

TITLE DATA				MICHIGAN STATE		Oscoda COUNTY	TOWNSHIP			CONSUMERS POWER CO.	
Reservation from sale of land for electric transmission							12	T 26 N	R 2 E	TRACT 49.1-DX85-4	
KIND OF INSTRUMENT	NAME OF GRANTOR	DATE OF INST.	DATE OF RECORD	LIBER	PAGE	MUNICIPALITY	SECTION	TOWN	RANGE	MAP	
Quitclaim Deed	12-19-80	12-23-80	120 Misc.	322-326							6

RESERVATION FROM SALE OF LAND FOR ELECTRIC TRANSMISSION

OSCODA COUNTY T75-324

QUITCLAIM DEED

(13) THIS INDENTURE, Made this 19th day of December, 1980, Between CONSUMERS POWER COMPANY, a Michigan corporation, 212 West Michigan Avenue, Jackson, Michigan, (successor by merger to Consumers Power Company, a Maine corporation) Grantor, and (16) THE STATE OF MICHIGAN, Lansing, Michigan Grantee,

WITNESSETH:

That Grantor, for and in consideration of the sum of \$148,000 to it in hand paid by Grantee, the receipt whereof is hereby confessed and acknowledged, does by these presents grant, bargain, sell, remise, release and forever QUITCLAIM unto Grantee and to its successors and assigns Forever, certain lands in the Townships of Big Creek and Elmer, County of Oscoda and State of Michigan as set forth in Exhibit A which is attached hereto and made a part hereof.

Excepting and reserving to Grantor, its successors and assigns, all oil, gas and associated hydrocarbon substances and all saline minerals and associated substances in and under said lands and the right to enter upon said lands and to prospect for, mine (including solution mining) and remove said oil, gas and associated hydrocarbon substances and all saline minerals and associated substances.

Also excepting and reserving to Grantor, its successors and assigns, easements for roadway purposes across certain of the lands herein conveyed, said easements being more particularly described in Exhibit B which is attached hereto and made a part hereof.

Also reserving to Grantor, its successors and assigns Forever, the easement and right to construct, erect, lay and maintain one or more lines consisting of towers, pole structures, poles, or any combination of same, wires, cables, conduits and other fixtures and appurtenances for the purpose of transmitting and distributing electricity and/or conducting a communication business on, over, and across certain strips of land over a portion of the premises herein conveyed, said strips being described in Exhibit C which is attached hereto and made a part hereof. With full right and authority to Grantor, its successors, licensees, lessees or assigns and its and their agents and employees to enter at all times upon said strips of land for the purpose of patrolling, constructing, repairing, removing, replacing, improving, enlarging and maintaining such wires, cables, conduits, structures, towers, pole structures, poles and other supports with all necessary braces, guys, anchors, manholes and transformers and stringing thereon, and supporting and suspending therefrom lines of wires, cables, or other conductors for the transmission of electrical energy and/or communication, and also the right to cut, trim, remove, destroy or otherwise control all trees and brush growing upon said strips of land which may, in the opinion of Grantor, interfere or threaten to interfere with or be hazardous to the construction, operation and maintenance of said lines. No buildings or other structures will be placed on said strips of land without the written consent of Grantor. Nonuse or a limited use of the easement and right hereby reserved by Grantor, its successors and assigns shall not prevent Grantor, its successors and assigns from later making use of the easement to the full extent herein reserved.

RECORDED
At 11:10 o'clock A.M.
Date December 23, 1980
Liber 120 Misc. Page 322-326
Cathy A. Allames
Register of Deeds
Oscoda County, Michigan

This document used for with State funds

012105

STATE OF MICHIGAN
Dept. of Public
Administration
RECORDED

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, TO HAVE AND TO HOLD the said premises unto Grantee and to its successors and assigns to the sole and only proper use, benefit and behoof of Grantee, its successors and assigns, Forever.

Subject however to covenants and restrictions as set forth in that certain Declaration of Restrictions dated the 16th day of December, 1980 and recorded on the 16th day of December, 1980 in Liber 120 Misc. Page 301, Oscoda County Records.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed in its corporate name and by its duly authorized officer as of the day and year first above written.

WITNESSES:

CONSUMERS POWER COMPANY

W. L. Reid
Carol J. Kielar
Carol J. Kielar

By G. L. Heins
G L Heins
Vice President

STATE OF MICHIGAN)
COUNTY OF JACKSON) SS.

The foregoing instrument was acknowledged before me this 16th day of December, 1980, by G L Heins, Vice President of Consumers Power Company, a Michigan corporation, on behalf of the corporation.

Carol J. Kielar
Carol J. Kielar
Notary Public, Jackson County, Michigan
My Commission Expires December 22, 1981

PREPARED BY B. E. HAGEN
CONSUMERS POWER COMPANY
212 WEST MICHIGAN AVENUE
JACKSON, MICHIGAN

120-322

EXHIBIT A TO QUITCLAIM DEED RUNNING FROM
CONSUMERS POWER COMPANY TO THE STATE OF MICHIGAN
DATED DECEMBER 19, 1980

Description of Lands Conveyed

T26N, R1E (Big Creek Township)

- Section 1: The SW 1/4 of NE 1/4
- SE 1/4 of NE 1/4 except beginning at the E 1/4 corner of said section; thence N 0° 1' 27" W along the East line of said section 660.22 feet; thence S 89° 12' 38" W, 656.91 feet; thence S 0° 3' 14" E, 660.69 feet to East and West 1/4 line of said section; thence East along said East and West 1/4 line to place of beginning.
- Section 2: Beginning at Northwest corner of said section; running thence S 89° 56' 37" E, 1334.91 feet to the W 1/8 line of said section; thence S 0° 30' 27" E, 1090.09 feet; thence S 89° 14' 53" W, 1332.46 feet to the West line of said section; thence N 0° 37' 53" W, 1108.92 feet to place of beginning.
- Section 6: Fractional SW 1/4 of Fractional NW 1/4
- Beginning at W 1/4 corner of said section; running thence N 89° 09' 52" E, 506.56 feet; thence S 0° 19' 32" E to the center thread of Au Sable River; thence upstream along said center thread to West line of said section; thence North along said West section line to place of beginning.
- S 1/2 of NE 1/4
- Beginning at E 1/4 corner of said section; running thence S 3° 09' 38" E, 643.69 feet; thence S 89° 00' 47" W, 1377.24 feet; thence N 2° 13' 46" W, 647.04 feet to East and West 1/4 line of said section; thence East along said East and West 1/4 line to place of beginning.

T26N, R2E (Big Creek Township)

- Section 12: NW 1/4 of NE 1/4 49.1-DX85-4

T27N, R2E (Elmer Township)

- Section 31: SE 1/4 of SW 1/4
- E 1/2 of SE 1/4 of SE 1/4
- Section 32: W 1/2 of SW 1/4 of SW 1/4

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Exhibit A
Page 1 of 1

EXHIBIT B TO QUITCLAIM DEED RUNNING FROM
CONSUMERS POWER COMPANY TO THE STATE OF MICHIGAN
DATED DECEMBER 19, 1980

Description of Easements Reserved

Excepting and reserving to Grantor, its successors and assigns, an easement for an access roadway, along, over and across the parcels of land hereby conveyed which are crossed by said roadway. Said roadway is described as follows:

A strip of land 1 rod in width in Section 6, T26N, R1E, being 8.25 feet on each side of a center line described as beginning on an existing trail at its intersection with the East line of said Section 6, which point of intersection is approximately 950 feet South of the E 1/4 corner of said section; running thence Westerly and Northerly along the center line of said existing trail to the East and West 1/4 line of said section at a point approximately 1125 feet West of the East line of said Section 6; thence continuing along said existing trail and meandering in a Northwesterly and then Southwesterly direction to a point on said East and West 1/4 line which is approximately 1450 feet West of the East line of said Section 6.

The easement hereby reserved includes the right, at any time and from time to time, to grant to others the right to use said roadway in common with all others so entitled.

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Exhibit B
Page 1 of 1

EXHIBIT C TO QUITCLAIM DEED RUNNING FROM
CONSUMERS POWER COMPANY TO THE STATE OF MICHIGAN
DATED DECEMBER 19, 1980

Distribution Line Easements

Two strips of land across land in Section 2, T26N, R1E, described as: Beginning at Northwest corner of said section, running thence S 89° 56' 37" E, 1334.91 feet to the W 1/8 line of said section; thence S 0° 30' 27" E, 1090.09 feet; thence S 89° 14' 53" W, 1332.46 feet to the West line of said section; thence N 0° 37' 53" W, 1108.92 feet to place of beginning, said strips being described as follows:

A strip of land 30 feet in width, being 15 feet on each side of the center line of an existing electric distribution line running in a Northerly and Southerly direction over said land;

Also a strip of land 30 feet in width, being 15 feet on each side of the center line of an existing electric distribution line running in an Easterly and Westerly direction over the Northerly part of said land.

A strip of land 30 feet in width being 15 feet on each side of the center line of an existing electric distribution line running in a Northerly and Southerly direction and an Easterly and Westerly direction over the Northerly part of the NW 1/4 of the NE 1/4 of Section 12, T26N, R2E.

Transmission Line Easement

A strip of land 200 feet in width, being 100 feet on each side of the center line of an existing 138 kV electric transmission line running in a Northwesterly and South-easterly direction over the NW 1/4 of the NE 1/4 of Section 12, T26N, R2E.

Grantor agrees that within one year from and after the date hereof it will cause a survey to be made to determine the exact location of the center line of said existing 138 kV electric transmission line on said land, and will prepare and deliver to Grantee an affidavit in recordable form setting forth the surveyed location of said center line.

RETURN TO: Lands Division
Dept. of Natural Resources
Box 30028
Lansing, Michigan 48909

This document paid for with State funds

49.1-DX85-4
49.1-DX85-4

QUIT-CLAIM DEED

Consumers Power Company
To
State of Michigan

1980	Assessed	\$148,000
Assessed	364,714	
Assessed	OSCEOLA COUNTY	

Subj to reservation of all oil, gas, etc., to be with associated rights; easement for roadway purposes; distribution and transmission line easements to be with associated rights (see deed and Exhibits B and C) Also subj to covenants and restrictions in Declaration of Restrictions dated 12/16/80 and recorded 12/16/80 in Liber 120 Misc. page 301.

120 326

P7738-3

CROSS REFERENCE SHEET

Sale of Land to State of Michigan

Dated 12-19-80

Recorded 12-23-80 in Liber 120 Misc. at Page 322-325

Regarding land in Section 12, Township 26 North, Range 2 East

Original filed in General Sale File with State of Michigan Sale T 75-324, dated 12-19-80