrees 39  
minutes 00 seconds East 1234.84 feet and North 88 degrees 12 minutes 00  
seconds East 260 feet from West 1/4 corner; thence North 88 degrees 12 minutes  
00 seconds East 85 feet; thence South 00 degrees 39 minutes 00 seconds East  
200 feet; thence South 88 degrees 12 minutes 00 seconds West 85 feet; thence  
North 00 degrees 39 minutes 00 seconds West 200 feet to beginning.

Re: 1580 Stirling

Tax Item No. 14-10-325-009

**WARRANTY DEED**

COMMONWEALTH LAND TITLE INSURANCE COMPANY  
LOFTIS TITLE DIVISION

3/10  
10

JOHN J. PRICE and ELEANOR M. PRICE, his wife  
 address 1300 Barkling, Pontiac, Michigan, Convey and  
 Warrant 5 to KESLER WORKMAN and CLAUDETTE MOREMAN his wife  
 whose Street Number and Post Office address is  
 474 Emerson Pontiac, Michigan  
 land in the City of Pontiac, County of Oakland  
 and State of Michigan, described as:

Part of the SW 1/4 of Section 10, T3N, R10E, City of Pontiac, Oakland County, Michigan, described as: Commencing at the W 1/4 corner of said Section 10, thence N 29 degrees 21' E on the E and W 1/4 line 1007.0 ft., thence S 0 degrees 39' E 1234.84 ft., and thence North 86 degrees 12' E 250 ft. to point of beginning of this description, thence N 88 degrees 12' E 65 ft., thence S 0 degrees 39' E 200 ft., thence S 86 degrees 12' W 25 ft., thence N 0 degrees 39' W 200 ft. to point of beginning, being part of Lot 12, "Assessor's Plat No. 157", a subdivision of part of the SW 1/4 of Section 10, T3N, R10E, City of Pontiac, Oakland County, Michigan, according to the plat thereof as recorded in Liber 59 of Plats, Page 49, Oakland County Records.

This instrument rerecorded to correct legal description.

for the sum of Twenty Four Thousand Dollars (\$24,000.00)

subject to (1) Building and use restrictions and assessments of record

1.00  
 5/3, 1978  
 \$1.00  
 2/27/78

Dated January 19th, 1978

Signed and delivered in presence of  
 Archie Farrell  
 Charles Bourde  
 John J. Price  
 Eleanor M. Price

STATE OF MICHIGAN  
 COUNTY OF Oakland

On this 19th day of January, 1978 before me personally appeared John J. Price and Eleanor M. Price his wife

to me known to be the person described in and who executed the foregoing instrument and acknowledged that they executed the same as their

My commission expires February 5, 1979 Notary Public, Oakland County, Michigan

Instrument Drafted by Archie T. Farrell Business Address 2045 N. Opatke Road Pontiac, Michigan

REV. 26.40/78 (Return to) Register of Deeds Office  
 Pontiac State Bank  
 3245 Elizabeth Lake Rd.  
 Pontiac, MI 48054  
 (When Recorded Return to Client)

03058  
 1978 FEB 19  
 REGISTER OF DEEDS  
 OAKLAND COUNTY, MICHIGAN

7127 891

WARRANTY DEED STATUTORY FORM FOR INDIVIDUALS

10125

WARRANTY DEED

JOHN J. PRICE and ELEANOR M. PRICE, his wife

Address 1520 Starling, Pontiac, Michigan, Convey S and Warrant S to KESLER WORKMAN and CLAUDETTE WORKMAN his wife

3/10/16

whose Street Number and Post Office address is 474 Emerson, Pontiac, Michigan

land in the City of Pontiac, County of Oakland

and State of Michigan, described as: Part of the SW 1/4 of Section 10, T3N, R10E, City of Pontiac, Oakland County, Michigan, described as: Commencing at the W 1/4 corner of said Section 10, thence N 89 degrees 21 Minutes E. on the E. and W. 1/4 line 1007.0 Ft. thence S. 0 degrees 39 Minutes E. 124.84 Ft. and thence N. 89 degrees 12 minutes E. 85 Ft. thence S. 0 degrees 39 Minutes E. 200 Ft. thence S. 89 degrees 12 Minutes W. 85 Ft. thence E. 0 degrees 39 Minutes W. 200 Ft. to point of beginning, being part of Lot 12 "Assessors Plat No. 157" a Subdivision of part of the SW 1/4 of Section 10, T3N, R10E, City of Pontiac, Oakland County, Michigan, according to the Plat thereof as recorded in Libor 59 of Plats, Page 49, Oakland County Records.

for the sum of Twenty Four Thousand Dollars (\$24,000.00)

subject to: (1) Building and use restrictions and easements of record

\$100  
MAINTAINED IN OFFICE  
This instrument was recorded in the office of the Register of Deeds for Oakland County, Michigan, on the 19th day of January, 1928, at 10:15 A.M. The fee thereon is \$100.00. The date of this instrument is January 19, 1928. The records in this office bound to date.

Dated January 19, 1928

SIGNED AND DELIVERED IN PRESENCE OF  
Archie Farrell  
Charles Bourde

John J. Price  
Eleanor M. Price

03058  
FEB 28 1928  
REGISTER OF DEEDS  
OAKLAND COUNTY, MICHIGAN

STATE OF MICHIGAN  
COUNTY OF Oakland

On this 19th day of January, 1928, before me personally appeared John J. Price and Eleanor M. Price his wife

to me known to be the person... described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

My commission expires February 5, 1929. Notary Public, Archie T. Farrell, Oakland, Michigan

Instrument Drafted by Archie T. Farrell Business Address 2045 N. Updyke Road Pontiac, Michigan Register of Deeds Office

REV. 26.40 (Return to)  
Pontiac State Bank  
3245 Elizabeth Lake Rd.  
Pontiac, MI 48054  
REAL ESTATE \*  
MICHIGAN \* TRANSFER TAX \*  
1625 20 1928

COMMONWEALTH LAND TITLE INSURANCE COMPANY  
LOFTIS TITLE DIVISION

Form 5801

WARRANTY DEED  
STATUTORY FORM

LIBER 5470 PAGE 878

70 7384

827, 227

KNOW ALL MEN BY THESE PRESENTS, That \_\_\_\_\_

whose address is \_\_\_\_\_

Convey and Warrant to \_\_\_\_\_

whose street number and postoffice address is \_\_\_\_\_

the following described premises situated in the City of \_\_\_\_\_ County of \_\_\_\_\_  
and State of Michigan, to-wit: \_\_\_\_\_

for the sum of \_\_\_\_\_ Dollars (\$ \_\_\_\_\_)

subject to \_\_\_\_\_

Dated this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

Signed in the presence of \_\_\_\_\_ Signed by \_\_\_\_\_

*[Handwritten signatures and names]*

STATE OF MICHIGAN  
County of \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ before me personally

appeared \_\_\_\_\_

to me known to be the person described in and who executed the foregoing instrument and acknowledged that

executed the same as \_\_\_\_\_ free act and deed.

My Commission expires \_\_\_\_\_ 19 \_\_\_\_\_ Notary Public, County, Michigan

County Treasurer's Certificate	City Treasurer's Certificate
<i>[Stamp]</i>	<i>[Stamp]</i>

When recorded relate to: Recording Fee \_\_\_\_\_ Drafted by: \_\_\_\_\_  
Rev. Stamp \_\_\_\_\_ Business address: \_\_\_\_\_

\*See note re P.A. 1963, No. 150, on reverse side.

BURTON ABSTRACT AND TITLE COMPANY HAS OPERATED CONTINUOUSLY SINCE 1866

RECORDED  
FEB 6 1970

LIBER & PAGE  
5470

P  
878

ESSENTIAL & ALBERTSON

RECEIVED BY



FRONTIAC, MICH

2259-243

Fred G. Rounding &  
Berndetta Rounding, his wf, &  
Geo. E. Smith &  
Ethel Smith, his wf,  
to  
The Detroit Edison Company

Rt of Way  
\$1 & o v cs  
Apr 15, 1948  
" "  
May 13, 1948

Same as Rt of Way, Lawson to The Det Edison Co,  
recd in 2235-195, exc:

Line 8: City of Pon, O C, M; Pt of the SW $\frac{1}{4}$  of  
Sec 10, T 3 N, R 10 E, des as comm at the W $\frac{1}{4}$  cor of  
sd Sec 10; th N 89° 21' E on E & W $\frac{1}{4}$  Sec line 1007.0 ft;  
th S 0° 39' E 1234.84 ft to the point of beg of this  
desn; th N 88° 12' E 848.66 ft; th S 1° 56' E 200.0 ft;  
th S 88° 12' W 853.13 ft; th N 0° 39' W 200 ft to the  
point of beg containing 3.91 A; exc easents of 30 ft  
off the Ely & Wly sides of ab desn to be used for  
pub roads & utilities. (over)

Line 10: In a Nly & Sly direction across sd ld  
alg & adjacent to the West Eighthline of sd Sec 10.  
Folg line 18; Or \$25, for overhang of wires.  
Line 20: By Richard H. Taylor, Right-Of-Way Agent.

16035

L

Lot 12

# "ASSESSOR'S PLAT NO. 157"

A SUBDIVISION OF PART OF THE S.W. 1/4 SEC. 10 T.3N.R.10E.  
CITY OF PONTIAC, OAKLAND COUNTY, MICHIGAN

RECORDED FEB 2 1949  
CITY OF PONTIAC, MICHIGAN  
CITY ENGINEER

Chas. McDevitt  
CITY ENGINEER

SCALE 1"=100'  
ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF

**DESCRIPTION**  
The land embraced in the assessed plat of "Assessor's Plat No. 157" is a subdivision of part of the S.W. 1/4 Sec. 10 T.3N.R.10E. City of Pontiac, Oakland County, Michigan, situated on the following description of the corner of Sec. 10, T.3N.R.10E. City of Pontiac, Oakland Co., Mich., to-wit: Thence S. 88° 11' 45" W. 236.64 ft. Thence N. 2° 31' 15" W. 126.87 ft. to the West line of Sec. 10, Thence N. 88° 41' 05" E. 236.64 ft. to the point of beginning.

**SURVEYOR'S CERTIFICATE**  
I hereby certify that the plat herein submitted is a correct one and that permanent metal monuments according to laws set have been placed at intervals of not less than 4 inches in diameter and 48 inches in depth have been placed at points not less than 10 or 12 inches apart at all angles in the boundaries of the lots, and at all intersections of streets and at the intersections of streets with the boundaries of the plat or other adjacent plat.

*James M. Johnson*  
Registered Civil Engineer

**DEDICATION**  
Know all men by these presents, that I, William R. Hanson, Registrar of the City of Pontiac, Oakland County, State of Michigan, by virtue of authority conferred by Sec. 21, Act 172 of 1929 hereby do hereby certify that the City Commission of the City of Pontiac, Michigan, have caused the land described in the assessed plat to be surveyed and set apart to be known as "Assessor's Plat No. 157" a subdivision of part of the S.W. 1/4 Sec. 10, T.3N.R.10E. City of Pontiac, Oakland County, Michigan, and that the streets or alleys or other public places being used or proposed to be used are hereby dedicated to the public.

*W. R. Hanson*  
Registrar of the City of Pontiac, Michigan

*Marion L. Beckman*  
Marion L. Beckman

State of Michigan, ss  
County of Oakland

On this 23 day of November A.D. 1948 before me a notary public in and for said county personally came the above named William R. Hanson, Registrar of the City of Pontiac, known to me to be the person who executed the above dedication and who declared the same to be his free act and deed or such Registrar.

*James M. Johnson*  
Notary Public in and for said County  
My commission expires May 6, 1949

This plat was approved by the City Commission of the City of Pontiac, Michigan, on the 15th day of June, 1949.

*James M. Johnson*  
City Engineer

*W. R. Hanson*  
Registrar

*Marion L. Beckman*  
Notary Public

Approved by the Board of Commissioners of Oakland County with jurisdiction on November 19, 1948.

*U. S. Hanson*  
County Clerk

RECORDED FEB 2 1949  
*James M. Johnson*  
City Engineer

