

Detroit Edison

87196139

Right of Way Agreement

LIBER 10161 PAGE 785

A#36 REG/DEEDS PAID
0001 OCT.20 '87 02:44PM
3327 MISC 15.00

October 1, 1987

For valuable consideration, the receipt of which is hereby acknowledged, the undersigned hereby grant and convey to THE DETROIT EDISON COMPANY, a corporation organized and existing concurrently under the laws of the States of Michigan and New York, of 2000 Second Avenue, Detroit, Michigan 48226 and the Metrovision of Oakland County, A Michigan Corporation, 37635 Enterprise Ct., Farmington Hills, MI hereinafter referred to as "UTILITIES", the easement and right to erect, lay, maintain, reconstruct and replace underground facilities consisting of wires, cables, conduits, fixtures and appurtenances including the necessary above ground equipment, connections, poles and accessories which may from time to time be required in, under, upon, over and across the land located in the City of Farmington Hills, Oakland County, Michigan, and more particularly described on the attached Appendix "A", with the full right to the UTILITIES of ingress and egress upon said land for the purposes of this grant, and the further right to trim, cut down or otherwise control brush and trees within the easements herein described.

Said easements shall be Ten (10') feet in width unless otherwise indicated and their route is described as follows:

See Attached Appendix "B"

In order to provide for the proper maintenance and protection of UTILITIES, the undersigned covenant and agree that:

1. The easements will be graded to within four (4) inches of final grade before the UTILITIES lines are installed and this ground elevation must be maintained after installation of utilities to avoid the pooling of water in, on or around above ground UTILITIES' equipment.
2. No buildings or structures other than UTILITIES equipment are to be placed within the easements herein granted. No excavation is to be permitted within said easement without approval of UTILITIES.
3. No shrubs or foliage shall be planted or grown within five (5) feet of the front door of transformers or switching cabinet enclosures. UTILITIES shall not be responsible to Owners for damages to or removal of trees or plant life planted in front of said door or within the easement causing an interference with UTILITIES maintenance of their equipment.
4. If the lines of facilities of UTILITIES are damaged by the acts of Owners, their agents, employees or contractors, repairs shall be made by the Utility company so damaged at the cost and expense of Owners. Owners are defined as those persons owning the land at the time the damage occurred.

THIS GRANT is declared to be binding upon the heirs, successors, lessees, licenses and assigns of the parties hereto.

IN WITNESS WHEREOF, the undersigned have hereunto set their hand and seal on this date.

(Signature)

Witnesses:

Grantors:

Prepared By: Omer V. Racine
The Detroit Edison Company
30400 Telegraph Road, #264
Birmingham, MI 48010

Address: _____

(Signature)

DE 202

RECORDED RIGHT OF WAY NO. 37672

(Handwritten mark)

WITNESSES:

Central Venture Corporation
36800 Gratiot Avenue
Mount Clemens, MI 48043

Jill L. Turnbull
Jill L. Turnbull

Jeanne Landa
Jeanne Landa

By: David A. Widlak
David A. Widlak

Its: Vice-President

STATE OF MICHIGAN)
) SS:
COUNTY OF MACOMB)

Personally came before me this 1st day of October, 1987,
David A. Widlak, Vice-President of the Central Venture Corporation, to me known to be the
person who executed the foregoing instrument, and to me known to be such Vice-President of
said corporation, and acknowledged that he executed the foregoing instrument as such
office as the free act and deed of said corporation, by its authority.

My Commission Expires: 2/20/91

Jeanne Landa
Jeanne Landa
Notary Public, Macomb
County, Michigan

RECORDED RIGHT OF WAY NO. 37672

APPENDIX "A"

Proposed "Country Ridge No. 5", a part of the North 1/2 of Fractional Section 6, T1N, R9E, City of Farmington Hills, Oakland County, Michigan, more particularly described as commencing at the East 1/4 corner of said Section 6; thence S. 89°46'35" W., 1470.00 ft., along the East and West 1/4 line of said Section 6 and the North line of "Farmington Ridge Subdivision No. 1", as recorded in Liber 173 of Plats, on Pages 25, 26, 27, 28, 29 and 30, Oakland County Records, and the South line of "Country Ridge No. 3", as recorded in Liber 000 of Plats, on Pages 00 and 00, Oakland County Records, and the South line of "Country Ridge No. 4", as recorded in Liber 000 of Plats, on Pages 00 and 00, Oakland County Records, to the point of beginning; thence continuing South 89°46'35" West, 269.86 ft. along the East and West 1/4 line of said Section 6 and the North line of said "Farmington Ridge Subdivision No. 1", thence North 06°16'25" East, 122.26 ft., thence 51.73 ft. along a curve to the right, said curve having a radius of 230.00 ft., a central angle of 12°53'10" , and a chord bearing and distance of North 77°17'00" West, 51.62 ft., thence North 19°09'35" East, 180.00 ft., thence North 47°17'43" West, 45.62 ft., thence North 00°13'25" West, 68.93 ft., thence North 03°04'01" West, 158.15 ft., thence North 09°00'00" West, 395.00 ft., thence N. 22°34'13" West, 76.65 ft., thence North 75°20'39" West, 80.00 ft., thence North 71°12'43" West, 60.14 ft., thence North 74°47'11" West, 120.00 ft., thence South 14°37'27" West, 95.01 ft., thence South 03°18'00" East, 257.41 ft., thence South 09°04'13" East, 89.42 ft., thence South 14°23'31" East, 84.01 ft., thence South 08°44'37" East, 151.71 ft., thence North 87°03'39" East, 120.00 ft., thence 41.23 ft. along a curve to the right, said curve having a radius of 870.00 ft., a central angle of 02°42'56" , and a chord bearing and distance of South 01°34'53" East, 41.23 ft., thence South 89°46'35" West, 125.00 ft., thence South 04°22'55" East, 292.31 ft., thence South 35°20'23" East, 80.55 ft., thence South 78°58'41" East, 90.00 ft., thence South 06°16'25" West, 15.00 ft., to the East and West 1/4 line of said Section 6 and the North line of said "Farmington Ridge Subdivision No. 1", thence South 89°46'35" West, 743.79 ft. along the East and West 1/4 line of said Section 6 and the North line of said "Farmington Ridge Subdivision No. 1", to the Center of said Section 6, thence continuing South 89°46'35" West 80.87 ft., along the East and West 1/4 line of said Section 6 and the North line of said "Farmington Ridge Subdivision No. 1", thence North 41°01'35" East, 132.98 ft., thence N. 03°39'25" East, 146.66 ft., thence North 37°25'33" East, 56.53 ft., thence North 16°43'46" East, 205.03 ft., thence North 10°42'13" West, 273.43 ft., thence North 23°21'36" West, 93.61 ft., thence N. 29°00'00" West, 294.31 ft., thence 53.26 ft. along a curve to the left, said curve having a radius of 475.00 ft., a central angle of 06°25'28" and chord bearing and distance of North 33°00'08" East, 53.23 ft., thence South 82°43'13" East, 138.68 ft., thence North 86°06'26" East, 190.02 ft., thence North 72°13'02" East, 187.84 ft., thence North 67°02'55" East, 85.00 ft., thence North 22°51'00" West, 125.00 ft., thence South 67°09'00" West, 41.20 ft., thence North 22°51'00" West, 197.68 ft., thence south 71°10'46" West, 91.52 ft., to the boundary of "Country Ridge No. 2", as recorded in Liber 000 of Plats, on Pages 00, 00 and 00, Oakland County Records, thence the following bearings and distances along the boundary of said "Country Ridge No. 2", thence North 00°04'32" East, 300.07 ft., thence North 22°01'59" East, 91.90 ft., thence North 89°41'27" East, 185.00 ft., thence North 00°18'33" West, 14.84 ft., thence North 89°41'27" East, 120.00 ft. along the boundary of said "Country Ridge No. 2" to the Westerly line of "Country Ridge No. 1", as recorded in Liber 170 of Plats, on Pages 24, 25, 26 and 27, Oakland County Records, thence the following bearings and distances along the Westerly line of said "Country Ridge No. 1", thence South 00°18'33" East, 160.00 ft., thence South 10°13'24" East, 143.08 ft., thence South 36°25'52" East, 140.80 ft., thence South 52°47'22" East, 77.96 ft., thence South 53°16'00" East, 277.17 ft., thence South 44°31'29" East, 123.88 ft., thence South 18°55'16" East, 62.81 ft., thence South 35°31'50" East, 64.51 ft., thence South 66°08'28" East, 162.70 ft., thence South 40°07'23" East, 78.00 ft., thence South 12°50'19" East, 78.00 ft., thence South 09°41'09" West, 78.00 ft., thence South 36°58'13" West, 78.00 ft., thence South 59°29'42" West, 78.00 ft., thence S. 16°58'34" West, 59.71 ft., thence South 00°13'25" East, 434.39 ft., to the Southwest corner of said "Country Ridge No. 1", and a point on the Westerly line of "Country Ridge No. 4" as recorded in Liber 000 of Plats, on Pages 00 and 00, Oakland County Records, thence South 18°12'41" West, 63.25 ft. along the Westerly line of said "Country Ridge No. 4", thence South 00°13'25" East, 120.00 ft., along the Westerly line of said "Country Ridge No. 4", to the point of beginning. All of the above containing 31.026 acres. This plat contains 45 lots, numbered 208 to 252, both inclusive, and two (2) parks.

SIDWELL No 2306-200-014

RECORDED RIGHT OF WAY NO. 37622

Detroit

Phone 645-4388

September 23, 1987

James R. Ball
Central Venture Corporation
36800 Gratiot Ave.
Mount Clemens, MI 48043

Gentlemen:

Re: Country Ridge No. 5 Subdivision

Enclosed is the original and one copy of the Right of Way Agreement for the above described project. Please have the original executed and returned to us. The copy should be retained by you for your records.

In order to comply with the recording statutes of the State of Michigan, please have two separate witnesses. The notary can be one of the witnesses. Also, print or type the names of all parties signing the documents, including witnesses, and notary.

Your attention is called to Paragraph No. 4 of this agreement, whereby you would be responsible for any damages which might occur to the Company's underground lines after installation. It is, therefore, extremely important that not only you, but any contractors working for you, exercise due care to avoid any damage.

Prompt return of this instrument, fully completed, will assist in prompt scheduling of our work to be completed in your project. Please return all documents addressed to: The Detroit Edison Company, 30400 Telegraph Road, Birmingham, Michigan, 48010. Attn: Omer V. Racine, Room 264.

Sincerely,



Omer V. Racine, Representative
Real Estate, Rights of Way & Claims

OVR/vkc
Enclosures

RECORDED RIGHT OF WAY NO. 37672

Detroit Edison

Application for U.R.D. Easements

DE 463111

THIS SERVICE AREA JAMES McDONALD Division OAKLAND	Date 9-17-87	Date 9-18-87	DE 87-43
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We have included the following necessary material and information

Material:

- A Proposed Subdivision
 1 copy of complete final proposed plat - All pages
 or
 B Other than proposed subdivision (condo, apts, mobile home park — other)
 1 Property description
 2 Site plan
 3 title information (deed, title commitment, contract with title commitment or title search)

Note: Do not submit application for URD easements until all above material has been acquired

Information

1 Project Name COUNTRY RIDGE E	City/Township/Village OAKLAND
2 Name of Owner CENTRAL VENTURE CORPORATION	Phone Number 792-8055
Address 36800 GRATIOT AVE, MT CLEMENS, MICH 48043	Owner's Representative Jim Ball 210-0700
Date Service is Wanted 10-20-87	
4 Entire Project will be developed at one time	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
5 Joint easements required — Michigan Bell Telephone — Consumers Power	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
a Name of Other Utilities If Not Michigan Bell Telephone, Consumers Power METROVISION OF OAKLAND COUNTY	
b Other Utility Engineer Names MARY NELSON	Phone Number 555-7303
Address 37625 ENTERPRISE CT FARMINGTON HILLS, MICH 48018	
6 Additional Information or Comments	

RECORDED RIGHT OF WAY NO. 37622

Note: Trenching letter attached will be submitted later

Service Planner John V. [Signature]	Signed (Service Planning Supervisor) R. [Signature]
Phone No.	Address

MEMORANDUM ORDER
FOR GENERAL USE
DE FORM MS 77 12-53

TO Records Center

DATE 11-23-87 TIME _____

Please set up P/W file for: COUNTRY RIDGE No 5 SUBDIVISION
Being a part of N 1/2 of Section 6, CITY OF FARMINGTON ILLS
Oakland County, Michigan

COPIES TO _____

SIGNED _____

Omer V. Racine

Omer V. Racine
264 Oakland Div. Hqters

REPORT _____

Farmington Twp

Sec 6

DATE RETURNED _____

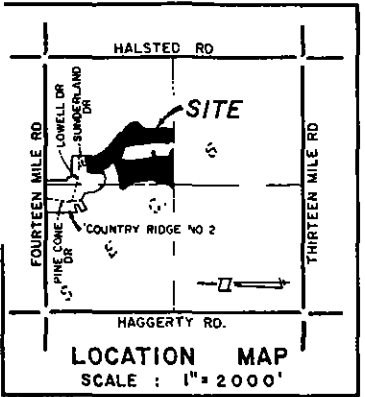
TIME _____

SIGNED _____

RECORDED
RIGHT OF WAY
NO. 37672

"COUNTRY RIDGE NO. 5" PROPOSED

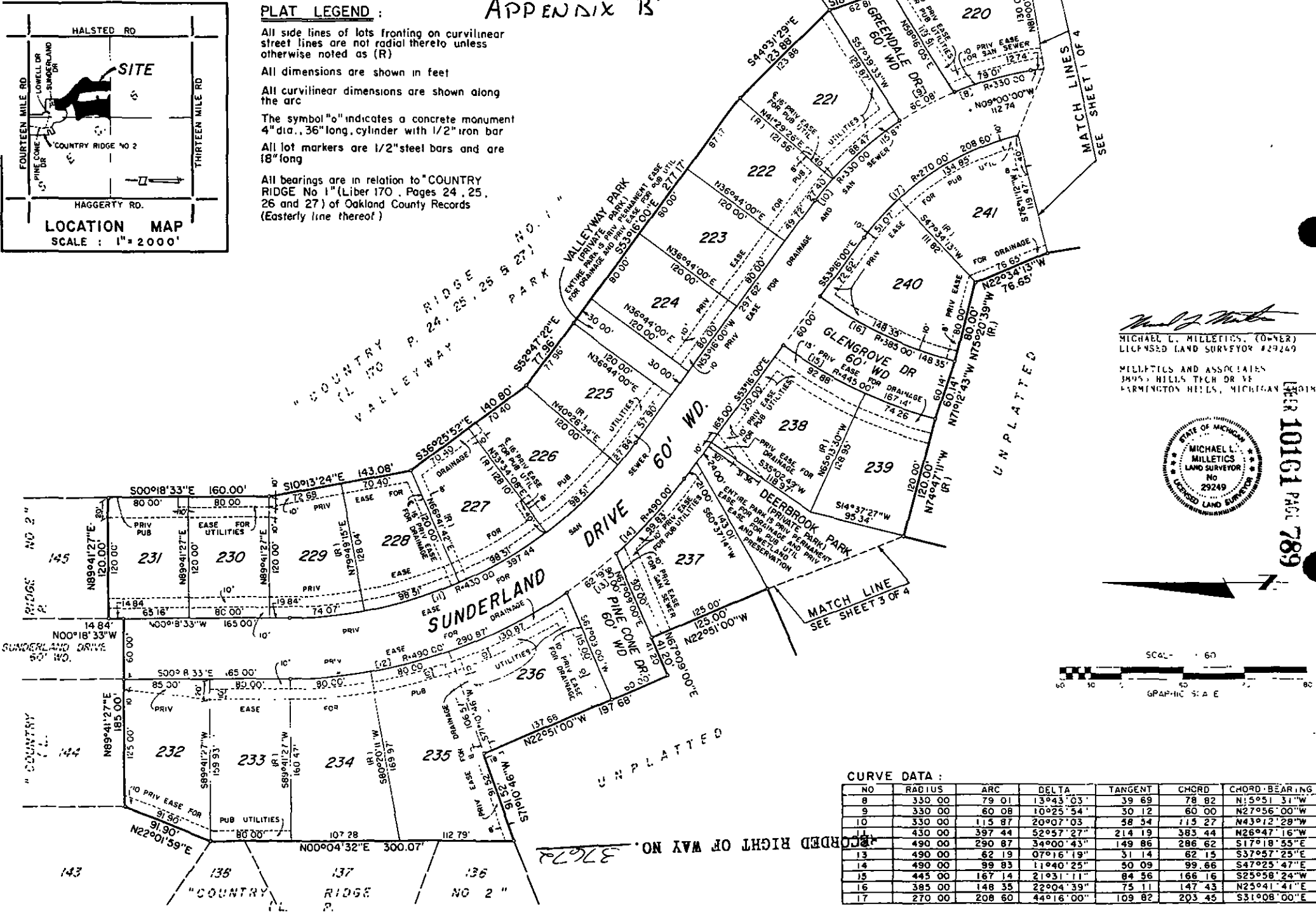
A PART OF THE NORTH 1/2 OF FRACTIONAL SEC. 6, T1N-R9E,
CITY OF FARMINGTON HILLS, OAKLAND COUNTY, MICHIGAN



PLAT LEGEND :

All side lines of lots fronting on curvilinear street lines are not radial thereto unless otherwise noted as (R)
All dimensions are shown in feet
All curvilinear dimensions are shown along the arc
The symbol "o" indicates a concrete monument 4" dia., 36" long, cylinder with 1/2" iron bar
All lot markers are 1/2" steel bars and are 18" long
All bearings are in relation to "COUNTRY RIDGE No 1" (Liber 170, Pages 24, 25, 26 and 27) of Oakland County Records (Easterly line thereof)

APPENDIX "B"

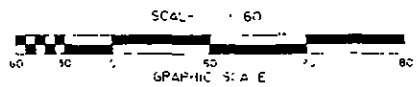


Michael L. Millettics
MICHAEL L. MILLETICS, (D-492)
LICENSED LAND SURVEYOR #29249

MILLETICS AND ASSOCIATES
3405 S. HILLS TICH DR SE
FARMINGTON HILLS, MICHIGAN 48334



LIBER 10161 PAGE 789



CURVE DATA :

NO	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD BEARING
8	330 00	79 01	13°43'03"	39 69	78 82	N15°51'31"W
9	330 00	60 08	10°25'54"	30 12	60 00	N27°56'00"W
10	330 00	115 87	20°07'03"	58 54	115 27	N43°12'28"W
11	430 00	397 44	52°57'27"	214 19	383 44	N26°47'16"W
12	490 00	290 87	34°00'43"	149 86	286 62	S17°18'53"E
13	490 00	62 19	07°16'19"	31 14	62 15	S37°57'25"E
14	490 00	99 83	11°40'25"	50 09	99 86	S47°25'47"E
15	445 00	167 14	21°31'11"	84 56	166 16	S25°58'24"W
16	385 00	148 35	22°04'39"	75 11	147 43	N25°41'41"E
17	270 00	208 60	44°16'00"	109 82	203 45	S31°08'00"E

RECORDED RIGHT OF WAY NO. 3772

PROPOSED

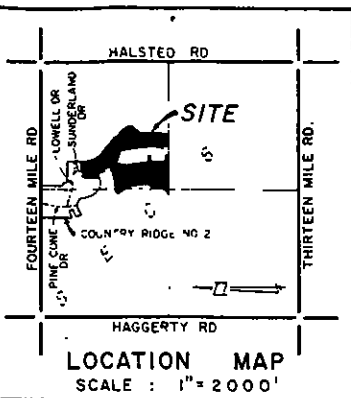
"COUNTRY RIDGE NO. 5"

A PART OF THE NORTH 1/2 OF FRACTIONAL SEC. 6, T1N-R9E,
CITY OF FARMINGTON HILLS, OAKLAND COUNTY, MICHIGAN

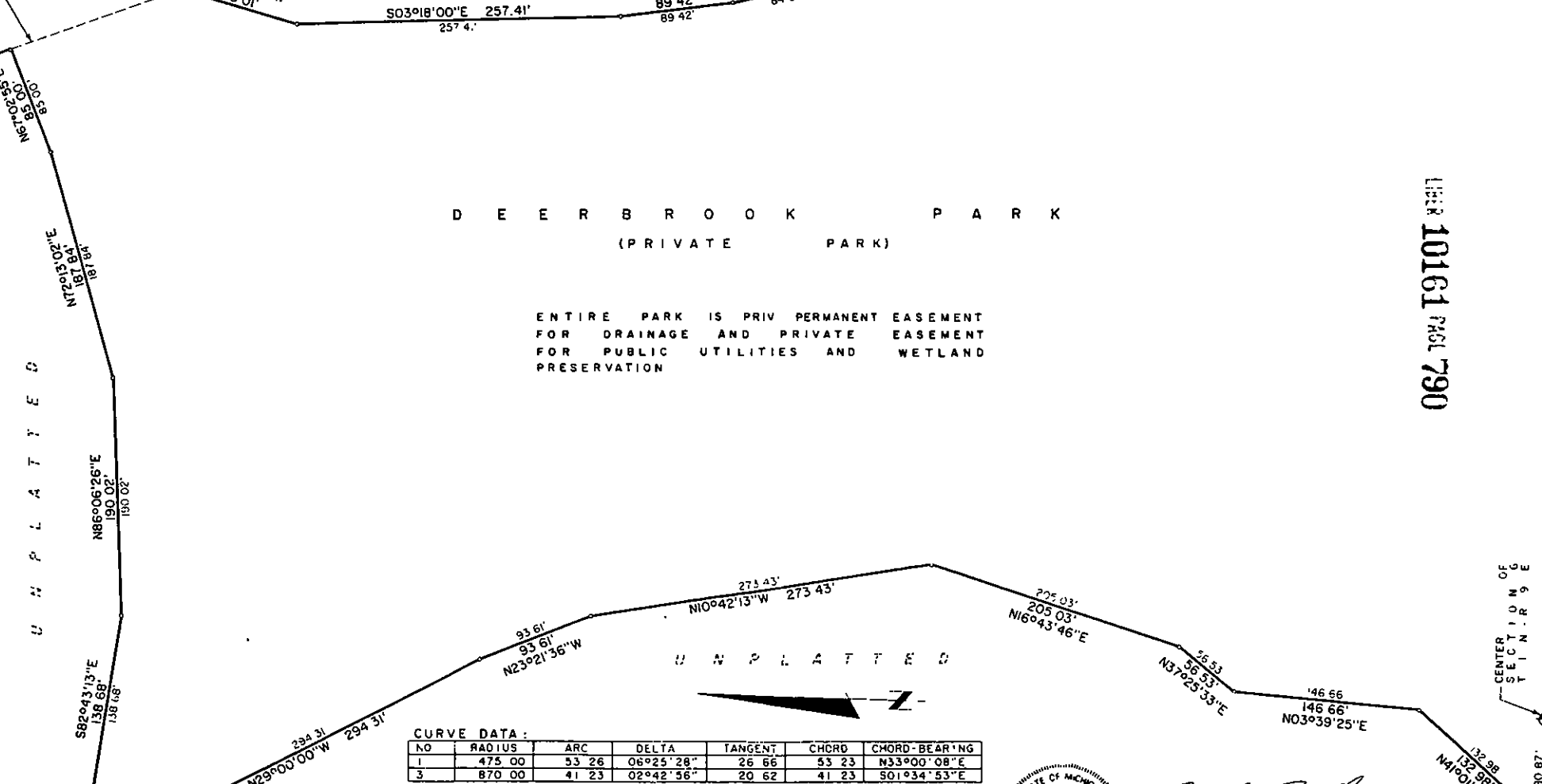
APPENDIX "B"

PLAT LEGEND :

All side lines of lots fronting on curvilinear street lines are not radial thereto unless otherwise noted as (R)
All dimensions are shown in feet
All curvilinear dimensions are shown along the arc
The symbol "o" indicates a concrete monument 4" dia., 36" long, cylinder with 1/2" iron bar
All lot markers are 1/2" steel bars and are 18" long
All bearings are in relation to "COUNTRY RIDGE No 1" (Liber 170, Pages 24, 25, 26 and 27) of Oakland County Records (Easterly line thereof)



MATCH LINE
SEE SHEET 2 OF 4



D E E R B R O O K P A R K
(PRIVATE PARK)

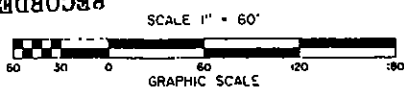
ENTIRE PARK IS PRIV PERMANENT EASEMENT
FOR DRAINAGE AND PRIVATE EASEMENT
FOR PUBLIC UTILITIES AND WETLAND
PRESERVATION

CURVE DATA :

NO	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD-BEAR'NG
1	475 00	53 26	06°25'28"	26 66	53 23	N33°00'08"E
3	870 00	41 23	02°42'56"	20 62	41 23	S01°34'53"E

(1) RAD = 475 00'
ARC = 53 26'
Δ = 06°25'28"
TAN = 26 66'
CHD = 53 23'
CHD BRG = N33°00'08"E

RECORDED RIGHT OF WAY NO. 37622



MICHAEL L. MILLETICS, (OWNER)
LICENSED LAND SURVEYOR #29249
MILLETICS AND ASSOCIATES
3955 HILLS TECH DRIVE
FARMINGTON HILLS, MICHIGAN 48014

LIBER 10161 PAGE 790

CENTER
SECTION
T11N-R9E

EAST 1/4 WEST 1/4 LINE OF SECTION 6
T11N-R9E

W 1/4 CORNER
SECTION 6
T11N-R9E

E 1/4 CORNER
SECTION 6
T11N-R9E