Mitchell R. Miller, a single man, et al NAME OF GRANTOR																ACT MAF	<u>35</u>	5-D	318	3	$\frac{1}{7}$	· · · ·
Warranty Deed 3-6-71 4-1-71 144 186 KIND OF INSTRUMENT DATE OF INST. DATE OF RECORD LIBER PAGE		ACCO		N	0	Ŵ	.0.	8	33	37						MAP						
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WARRANTY DEED THIS INDENTURE, made this 6th day of March 1971, between MITCHELL R. MILLER, a single man, MARION MILLER, a single man, and HELEN MILLER, a woman, of Route 1, Box 428, Gaylord, Michigan, and FOUR CORNERS, INC., a Michigan corporation, #8, 1565 Woodward Bouleward, Bloomfield Hills, Michigan, first parties, and CONSUMERS POWER COMPANY, a Michigan corporation, 212 West Michigan Avenue, Jackson, Michigan, second party, WITNESSETH: That first parties, for and in consideration of the sum of Three Thousand Eight Hundred Fifty Dollars (\$3,850.00) to them in hand paid by second party the receipt whereof is hereby confessed and acknowledged, do by these presents grant, bargain, sell, remise, release, alien and confirm unto second party, its successors and assigns, Forever, all that certain piece or parcel of land situate and being in the Township of Bagley, County of Otsego and State of Michigan, de-	imerly 1375-DIL	ANSFERS									PL											
A strip of land 330 feet in width across the SW 1/4 of the SW 1/4 of Section 14, T30N, R3W, more particularly described as follows:	(~	TR													_							
To find the place of beginning of said description commence at the SW corner of said Section 14; running thence S 89° 15' 30" E along the South line of said section 511.53 feet to the place of beginning; thence continuing S 89° 15' 30" E along the South line of said section 370.49 feet; thence N 26° 17' 40" W, 1328.08 feet; thence N 73° 08' 30" W, 334.13 feet to the West line of Section 14; thence S 01° 10' 30" E along the West line of said section 383.86 feet to a point N 01° 10' 30" W, 892.56 feet from the SW corner of said sec-		AMOUNT																	-			
 tion; thence S 73° 08' 30" E, 105.16 feet; thence S 26° 17' 40" E, 968.73 feet to the place of beginning. SEE NOTE #1 FOR REL OF R/W FOR GAS PIPELINE Excepting and reserving to first parties herein, their heirs, successors or assigns, all oil, gas and other minerals (but not including sand, clay or gravel) in and under said land, together with the right to remove the same by wells or shafts placed on the adjoining land. No wells or shafts are to be placed on the land herein conveyed. SEE NOTE # 2 FOR REL. OF R/ W FOR ELECTRIC LINE Also excepting and reserving to first parties, their heirs, successors or assigns, the easement and right to cross the land herein conveyed at any place thereon as a means of in- gress and egress to the lands lying N'ly of and S'ly of the land herein conveyed, so long as said crossings shall not interfere with or threaten to interfere with the electric transmission line towers, poles or pole structures which may now or hereafter be located and constructed thereon. Also excepting and reserving to first parties, their heirs, successors or assigns, the right to use said land for hunt- ing or other recreational purposes so long as said uses shall 		ITEMS OF COST																				
not interfere with the use of said land by second party here- in for the construction, operation and maintenance of elec- tric transmission lines consisting of towers, poles, pole structures, wires and cable. Also excepting and reserving to first parties, their heirs, successors or assigns, the right to grow trees and other																						
MICHIGARU		JOURNAL ENTRY																				
And the second s	~3	DATE																				

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AND

OTHER DATA AND NOTES

NOTE #1 (By Sale No. 189.758-6; T73-229) Consumers Power Company granted a rel of r/w for a gas pipeline across the land on the caption of this tract as follows:

1. Consumers Power Company				
11-19-73		Rel of R/W	X-3	3
2. Mich. Consolidated Gas Co.	. 0	as Pipeline		

Forever, the esmt and right to construct and maintain, repair and replace a 6" gas pipeline in, on, under, through and across that certain piece or pcl of ld situate in the Twp of Bagley, Co' of Otsego and State of Mich, desc as follows:

A strip of 1d 330' in width across the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec 14, T3ON, R3W, more particularly desc as follows:

To find the pob of sd desc comm at the SW cor of sd Sec 14; run th S 89° 15' 30" E alg the S ln of sd sec 511.53' to the pob; th cont S 89° 15' 30" E alg the S ln of sd sec 370.49'; th N 26° 17' 40" W, 1328.08'; th N 73° 08' 30" W, 334.13' to the W ln of Sec 14; th S 01° 10' 30" E alg the W ln of sd sec 383.86' to a point N 01° 10' 30" W, 892.56' from the SW cor of sd sec; th S 73° 08' 30" E, 105.16'; th S 26° 17' 40" E, 968.73' to the pob.

The r/w hereby conveyed and released is for the sole and only purpose of locating and establishing upon, over, under and across sd above-desc premises, a 6" gas pipeline buried approx 3' beneath the surface of the ld, sd distance being measured from the surface of the ld to the top of sd gas pipeline alg a ctr ln desc as follows:

Beg at a point on the E'ly ln of sd above-desc ld which sd point is 90' distant N of and measured at right angles to the S ln of Sec 14, T3ON, R3W; run th N 89° 15' 30" W, 324'; th S 68° 14' 30" W, 15'; th S 45° 44' 30" W, 15'; th S 23° 14' 30" W, 15'; th S 00° 44' 30" W, 4' to a point of ending on the W'ly ln of sd above-desc ld.

This instrument is executed by CPCo and accepted by Mich. Consolidated Gas Co. subj to the following conditions, anything in the spec for sd gas pipeline to the contrary notwithstanding, to wit: FOR FURTHER COMDITIONS SEE ORIGINAL IN FILE

NOTE #2

(By Sale #189.504-4, 2007) (By Sale #189.504-4, 2007) CPCo. granted a rel of r/w for an elec line across the land on the caption of this tract and other lands as follows:

	* [*]		2 Carter Star
l.	CPCo.	9.	RelR/W
	11-14-75	•	Elec Line X-3
2.	N. Mich. Elec.	Cooperative, Inc.	· · · · ·

License & permit to use the following desc premises situated and being in the Twp. of Bagley, Co. of Otsego and State of Mich, to wit:

Pcl #1: The N 285 ft of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec 16, T30N, R3W, & also all that portion of the SW $\frac{1}{4}$ of sd Sec 16 desc as a strip of land 100 ft in width lying S'ly & SE'ly of a line which sd line is desc as: Comm at the pl of intersec of the E & W $\frac{1}{4}$ line of sd sec with the W'ly line of Hwy 01d US-27 which sd pl of intersec is N 81° 43' 50" W, 158.6 ft from the cen of sd sec; th N 81° 43' 50" W alg sd E & W $\frac{1}{4}$ line of sd sec, 1659.94 ft; th S 62° 27' 20" W, 262.49 ft to a pl of end of sd line on the E'ly line of the r/w of Hwy I-75, exc therefrom the rr r/w of the Penn Central Transportation Company;

Pcl #2: A strip of land 330 ft in width across the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec 14, T3ON, R3W, more particularly desc as follows: To find the pl of beg of sd desc comm at the SW cor of sd Sec 14; run th S 89° 15' 30" E alg the S line of sd sec, 511.53 ft to the pl of beg; th con S 89° 15' 30" E alg the S line of sd sec, 370.49 ft; th N 26° 17' 40" W, 1328.08 ft; th N 73° 08' 30" W, 334.13 ft to the W line of Sec 14; th S 01° 10' 30" E alg the W line of sd sec, 383.86 ft to a pt N 01° 10' 30" W, 892.56 ft from the SW cor of sd sec; th S 73° 08' 30" E, 105.16 ft; th S 26° 17' 40" E, 968.73 ft to the pl of beg; · Form 3

MAPPED

AND CHECKED

CONSUMERS POWER COMPANY TITLE DATA D318-3 . (Contd) NAME OF GRANTOR ACCOUNT NO. MAP DATE OF INST. DATE OF RECORD LIBER KIND OF INSTRUMENT PAGE INFR 144 ANE 157 LIBER 144 PAGE 185 A IN WITNESS WHEREOF, the said parties of the first part have executed this instrument and caused the same to be executed by their duly authorized officers as of the day and year first above written. plantings on the land herein conveyed to a maximum height of 15 feet, subject, however, to the right of second party to maintain two roadways running along said strip of land as herein conveyed for maintenance purposes; said roadways to be 20 feet in width except during a period of construction of electric transmission line facilities, at which time said roadways may be used to a width of 50 feet, and also except that said. roadways at each electric transmission tower or pole structure Samuel 3. Miller location where such widths shall be expanded to such an area which may be necessary to bypass said towers with said roadways, and at the time of construction of such towers as to such width as may be necessary to construct said towers or pole structures. Also excepting and reserving to first parties, their heirs, " successors or assigns, all trees now growing on the abovedescribed land, together with the right to enter upon said land at any time, and from time to time, for any purpose in OTSEGO COUNTI connection with the care, cultivation and harvesting of any TREASURER'S OFFICE (Contab 1.1771 such trees. In addition thereto, and by the acceptance of I herein certify that accordings to our records all taxes returned to this office are just for five years preceding the date of this instrument. This have not include taxes in the precedy of collection by the left of the second secon this instrument, second party agrees that it shall pay to first parties, their heirs, successors or assigns, the sum of \$1.40 for any Christmas tree 3-1/2 feet or more in height now growing on said premises which is destroyed, damaged or otherwise made unmarketable by second party's use of the premises "until such time as all such trees have been harvested or the construction of such transmission lines shall have been FOUR CORNERS. INC. completed. Second party by the acceptance of this instrument further agrees to install gates at the existing highway crossings of Gornick President the land herein conveyed, if the same is now fenced, and the amuel B. Mille parties hereto shall provide for interlocking locks on said gates so that either party may at any time, and from time to Attest 10+n time, obtain ingress and egress to the land herein conveyed 5 .1 A. L. Gornick Secretary-Treasures Bonnie L. Hueston or the lands adjoining the land herein conveyed as continue to be owned by first parties, their heirs, successors or assigns, herein. Under this provision, no more than 2 gates shall be required; one to be located on the highway on the West line of Section 14, and one to be located on the highway on the South line of Section 14. STATE OF MICHIGAN Second party by the acceptance of this instrument and the enter-SS. ing upon the surface of the lands herein conveyed agrees that COUNTY OF (Lakland upon the completion of the construction of any of its facilities day of <u>March</u>, 1971, by <u>Ulan L. GORNIER</u>, President of Four Corners, Inc., a Michigan corporation, on behalf upon said land, it will level and grade the surface of said land in such a manner as to return the surface to approximately thesame condition that existed prior to said construction, subject to the roadways as above set forth. of the corporation. 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 Ennie L. Hueston County, Michigan parties of the first part, for themselves and their heirs, successors and as-Notary Public, (signs, do 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 enseal-My commission expires Nov. 4. 1973 ing and delivery of these presents they are well seized of the above-granted November 4, 1973 permises in fee simple; that they are free from all encumbrances whatever, and that they will and their heirs and successors shall forever warrant and defend the same against all lawful claims whatsoever. · · · PARED BY B. E. HAGEN, CONSUMERS POWER CO. MICHIGAN AVENUE, JACKSON, MICHIGAN 3 . 1 . · · · 4 4 4

BENERAL ENGINEEBING MAP REFERENCES

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Survey Map No.	Sheet	af

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 Abstract
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 S. Tree Vectores
 G. Other Decements

OTHER NOTES AND DATA

on the terms and conditions hereinafter mentioned, to be occupied and used for the purposes of constructing and repairing, removing, replacing, and maintaining an elec dist line consisting of poles, wires, cables, conduits and other fixtures and appurtenances on, over and across sd abovedesc land, the route to be taken by sd line of poles, wires, cables and conduits across sd abovedesc land being desc as fol:

<u>Pcl #1</u>: In an E'ly and W'ly dir 25 ft dis S'ly of, par with and measured at right angles to the cen line of an existing elec line run across sd land above desc as Pcl 1, sd cen line of sd existing elec line being desc as beg on the NW'ly line of sd land above desc as Pcl 1 at a pt which is 6 ft dis S'ly of and measured at right angles to the E & W $\frac{1}{4}$ line of Sec 16, T3ON, R3W, run th E'ly par with sd E & W $\frac{1}{4}$ line of sd sec, 2365 ft; th S 52° E to a pl of end on the S line of sd land above desc as Pcl #1.

<u>Pcl #2</u>: In an E'ly & W'ly dir 25 ft distant S'ly of, par with and measured at right angles to the cen line of an existing elec line run across sd land above desc as Pcl #2, sd cen line of sd existing elec line being desc as run in an E'ly & W'ly dir across sd land above-desc as Pcl 2, par with and 65 ft dis N'ly of the S line of sd land above desc as Pcl #2.

FOR FURTHER CONDITIONS, SEE ORIGINAL IN FILE.

Form 3

TITLE D	ATA +	

CONSUMERS POWER COMPANY

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TRACT	<u>356-</u> D	318-3	3	(Contd)

- Co du 	LEER 114 MAR 189 TATE OF MICHIGAN) SS. OUNTY OF Otsego) The foregoing instrument way of <u>March</u> , 1971, by and Helen Miller	Ans acknowledged before me this 6th Mitchell R. Miller, Marion Miller.			TRACT	
S S C C	LREP 144 MOL 159 TATE OF MICHIGAN)) SS. OUNTY OF Otsego) The foregoing instrument way of <u>March</u> , 1971, by and Helen Miller.	was acknowledged before me this <u>6th</u> <u>Mitchell R. Miller, Marion Miller.</u>				
S S S S S	LREP 114 MOL 159 TATE OF MICHIGAN)) SS. OUNTY OF Otsego) The foregoing instrument ay of <u>March</u> , 1971, by and Helen Miller.	was acknowledged before me this <u>6th</u> <u>Mitchell R. Miller, Marion Miller.</u>		• • •		
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٠, ا		Samuel B. Miller Notary Public, Otsego County, Michige	an	•		· · · · · · · · · · · · · · · · · · ·
•,		My commission expires Dec. 12, 1971				•
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C	STATE OF MICHIGAN)) SS.					
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		Notary Public,County, Michig	gan			
		My communisation expires				

GENERAL ENGINEERING MAP REFERENCES Line Map No. F-16944 Sheet 19 of Plan & Profile No. Sheet of Survey Map No. <u>S-F16944</u> Sheet 8 F-16944 19 of

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- t. Abstract Yes 2. Opinions of Tille 3. Title Search 4. +Mortzage Release _____ 5. Tree Voltehers
- 6. Other Bocoments _____