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|---|-----------------|---------------|----------------|----------|---------|---------------------|-------------|--------|-------|
| TITLE DATA | | | | MICHIGAN | Oscoda | CONSUMERS POWER CO. | | | |
| Reservation from sale of land for electric transmission | | | | STATE | COUNTY | TOWNSHIP | 1.2-DX103-2 | | |
| Warranty Deed | NAME OF GRANTOR | DATE OF INST. | DATE OF RECORD | LIBER | PAGE | MUNICIPALITY | SECTION | TOWN | RANGE |
| | | 12-29-81 | 1-12-81 | 120 | 486-511 | | 6 | T 26 N | R 3 E |
| KIND OF INSTRUMENT | | | | | | FLAT OR AREA | | | |
| RESERVATION FROM SALE OF LAND FOR ELECTRIC TRANSMISSION | | | | | | TRACT | | | |
| | | | | | | MAP 7 | | | |

775-149

Oscoda

WARRANTY DEED

CONSUMERS POWER COMPANY, a corporation organized and existing under the laws of the State of Michigan, having its principal office at 212 West Michigan Avenue, Jackson, Michigan 49201, GRANTOR, for and in consideration of the sum of THREE MILLION AND NO/100 DOLLARS (\$3,000,000.00) received to its full satisfaction, does by these presents CONVEY AND FOREVER WARRANT UNTO THE UNITED STATES OF AMERICA, Washington, D.C., and its assigns, GRANTEE, certain tracts of land with all appurtenances thereunto belonging or in anywise appertaining, situate in the Townships of Mentor and Big Creek, County of Oscoda, State of Michigan, said lands being more particularly described in Exhibit "A" attached hereto and made a part hereof, and said lands containing an aggregate of 4847.10 acres, more or less, TOGETHER with a Conservation Easement in perpetuity in, over, and upon certain other tracts of land, described in Exhibit "B" attached hereto and made a part hereof, along with a right of annual entry (said right to be exercised after prior notice to the landowner) onto said lands for easement inspection purposes, the conservation easement to be of the nature and extent as immediately herein-after specified, to run with the lands described in Exhibit "B", and to be appurtenant to and for the benefit of the lands described in Exhibit "A".

THE NATURE AND EXTENT of the Conservation Easement hereinabove noted and hereby conveyed shall restrict the use of only the lands identified in Exhibit "B" in the following manner:

CONSERVATION EASEMENT RESTRICTIONS

1. Said lands shall be used for single family residential purposes and for recreational purposes, including all uses necessarily or customarily incidental to said purposes. No commercial or business activity of any kind shall be conducted on said lands.

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2. No more than one permanent single family residential structure with appurtenant buildings shall be constructed or placed on each parcel of land described in Exhibit B.
3. No buildings or other structures hereafter erected on said lands shall be located within 200 feet of the edge of the AuSable River.
4. No trees, except trees that are dead, diseased or unsafe, will be cut or removed within the area lying between the edge of the AuSable River and a line drawn 100 feet upland from and parallel with the edge of said river.
5. No billboards or commercial outdoor advertising structures of any nature shall be located on said lands.
6. Anything in paragraphs numbered 1 through 3, to the contrary notwithstanding, these use restrictions shall not prevent (i) the use of said lands (located outside the area lying between the edge of the AuSable River and a line drawn 100 feet upland and parallel with the edge of the river) for roadways or utility lines, (ii) the commercial cutting of trees outside the area lying between the edge of the AuSable River and a line drawn 100 feet upland from and parallel with the edge of said river, (iii) the exercise by Grantor, its successors or assigns, of all rights in connection with its ownership of oil, gas, and other hydrocarbons, and all saline minerals and associated substances, provided, however, that the exercise of said rights shall not be conducted upon the surface of the area lying between the edge of the AuSable River and a line drawn 200 feet upland from and parallel with the edge of said river, it being the intention hereby to prohibit all but subsurface slant drilling into said 200-foot-wide area from locations outside, but adjacent thereto, (iv) the replacement of or any addition to any building or other structure located anywhere on said lands on the date of this conservation easement grant.

OTHER TRACT ID#S CREATED BY THIS SALE:

1.3-DX103-2

1-DX5-8