

LIBER 9396 PAGE 629

(86 73674)

LIBER 10403 PAGE 560

Detroit Edison

Right of Way Agreement

RECORDED
MAY 27 1986
64972

2-8
26

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 MICHIGAN BELL TELEPHONE COMPANY, a Michigan corporation, of 444 Michigan Avenue, Detroit, Michigan 48226 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 Walled Lake, 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: The exact location of said easements will be shown on a drawing to be recorded 90 days after construction.

ENT

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. If the lines or 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.
4. 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.

RECORDED RIGHT OF WAY NO. 38342

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.

Witnesses:

Grantors: Pax Corporation, A Michigan Corporation

SHIRLEY A. GOLDSTROM
STEPHEN L. KINCH

A#36 REG/DEEDS PAID
0001 MAY 09 1986 12:51PM
6699 MISC \$1.00
Herman Kaplan, President

Prepared By: Stuart Chipman
The Detroit Edison Company
30400 Telegraph Road, #264
Birmingham, Michigan 48010

Address: 2295 Cameo Lake Dr.
Bloomfield Hills, Michigan 48013

This easement is recorded for purposes of showing the planned "as installed" centerlines of easements granted as shown on drawing attached hereto.

OKL


STATE OF MICHIGAN)
) SS.
COUNTY OF OAKLAND)

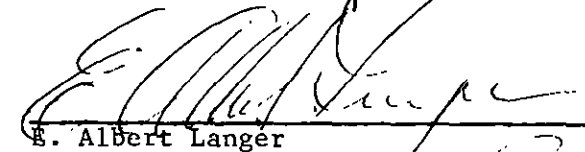
Personally came before me this 16TH day of MAY 1986,
HERMAN KAPLAN, President of Pax Corporation, to me known to be such President
of said Corporation, and acknowledged that he executed the foregoing instrument
as the free act and deed of said corporation, by its authority.

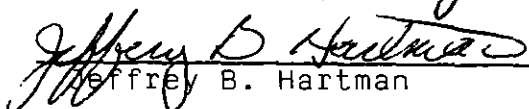
My Commission Expires: 1-14-90

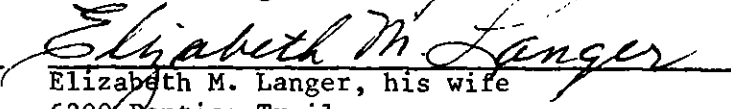

SHIRLEY A. GOLDSTROM
Notary Public, OAKLAND County, Michigan

WITNESSES:


W. F. Edwards, Jr.


E. Albert Langer

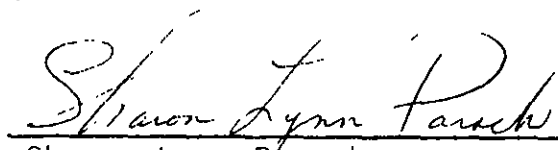

Jeffrey B. Hartman


Elizabeth M. Langer, his wife
6200 Pontiac Trail
West Bloomfield, Michigan 48033

STATE OF MICHIGAN)
) SS.
COUNTY OF OAKLAND)

Personally came before me this 19th day of May 1986,
the above named E. ALBERT LANGER and ELIZABETH M. LANGER, his wife, to me known to
be the persons who executed the foregoing instrument and acknowledged that they
executed the same as their free act and deed.

My Commission Expires: 3-06-90


Sharon Lynn Parsch
Notary Public, Oakland County, Michigan

RECORDED RIGHT OF WAY NO. 38342

APPENDIX "A"

Part of the Southwest 1/4 of Section 26, Town 2 North, Range 8 East, City of Walled Lake, Oakland County, Michigan, being more particularly described as commencing at the Center Post of said Section 26; thence S 00°42'40" West, 1889.32 feet along the North-South 1/4 line of said Section 26 to a point; thence N 89°17'35" West, 207.44 feet to the point of beginning; thence proceeding N 89°17'35" West 984.61 feet to a point on the East line of Supervisor's Plat No. 4, as recorded in Liber 54A of Plats, Pages 79 and 79A, Oakland County Records; thence N 00°53'25" East 530.83 feet along the East line of said Supervisor's Plat No. 4 to a point on the South line of the Supervisor's Plat No. 8 of Ranch Homes Subdivision, as recorded in Liber 57 of Plats, Page 58, Oakland Records; thence S 89°17'35" East 858.13 feet along the South line of said Supervisor's Plat No. 8 of Ranch Subdivision to a point; thence S 00°41'09" West 100.04 feet to a point; thence S 00°40'41" West 114.94 feet to a point; thence S 00°42'40" West 186.39 feet to a point; thence S 89°17'35" East 124.70 feet to a point; thence S 00°42'40" West 129.46 feet to the point of beginning. Together with utility easements and easements for ingress and egress to and from Decker Road all as set forth in the Master Deed of Wimbleton Condominium as recorded in Liber 7632 at Page 784, Oakland County Records; also, together with easements for storm sewer and sanitary sewer as described in Declaration of Easement recorded in Liber 6178 at Page 621, Oakland County Records, Declaration of Easement recorded in Liber 6120 at Pages 550 to 552, Oakland County Records, and First Amendment to Declaration of Easement dated June 29, 1973 and recorded at Liber 6178 at Pages 616 to 619 Oakland County Records.

RECORDED RIGHT OF WAY 38342

Sidwell A ~~22-26-406-003~~

(17-26-376-034 Commerce
-039)

Ext-17-26-376-000-NKA DOVER Hill
OCCP#463

9000463

**Detroit
Edison**

Oakland Division
30400 Telegraph Road
Birmingham, Michigan 48010
(313) 645-4000

May 13, 1986

Pax Corporation
Herman Kaplan
2295 Cameo Lake Dr.
Bloomfield Hills, MI 48013
Gentlemen:

RE: Dover Hill Condo's

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. 3 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: Stuart R. Chipman, Room 264.

Sincerely,

Stuart R. Chipman, Representative
Real Estate, Rights of Way & Claims

SRC:lhv
Enclosures

RECORDED RIGHT OF WAY NO.

38342

To: (Superintendent or A.R.W.) J. McDonald Date: 5-7-86 Easement No.: OE 86-17J

Division: Dakota

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: DOVER HILL Division: Dakota

City/Township: Walled Lake / Commerce Lot: 26

Type of Development:

- Proposed Subdivision
- Subdivision
- Apartment Complex
- Mobile Home Park
- Condominium
- Other

2 Name of Owner:

PAX Corp.

Address:

2295 CAMBO LAKE DR

BIRMINGHAM, HILLS MICH 48015

Owner's Representative:

HERMAN KAPLAN

851-7574

Date Service is Wanted:

7-1-86

4 Entire Project will be developed at one time Yes No

5 Joint easements required -- Michigan Bell Telephone Yes No
-- Consumers Power Yes No

a Name of Other Utilities (if not Michigan Bell Telephone or Consumers Power)

b Other Utility Engineer Name:

MBT SIMPLY LESSL -

Phone Number:

547-0201

Addresses:

30700 TELEGRAPH RD 3400 BIRMINGHAM 48015

6 Additional Information or Comments

Note: Trenching letter attached will be submitted later

Service Planner:

[Signature]

Signed (Service Planning Supervisor):

[Signature]

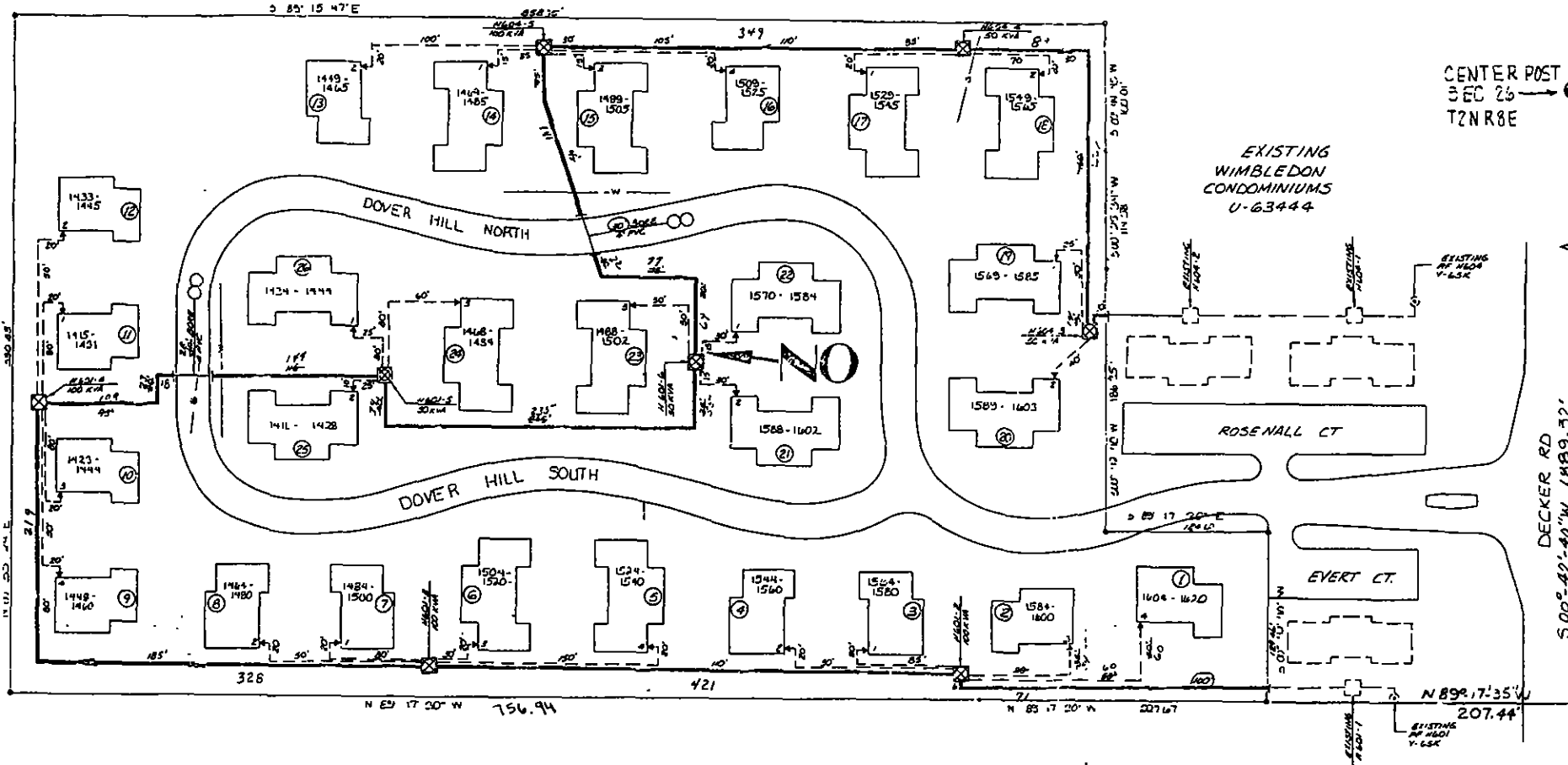
Phone No:

645 4116

Address:

30700 TELEGRAPH RD 3400 BIRM

RECORDED. RIGHT OF WAY NO. 38342



CENTER POST
SEC 25
T2N R8E

EXISTING
WIMBLEDON
CONDOMINIUMS
U-63444

TRANSFORMER DATA

UDT NO	SIZE	ED STK NO
N601-2	100	667-1153
"-3	100	"-1153
"-4	100	"-1153
"-5	30	"-1152
N601-6	30	641-1152
N604-3	50	641-1152
"-6	50	"-1152
N604-5	100	641-1153

- TRANSFORMER SPECS _____
 PEDESTAL AMOUNT _____
 TEMPORARY CABLE MARKERS _____
 SECONDARY CONNECTION BOX _____
- ⊕ TEMP. CABL.
 - ⊖ OPT. IC
 - ⊙ LOT #
 - ⊙ DIR. C.
 - ⊙ SEC. C.
 - ⊙ CABL.
 - ⊙ SECC.
 - ⊙ PNB.
 - ⊙ SUP.
 - ⊙ SUP.
 - ⊙ SUP.
 - ⊙ DET.
 - ⊙ TEL. #
 - ⊙ SERV.
 - ⊙ WATE.
 - ⊙ GAS
 - ⊙ PROP.
 - ⊙ DEP. C.

CABLE SUMMARY

ITEM #	FEET/SEC
ITEM 1	APR 2000 A
ITEM 2	APR 2000 B
ITEM 3	APR 2000 C

TRENCH SUMMARY

JOINT USE	E-T
D.E. ONLY	
TEL. ONLY	
GAS ONLY	
OTHERS	
TOTAL	26
57% SUP.	4800000

NOTICE

Locations of underground facilities on this drawing are only approximate. Exact locations must be determined by the UTILITY COMPANIES. For exact locations, telephone MISS Dig on 800-482 7171 as required by Public Act 53 of 1974 before doing any power excavating.

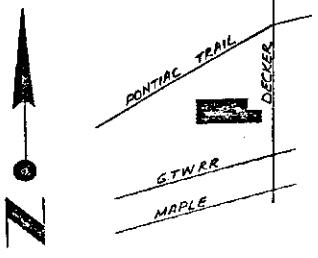
START DATE 9-22-86

D	C	B	A	REFERENCE
REVISION	REVISION	REVISION	REVISION	
			A. REVISION A. INSTALLER 10/22/86 U.S. 3072-306 LABOR UNION START 10-2-86 WITH 10-8-86 V. P. O'BRIEN ENG. BY H. HANCOCK 11-1-86	
DRAWN BY	CHECKED BY	APPROVED BY	DRAWN BY	CHECKED BY

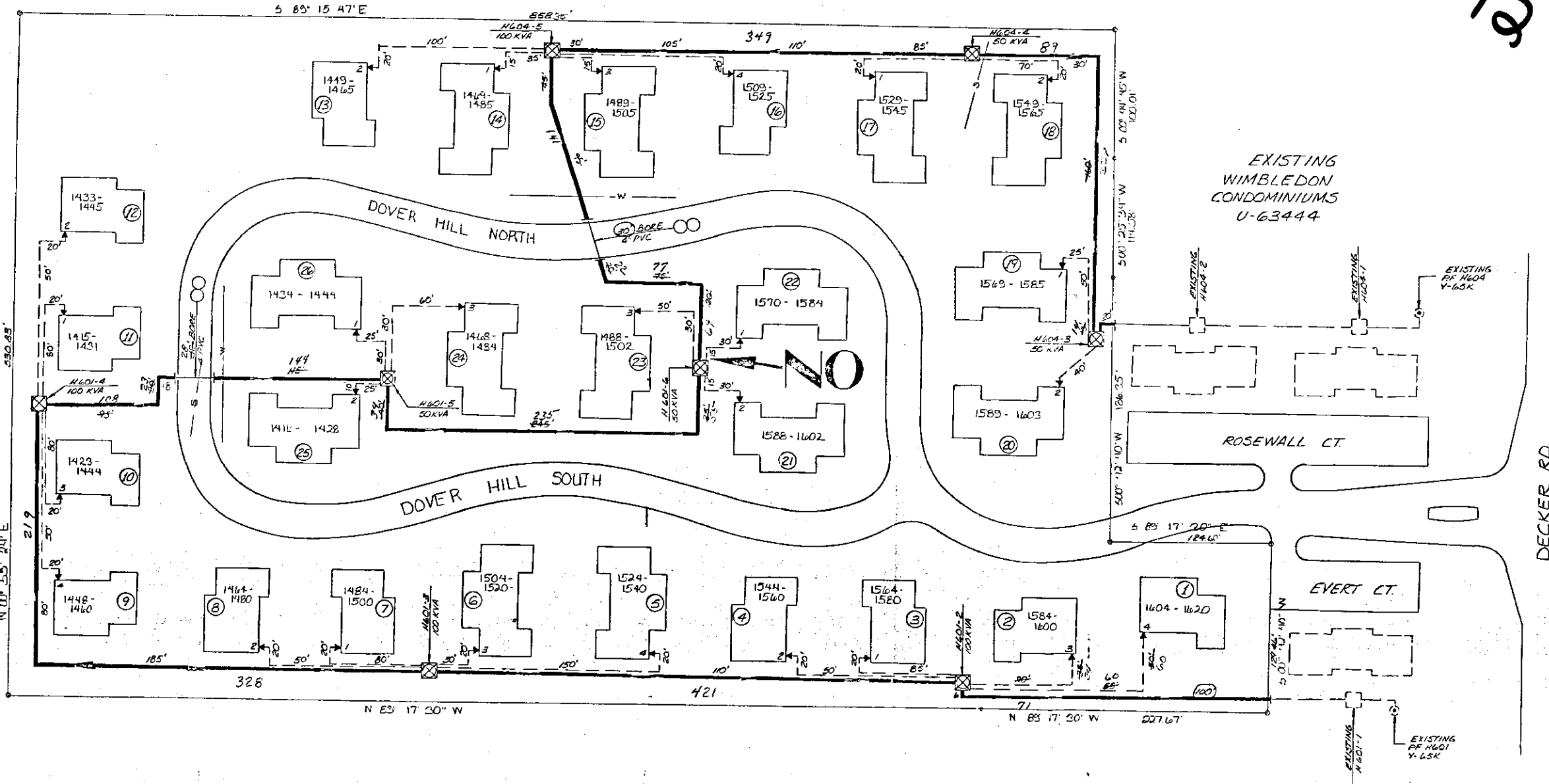
NAME	DATE	JOB TITLE
ED BAURMANN	5-19-86	
J. P. ...	5-2-86	
J. P. ...	5-2-86	
J. P. ...	4-1-86	

DOVER HILL
PART OF THE SOUTHWEST 1/4 OF SECTION 26

PERM _____ COUNTY _____
 CITY OF _____ STATE YES NO
 SCALE 1"=50'
 LATEST REVISION _____
 DEPT. OF PUBLIC WORKS _____



RECORDED R/W FILE NO. 38342



TRANSFORMER DATA

U.D.T. NO.	SIZE	ED. STK. NO.
1401-2	100	661-1153
"-3	100	"-1153
"-4	100	"-1153
"-5	50	"-1152
1401-6	50	661-1152
1404-3	50	661-1152
"-4	50	"-1152
1404-5	100	661-1153

TRANSFORMER SPECS. 1-17-261
 PEDESTAL AMOUNT. SPEC.
 TEMPORARY CABLE MARKERS AMOUNT. SPEC.
 SECONDARY CONNECTION BOX AMOUNT. SPEC.

- CODE**
- ⊙ TEMPORARY SECONDARY PEDESTAL/TEMPORARY CABLE MARKER
 - ⊠ DFT (DEAD FRONT TYPE)
 - ⊡ UDT (NON-SWITCHING-LIVE FRONT TYPE)
 - ⊣ UDT (SWITCHING-LIVE FRONT TYPE)
 - ⊞ DIRECTION OF TRANSFORMER DOOR OPENING
 - SECONDARY PEDESTAL
 - ⊙ SECONDARY CONNECTION BOX
 - ⊞ CABLE POLE
 - ⊞ PRIMARY SWITCH CABINET
 - ⊞ BURIED PRIMARY CABLE-ALL VOLTAGES
 - ⊞ BURIED SECONDARY CABLE
 - ⊞ BURIED SECONDARY SERVICE CABLE
 - ⊞ DETROIT EDISON TRENCH ONLY
 - ⊞ TELEPHONE TRENCH ONLY
 - ⊞ SEWER
 - ⊞ WATER
 - ⊞ GAS
 - ⊞ PROPOSED CONDUIT
 - ⊞ SEP CONN CABINET

CABLE SUMMARY

ITEM #	DESCRIPTION	ESTIMATED
1	#2X1/2PC x 113.2 KV	715-3062 = 2227-3140
2	AP2 3504 & 1440 800 V.	715-0537 = 2228-332
3	AP2 20 & 141 800 V.	715-0514 =

TRENCH SUMMARY

JOINT USE	E-7	2886-270
D.E. ONLY		
TEL. ONLY		100
GAS ONLY		
OTHERS		
TOTAL		2886-2972

SITE SUPT. HERMAN KAEHLAN PHONE NO. 451-7879

NOTICE

Locations of underground facilities on this drawing are only approximate. Exact locations must be determined by the UTILITY COMPANIES. For exact locations, telephone MISS DIG on 800-482-7171 as required by Public Act 53 of 1974 before doing any power excavating.

GENERAL NOTES

TRENCHING TO BE DONE BY DECO.
 TRENCH AND CABLE LENGTHS ARE APPROXIMATE.
 SEE SECTION 36 UG LINE CONSTRUCTION STANDARDS FOR TRANS. MAT. DETAILS.
 SEE PAGE 32 (11 & 12) DETAIL " " FOR ENTRANCE POINT DETAILS (APTS. ONLY).
 SEE SECTION 43 UG LINE CONSTRUCTION STANDARDS FOR PLACEMENT OF CABLES.
 TRANSFORMERS AND PEDESTALS (SUBS) ONLY
 D.E. SERVICE PLANNER: LYNN M. HELGANT 645-6116
 TEL. CO.: S. LESSLIE 640-0201
 GAS CO.:
 OTHERS:

START DATE 9-22-86

CITY OF WALLED LAKE COUNTY OF OAKLAND

D	REVISION	C	REVISION	B	REVISION	A	REVISION	REFERENCE
						1	INSTALL	

02 02 24 1986
 No 367245 406
 LABOR UNION
 START 10-2-86
 FINISH 10-6-86
 NOTE P. OSBORNE
 ENG. BY HANCK 11-1-86

NAME	DATE	JOB TITLE
ED. BAURHANN	5-19-86	
L. M. HANCK	9-2-86	
J. V. HANCK	9-2-86	
J. V. HANCK	9-2-86	

DOVER HILL
 PART OF THE SOUTHWEST 1/4 OF SECTION 26

CITY OF WALLED LAKE COUNTY OF OAKLAND

DEPT. ORDER NUMBER 86A-63856

THE DETROIT EDISON COMPANY
 SERVICE PLANNING
 SCALE 1"=50'
 NUMBER OF UNITS 92
 WORK ORDER NUMBER 3678AJ40
 DISTRIBUTION CIRCUIT 8142 HANCK 132KV
 SHEET 1 of 1

