

TITLE DATA

Ronald Clare Coultres and wife, Rose

TRACT 99-D308-3

Warranty Deed | 5-12-67 | 7-17-67 | 117 | 266

ACCOUNT NO. W.O. 8240

MAP 8

BOARDMAN - LIVINGSTON
OTSEGO COUNTY
TREASURER'S OFFICE
I hereby certify that according to our records all taxes returned to this office are paid for five years preceding the date of this instrument. This does not include taxes in the process of collection.

Recorded July 17, 1967
at 9:32 o'clock AM
Liber 117 of Deeds, Page 266
T.W. Wente, Jr.
Register of Deeds.

MICHIGAN Otsego Hayes
STATE COUNTY TOWNSHIP
MUNICIPALITY SECTION TOWN RANGE
9.13a
PLAT OR AREA

This Indenture, made May 12, 1967
BETWEEN
RONALD CLARE COULTRES and ROSE COULTRES, his wife,
of 1514 Sheldon Street, Lansing, Michigan,
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 ONE DOLLAR and Other Good and Valuable Consideration 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 Hayes County of Otsego and State of Michigan, and described as follows.

to-wit:
A parcel of land in the W 1/2 of the E 1/2 of Section 1, T30N, R4W, described as follows: To find the place of beginning of this description commence at the N 1/4 post of said section; run thence S 89° 24' 00" E along the North line of said section 521.24 feet to the Southwest corner of Section 31, T31N, R3W; thence continuing along the North line of said Section 1 on a bearing of S 89° 13' 20" E, 262.46 feet; thence S 00° 07' 20" E, 233 feet; thence S 89° 13' 20" E, 10.27 feet to the place of beginning of this description; thence continuing S 89° 13' 20" E, 75.47 feet to the East line of the West 52-164/243 rods of the NE 1/4 of said Section 1; thence S 00° 07' 20" E parallel with the North and South 1/4 line of said Section 1, 1788.16 feet to the North line of the SW 1/4 of the SE 1/4 of said section; thence N 89° 40' 45" W along the said North line of the SW 1/4 of the SE 1/4 of said section 869.14 feet to the North and South 1/4 line of said section; thence N 00° 07' 20" W along the North and South 1/4 line of said section 330 feet; thence S 89° 40' 45" E, 792.19 feet; thence N 00° 04' 25" W parallel with the East 1/8 line of said section 1458.82 feet to the place of beginning.

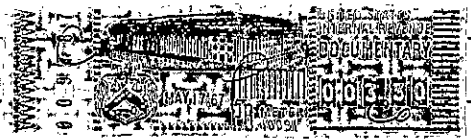
Excepting and reserving to first parties, their heirs or assigns, the easement and right to cross said parcel of land at such places and in such a manner as is mutually satisfactory to both parties so long as such crossing shall not interfere with the use of said land by second party, its successors or assigns.

SEE NOTE #1 FOR LICENSE TO MERCURY EXPLORATION COMPANY
SEE NOTE #2 FOR LICENSE TO MERCURY FOR DRIVEWAY

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
Ben W. Johnson
Robert Dobbastine
Ronald Clare Coultres
Rose Coultres



STATE OF MICHIGAN,)
) ss.
County of Ingham) On May 12, 1967
before me, a Notary Public of Kent County, Michigan, acting in Ingham
County, personally appeared Ronald Clare Coultres and Rose Coultres

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

My commission expires September 14, 1969
Ben W. Johnson
Notary Public,
Kent County, Michigan.

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

Table with columns: BALANCE, TRANSFERS, AMOUNT, ITEMS OF COST, JOURNAL ENTRY, DATE. The table is mostly empty with some faint markings.

Formerly 2367-D146-3

18

MAILED
APR 1967
C. H. ED

NOTE #2: (By Sale No. Otsego #39.2) CPCo granted a license for ingress and egress and driveway across the land on the caption of this tract, as follows:

1. Consumers Power Company
1-30-95 License
2. Mercury Exploration Company, Inc.

Grant to Licensee the License and Permit to use certain land situate in the Township of Hayes, County of Otsego and State of Michigan, known and described as follows:

A strip of land 10 feet in width being 5 feet each side of a center line as it crosses a portion of the West 1/2 of the East 1/2 of Fractional Section 1, T30N, R4W, said center line being more particularly described as follows: Commencing at the Northeast corner of said Section 1; thence N 88° 50' 59" W 1686.73 feet along the North line of said Section to the point of beginning; thence S 01° 17' 54" W 1032.96 feet to Point "A"; thence S 85° 16' 12" W 138.69 feet to the West line of property owned by Licensor and the point of ending of said center line.

The license hereby conveyed is for the sole purpose of using for ingress and egress purposes an existing trail running from the North line of Section 1 to the above described Point "A," and for constructing, maintaining, and repairing and using for ingress and egress a gravel driveway running from said Point "A" to the above described point of ending. Licensor shall have access to said trail and driveway at all times, and Licensee's use of said trail and driveway shall not impede Licensor's access to any part of the above described or adjacent property.

FOR FURTHER CONDITIONS SEE ORIGINAL IN FILE