

Warranty Deed

GRANTOR: The Battle Creek Tax Increment Finance Authority, an authority authorized and existing under and by virtue of the laws of the State of Michigan, whose address is 4950 West Dickman Rd., Battle Creek, Michigan 49017,

CONVEYS and WARRANTS TO: CITY OF BATTLE CREEK, of 10 North Division Street, Battle Creek, Michigan 49014,

the following described premises situated in the City of Battle Creek, County of Calhoun and State of Michigan, described as follows:

DESCRIPTION OF PORTION OF PARCEL #0067-00-120-0 TO BE USED FOR RIGHT-OF-WAY (SYSTEX):

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 17, TOWN 2 SOUTH, RANGE 8 WEST, CALHOUN COUNTY, MICHIGAN: THENCE N. 89°57'32" E. ALONG THE SOUTH LINE OF SAID SECTION, 433.03 FEET; THENCE N. 00°54'42" W. ALONG THE EASTERLY LINE OF MARTIN LUTHER KING, JR. HIGHWAY, 928.00 FEET; THENCE N. 89°05'18" E. 100.00 FEET; THENCE N. 00°54'42" W. ALONG THE EASTERLY LINE OF BUCKNER DRIVE, 1448.35 FEET; THENCE CONTINUING NORTHEASTERLY 1025.28 FEET ALONG THE EASTERLY LINE OF BUCKNER DRIVE, AND THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS IS 1011.74 FEET, AND WHOSE CHORD BEARS N. 28°07'11" E. 981.97 FEET; THENCE N. 57°09'04" E. ALONG THE EASTERLY LINE OF BUCKNER DRIVE, 343.40 FEET; THENCE CONTINUING NORTHEASTERLY 552.30 FEET ALONG THE EASTERLY LINE OF BUCKNER DRIVE AND THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS IS 991.74 FEET AND WHOSE CHORD BEARS N. 73°06'19" E. 545.19 FEET TO THE POINT OF BEGINNING; THENCE S. 21°17'17" E. 143.58 FEET; THENCE S. 60°09'15" E. 495.37 FEET TO THE NORTHWESTERLY LINE OF GRAND TRUNK WESTERN RAILROAD; THENCE S. 29°50'45" W ALONG SAID NORTHWESTERLY LINE 80.00 FEET; THENCE N. 21°17'17" W. 578.47 FEET; THENCE N. 21°17'17" W. 78.54 FEET; THENCE N. 68°13'36" W. 159.40 FEET TO SAID EAST LINE OF BUCKNER ROAD; THENCE NORTHEASTERLY 238.03 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE RADIUS IS 911.74 FEET AND WHOSE CHORD MEASURES N. 82°11'01" E. 237.45 FEET TO THE POINT OF BEGINNING CONTAINING 1.51 ACRES OF LAND, MORE OR LESS.

This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

The Grantors grant to the Grantee the right to make zero divisions of the premises under Section 108 of the Land Division Act, Act. No. 288 of the Public Acts of 1967.

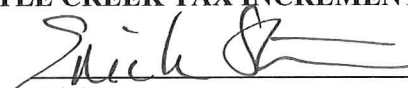
In consideration of a sum less than One Hundred (\$100.00) Dollars.

THIS INSTRUMENT AND TRANSFER ARE EXEMPT FROM TAXES PURSUANT TO MCL 207.505(a)(h).

BATTLE CREEK TAX INCREMENT AUTHORITY

Date: 6/22/18.

By:


Erick Stewart

Its: Chairman

STATE OF MICHIGAN)
COUNTY OF CALHOUN)

The foregoing Deed was acknowledged before me on 6/22, 2018 by Erick Stewart who is the Chairman of the Battle Creek Tax Increment Authority and who subscribed the foregoing deed pursuant to a corporate resolution adopted on JUNE 22, 2018.



* DARYL J. MUMFORD

Notary Public, Calhoun County, Michigan

My commission expires on: 5/5/2019

Prepared By & Return Recorded Deed To:
Daryl J. Mumford (P24613)
68 East Michigan Ave.
Battle Creek, MI 49017
(269) 968-6146/mmk

Send Subsequent Tax Bills To:

City of Battle Creek
10 North Division Street
Battle Creek, MI 49014