

Rex A. McGregor Sr. and wife, Florence

Warranty Deed 4/13/68 5/18/68 70 255

ACCOUNT NO.

MAP

15 TITTABAWASSEE-LIVINGSTON

RECORDED IN DEEDS

Recorded May 18, 1968 at 10:07 AM Liber 70 of Deeds, Page 255

WARRANTY DEED

This Indenture, made April 13, 1968 BETWEEN REX A. MCGREGOR, SR. and FLORENCE MCGREGOR, his wife, of Mio, Michigan 48647,

parties of the first part, and CONSUMERS POWER COMPANY, a corporation duly authorized to do business in Michigan and having its principal office therein at 212 West Michigan Avenue, Jackson, Michigan 49201, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of Two thousand five hundred and no/100

Dollars (\$2,500.00) to him in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, does by these presents grant, bargain, sell, remise, release, alien and confirm unto the said party of the second part, its successors and assigns, Forever, all that certain piece or parcel of land situate and being in the Township of Big Creek County of Oscoda and State of Michigan, and described as follows, to-wit:

A parcel of land in the W 1/2 of the NW 1/4 of Section 23, T26N, R2E, described as follows: To find the place of beginning of this description commence at the Northwest corner of said section; run thence N 89° 46' 30" E, 1324.38 feet to the place of beginning of this description; thence continuing N 89° 46' 30" E along said North line of said section 4.87 feet to the West 1/8 line of said section; thence S 00° 50' 19" E along said West 1/8 line of said section 2661.09 feet to the East and West 1/4 line of said section; thence S 89° 37' 55" W along said East and West 1/4 line of said section 430 feet; thence N 00° 12' 25" W, 33.4 feet; thence N 08° 21' 19" E, 2658.37 feet to the place of beginning.

18

OSCEOLA COUNTY 00270Z STATE OF MICHIGAN REAL ESTATE TRANSFER TAX 02.75

Office of Treasurer of Oscoda County, Michigan, Mio, Michigan. I hereby certify that there are no taxes or liens held by the State or any instrument against the within described land, and all taxes on same are paid for five years previous to the date of this instrument, as appears by the records in this office.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining: To Have and to hold the said premises, as herein described, with the appurtenances, unto the said party of the second part and to its successors and assigns, Forever. And the said party of the first part, for himself, his heirs, executors and administrators, does covenant, grant, bargain and agree to and with the said party of the second part, its successors and assigns, that at the time of the delivery of these presents he is well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever and that he will, and his heirs, executors, and administrators shall Warrant and Defend the same against all lawful claims whatsoever.

When applicable, pronouns and relative words shall be read as plural, feminine or neuter. In Witness Whereof, The said party of the first part has hereunto set his hand the day and year first above written.

Signed, and Delivered in Presence of

Floyd V. Wagner, Samuel E. Miller

Rex A. McGregor, Sr., Florence McGregor

STATE OF MICHIGAN, ) County of Oscoda ) ss. On April 13, 1968 before me, a Notary Public of Oscoda County, Michigan, acting in Oscoda County, personally appeared Rex A. McGregor, Sr. and Florence McGregor

to me known to be the same person as described in and who executed the within instrument, who severally acknowledged the same to be their free act and deed.

My commission expires December 12, 1971 Samuel E. Miller Notary Public, Oscoda County, Michigan.

LIBER 70 PAGE 255

PREPARED BY D. R. ROOD, CONSUMERS POWER CO. 212 W. MICHIGAN AVENUE, JACKSON, MICHIGAN

Formerly 1317-D145-6

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. Includes location info: MICHIGAN STATE, Oscoda COUNTY, Big Creek TOWNSHIP, SECTION 23, T 26 N, R 2 E, MUNICIPALITY, 13.43a PLAT OR AREA.

MAPPED AND CHECKED

GENERAL ENGINEERING MAP REFERENCES

Line Map No. F-16944 Sheet 14 of \_\_\_\_\_ Sheets  
Plan & Profile No. \_\_\_\_\_ Sheet \_\_\_\_\_ of \_\_\_\_\_ Sheets  
Survey Map No. \_\_\_\_\_ Sheet \_\_\_\_\_ of \_\_\_\_\_ Sheets

DOCUMENTS FILED WITH ORIGINAL INSTRUMENTS

1. Abstract \_\_\_\_\_
2. Opinions of Title \_\_\_\_\_
3. Title Search \_\_\_\_\_
4. Mortgage Release \_\_\_\_\_