

Sec 13

OVERHEAD EASEMENT (RIGHT OF WAY) NO. R-9102627-06

On January 10, 1994, for the consideration of system betterment, Grantor grants to Grantee a permanent overhead easement ("Right of Way") in, on and across a part of Grantor's Land called the "Right of Way Area".

"Grantor" is:

Pontiac-Bloomfield Terraces Corporation, a Michigan Non-Profit Corporation, 900 Woodward Avenue, Pontiac, Michigan 48053,

"Grantee" is:

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

"Grantor's Land" is in City of Farmington Hills, Oakland County, Michigan.

See attached Appendix "A" for description. Sidwell No. 23-13-101-001.

The "Right of Way Area" is a part of Grantor's Land and is described as:

The Southerly Twelve (12) feet of Grantor's property.

The Right-of-Way is Twelve (12) feet in width.

\$ 9.00 MISCELLANEOUS RECORDING
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23 FEB 95 2:00 P.M. RECEIPT# 1498
PAID RECORDED - OAKLAND COUNTY
LYNN D. ALLEN, CLERK/REGISTER OF DEEDS
\$ 2.00 REDEMPTION
23 FEB 95 2:01 P.M. RECEIPT# 1498
PAID RECORDED - OAKLAND COUNTY
LYNN D. ALLEN, CLERK/REGISTER OF DEEDS

- 1. Purpose: The purpose of this Right of Way is to construct, reconstruct, modify, add to, operate and maintain overhead utility line facilities consisting of poles, guys, anchors, wires, cables, transformers and accessories.
2. Access: Grantee has the right of access to and from the Right of Way Area.
3. Building or other Permanent Structures: No buildings or other permanent structures shall be placed in the Right of Way Area without Grantee's prior written consent.
4. Trees, Bushes, Branches or Roots: Grantee may trim, cut down, remove or otherwise control any trees, bushes, branches or roots in the Right of Way Area (or that could grow into the Right of Way Area) that Grantee believes could interfere with the safe and reliable construction, operation and maintenance of Grantee's facilities.
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 Right of Way, then Grantee shall restore Grantor's Land as nearly as can be to its original condition.
6. Successors: This Right of Way runs with the land and binds and benefits Grantor's and Grantee's successors, lessees, licensees and assigns.

Witnesses:(type or print name below signature)

Karen E. Garrock
Diane J. Moskwa

Grantor:(type or print name below signature)

Pontiac-Bloomfield Terraces Corporation, a Michigan Non-Profit Corporation

By: JOHN P. CULLER
Its: PRESIDENT AND CEO

RECORDED REGISTER OF WAY NO. 40672

Acknowledged before me in Oakland County, Michigan, on January 10, 1994 by John P. Culler the President of Pontiac-Bloomfield Terraces Corporation, a Michigan Non-Profit Corporation, for the Michigan Non-Profit Corporation.

Notary's Stamp: ESTELA C. LEAL, Notary Public in and for the State of Michigan, My Commission Expires June 25, 1997. Notary's Signature: Estela C. Leal

Prepared by Annie P. Grimmett, 30400 Telegraph Road, Suite 210, Birmingham, Michigan 48025/kad

O.K. -S.R.

APPENDIX "A"

LEGAL DESCRIPTION

PART OF THE NORTHWEST 1/4 OF SECTION 13 AND ALSO PART OF THE SOUTHWEST 1/4 OF SECTION 13, T. 1 N., R. 9 E., CITY OF FARMINGTON HILLS, OAKLAND COUNTY, MICHIGAN, DESCRIBED AS BEGINNING AT A POINT, SAID POINT BEING DISTANT S. 89°12'00" E., 1,306.20 FEET ALONG THE NORTH LINE OF SAID SECTION 13 AND S. 00°04'34" E., 60.00 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 13; THENCE FROM SAID POINT OF BEGINNING, SAID POINT ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY LINE OF 12 MILE ROAD (120 FEET WIDE) AND CONTINUING ALONG SAID RIGHT-OF-WAY LINE, S. 89°12'00" E., 198.00 FEET; THENCE S. 00°04'34" E., 600.00 FEET; THENCE N. 89°12'00" W., 198.00 FEET; THENCE S 00°04'34" E., 1,986.43 FEET PARTLY ALONG THE WEST LINE OF "GREENCASTLE" SUBDIVISION, AS RECORDED IN LIBER 67, PAGE 28, OAKLAND COUNTY RECORDS; THENCE ALONG THE SOUTH LINE OF SAID SUBDIVISION, S. 89°03'16" E., 1,315.50 FEET TO THE CENTER OF SAID SECTION 13; THENCE ALONG THE NORTH/SOUTH 1/4 LINE OF SAID SECTION 13, S. 00°10'56" W., 600.25 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF I-696 FREEWAY (300 FEET WIDE); THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES: (1) N. 88°51'22" W., 67.99 FEET, (2) 1,133.58 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 2,667.79 FEET, A CENTRAL ANGLE OF 24°20'45" AND A LONG CHORD LENGTH OF 1,125.08 FEET WHICH BEARS N. 76°41'00" W., AND (3) N. 64°30'37" W., 1,518.10 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF MIDDLEBELT ROAD (VARIABLE WIDTH); THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES: (1) N. 00°14'40" E., 428.92 FEET, (2) N. 89°45'20" W., 40.00 FEET, AND (3) N. 00°14'40" E., 1,882.91 FEET; THENCE S. 89°12'00" E., 1,246.53 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE OF 12 MILE ROAD TO THE POINT OF BEGINNING. CONTAINING 91.88 ACRES AND SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Sidwell # 23-13-101-001

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