

For good and valuable considerations, the right is hereby granted to THE DETROIT EDISON COMPANY, 2000 Second Avenue, Detroit, Michigan, their licensees, lessees, successors and assigns, to construct aerial and/or underground line facilities for the purpose of providing electric service and communication service including necessary conduits, wires, cables, manholes, transform and equipment in, under, upon, over and across the property located in the _____ City _____

Birmingham, County of Oakland, State of Michigan, further described as follows

An easement running in a northerly and southerly direction across Lots 4, 6, 7, and 8 of "Asses Plat Number 25", City of Birmingham, Oakland County, Michigan as recorded in Liber 54A, Page 73 Oakland County Records. Described as: Beginning at a point on northerly line of Lots 4 and 5 c said "Assessor's Plat #25" distant North 87°38'15" East, 112.0 feet from northwest corner of said Lot #5; thence South 23°36'36" East 121.96 feet; thence South 36°15'30" East 10.41 feet; thence South 69°55'27" West 25.79 feet; thence North 02°07'48" West 47.67 feet; thence North 23°36'36" West 88.50 feet to a point on said North line of Lot 4 and also being the South line of Merrill Street (60.0 feet wide); thence North 87°38'15" East 6.44 feet to point of beginning with full right of ingress and egress upon the said premises to employes or appointees of the said grantees to construct, reconstruct, repair, operate and maintain said line facilities, and to trim or cut down any trees which in the opinion of the grantees at any time interfere or threaten to interfere with the construction and operation of said line facilities.

~~The route of overhead line facilities is described as follows:~~

~~Underground lines may be located in accordance with a method proposed which is made open to the public and the persons may be in with houses, chimneys, roads and drainage~~

This grant is hereby binding upon the heirs, successors and assigns of the undersigned grantor _____

IN WITNESS WHERE OF we have hereunto set our hands and seal this 1st day of Oct, 1980

WITNESS: Phyllis Armour
Phyllis Armour, City Clerk

Gary W. Kain
Gary W. Kain, Mayor

Judith A. Benn
Judith A. Benn
Thelma Kay Shivel
Thelma Kay Shivel

Phyllis Armour
Phyllis Armour, City Clerk

PREPARED BY:
James McDonald
The Detroit Edison Company
30400 Telegraph Road
Birmingham, Michigan 48010
STATE OF MICHIGAN
County of Oakland } s s

CITY OF BIRMINGHAM
ADDRESS 151 Martin Street
Birmingham, Michigan 48011

On this 1st day of October A.D. 1980, before me the subscriber, a Notary Public in and for said county appeared Gary W. Kain and Phyllis Armour

to me personally known, who being by me duly sworn did say that they are the Mayor and City Clerk of The City of Birmingham, A Michigan

Municipal Corporation 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 directors and The Birmingham City Commission

acknowledged said instrument to be free act and deed of said corporation.

Thelma Kay Shivel
Thelma Kay Shivel

My commission expires: July 22, 1984

Notary Public Oakland County, Mich

3.00

PMU, Inc

Paragon Title

REVISED #2

1145 WEST LONG LAKE SUITE 101 BLOOMFIELD HILLS MI 48303

ED-178-B

From examination of the records in the Register of Deeds office, Oakland County
Michigan, up to October 3, 1980 at 8:00 A.M. for property described as follows, to wit:

Land in the City of Birmingham, Oakland County, Michigan, described as follows:

Part of Lots 3, 4, 6 and 7 of ASSESSOR'S PLAT NO. 25, being a replat of TABER ADDITION and Lots 1, 2 and 3, BROWNS ADDITION and plat of part of the Northeast 1/4 Section 36, Town 2 North, Range 10 East, City of Birmingham, Oakland County, Michigan as recorded in Liber 54A of Plats, Page 73 of Oakland County Records is described as beginning at the Northwest corner of said Lot 3, thence along the Northerly line of said Lot 3 on a curve to the left (radius=169.27 feet long chord bears North 72 degrees 21 minutes 11 seconds East 89.24 feet) a distance of 90.31 feet, thence South 36 degrees 27 minutes 05 seconds East 95.31 feet, thence South 36 degrees 00 minutes 48 seconds East 34.46 feet, thence South 69 degrees 51 minutes 30 seconds West 124.34 feet, thence North 36 degrees 13 minutes 40 seconds West 10.08 feet thence North 23 degrees 40 minutes 33 seconds West 122.04 feet, thence North 87 degrees 38 minutes 15 seconds East 9.78 feet to the point of beginning.

It appears that the title is vested in

TUDOR COURT BUILDING CO., a Michigan Limited Partnership

Subject to

Mortgage for the sum of \$825,000.00 in favor of THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES, a New York Corporation, as set forth in Liber 7741, Page 510, Oakland County Records.

Taxes Not Examined

Under this form of search, this company is not an insurer of the above title, nor does it guarantee the title or any evidence thereto

The liability of the Company is limited to the amount paid for the Search

Instruments (however designated) filed in the Office of the Register of Deeds as "Financing Statements" pursuant to the Uniform Commercial Code P.A. 1962, No. 174, effective January 1, 1964, are not included in the matters covered by this Certificate

33359

Paragon Title

BY Joanne C. Samonet /ak

(3)

This document has
been audited by the
RE&R/W Dept.

Birmingham Sub.
Job No. 80-038

PLEASE SECURE RIGHT OF WAY AS FOLLOWS.

DATE June 6, 1980

LOCATION Merrill & Pierce

APPLICATION NO. U1-2-3308

DEPT ORDER NO. _____

CITY OR VILLAGE Birmingham

O F W NO. _____

TOWNSHIP _____ COUNTY Oakland

BUDGET ITEM NO. _____

DATE BY WHICH RIGHT OF WAY IS WANTED July 7, 1980

INQUIRY NO. _____

THIS R/W IS _____ % OF TOTAL PROJECT NO. _____ ACCUM. _____ %.

JOINT RIGHT OF WAY REQUIRED YES NO

NOTE: Identify on print or sketch the subdivisions as to section location and liber and page.

KIND AND DESCRIPTION OF RIGHT OF WAY REQUESTED Proposed D.E. Co. easements with rights of ingress and egress as shown on drawing U1-2-3308.

PURPOSE OF RIGHT OF WAY To construct and maintain underground conduit system for added distribution.

SIGNED R. F. Burtwell
R. F. Burtwell, Supervisor
Engineering Planning & Layout Division Services
OFFICE DEPARTMENT

REPORT OF REAL ESTATE AND RIGHTS OF WAY DEPT.

Recordable right of way secured as requested on the attached sketch.
Contacts by J. McDonald, Real Estate, Rights of Way & Claims.

RECORDED RIGHT OF WAY NO.

33357
1/9

Permits to Div. Services 3
PERMITS IN RECORD CENTER 3 R.E. & R/W DEPT. FILE _____ GRANTOR L. Brown Assoc.

NO. OF PERMITS 3 NO OF STRUCTURES _____ NO. OF MILES _____ PERMITS TO MBT _____

DATE 10-23-80 SIGNED James A. Robertson
JAMES A. ROBERTSON

6-9-80 WD 8-4-80

EASEMENT DESCRIPTIONS

EASEMENT #1

An easement running in a northerly and southerly direction across Lots 4, 6, 7, and 8 of "Assessor's Plat Number 25", City of Birmingham, Oakland County, Michigan as recorded in Liber 54A, Page 73, Oakland County Records.

Described as: Beginning at a point on the northerly line of Lots 4 and 5 of said "Assessor's Plat #25" distant North 87°38'15" East, 112.0 feet from the Northwest Corner of Said Lot #5;
 thence South 23°36'36" East 121.96 feet;
 thence South 36°15'30" East 10.41 feet;
 thence South 69°55'27" West 25.79 feet;
 thence North 02°07'48" West 47.67 feet;
 thence North 23°36'36" West 88.50 feet to a point on said North line of Lot 4 and also being the South line of Merrill Street (60.0 feet wide);
 thence North 87°38'15" East 6.44 feet to the Point of Beginning

Containing 0.028 acres of land.

EASEMENT #2

An easement running in a easterly and westerly direction across part of Lot 3, 6, and 7 of "Assessor's Plat Number 25", City of Birmingham, Oakland County, Michigan as recorded in Liber 54A, Page 73, Oakland County Records.

Described as: Beginning at a point that is North 87°38'15" East 112.0 feet and South 23°36'36" East, 121.96 from the Northwest corner of Lot 5 of said "Assessor's Plat #25.

thence South 36°15'30" East 10.41 feet;
 thence North 69°55'27" East 65.0 feet;
 thence South 20°04'33" East 10.0 feet;
 thence North 69°55'27" East 10.0 feet;
 thence North 20°04'33" West 10.0 feet;
 thence North 69°55'27" East 36.60 feet;
 thence North 36°07'53" West 10.40 feet;
 thence South 69°55'27" West 111.63 feet to the Point of Beginning.

Containing 0.028 acres of land.

EASEMENT #3

An easement over part of Lot 3 of "Assessor's Plat Number 25", City of Birmingham, Oakland County, Michigan and recorded in Liber 54A, Page 73, Oakland County Records.

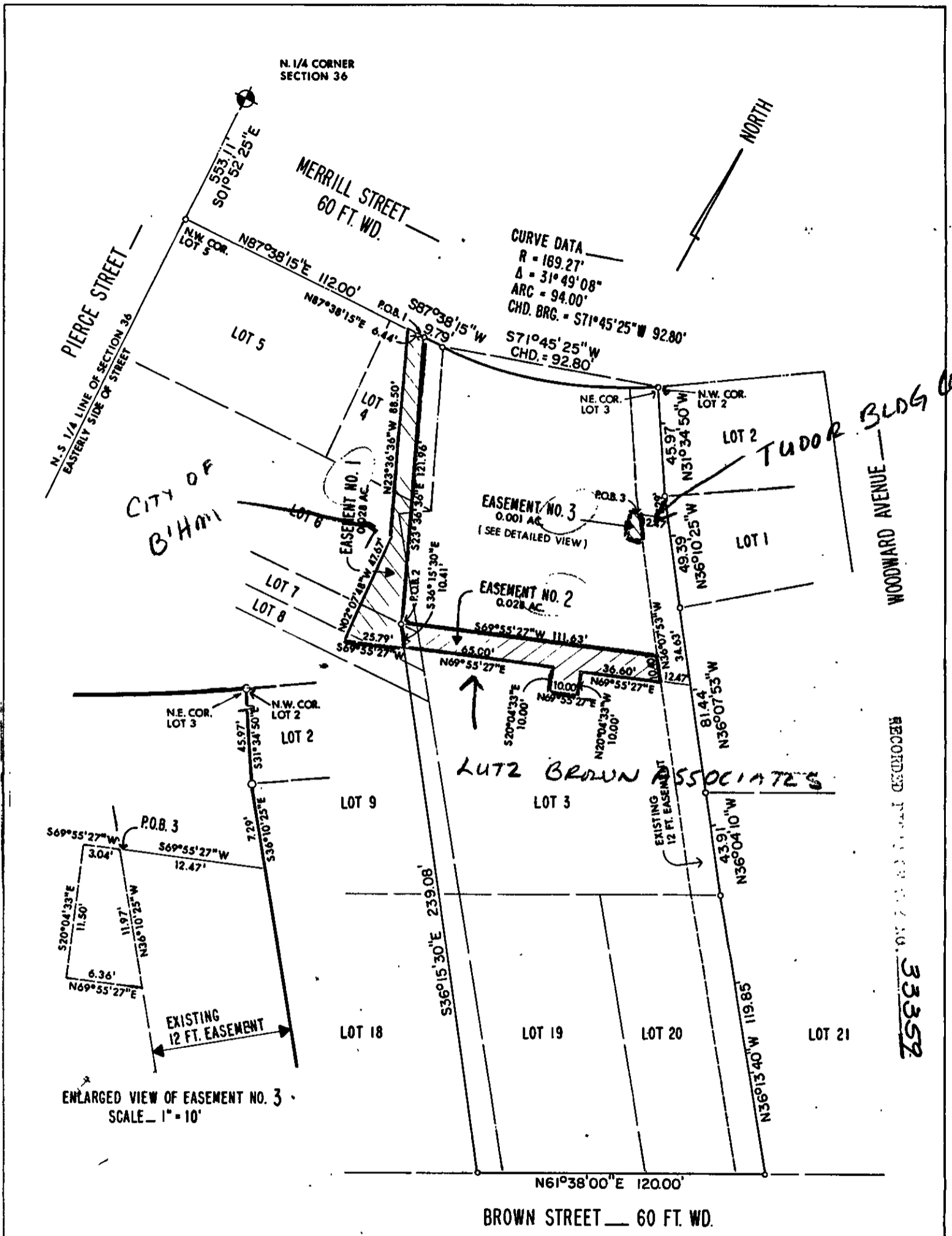
Described as: Commencing at the Northeast corner of Lot 3; thence South 31°34'50" East 45.97 feet along the East line of said Lot 3 to a point; thence South 36°10'25" East, 7.29 feet and South 69°55'27" West 12.47 feet to the Point of Beginning.

thence South 69°55'27" West 3.04 feet;
 thence South 20°04'33" East 11.50 feet;
 thence North 69°55'27" East 6.36 feet;
 thence North 36°10'25" West 11.97 feet to the Point of Beginning.

Containing 0.001 acres of land.

33359

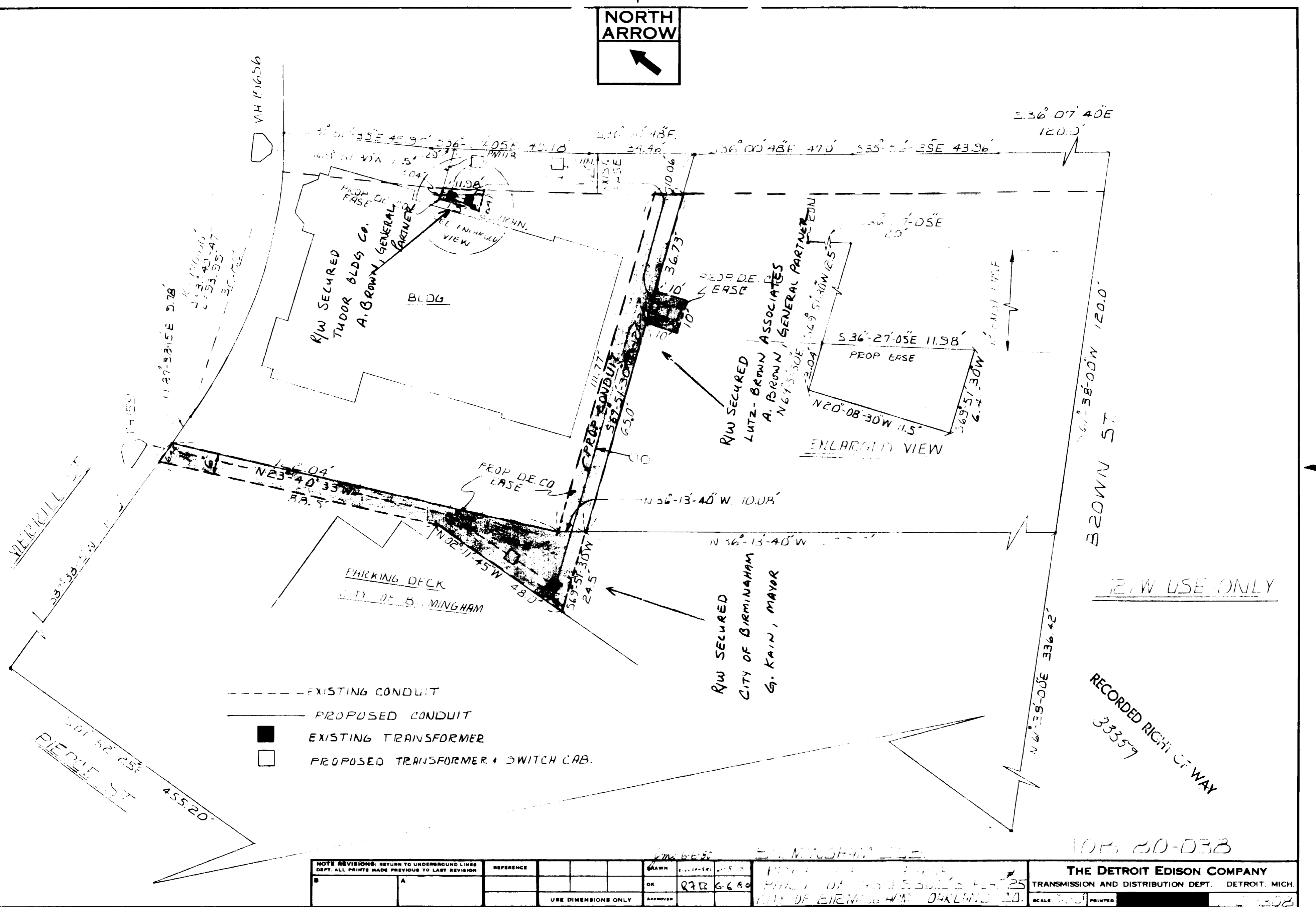
LOCATION EASEMENT DESCRIPTIONS Parts of Lots 3,4,6,7,& 8; of "Assessor's Plat Number 25" in Section 36, T.2N, R10E, City of Birmingham, Oakland County, Michigan	Detroit Edison SYSTEM ENGINEERING DEPT.		
	SURVEY BY	DRAWN BY JM:bk 8/5/80	APPROVED BY <i>J. Macay</i> 8/6/80
	SCALE	ERROR IN CLOSURE LESS THAN	DRAWING NO. SE 54-3



REFERENCE DWG. SE 54-1 & SE 54-2
BEARINGS FROM RECORDED PLAT, LIBER 54A PAGE 73 O.C.R.

LOCATION EASEMENT DESCRIPTIONS PARTS OF LOTS 3, 4, 6, 7, AND 8 OF "ASSESSOR'S PLAT NUMBER 25" IN SECTION 36, T.2N., R.10E., CITY OF BIRMINGHAM, OAKLAND COUNTY, MICHIGAN BIRMINGHAM OFFICE (previously sold)	Detroit Edison SYSTEM ENGINEERING DEPT.		
	SURVEY BY	DRAWN BY G. GORDON 7/80	APPROVED BY <i>[Signature]</i> 8/6/80
	SCALE 1 INCH = 50 FEET	ERROR IN CLOSURE 1:10,000	DRAWING NO. SE 54-3

NORTH
ARROW



- EXISTING CONDUIT
- PROPOSED CONDUIT
- EXISTING TRANSFORMER
- PROPOSED TRANSFORMER & SWITCH CAB.

12' W USE ONLY

RECORDED RIGHT-OF-WAY
33357

NOTE REVISIONS: RETURN TO UNDERGROUND LINES DEPT. ALL PRINTS MADE PREVIOUS TO LAST REVISION		REFERENCE	DRAWN	DATE	BIRMINGHAM, ALA. PART OF BIRMINGHAM'S PL-125 CITY OF BIRMINGHAM, OKLAHOMA CO.
	A		OK	6-6-80	
			APPROVED		
USE DIMENSIONS ONLY					

THE DETROIT EDISON COMPANY
TRANSMISSION AND DISTRIBUTION DEPT. DETROIT, MICH.
SCALE 1"=100' PRINTED 1980

BLM 99-1