



Real Estate Department

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

Date: March 1, 2017
To: Records Center
From: Margaret Wessel Walker
mwalker@itctransco.com
Real Estate
Subject: Vegetation Management Easement
Parcel ID: **14-34-302-002**
PKB 2781

Attached are documents related to the acquisition of a Vegetation Management Easement dated March 19, 2014 to International Transmission Company (ITC) from The City of Pontiac, whose address is 47450 Woodward Ave., Pontiac, MI

The easement was acquired for additional rights needed and located in Part of the SW ¼ of Section 34, City of Pontiac, Oakland County, MI (T3N R10E).

The consideration given for the aforementioned acquisition was **\$625.00**

The acquisition was negotiated by NSI Consulting and Development.

Please incorporate into Right of Way File No.: **T72843** and cross reference ROW#: **R4669, R7461 & R47733**

Attachment (s)

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

RECEIVED
OAKLAND COUNTY
REGISTER OF DEEDS
4 MAY -2 AM 9:30

83362
LIBER 47002 PAGE 367
\$13.00 MISC RECORDING
\$4.00 RENONUMENTATION
05/02/2014 09:43:59 A.M. RECEIPT# 40894
PAID RECORDED - OAKLAND COUNTY
LISA BROWN, CLERK/REGISTER OF DEEDS

VEGETATION MANAGEMENT EASEMENT

On March 19, 2014, 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: City of Pontiac, a Michigan municipal corporation.

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:

Southerly 10 feet of Lot 321 South Park Subd., and the Easterly 20 feet of Lot 321 South Park Subd., City of Pontiac, Oakland County, Michigan, according to the plat thereof recorded in Liber 47, page 21 of plats, Oakland County Records.

More commonly known as: No address, Pontiac, Michigan

Parcel ID: 14-34-302-002

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 **Southerly** line of Grantor's Land and continuing to a line lying **75 feet Northerly** of, and parallel to, the centerline of the Northernmost line of electric transmission structures currently located on or adjacent to Grantor's Land.

- 1. 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.
- 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.

FILE

2P
10
E

OK - LG

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

City of Pontiac, a Michigan municipal corporation

Joseph M. Sobota, M.P.A.

By: Joseph M. Sobota, M.P.A.

Its: City Administrator

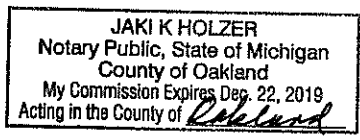
Acknowledged before me in Oakland County, Michigan, on this 19 day of March, 2014, on behalf of the City of Pontiac, a Michigan municipal corporation, by Joseph M. Sobota, its City Administrator.

Jaki K. Holzer
Jaki K. Holzer, Notary Public

Oakland County, Michigan

Acting in Oakland County, Michigan

My Commission Expires 12/22/2019



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

4/3/2014

City of Pontiac

**24,404.50

Twenty-Four Thousand Four Hundred Four and 50/100*****

City of Pontiac
47450 Woodward Avenue
Pontiac, MI 48342-5009

Easements

City of Pontiac		4/3/2014	
2028 · Easement Acquisition	14-27-377-007	Vacant Land South Eastway 6953-6	307.50
2028 · Easement Acquisition	14-22-129-031	Vacant Kettering Ave 6940-6941, 37	600.00
2028 · Easement Acquisition	14-22-129-021, -020, -029	Vacant Land 3768-3769,	1,800.00
2028 · Easement Acquisition	14-15-451-004	1460 N Perry Street 6937-6940, 376	15,480.50
2028 · Easement Acquisition	14-27-332-002	Vacant Land near Eastway Dr. 6951	625.00
2028 · Easement Acquisition	14-34-176-003	Reed Road 3785A-3787, 6956-6958	4,966.50
2028 · Easement Acquisition	14-34-302-002	No Address 3789-3790, 6961-6962	625.00

ITC Chase Escrow Easements 24,404.50

1741

City of Pontiac		4/3/2014	
2028 · Easement Acquisition	14-27-377-007	Vacant Land South Eastway 6953-6	307.50
2028 · Easement Acquisition	14-22-129-031	Vacant Kettering Ave 6940-6941, 37	600.00
2028 · Easement Acquisition	14-22-129-021, -020, -029	Vacant Land 3768-3769,	1,800.00
2028 · Easement Acquisition	14-15-451-004	1460 N Perry Street 6937-6940, 376	15,480.50
2028 · Easement Acquisition	14-27-332-002	Vacant Land near Eastway Dr. 6951	625.00
2028 · Easement Acquisition	14-34-176-003	Reed Road 3785A-3787, 6956-6958	4,966.50
2028 · Easement Acquisition	14-34-302-002	No Address 3789-3790, 6961-6962	625.00

PAYMENT
RECORDED

ITC Chase Escrow Easements 24,404.50



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

City of Pontiac ("Owner") is the owner(s) of the property located at 47450 Woodward in Pontiac, 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.
- Other: _____
- _____
- _____

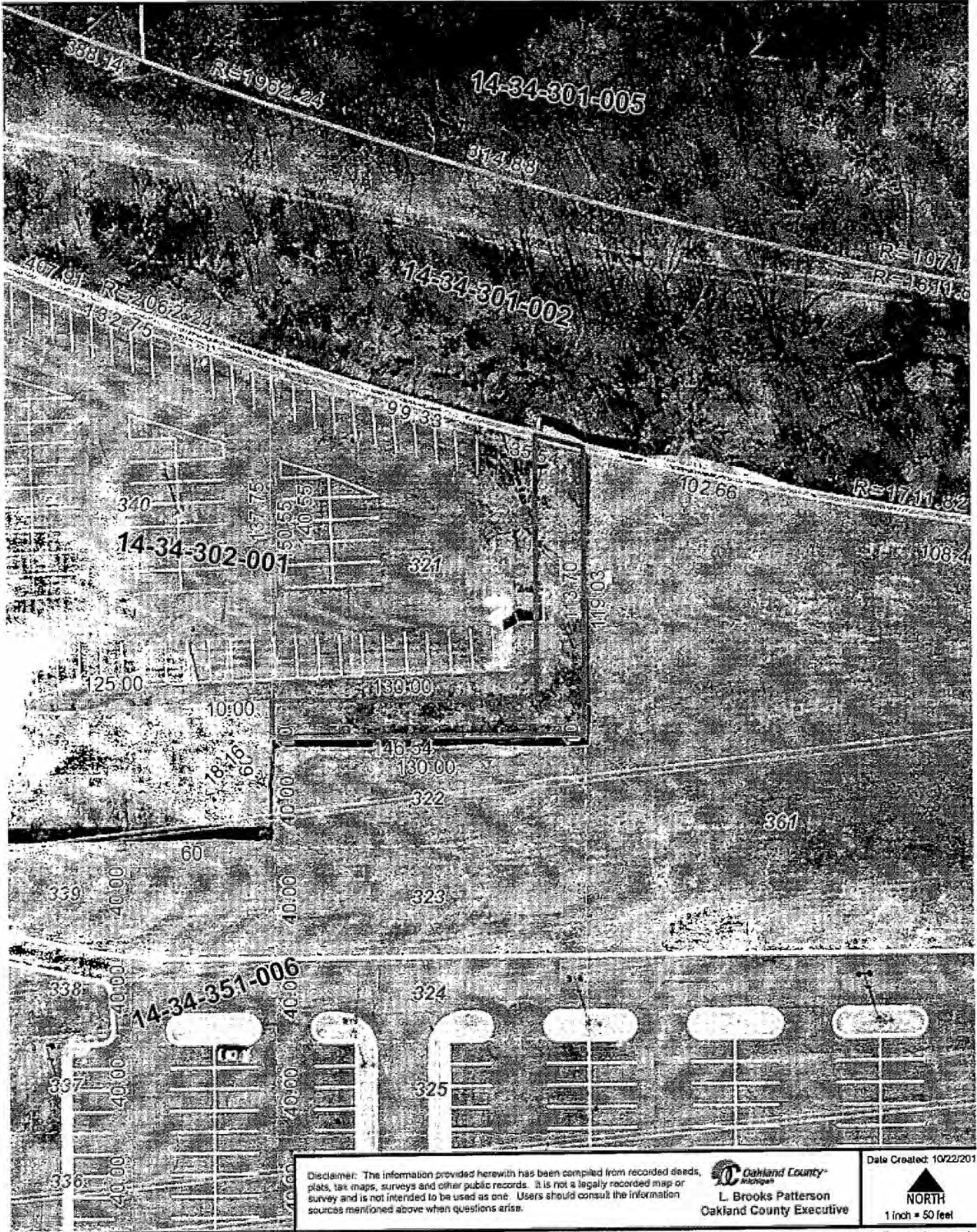
Nothing in this document shall be deemed to modify, alter or amend the easement in any way. This document shall not be assigned by Owner, shall not be recorded, and does not run with the land. As is consistent with standard utility practice, it is understood that ITC does not grind or remove stumps. 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 19 day of March, 2014.


OWNER:

Joseph M. Ashuta, M.P.A.
City of Pontiac

14 34 302 002



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.

 **Oakland County**
Michigan
L. Brooks Patterson
Oakland County Executive

Date Created: 10/22/201


NORTH
1 inch = 50 feet

No property address available

beds / full baths / half baths / sq ft

14-34-302-002



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) : CITY OF PONTIAC
Postal Address : 47450 WOODWARD AVE PONTIAC MI 48342-5009

Location Information

Site Address : No property address available
PIN : 14-34-302-002 Neighborhood Code : CME
Municipality : City of Pontiac
School District : 210 PONTIAC CITY SCHOOLS
Class Code : 402 RES VAC (Includes prior SV-Suburban Vac & ME-Miscellaneous Exempt)

Property Description

T3N, R10E, SEC 34 SOUTH PARK S 10 FT OF LOT 321, ALSO E 20 FT OF LOT 321 EXC S 10 FT, ALSO N 1/2 OF VAC WALK ADJ TO SAME 1-19-00 CORR

No Sales Since 1994

Tax Information

Taxable Value : State Equalized Value :
Current Assessed Value : Capped Value :
Effective Date For Taxes : 07/01/2011 Principal Residence Exemption : 0%
2010 Taxes 2011 Taxes
Summer : \$0.00 Summer : \$0.00
Winter : \$0.00 Winter :
Village : Village :

Lot Information

Description : LEVEL Area : 0.677 ACRES

SEARCH OF TITLE

UFS Tract No. not given

Effective Date: 11/01/2011 at 8:00 AM

REFERENCE NO.: UFS170

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:

Southerly 10 feet and the Easterly 20 feet of Lot 321, including North ½ of vacated 10-foot wide walk adjacent thereto, "South Park" according to the Plat thereof, filed in Liber 47, Page(s) 21, records of Oakland County, State of Michigan.

CURRENT OWNER:

City of Pontiac, a Michigan municipal corporation

CONVEYANCES:

1. Quit Claim Deed from Local #594 Educational Society, a Michigan corporation, to City of Pontiac, a Michigan municipal corporation, recorded 12/19/1960 in Liber 4143 Page 174, Oakland County Register of Deeds.

NOTE: A Resolution by City of Pontiac, vacating 10 foot wide walk included in subject property, not found in public records.

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:

2. 6 foot easement, north line of subject property, and east line of subject property, as shown on recorded plat, subject to:
 - a. Stipulation to Remove Restrictions, recorded in Liber 4977 Page 290, Oakland County Register of Deeds.
 - b. Release of Easements, executed by Consumers Energy Company fka Consumers Power Company, releases said 6 foot easement, recorded in Liber 19640 Page 555, Oakland County Register of Deeds.

TAXES:

Taxes are EXEMPT

Tax Parcel Identification: 14-34-302-002

Property Address: Vacant, Pontiac, MI 48341

2011 State Equalized Value: \$-0-

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

66 62163

KNOW ALL MEN BY THESE PRESENTS: That LOCAL #594 EDUCATIONAL SOCIETY, a Michigan Corporation of Pontiac, Michigan

Quit Claim to CITY OF PONTIAC, a Michigan Municipal Corporation

whose Street Number and Post Office address is 35 S. Parke St., Pontiac, Michigan

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

Southerly 10 feet of Lot 321 South Park Subd., and the Easterly 20 feet of Lot 321 South Park Subd., City of Pontiac, Oakland County, Michigan, according to the plat thereof recorded in Liber 47, page 21 of plats, Oakland County Records.

TITLE INSURANCE -- ABSTRACTS -- ESCROWS

for the sum of
subject to

Dated this 5th day of October A. D. 19 60

Signed, Sealed and Delivered in Presence of:

Signed and Sealed:

Local #594 Educational Society, a Michigan Corp.

Bon Mapley
Bon Mapley

Andrew J. Wilson (L. S.)
By: Andrew J. Wilson, President

Edward A. Nadeau
Edward A. Nadeau

Carl L. Hunter (L. S.)
By: Carl L. Hunter, Financial Sec.

Robert B. Alderman
Robert B. Alderman

(L. S.)

Victor J. Ranke
Victor J. Ranke

(L. S.)

In the STATE OF MICHIGAN, COUNTY OF OAKLAND

On this 5th day of October A. D. 19 60 before me personally appeared

Andrew J. Wilson and Carl L. Hunter to me personally known, who being by me sworn, did (1) each for himself say that (2) they are respectively the President and Financial Secretary

of Local #594 Educational Society, a Michigan Corp. the corporation named in and which executed the within instrument, and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and said Andrew J. Wilson and Carl L. Hunter acknowledged said instrument to be the

free act and deed of said corporation.
My commission expires June 28 A. D. 19 63

Daisy Z. Johnson
Daisy Z. Johnson

Note: If more than one officer acknowledges insert at (1) "each for himself", and (2) "they are respectively"

Notary Public Oakland County, Michigan
Register of Deeds Office

DAISY Z. JOHNSON
Notary Public, Oakland Co., Michigan
My Commission expires June 28, 1963

Recording Fee \$50
U. S. Revenue Stamps \$100

When recorded return to
W. H. Clark

Dec. 19, 1960 R. H. 4143-10
1961

OAKLAND COUNTY MICHIGAN
REGISTER OF DEEDS RECORDS
1960 DEC 19 PM 2 16
Daisy Z. Johnson

a corpo first p other of America.

second transfe right, mortgag

to FRAM Deeds f of

signed herema

IN THE

Em

valter

STATE / COMM

a Nota.

to me they a

of Sta. execut. Corner the ce of sai

By Com

STATE / COMM

LIBER 4977 PAGE 290

66 84071

STIPULATION TO REMOVE RESTRICTIONS

KNOW ALL MEN BY THESE PRESENTS:

That it is hereby stipulated and agreed by and between Ruben Grevin and Pauline Grevin, his wife, owners of the property described as:

Lots 1 through 11, inclusive; 13 through 17, inclusive; 23 through 33 inclusive; 35 through 39 inclusive; 47 through 59 inclusive; 84 through 86, inclusive; and 102 through 110, inclusive; South Park, a Subdivision of part of the S.W. 1/4 of Section 34, T.3.N., R.10.E., Pontiac Township, Oakland County, Michigan, according to the plat thereof as recorded in Liber 47 of Plats at page 21, Oakland County Records;

and Edison Illuminating Company of Detroit, a Michigan Corporation, owner of the property described as:

Lots 60 through 78, inclusive; 142 through 156, inclusive; 219 through 233, inclusive; 286; 302 through 308, inclusive; 320 through 327, inclusive; and 332 through 361, inclusive; South Park, a subdivision of part of the S.W. 1/4 of Section 34, T.3.N., R.10.E., Pontiac Township, Oakland County, Michigan, according to the Plat thereof as recorded in Liber 47 of Plats at page 21, Oakland County Records; except lots 321, 340, 341 and 342 which are not owned by Edison Illuminating Company of Detroit.

and the City of Pontiac, a Michigan municipal corporation, owner of the property described as:

Lot 34; Lots 79 through 83, inclusive; 87 through 101, inclusive, 111 through 123, inclusive; 125 through 141, inclusive; 157 through 169, inclusive; 174; 177 through 179, inclusive; 182, 183, 185, 186; 188 through 196, inclusive; 198 through 201, inclusive; 204 through 218, inclusive; 234 through 285 inclusive; 287 through 301, inclusive; 309 through 319, inclusive; and 328 through 331, inclusive, South Park, a subdivision of part of the S.W. 1/4 of Section 34, T.3.N., R.10.E., Pontiac Township, Oakland County, Michigan, according to the Plat thereof as recorded in Liber 47 of Plats at page 21, Oakland County Records;

said lots making up more than two-thirds of all the frontage on all of the streets in said Subdivision, that the Covenants and Restrictions on the property in said Subdivision, as recorded in Liber 782, page 11, and in Liber 782, page 392, and in Liber 836, page 207, and at divers other places, Oakland County Records, be hereby released and removed from all of the property in said subdivision, in accordance with the provisions of said Covenants and Restrictions.

310
34

except
321

X

See
19640-555

DEC 21 1966

LIBER 4977 PAGE 290 - 292

400

1966 4977

IN WITNESS WHEREOF, said property owners have hereunto set their hands and seals on this 20th day of December, A.D. 1966.

In the presence of:

Thomas E. Hunter
Thomas E. Hunter

Ruben Grevin
Ruben Grevin
4387 W. Jefferson, Ecorse, Michigan

Lillian V. Smith
Lillian V. Smith

Pauline Grevin
Pauline Grevin
4387 W. Jefferson, Ecorse, Michigan

Lamar R. Smith
Lamar R. Smith

EDISON ILLUMINATING COMPANY, A Michigan Corporation
2000 Second, Detroit, Michigan.
By Eldred H. Scott
Eldred H. Scott, Vice President

IRENE C. KATA
IRENE C. KATA

By R. J. Flourde
R. J. Flourde, Secretary

CITY OF PONTIAC, A Michigan Municipal Corporation
450 Wide Track Drive East
Pontiac, Michigan

Thomas E. Hunter
Thomas E. Hunter

By William H. Taylor, Jr.
William H. Taylor, Jr., Mayor

Helen N. Brosted
Helen N. Brosted

By Oleg Barkeley
Oleg Barkeley, City Clerk

STATE OF MICHIGAN) ss
COUNTY OF OAKLAND)

On this 2nd day of December, A.D. 1966 before me personally appeared Ruben Grevin and Pauline Grevin, 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.

Mary R. Good
Mary R. Good
Notary Public,
Oakland County, Michigan

My Commission expires: January 7, 1967

DEC 21 1966

LIBER 19640555

74592

473.00 MISC RECORDING
42.00 REMONUMENTATION
03/05/1999 03:29:07 P.M. RECEIPT# 5526
PAID RECORDED - OAKLAND COUNTY
G. WILLIAM CADDELL, CLERK/REGISTER OF DEEDS

RELEASE OF EASEMENTS

Handwritten initials

CONSUMERS ENERGY COMPANY (formerly Consumers Power Company), a Michigan corporation, 212 West Michigan Avenue, Jackson, Michigan 49201, hereby releases the following easements, all recorded in Oakland County Records, concerning portions of the plat of South Park, a subdivision of part of the Southwest 1/4 of Section 34, Township 3 North, Range 10 East, City of Pontiac, Oakland County, Michigan, as recorded in Liber 47 of Plats at Page 21, Oakland County Records:

includes (lot 321) same

- Instrument recorded in Liber 782 at Pages 11-16;
- Instrument recorded in Liber 782 at Pages 392-397;
- Instrument recorded in Liber 836 at Pages 207-212;
- Instrument recorded in Liber 5937 at Pages 29-30;
- Instrument recorded in Liber 6607 at Pages 77-80;
- Instrument recorded in Liber 6720 at Pages 538-542;
- Instrument recorded in Liber 6720 at Pages 546-549; and
- Instrument recorded in Liber 9841 at Page 217.

47021 no lot 321 or 10ft walk in legal

Further, Consumers Energy Company also hereby releases and disclaims any other easement rights it may have in, over, or under the plat of South Park, including the vacated streets and alleys therein, excepting Lots 321, 340, 341, 342, and the half of Midway Avenue adjacent to such lots.

IN WITNESS WHEREOF, Consumers Energy Company has caused this instrument to be executed in its corporate name and by its duly authorized officer this 16th day of October, 1998.

34P R

WITNESSES:

CONSUMERS ENERGY COMPANY

Diane M. Tyrrell
Diane M. Tyrrell
Loretta L. Bailey
Loretta L. Bailey

By: *Scott M. Carlson*
Scott M. Carlson

Its Manager-Right of Way Acquisition
and Management

FOR
TO BY
-PMA

OK-G.K.

LIBR 19640PG556

STATE OF MICHIGAN
COUNTY OF JACKSON

The foregoing instrument was acknowledged before me this 16th day of October,
1988, by Scott M. Carlson, Manager-Right of Way Acquisition/and Management of Consumers Energy
Company, a Michigan corporation, on behalf of the corporation.

Diane M. Tyrrell
Diane M. Tyrrell Notary Public
Jackson County, Michigan
Acting in Jackson County
My Commission Expires: June 1, 2003

Prepared by:
Deborah Ann Kile (P36689)
Consumers Energy Company
212 West Michigan Avenue
Jackson, MI 49201

When Recorded Return to:
Director of Worldwide Real Estate
General Motors Corporation
485 West Milwaukee Avenue
Detroit, MI 48202

L782P(1-16)

19640559

LIBERTY 782 46 13

and mercantile buildings or a combination of both business and mercantile and residence buildings which shall be of brick or stone construction and shall have face brick and stone or stone fronts and shall cost not less than Thirty Five Hundred (\$500.00) Dollars to construct for each twenty (20) feet.

No signs shall be constructed or maintained upon any lot in this subdivision unless the written consent of the Seller shall have been first obtained.

No lot in said subdivision shall be sold, leased to, occupied or used by any person or persons other than those of the Caucasian race.

Lots 302 to 308, both inclusive, 321, and lots 340 to 342, both inclusive, may be used for any lawful purpose (including industrial, manufacturing, business, mercantile or residence purposes); provided, however, that nothing shall be conducted on any of said lots that shall be deemed a public nuisance.

EASEMENTS

An Easement is reserved for the construction and maintenance of sewers and public utilities over the northerly three (3) feet in width of lots 133, 134, 210, 211 and 212 and over the southerly three (3) feet in width of lots 164, 165, 241, 242 and 263, and over the rear six (6) feet in depth of all residence lots excepting those lots the rear of which abuts on a public alley; over the easterly three (3) feet in length of lots 83, 89, 220, 214, 161 and 137; over the easterly six (6) feet in width of lots 341 and 342 and 343 over the westerly three (3) feet in length of lots 84, 90, 245, 207, 143, and 130; over the westerly six (6) feet in width of lots 341 and 308; over the northerly six (6) feet in width of lots 340, 341, 321, 307, 304, 305, 306, 307, 308 and lot 341. (Ent 14-34-379.000)

Easement on Plat

It is further agreed that all of the aforesaid covenants, conditions, easements and restrictions shall run with the land and be operative until January 1, 1955, at which time the same may be modified, released, or removed upon stipulation, signed and recorded with the Register of Deeds for said Oakland County by two-thirds of all the frontage upon all of the streets in said subdivision, and that the owner of any lot in said subdivision shall have the right of action to enforce the provisions of these restrictions, and the failure to enforce any or all of the restrictions herein set forth shall not be deemed a waiver

23377

South Park
July 11, 1927
Mabel D. Bondy
July 11, 1927
H. P. Haller

City of Pontiac

"SOUTH PARK"

A SUBDIVISION OF
PART OF THE S.W. & OF SEC. 34 T. 3 N. R. 10 E. PONTIAC TWP.
OAKLAND COUNTY, MICHIGAN

Scale: One Inch = 200 Feet

Examined and Approved
July 11, 1927
H. P. Haller
City Clerk

DEDICATION.

KNOW ALL MEN BY THESE PRESENTS, that we, Margaret C. Johnston as proprietor, and Harry B. Orvin and Huben Orvin both single men, as vendors under land contract, have caused the land embraced in the annexed plat to be surveyed, laid out and platted, to be known as "SOUTH PARK" A subdivision of part of the 3 1/2 of Sec. 34 T. 3 N. R. 10 E. Pontiac Township Oakland County Michigan and that the streets and alleys and walks as shown on said plat are hereby dedicated to the use of the public.

Signed and sealed in the presence of
James J. Givoni *Walter R. Johnston*
James J. Givoni *Walter R. Johnston*
James J. Givoni *Walter R. Johnston* & C.

STATE OF MICHIGAN
COUNTY OF Oakland

On this 11th day of July 1927 before me, a Notary Public in and for said county, personally came the above named Margaret C. Johnston and Harry B. Orvin and Huben Orvin, known to me to be the persons who executed the above dedication and acknowledged the same to be their free act and deed.

My commission expires May 9, 1929
James J. Givoni
Notary Public

DESCRIPTION.

The land embraced in the annexed plat of "SOUTH PARK" A subdivision of part of the 3 1/2 of Sec. 34 T. 3 N. R. 10 E. Pontiac Township Oakland County Michigan is described as follows: Beginning at the southeast corner of said Sec. 34 and running thence S 85° 40' E 375.70 ft. thence S 85° 03' E 1504.60 ft. thence N 1° 50' 30" E 1291.31 ft. thence S 78° 24' E 234.33' to the P.C. of a curve; thence along said curve to the right with R. = 810.21' and L. = 61.33' to the P.O.C.; thence along a curve to the right with R. = 217.52' and L. = 537.17' to the P.C.; thence on a curve to the right with R. = 1711.03' and L. = 378.02' to the P.O.C.; thence on a curve to the right with R. = 2068.24' and L. = 407.91' to the P.C.; thence E. 29° 34' N. 110.60'; thence S. 2° 30' E. 1720.30' to the place of beginning.

SURVEYOR'S CERTIFICATE.

I hereby certify that the plat herein delineated is a correct one and that permanent monuments consisting of iron bars 1" in diameter and 12" long encased in concrete boxes 4" in diameter and 48" long have been placed at all points marked thus (m) as therein shown at all angles in the boundary of the land platted and at all intersections of streets or streets and alleys and at each end of all curved street lines, and at the intersection of all streets with the boundaries of the land platted.

Walter R. Johnston
Registered Surveyor

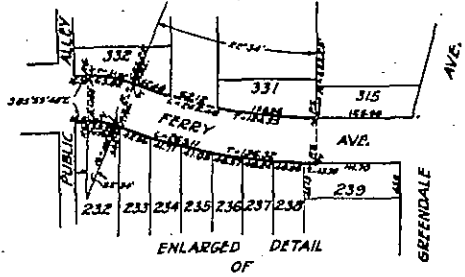
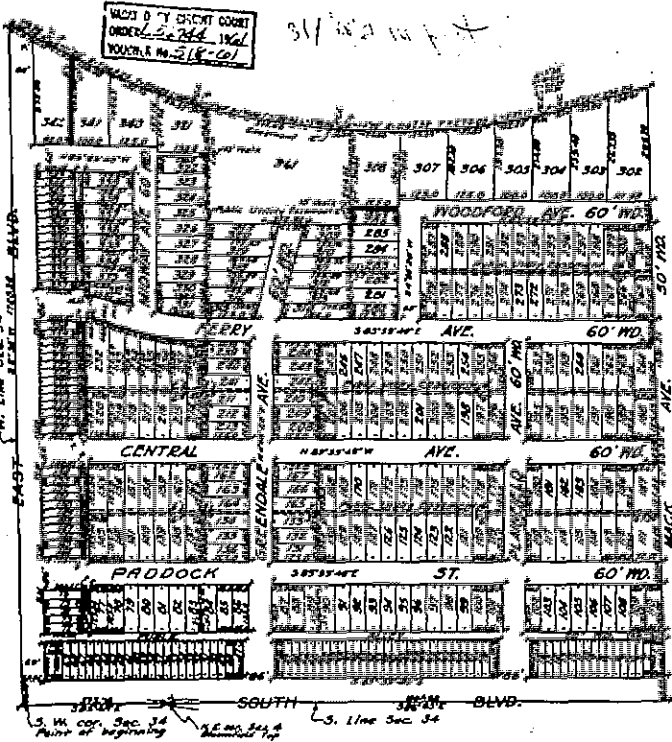
CERTIFICATE OF MUNICIPAL APPROVAL

This plat was approved by the Township Board of the Township of Pontiac at a meeting held June 28, 1927
Joseph H. ...

CERTIFICATE OF MUNICIPAL APPROVAL

This plat was approved by the City Commission of the City of Pontiac at a meeting held June 28, 1927
W. O. ...

Approved by the Board of Commissioners of Oakland County
at a meeting held July 11, 1927
...
CLERK



Oakland County Treasurer's Certificate
This is to certify that there are no Tax Liens or Titles held by the State or any individual against, and that all Taxes on lands described in the annexed instrument bearing Treasurer's have been paid FIVE YEARS prior to the date thereof, according to the records of this office.
...
June 30, 1927

INDEXED BY REGULATION
OF CITY CLERK
8-14-1928
VOUCHER No. 287-58