

## **Attachment G**

CERTIFICATION

STATE OF MICHIGAN     )  
                                  )  
CHARTER COUNTY OF WAYNE )

I, Alfred N. Montgomery, Clerk of the County Commission for the Charter County of Wayne, State of Michigan, do hereby certify that the attached Resolution No. 99-583, *approving Wayne County to apply on behalf and in cooperation with the Cities of River Rouge, Wyandotte and Taylor to designate targeted sites as Renaissance Zones*, was duly adopted by the Wayne County Commission at the FIRST DAY ANNUAL SESSION on the SEVENTH DAY of OCTOBER, 1999 by the following vote:

YEAS: Commissioners Bankes, Bell, Blackwell, Boike, Cavanagh, Cushingberry, Hubbard, Husk, Palamara, Parker, Sullivan, Varga, Vice-Chair Pro Tempore Ware, Vice-Chair Beard -- 14

NAYS: None

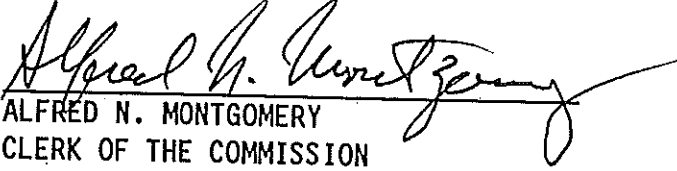
NOT VOTING: Chairman Solomon -- 1

ABSTAIN: None

EXCUSED: None

I further certify that the attached Resolution is a true, correct, and complete transcript of the original of said Resolution appearing on file and of record in my office and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, as amended, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Seal of the County of Wayne this 8th day of October, 1999 A.D.

  
ALFRED N. MONTGOMERY  
CLERK OF THE COMMISSION  
CHARTER COUNTY OF WAYNE, MI

## RESOLUTION

No. 99-583

By Commissioners Cavanagh and Palamara

WHEREAS, the Michigan Economic Development Corporation is seeking applications for Renaissance Zone designation, which provides for exemption from most State and local taxes for up to 15 years for sites so designated; and

WHEREAS, designation of targeted parcels within distressed areas in our local communities will promote new development and jobs in those communities that would not otherwise occur; and

WHEREAS, the Cities of River Rouge, Taylor and Wyandotte have requested that the County of Wayne apply for Renaissance Zone designation on their behalf; and

WHEREAS, these communities have submitted development plans that demonstrate how the designation will assist in redevelopment of vacant or underutilized parcels in those communities;

Now therefore be it

RESOLVED, by the Wayne County Commission this 7th Day of October, 1999 that approval be, and is hereby granted, authorize the submission of a Renaissance Zone application for the Pleasant Ave and E. Jefferson sites in River Rouge, the Central Ave. site in Wyandotte and the Beech Daly site in Taylor, and

RESOLVED, that the Commission agrees that, if designated, these properties will be exempt from property taxes by the County beginning January, 2001 and that property taxes will be phased-in within 13-15 years provided in the renaissance zone legislation, and that the estimated tax loss to the County in the first year is \$7,323.

[Renaissance Zone Development Plan on File]

(99-23-013)

CERTIFICATION

STATE OF MICHIGAN       )  
                                  )  
CHARTER COUNTY OF WAYNE )

I, Joyce D. Williams, Clerk of the County Commission for the Charter County of Wayne, State of Michigan, do hereby certify that attached Resolution No. 2002-874, *A certified resolution approving an application to be submitted to the Michigan Economic Development Corporation on behalf of the City of Detroit for designation of five Renaissance Zone (R Z) sub-zones in the City of Detroit (Jefferson Ave. Sub-Zone, the Atwater Sub-Zone, the Clark Street Technology Park Sub-Zone, the Michigan Ave. Sub-Zone, and the Woodward Ave. Sub-Zone to the Michigan Economic Development Corporation)*; was duly adopted by the Wayne County Commission at the FIRST DAY ANNUAL SESSION on the THIRD DAY of October, 2002 by the following vote:

YEAS: Commissioners Bankes, Boike, C. Cavanagh, P. Cavanagh, Hall, Hubbard, Parker, Sullivan, Vice Chair Pro Tempore Ware, Vice-Chair Beard--10

NAYS: None

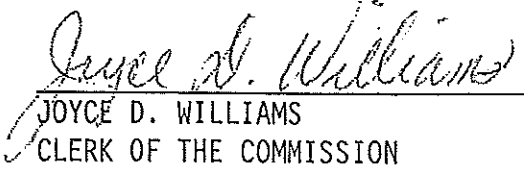
NOT VOTING: Commissioners Blackwell, Palamara, Chairman Solomon -- 3

ABSTAIN: None

EXCUSED: Commissioners Cushingberry, Varga --2

I further certify that the attached Resolution is a true, correct, and complete transcript of the original of said Resolution appearing on file and of record in my office and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, as amended, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Seal of the County of Wayne this 4th day of October, 2002 A.D.

  
JOYCE D. WILLIAMS  
CLERK OF THE COMMISSION  
CHARTER COUNTY OF WAYNE, MI

## RESOLUTION

No. 2002-874

By Commissioner C. Cavanagh

WHEREAS, the Michigan Economic Development Corporation is accepting applications from existing Renaissance Zone communities for the designation of additional sub-zones, the designation of which provides for exemption from most State and local taxes for up to 15 years for sites so designated; and

WHEREAS, Wayne County currently has four sub-zones, one in Wyandotte, one in Taylor and two in River Rouge, and has the ability to apply for up to six more sub-zones; and

WHEREAS, the City of Detroit (City), Wayne County's largest community, has only one remaining sub-zone and has requested that Wayne County apply on its behalf for additional sub-zones in that community; and

WHEREAS, designation of targeted parcels within the City will encourage new development and jobs in the City that would not otherwise occur; and

WHEREAS, the Detroit City Council has approved a resolution requesting that the County of Wayne apply for Renaissance Zone designation on the City's behalf; and

WHEREAS, the City has submitted development plans that demonstrate how the designation will assist in redevelopment of vacant or underutilized parcels in the City;

Now therefore be it

RESOLVED, by the Wayne County Commission this 3rd day of October, 2002 that approval be, and is hereby, granted authorizing the submission of a Renaissance Zone application for the Jefferson Ave. Sub-Zone, the Atwater Sub-Zone, the Clark Street Technology Park Sub-Zone, the Michigan Ave. Sub-Zone, and the Woodward Ave. Sub-Zone to the Michigan Economic Development Corporation; and be it further

RESOLVED, that the Commission agrees that, if designated, these properties will be exempt from property taxes by the County beginning January,

2003, and that property taxes will be phased in during years 13-15 as provided in the renaissance zone legislation, and that the estimated tax loss to the County in the first year is \$4,300. Exhibit A to this resolution includes the estimated revenue loss for the first full year of operation of the Renaissance Zone for all taxing jurisdictions; in actuality, the Detroit Downtown Development Authority already captures these taxes for all but the Clark Street Technology Park Sub-zone; and be it further

RESOLVED, that approval of the Atwater, Jefferson, Woodward and Clark Street sub-zones is subject to execution of a development agreement between the County and each private owner or developer that is acceptable to Wayne County Corporation Counsel, Wayne County Commission Committee on Economic Development and/or its designated Legal Counsel, and counsel for the Detroit Economic Growth Corporation; and be it further

RESOLVED, that the City retains the right to withdraw any site or reduce the boundaries of a site, prior to final approval by the State of Michigan; and be it further

RESOLVED, that the County Executive is authorized to execute applications, development agreements, and documents implementing the Renaissance Zone program should it be approved.

[Renaissance Zone Application on File]

[Exhibit A Attached]

(2002-23-013)

2001 Tax Rate											
Zone	Parcel	Taxable Value	County	City	Library	HCMA	WCCC	School Op	SET	City Debt	School Debt
Atwater	01:2-3	\$1,209,814.01	\$ 9,492.32	\$ 27,772.85	\$ 4,395.38	\$ 264.47	\$ 3,023.93	\$ 21,776.65	\$ 7,258.88	\$ 10,820.21	\$ 10,126.14
	03:1.005L	\$1,759,153.39	\$ 13,802.49	\$ 40,383.65	\$ 6,391.18	\$ 384.55	\$ 4,397.00	\$ 31,664.76	\$ 10,554.92	\$ 15,733.34	\$ 14,724.11
	05:5	\$6,586,500.00	\$ 51,678.34	\$ 151,201.67	\$ 23,929.41	\$ 1,439.81	\$ 16,462.96	\$ 118,557.00	\$ 39,519.00	\$ 58,907.68	\$ 55,129.01
	03:1.004	\$1,791,263.86	\$ 14,054.44	\$ 41,120.79	\$ 6,507.84	\$ 391.57	\$ 4,477.26	\$ 32,242.75	\$ 10,747.58	\$ 16,020.53	\$ 14,992.88
	05:4	\$1,067,700.00	\$ 8,377.28	\$ 24,510.44	\$ 3,879.06	\$ 233.40	\$ 2,668.72	\$ 19,218.60	\$ 6,406.20	\$ 9,549.19	\$ 8,936.65
	03:2-7	\$1,086,300.00	\$ 8,523.22	\$ 24,937.43	\$ 3,946.64	\$ 237.47	\$ 2,715.21	\$ 19,553.40	\$ 6,517.80	\$ 9,715.54	\$ 9,092.33
	05:3	\$578,250.00	\$ 4,537.01	\$ 13,274.48	\$ 2,100.84	\$ 126.41	\$ 1,445.34	\$ 10,408.50	\$ 3,469.50	\$ 5,171.69	\$ 4,839.95
Clark Street	16:12943	\$121,983.15	\$ 957.09	\$ 2,800.28	\$ 443.18	\$ 26.67	\$ 304.90	\$ 2,195.70	\$ 731.90	\$ 1,090.98	\$ 1,021.00
	14:10133	\$239,788.00	\$ 1,881.40	\$ 5,504.65	\$ 871.17	\$ 52.42	\$ 599.35	\$ 4,316.18	\$ 1,438.73	\$ 2,144.59	\$ 2,007.03
	14:9571	\$210,665.61	\$ 1,652.90	\$ 4,836.10	\$ 765.37	\$ 46.05	\$ 526.56	\$ 3,791.98	\$ 1,263.99	\$ 1,884.13	\$ 1,763.27
		\$21,650,000.0									
Jefferson Avenue	Tower 500	0	\$ 169,868.07	\$ 497,003.90	\$ 78,656.62	\$ 4,732.69	\$ 54,114.18	\$ 389,700.00	\$ 129,900.00	\$ 193,631.11	\$ 181,210.50
Michigan Avenue	**02:280	\$73,094.00	\$ 573.50	\$ 1,677.97	\$ 265.56	\$ 15.98	\$ 182.70	\$ 1,315.69	\$ 438.56	\$ 653.73	\$ 611.80
	02:259	\$291,025.00	\$ 2,283.41	\$ 6,680.86	\$ 1,057.32	\$ 63.62	\$ 727.42	\$ 5,238.45	\$ 1,746.15	\$ 2,602.84	\$ 2,435.88
Woodward Avenue	**01:4115: 9	\$1,414,050.00	\$ 11,094.78	\$ 32,461.36	\$ 5,137.39	\$ 309.11	\$ 3,534.42	\$ 25,452.90	\$ 8,484.30	\$ 12,646.84	\$ 11,835.60

\*\* Tax exempt as DDA/City owned parcel

Bernard J. Youngblood  
Wayne County Register of Deeds

January 11, 2010 04:14 PM  
Liber 48225 Page 43-50

201001111420 950 FEE: \$10.00



# QUIT CLAIM DEED

Subject to the following paragraph, the City of Detroit, a Michigan public body corporate whose address is 2 Woodward Avenue, Detroit, MI 48226 ("Grantor"), quit claims to The Detroit Medical Center, a Michigan Non-Profit Corporation, ("Grantee") whose address is 3990 John R, Detroit, MI 48201, the premises located in the City of Detroit, Wayne County, Michigan, described as:

(See Attached Exhibit A)

AKA 701 Mack Avenue

Ward 03 Items 500-1200 (Part of)

(the "Property"), for the sum of Nine Hundred Thousand and 00/100 Dollars (\$ 800,000.00 ), subject to and reserving to the City of Detroit its rights under public easements and rights of way, easements of record, applicable zoning ordinances, development plans pursuant to Act 344 of 1945 as amended (if any), and restrictions of record.

This Deed is given subject to the terms, covenants and conditions of an Agreement to Purchase and Develop Land dated December 16, 2009 entered into by the parties hereto and which is incorporated herein by reference and recorded on 20 in the Office of the Register of Deeds for the County of Wayne in Liber 48225 on Pages 43 through 50 inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this Deed. The covenants therein recited to be covenants running with the land are hereby declared to be covenants running with the land enforceable by the City as therein set forth. If the Property is rented for residential occupancy, the Property must be registered as a rental property pursuant to Ordinance 579-H (Detroit City Code § 28-5-42.8).

The following language is included pursuant to MCL Sections 560.109(3) and 660.109(4), added by 1998 PA 591, and applies only if the Property is not platted: "The Grantor grants to the Grantee the right to make all divisions under Section 108 of the land division act, Act No. 288 of the Public Acts of 1967, as amended. This property may be located within the vicinity of farmland 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."

This deed is dated as of December 16, 2009

## WITNESSES

Norman Tait  
Print Norman Tait  
David J. Smith  
Print David J. Smith

CITY OF DETROIT, a Michigan public body corporate

By: Maria N. Winters  
Print Maria N. Winters  
As: Deputy Director

STATE OF MICHIGAN

COUNTY OF WAYNE

The foregoing instrument was acknowledged before me on December 2, 2009 by Maria N. Winters, the Deputy Director of the City of Detroit, a Michigan public body corporate, on behalf of the City.

Print David J. Smith  
Notary Public, Wayne County, Michigan  
My commission expires: 08-19-2010

Pursuant to § 18-5-12 of the Detroit City Code, I hereby certify that proper and fair consideration has been received by the City pursuant to this instrument.

Finances Director

Approved by City Council on 08-19-2009  
Detroit Legal News, 09-29-2009 P.5  
on file in my office.

Approved by the City Law Department pursuant to Sec. 6-408 of the Charter of the City of Detroit.

W. Beckett  
City Corporation Counsel

James M. Winters  
City Clerk

This instrument Drafted by:  
Chad Hysche  
Planning & Development Department  
65 Cadillac Square, Suite 2000  
Detroit, MI 48226

When recorded, return to:  
The Detroit Medical Center  
Legal Department  
3990 John R, #7 Brush West  
Detroit, Michigan 48201

Exempt from transfer taxes pursuant to MCL § 207.605(h)(i) and MCL § 207.628(p)(i).



L 48295 - P 50

## Exhibit A

Land in the City of Detroit, County of Wayne and State of Michigan being part of lot 14 of the "Medical Center Urban Renewal Plat No. 2", part of Park Lots 25 to 30 and part of Private Claims 1, 2 & 3, City of Detroit, Wayne County, Michigan as recorded in Liber 90 Pages 89, 90 & 91 of Plats, Wayne County Records; and being more particularly described as follows:

Beginning at the Northeast corner of said Lot 14 of the "Medical Center Urban Renewal Plat No. 2" thence S 26° 11' 18" E., along the East line of said Lot 14, 375.00 feet; thence S. 63° 50' 20" W. 611.22 feet to the West line of said Lot 14; thence continuing along the boundary of said Lot 14 the following (5) courses; N. 26° 09' 00" W. 350.00 feet; thence S 63° 41' 30" W. 16.33 feet; thence along a curve to the left with an arc Distance of 208.64 feet, a Radius of 520.00 feet, a Chord bearing N. 14° 37' 20" W. and a chord distance of 207.24 feet; thence S. 26° 09' 00" E. 178.02 feet; thence N. 63° 50' 20" E. 585.88 feet to the Point of Beginning. Containing approximately 231,289 square feet or 5.31 acres, more or less.

DESCRIPTION CORRECT  
ENGINEER OF SURVEYS

By Daniel P. Lane

METCO Services, Inc.

PER ASSESSOR'S A-7-15-07

The North 275 feet of Edward Tolan Playfield  
A/K/A 701 Mack Avenue  
Ward 03 Item 000900-1200 (Part of)

Recorded for Record the \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1889, at \_\_\_\_\_  
 \_\_\_\_\_ Register.

**This Indenture**, Made the \_\_\_\_\_ day of \_\_\_\_\_ in the year  
 of our Lord one thousand eight hundred and eighty nine, **BETWEEN** \_\_\_\_\_ of the City of  
 Detroit, Wayne County, Michigan, of the first part, and  
 \_\_\_\_\_ of the second part,  
 Witnesseth, That the said party of the first part, for and in consideration of \_\_\_\_\_ Dollars  
 to \_\_\_\_\_ in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, do c.c.  
 by these presents, grant, bargain, sell, remise, release, and convey with all GUARANTY unto the said party of the second part, and to the successors  
 heirs and assigns, Forever, all \_\_\_\_\_ certain piece or  
 parcel of land situated in the \_\_\_\_\_ in Wayne County and State of Michigan,  
 known and described as follows:

Lot Four (4) of Sub. Edwards' addition of Lot One hundred and ninety  
 (190) of Lambert's Addition, according to the recorded plat thereof of record  
 in the Office of the Register of Deeds for said Wayne County (the object of  
 this deed being to release and discharge said first party may  
 have acquired by virtue of a Sheriff's sale dated February  
 6<sup>th</sup> 1862 and filed January 10<sup>th</sup> 1863 in the number 179)

Together With all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, To HAVE AND TO HOLD the  
 said \_\_\_\_\_ to the said party of the second part, and to the successors  
 heirs and assigns, to the sole and only proper use, benefit and behoof of the said party of the second part, his heirs and assigns, FOREVER.  
 IN WITNESS WHEREOF, The said party of the first part, by \_\_\_\_\_ his hand and seal on the day and year first above  
 written.

Signed, Sealed and Delivered in the Presence of  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

STATE OF MICHIGAN, -  
 County of \_\_\_\_\_ On this \_\_\_\_\_ day of \_\_\_\_\_ in the year one thousand  
 eight hundred and eighty nine, before me, the undersigned, a Notary Public  
 for said \_\_\_\_\_ personally appeared \_\_\_\_\_  
 to me known to be the same person described in and who executed the within instrument, who  
 free act and deed.  
 \_\_\_\_\_  
 Notary Public, Wayne County,  
 Mich.



TOGETHER, with all and singular the hereditaments and appurtenances therunto belonging or in anywise appertaining: To HAVE and to HOLD the said premises Commons rights to the said part ye of the second part, and to the heirs and assigns, to the sole and only proper use, benefit and behoof of the said party of of the second part said and assigns, FOREVER:

IN WITNESS WHEREOF, The said part ye of the first part, in hereunto set their hand and seal the day and year first above written.

[illegible]

STATE OF MICHIGAN,  
County of Wayne, ss. On this 26th day of March 1911,  
we thousand eight hundred and eighty eight before me, the subscriber, a Justice of the Peace  
and for said County, personally appeared Frank McMillan and Miss McMillan  
who acknowledged to me that they executed the foregoing instrument as their act and deed.  
Notary Public in and for the State of Michigan  
Wayne Michigan



**This Indenture**

TOGETHER with all the other instruments and documents in the name of the said company, as aforesaid, to have and to hold the same unto the said company, its heirs and assigns forever, and to the use and behoof of the said company, its heirs and assigns forever.

STATE OF MICHIGAN

1412/406

2858	
City of Detroit, Mich.	
Liber 1412	
Received for record the 6th day of July A. D. 1920, at 3:30 o'clock P. M. OTTO STOLL, Register of Deeds.	
This Indenture, Made the 25th day of June (1920) In the year of our Lord one thousand nine hundred and twenty	
Between Elizabeth M. Adams, a widow, and Elizabeth M. Adams, her daughter of Detroit, Michigan, on the one part, and Women's Hospital & Infants' Home, a Michigan Corporation, Party of the first part.	
Witnesseth, that the said part of the first part, for and in consideration of the sum of One dollar and other good and valuable consideration	
Do hereby grant, bargain, sell, remise, release, alien and confirm unto the said part of the second part, and its heirs and assigns, forever, all that certain place or parcel of land situated and being in the City of Detroit, County of Wayne, State of Michigan, and described as follows to wit: The easterly thirty-five (35) feet of the westerly one hundred ten (110) feet of lot five (5) and the easterly thirty-five (35) feet of the westerly one hundred ten (110) feet of that part of lot six (6), lying south of	
Hancock Avenue east of C. B. Edwards Avenue, and a portion of lot 198 of the L. H. Harrison farm, Detroit, it is intended to convey hereby the premises commonly known as No. 156 East Hancock Avenue, Detroit, Michigan, which premises have a frontage of thirty-five (35) feet on said Hancock Avenue east.	
Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, to have and to hold the said premises unto the said part of the second part, and its heirs and assigns forever. And the said Elizabeth M. Adams, widow and Elizabeth M. Adams, her daughter, do hereby covenant, grant, bargain and sell unto and with the said part of the second part, here and assigns, that at the time of the enrolling and delivery of these premises, they are well seized of the above granted premises in fee simple, and they are free from all incumbrances whatever.	
And that the said part of the second part, their heirs, executors, administrators, shall warrant and defend the same against all lawful claims whatever.	
In Witness Whereof, the said part of the first part has hereunto set their hand and seal, this 25th day and year of June 1920.	
Signed, Sealed and Delivered in Presence of: Mrs. Elizabeth M. Adams (L.S.) Miss Elizabeth M. Adams (L.S.)	
E. C. Olson (L.S.)	
Int. Rev. Stamp \$10.00	
On this 25th day of June, in the year one thousand nine hundred and twenty, before me, Notary Public, in and for said County, personally appeared Elizabeth M. Adams, a widow, and Elizabeth M. Adams, her daughter, (two individuals), who acknowledged the same to be their act and deed.	
My Commission Expires April 27, 1922.	
Notary Public, Wayne County, Michigan.	

1859/354

City Treas. Cert. No. 6105.

Received for record, the 18th day of July A. D. 1924  
at 1:45 o'clock P. M. OTTO STOLL, Register of Deeds

TO **Elizabeth MoAdam, et al**  
TO **Woman's Hospital and Infants Home**

**This Indenture**, Made the sixth day of June, in the year of our Lord one thousand nine hundred and twenty-four

BETWEEN **Elizabeth MoAdam, a widow and Elizabeth MoAdam, her daughter**  
parties of the first part  
**Woman's Hospital and Infants Home, a Michigan Corporation**  
party of the second part

Witnesseth, that the said parties of the first part, for and in consideration of the sum of One dollar and other valuable consideration Dollars  
to be paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, do hereby present, grant, bargain, sell, remise, release, alien and confirm unto the said parties of the second part, and to their successors and assigns forever, all those certain piece or parcels of land situated and being in the City of Detroit County of Wayne, State of Michigan, and described as follows, to wit: The Easterly One Hundred Eight Feet (108 ft.) more or less of the South five and eighty hundredths feet (5.80 ft.) more or less, of lot six (6) and the Easterly One Hundred Eight Feet (108 ft.) more or less of lot five (5) of C. B. Edwards Sub-division of Outlot 190, Lambert Beaubien Farm, Detroit, Wayne County, Michigan.  
Said land and premises being commonly known as numbers 4763, 4761 and 4767 Beaubien Street, Detroit, Michigan.

Together with all and singular the hereditaments and appurtenances thereto belonging or in anywise appertaining; To have and to hold the said premises, with the appurtenances, unto the said parties of the second part, and to their successors and assigns forever. And the said **Elizabeth MoAdam, a widow and Elizabeth MoAdam, her daughter** parties of the first part for themselves, their heirs, executors and administrators, do covenant, grant, bargain and agree to and with said parties of the second part, their successors and assigns, that at the time of the enrolling and delivery of these presents, they are well seized of the above granted premises in fee simple; that they are free from all incumbrances whatever except such liens and encumbrances as may have accrued on said land or buildings subsequent to June 7, 1923; the date of a land contract between the parties hereto in fulfillment of which contract this deed is given; by or through the acts or negligence of any party or parties other than the parties of the first part hereto; subject also to a lease of No. 4767 Beaubien St., Detroit, Michigan, which said parties had heretofore made for a term of two years from and after Dec. 1, 1923, and until the expiration of said term the parties agree to carry out on the part of the lessors, and that they will and their heirs, executors, their administrators, they shall warrant and defend the same against all lawful claims whatsoever excepting as hereinbefore stated.

In Witness Whereof, the said parties of the first part hereunto set their hand and seal the day and year first above written.

Signed, Sealed and Delivered in Presence of  
**Julius J. Lechner**  
**Julius J. Lechner**

Int. Rev. Stamp  
\$ 55.50

**Mrs. Elizabeth MoAdam** her x MoAdam (L. S.)  
**Miss Elizabeth MoAdam** (L. S.)

STATE OF MICHIGAN; On this sixth day of June, 1924, in the year one thousand nine hundred and twenty-four, before me,  
Notary Public in and for said county, personally appeared **Elizabeth MoAdam, a widow and Elizabeth MoAdam, her daughter**  
known to be the same person described in and who executed the within instrument, who severally acknowledged the same to be their free act and deed.  
My commission expires May 6th, 1927

**Julius J. Lechner**  
Notary Public, Wayne County, Michigan.



11-2334-123

This Indenture, made this eleventh day of November in the year one thousand nine hundred and twenty-one between the Union Trust Company, a corporation created and existing under the laws of the State of Michigan of the City of Detroit, Wayne County, Michigan, party

of the first part, and Woman's Hospital and Infants' Home, of the same place, 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 VALUABLE CONSIDERATIONS Dollars, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold, remised, released, aliened and confirmed, and by these presents does grant bargain, sell, remise, release, alien, and confirm unto the party of the second part, and to its successors heirs and assigns, FOREVER, all those certain pieces or parcel of land, situate, lying and being in the City of Detroit, County of Wayne and State of Michigan known and described as follows, to-wit:

lots six (6) and seven (7) of Brush's Subdivision of that part of the Brush Farm, lying between the south line of Farnsworth Street and the south line of Alexandrine Avenue, according to the Plat of said Subdivision recorded June 25, 1892, Liber 17 of Plats, on page 29.

Also the westerly forty (40) feet in width by one hundred (100) feet in depth of Lot five (5); also the westerly forty (40) feet in width by five and 80/100 (5.80) feet in depth more or less of Lot six (6), said portion of Lot six (6), lying south of and fronting on Hancock Avenue; both of said lots being in O. B. Edwards' subdivision of Out Lot 190, of the Lambert Beaubien Farm, according to the plat thereof recorded in Liber 55 on page 242 of Deeds, Wayne County Records.

Also the Easterly thirty-five (35) feet in width by one hundred (100) feet in depth of the westerly seventy-five (75) feet of Lot five (5); also the easterly thirty-five (35) feet in width by five and 80/100 (5.80) feet in depth of the westerly seventy-five (75) feet of Lot six (6), said portion of Lot six (6), lying south of and fronting on Hancock Avenue both of said Lots being in O. B. Edwards' Subdivision of Out Lot 190 of the Lambert Beaubien Farm, according to the recorded Plat in Volume 55, page 242 of Deeds;

Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining; and the reversion or reversions, remainder or remainders; rents, issues and profits thereof; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part either in Law or Equity, of, in, and to the above bargained premises, with the said hereditaments and appurtenances; to Have and to Hold the premises as before described, with the appurtenances, unto the said party of the second part, its heirs and assigns, FOREVER. And the said party of the first part, for itself and its successors does covenant, grant, bargain and agree to and with the said party of the second part, its successors heirs and assigns, that it, the Union Trust Company,

the said party of the first part, has not heretofore done, committed, or wittingly or willingly suffered to be done or committed, any act, matter, or thing whatsoever, whereby the premises hereby granted, or any part thereof, is, are or shall or may be charged or encumbered in title, estate or otherwise howsoever.



LIBER 2354 PAGE 130

In Witness Whereof, the said Union Trust Company has caused this Indenture to be subscribed by its Vice President and Assistant Secretary, and its seal to be affixed the day and year first above written.

### Union Trust Company

In presence of

By

*A. H. Pinstedler*

*John N. Stalker*  
Vice President

*L. H. Charbonneau*

*Eugene A. Miller*  
Assistant Secretary

STATE OF MICHIGAN

COUNTY OF WAYNE

On this eleventh day of November in the year one thousand nine hundred and twenty-one before me appeared JOHN N. STALKER and EUGENE A. MILLER to me personally known, who being by me severally duly sworn, did say that they were respectively Vice President and Assistant Secretary of the Union Trust Company, a corporation created and existing under the laws of the State of Michigan, of the City of Detroit, Wayne County, Michigan.

and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and the said John N. Stalker and Eugene A. Miller acknowledged the said instrument to be the free act and deed of the said Union Trust Company,

My Commission expires 9-3-24

*Louis H. Charbonneau*  
Notary Public in and for Wayne County, Michigan

JUL 10 1926

CURRENT TAXES No. 931X

Deed (C).

Union Trust Company

TO

Woman's Hospital & Infants'

Home COUNTY TREASURER CERT. FURNISHED

REGISTERS OFFICE

WAYNE

County, JUN 16 1926

Received for Record this

day of 25 A. D. 1921 at 2 o'clock, P. M., and Recorded in Liber 2354 of Deeds, on Page 129

*John N. Stalker*

PAID

*John N. Stalker*

LIBER 2748 PAGE 78

COUNTY TREASURER  
CERT. FURNISHED

Recorded NOV 23 1927 at 7:50 P.M.  
OTTO STOLL, Registrar

City Treas. Cert. No. 2072

A76228

THIS INSTRUMENT, Made this 11 day of November,  
in the year of our Lord one thousand nine hundred twenty-seven  
BETWEEN, VISITING NURSE ASSOCIATION, a Michigan corporation, of  
Detroit, party of the first part, and THE WOMAN'S HOSPITAL, a  
Michigan corporation, of Detroit, party of the second part;

WITNESSETH, That the said party of the first part,  
for and in consideration of the sum of ONE DOLLAR (\$1.00) and  
other valuable consideration to it in hand paid by and to it  
moving from the said party of the second part, the receipt where-  
of 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, and to its successors and  
assigns, FOREVER, all those certain pieces or parcels of land  
situated and being in the City of Detroit, County of Wayne, and  
State of Michigan, known and described as follows, to-wit:

Lots eight (8) and nine (9), Block  
twenty-one (21), Brush's Subdivision  
of that part of the Brush Farm lying  
between the south line of Farnsworth  
Street and the south line of Alexan-  
drine Avenue, according to the plat  
thereof recorded in Liber 17 of Plats,  
page 29, Wayne County Records,

subject to the existing building and use restrictions, and in pur-  
suance and fulfillment of a land contract between the parties here-  
to, dated December 31st 1926.

TOGETHER with all and singular the hereditaments and appurtenances  
thereunto belonging or in anywise appertaining: TO HAVE AND TO  
HOLD the said premises, hereinbefore described, with the appur-  
tenances, unto the said party of the second part, and to its  
successors and assigns, FOREVER. And the said party of the first  
part, for itself, and its successors and assigns, does covenant,  
grant, bargain and agree to and with the said party of the second

City of Detroit, Michigan  
476228 THIS INSTRUMENT, made this 15 day of November,  
in the year of our Lord one thousand nine hundred twenty-seven  
BETWEEN VISITING NURSE ASSOCIATION, a Michigan corporation, of  
Detroit, party of the first part, and THE WOMAN'S HOSPITAL, a  
Michigan corporation, of Detroit, party of the second part;

WITNESSETH, That the said party of the first part,  
for and in consideration of the sum of ONE DOLLAR (\$1.00) and  
other valuable consideration to it in hand paid by and to it  
moving from the said party of the second part, the receipt where-  
of 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, and to its successors and  
assigns, FOREVER, all those certain pieces or parcels of land  
situated and being in the City of Detroit, County of Wayne, and  
State of Michigan, known and described as follows, to-wit:

Lots eight (8) and nine (9), Block  
twenty-one (21), Brush's Subdivision  
of that part of the Brush Farm lying  
between the south line of Farnsworth  
Street and the south line of Alexan-  
drine Avenue, according to the plat  
thereof recorded in Liber 17 of Plats,  
page 29, Wayne County Records,

subject to the existing building and use restrictions, and in pur-  
suance and fulfillment of a land contract between the parties here-  
to, dated December 31st 1926,

TOGETHER with all and singular the hereditaments and appurtenances  
thereunto belonging or in anywise appertaining: TO HAVE AND TO  
HOLD the said premises, hereinbefore described, with the appur-  
tenances, unto the said party of the second part, and to its  
successors and assigns; FOREVER. And the said party of the first  
part, for itself, and its successors and assigns, 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 execution and delivery of these presents it is well seized of the above granted premises in Fee Simple; that they are free from all encumbrances whatever and that it will, and its successors and assigns shall WARRANT AND DEFEND the same against all lawful claims whatsoever, except all claims, demands, encumbrances, and liens which may have arisen, accrued against or attached to said premises since December 31st 1926, by reason of the acts or omissions of persons other than the grantor or its assigns.

IN WITNESS WHEREOF, the said party of the first part has caused its corporate seal to be affixed hereto and this instrument to be subscribed by its President and Secretary in execution hereof the day and year first above written.

Signed, Sealed and  
Delivered in Presence  
of

James K. Watkins  
Christine L. Galloway

Visiting Nurse Association  
BY Mary E. Alger its President  
AND Sarah C. Angell its Secretary

-oOo-



STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS:

On this 11<sup>th</sup> day of November, in the year one thousand nine hundred and twenty seven before me appeared Mary E. Alger and Sarah C. Angell to me personally known, who, being by me duly sworn, did say that they are the President and Secretary respectively, of VISITING NURSE ASSOCIATION and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instru-

100-27484-51

ment was signed and sealed in behalf of said corporation by  
authority of its Board of Directors, and the said

James K. Mathis and George B. Angell

acknowledged said instrument to be the free act and deed of  
said corporation.

James K. Mathis  
Notary Public, Wayne County  
Michigan

My commission expires: May 22, 1931

L14658 PA344

8656855

QUIT CLAIM DEED—City of Detroit

Form C of D-4-58

This Indenture, made this 12th day of January  
in the year of our Lord one thousand nine hundred and sixty-two  
BETWEEN City of Detroit, a municipal corporation organized and existing under and by virtue of the  
laws of the State of Michigan, by its duly authorized officers, party of the first part, and  
THE BOARD OF GOVERNORS OF WAYNE STATE UNIVERSITY, A Body  
Corporate under act 181, Public Acts of 1956,  
5255 Cass Ave., Detroit 2, Mich. part Y of the second part,

Witnesseth, That the said party of the first part, for and in consideration of the sum of  
ONE THOUSAND TWO HUNDRED DOLLARS (\$1,200)  
to it in hand paid by the said part Y of the second part, the receipt whereof is hereby confessed  
and acknowledged, does by these presents, grant, bargain, sell, remise, release, and forever QUIT-CLAIM  
unto the said part Y of the second part, and to its SUCCESSORS Forever, All that  
certain piece or parcel of land, situated in the City  
of Detroit County of Wayne and State of Michigan, known  
and described as follows, to-wit:

Lot 15, Block 20 of Van Dyke's Subdivision of Part of the  
ancient Beaubien Farm North of Grove Street, as recorded in  
Liber 1, Page 204 of Plats, Wayne County Records.

DESCRIPTION CORRECT:

D. BEHM  
Engineer of Streets

RECORDED JAN 19 1962 1244  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY 26, MICHIGAN

No Revenue

174658-245

Together with all and singular the hereditaments and appurtenances thereto belonging or in any way appertaining: To Have and to Hold the said premises to the said part Y of the second part, and to its heirs and assigns to the sole and only proper use, benefit and behoof of the said part Y of the second part, its heirs and assigns Forever.

This deed has been given in accordance with resolution of the Common Council of the City of Detroit on the 26th day of December 19 61. Journal of the Common Council page 2478-2480.

In Witness Whereof, the said party of the first part has caused this instrument to be executed by its duly authorized officers and sealed with its corporate seal, the day and year first above written.

In Presence of

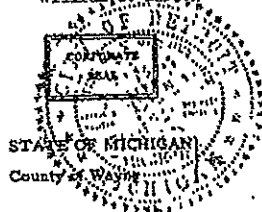
Dorothy Grosman  
Notary Public

CITY OF DETROIT  
A Municipal Corporation

By George J. Saam  
Its Deputy Controller

ATTEST:

Thomas D. Leadbetter  
THOMAS D. LEADBETTER  
Its City Clerk



On this 26th day of January in the year one thousand nine hundred and sixty-two before me appeared GEORGE J. SAAM

Deputy, to me personally known, who being by me duly sworn, did say that he is the Controller of the City of Detroit, a Municipal corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said instrument was signed and sealed in behalf of said corporation by authority of its Common Council, and the said GEORGE J. SAAM acknowledged the said instrument to be the free act and deed of the said City of Detroit, a municipal corporation.

Approved as to Form and Execution:

Robert Reese  
Corporation Counsel

Dorothy Grosman  
Notary Public, Wayne County, Michigan  
My Commission expires December 30, 1962

QUIT-CLAIM DEED	FROM CITY OF DETROIT	TO	THE BOARD OF GOVERNORS OF THE WAYNE STATE UNIVERSITY, A BODY CORPORATE UNDER ACT 183, PUBLIC ACTS OF 1956, Cass Ave. Detroit 2, Michigan
REGISTERS OFFICE	Wayne County	Received for record the	day of <u>January</u> 19 <u>62</u> at <u>11:00</u> o'clock <u>AM</u> and recorded in <u>100</u> Liber <u>100</u> on page <u>100</u> Register

Return to:  
Solomon Benenfeld  
5205 Cass Ave  
Detroit 2, Mich.  
JRP

656858

**WARRANTY DEED**  
STATUTORY FORM

L114658 PA349

KNOW ALL MEN BY THESE PRESENTS: That Mary J. Zdrodowski

Convey and Warrant to Board of Governors of Wayne State University

whose Street Number and Postoffice address is 5205 Cass Avenue, Detroit, Michigan  
the following described premises situated in the City of Detroit County of Wayne  
and State of Michigan, to-wit: Lot 18 Block 20 Van Dyke's Subdivision of part of the

Antoine Benables Farm North of Grove Street, Recorded

Liber 1, page 294, Plats, Wayne County Records.



together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining,  
for the sum of (\$1.00) One Dollar(s)

and other valuable considerations  
subject to Restrictions and Easements of Record

Dated this 17th day of January A.D. 1962

Signed, Sealed and Delivered in Presence of:

Signed and Sealed:

*Arthur Klasky*  
Arthur Klasky  
*Stanley W. Phillips*  
Stanley W. Phillips

*Mary J. Zdrodowski* (L.S.)  
Mary J. Zdrodowski

(L.S.)

RECORDED JAN 19 1962 at 12:58 P.M.  
BERNARD J. YOUNGBLOOD, Register of Deeds (L.S.)  
WAYNE COUNTY 26, MICHIGAN (L.S.)

STATE OF MICHIGAN } ss.  
County of Wayne

On this 17th day of January  
appeared Mary J. Zdrodowski

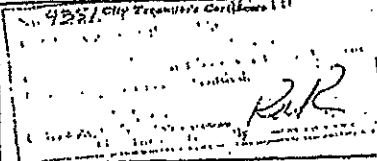
A.D. 1962 before me personally

to me known to be the person described in and who executed the foregoing instrument and acknowledged that she  
executed the same as her free act and deed.

My Commission expires September 8 A.D. 1963  
Notary Public  
Stanley W. Phillips County, Michigan

\*PRINT, TYPEWRITE OR STAMP  
names of persons executing this instrument also names of the Witnesses and Notary Public immediately underneath such signatures. See Act 105, P. A. 1957.

Notary Public  
County of Wayne  
City of Detroit  
JAN 19 1962



When recorded return to:  
Solomon Bienenfeld  
5205 Cass Avenue  
Detroit 2, Michigan

Revenue \$ 6.05

BURTON ABSTRACT AND TITLE COMPANY HAS OPERATED CONTINUOUSLY SINCE 1906

MAKE YOUR REAL ESTATE TRANSFERS SAFE BY USING BURTON TITLE INSURANCE

656858



L114667 PA535

**WARRANTY DEED**  
**STATUTORY FORM**

KNOW ALL MEN BY THESE PRESENTS, THAT MARY KEVTS

County of \_\_\_\_\_ and Warrant of \_\_\_\_\_ to BOARD OF GOVERNORS OF WAYNE STATE UNIVERSITY

whose Street Number and Postoffice address is Detroit 2, Michigan  
the following described premises situated in the City of Detroit County of Wayne  
and State of Michigan, to-wit:

Lot 18, Block 20 of Van Dyke's Subdivision of Part of the Antoine Beaubien Farm  
North of Grove Street, recorded in Liber 1, Page 294 of Plats, Wayne County  
Records; also known as 562 East Canfield



together with all and singular the tenements, hereditaments and appurtenances therewith belonging or in anywise appertaining  
for the sum of One Dollar (\$1)  
and other valuable considerations;  
subject to existing building and use restrictions and zoning ordinances.

Dated this 1st day of February A.D. 19 62

Signed, Sealed and Delivered in Presence of:

**Signed and Sealed:**

• Solomon Bienenfeld (L.S.)  
 • Estelle G. Bunker  
 • Estelle G. Bunker  
 • Mary Kayser (L.S.)  
 • RECORDED FEB 2 1902 ALA. CLERK (L.S.)  
 • BERNARD J. YOUNGBLOOD, Register of Deeds (L.S.)  
 • WAYNE COUNTY 26. MICHIGAN (L.S.)

STATE OF MICHIGAN }  
County of St. Clair } ss.

On this 1st day of February A.D. 19 62 before me personally appeared Mary Koves

to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

My Commission expires July 19, A.D. 1904  
 Estelle G. Burke, Notary Public, Wayne County, Michigan  
 Acting in St. Clair County  
 PRINT, TYPEWRITE OR STAMP  
 names of persons executing this instrument; also names of the Witnesses and Notary Public immediately underneath each signature.  
 See Act 103, P. A. 1907

<p><b>County Treasurer's Certificate</b></p> <p>No. <u>9346</u></p> <p>FEB 2 1962</p> <p><i>H. Moreski</i></p>	<p><b>City Treasurer's Certificate</b></p> <p>No. <u>4408</u></p> <p>FEB 9 1962</p> <p><i>[Signature]</i></p>
--	---

When recorded return to:  
Solomon Dienesfeld  
5205 Cass Avenue  
Detroit 2, Michigan

Revenue Stamps. #5-50

BURTON ABSTRACT AND TITLE COMPANY HAS OPERATED CONTINUOUSLY SINCE 1968

**MAKE YOUR REAL ESTATE TRANSFERS SAFE BY USING ERTON TITLE INSURANCE**

QUIT CLAIM DEED

1766528

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a municipal corporation of the State of Michigan, quit claims to Friendship Baptist Church of Detroit, Michigan, a Michigan Corporation whose post office address is 623 Mack Avenue, Detroit 1, Michigan, the following described premises in the Detroit Medical Center Rehabilitation Project No. 1, Mich. R-35, located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as;

All of Lots 6 and 7 and all that part of Lots 1 to 5 incl. and 8 to 10 incl. and part of vacated public alley lying N'ly of St. Antoine St., Block 13, and all of Lots 1 to 15 incl., Block 12 and vacated public alleys adjacent thereto, vacated Leland Street (50 ft. wide), and the N'ly  $\frac{1}{2}$  of vacated Illinois Street (50 ft. wide) of Van Dyke Sub. of part of the Antoine Beaubien Farm, North of Grove Street (Plat Rec. Liber 1, Page 294, Wayne Co. Records) and all of Lots 26 to 28 incl. and all that part of Lots 29 to 32 incl. and that part of Lots 36 to 38 incl. and vacated public alleys adjacent to said lots, vacated Leland Street (50 ft. wide) and the N'ly  $\frac{1}{2}$  of vacated Illinois Street (50 ft. wide) of Messon's Subdivision of Out Lot No. 185, L. Beaubien Farm (Plat Rec. Liber 1, Page 7, Wayne Co. Records) all in the City of Detroit, Wayne Co., Michigan described as: Beginning at the intersection of the S'ly line of Alexandrine Ave. (50 ft. wide) with the W'ly line of St. Antoine Street (50 ft. wide); thence along the W'ly line of said St. Antoine S.  $26^{\circ}09'10''$  E. 495.97 ft.; thence along the center line of vacated Illinois Street (50 ft. wide) S.  $63^{\circ}50'20''$  W. 437.39 ft.; thence along the E'ly line of proposed Beaubien-St. Antoine Avenue (120 ft. wide) on a curve to the right of radius 400.00 ft. and arc distance of 248.27 ft. central angle  $35^{\circ}33'46''$ , chord of said curve bears N.  $8^{\circ}35'41''$  E. 244.30 ft., and on a line tangent to said curve N.  $25^{\circ}22'40''$  E. 182.08 ft. to a point of tangent and on a curve to the left, of radius 520.00 ft. an arc distance of 240.52 ft., central angle  $26^{\circ}30'05''$ , chord of said curve bears N.  $13^{\circ}07'37''$  E. 238.38 ft.; thence along the S'ly line of said Alexandrine Ave. (50 ft. wide) N.  $63^{\circ}41'30''$  E. 2.73 ft. to the point of beginning. Reserving the N'ly 25 ft. of vacated Illinois Street as easement for public utilities,

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of One Hundred One Thousand Seven Hundred Four Dollars (\$101,704.00).

Subject to the Development Plan for the Detroit Medical Center Rehabilitation Project No. 1, Mich. R-35 which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 14408 on Pages 200 through 213, inclusive, and Liber 14905 at Pages 694 through 711, inclusive.

This deed is given pursuant to the terms, covenants and conditions of a Development Agreement dated March 20, 1963, made by the parties hereto and which is incorporated herein by reference and recorded in the Office of the Register of Deeds for the County of Wayne in Liber 15001 on Pages 1 through 8, inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this deed.

Dated this 4th day of April, A. D. 1963.

RECORDED APR 4 1963  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY 26, MICHIGAN

NO REVENUE ATTACHED

DESCRIPTION CORRECT

Engr. of Streets  
4-3-63  
DATE

15001-465

1766528

now  
Lot 12  
Med. Ctr. #1  
88/74

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written.

In the Presence of:

*Dorothea Crossman*  
DOROTHEA CROSSMAN

*David W. Wright*  
DAVID W. WRIGHT

CITY OF DETROIT,  
a Municipal Corporation,

By *G. J. SAAM*  
G. J. SAAM  
Deputy Controller

ATTEST:

*Thomas D. Leadbetter*  
THOMAS D. LEADBETTER, City Clerk

STATE OF MICHIGAN )  
COUNTY OF WAYNE ) ss.

On this fourth day of April, 1963, before me, a Notary Public in and for said County, personally appeared G. J. SAAM, to me personally known, who being by me duly sworn, did say that he is the DEPUTY CONTROLLER of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation; and that the said deed was signed and sealed in behalf of said corporation by authority of its Common Council, and the said G. J. SAAM acknowledged the said instrument to be the free act and deed of the said City of Detroit, a municipal corporation.

*Dorothea Crossman*  
DOROTHEA CROSSMAN

Notary Public, Wayne County, Michigan

My Commission expires: December 30, 1966.

APPROVED AS TO FORM AND EXECUTION

*Robert H. Galloway*  
ACTING CORPORATION CLERK

QUIT CLAIM DEED

EP33389

LI15540 PA 47

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a municipal corporation of the State of Michigan, quit claims to Children's Hospital of Michigan, a Michigan charitable trustee corporation, whose post office address is 5224 St. Antoine Street, Detroit 2, Michigan, the following described premises in the Detroit Medical Center Rehabilitation Project No. 1, Mich. R-35, located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as:

All of Lots 23 to 33 incl. and part of Lot 22 and vacated 10.00 ft. triangular part of Alexandrine Ave., and Brush St. at the Northwesterly corner of said Lot 33 of Brush's Subdivision of that part of the Brush Farm, lying between the South line of Alexandrine Ave. and North line of Brady St. (Recorded in Liber 19 of Plats, Page 62, Wayne County Records); all of Lots 97 to 102 incl. and 107 to 119 incl. and part of Lots 83 to 85 incl., 90 to 96 incl. and 103 to 105 incl. of Miller & Wilcox Subdivision of Out Lots 182 & 184 of the subdivision of Lambert Beaubien Farm, (Recorded in Liber 1, of Plats, Page 219, Wayne County Records); all of Lots 1 to 6 incl. of Albert Crane's Subdivision of Out Lot 186, Lambert Beaubien Farm (Recorded in Liber 1 of Plats, Page 8, Wayne County Records); and all of vacated public alleys adjoining above described lots: vacated Leland St. (50 ft. wide) and vacated Illinois St. (50 ft. wide) adjoining the above described lots, all in the City of Detroit, Wayne County, Michigan, described as: Beginning at the intersection of the Southerly line of Alexandrine Ave. (50 ft. wide) extended Westerly with the Easterly line of Brush Street (130 ft. wide) extended Northerly; thence along the Easterly line of said Brush St., S. 26°08'30" E. 711.02 ft.; thence N. 63°50'20" E. 295.57 ft.; thence along the Westerly line of Beaubien-St. Antoine Ave. (120 ft. wide) N. 26°09'00" W. 100.60 ft. and Northerly on the curve to the right, radius 520.00 ft., an arc distance of 273.68 ft., chord of said curve bears N. 11°03'42" W. 270.72 ft.; thence along the Westerly line of Beaubien Street (50 ft. wide), N. 26°08'30" W. 349.99 ft.; thence along the Southerly line of said Alexandrine Ave. S. 63°41'30" W. 355.00 ft. to the point of beginning.

Also that part of Lots 39, 42, 41, 40, 39 and all of Lot 43 to 46 incl., of Meason's Subdivision of Out Lot 185 Lambert Beaubien Farm (Recorded in Liber 1, of Plats, Page 7); all of Lots 1 to 6 incl., of resubdivision of Lots 11 to 17 incl. of the Subdivision of Out Lot 187 Lambert Beaubien Farm (Recorded in Liber 3 of Plats, Page 67); part of Lots 12, 13, and 14 - Block 13 - Van Dyke Subdivision a part of the Antoine-Beaubien Farm North of Grove Street (Recorded in Liber 1 of Plats, Page 294); all of vacated public alleys adjoining above described lots, vacated Leland Street (50 ft. wide) adjoining above described lots, City of Detroit, Wayne County, Michigan; Beginning at the intersection of the Southerly line of Alexandrine Ave. (50 ft. wide) with the Easterly line of Beaubien Street, (50 ft. wide); thence along the Easterly line of Beaubien Street, S. 26°08'30" E. 278.68 ft.; thence Northerly along the Westerly line of Beaubien-St. Antoine Ave. (120 ft. wide) on a curve to the right radius 520.00 feet an arc distance of 115.54 ft. chord of said curve bears N. 20°00'45" E. 115.30 ft., to a point of tangent and N. 26°22'40" E. 182.08 ft. and Northerly on a curve to the left tangent to the last described line, radius 400.00 ft., an arc distance of 123.44 ft., chord of said curve bears N. 17°32'14" E. 122.95 feet; thence along the Southerly line of said Alexandrine Ave. S. 63°41'30" W. 312.53 ft., to the point of beginning.

DESCRIPTION CORRECT

RECORDED DEC 31 1964  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY 28, MICHIGAN

By *H. K. Hultsch* 12-15-64  
1964

NO REVENUE ATTACHED

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of Two Hundred Fifty-Five Thousand Three Hundred Eighty-Four Dollars (\$255,384).

Subject to the Development Plan for the Detroit Medical Center Rehabilitation Project No. 1, Mich. R-35, which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 14408 on Pages 200 through 213, inclusive and Liber 14905 on Pages 694 through 711, inclusive.

This deed is given pursuant to the terms, covenants and conditions of a Development Agreement dated December 7, 1964, made by the parties hereto and which is incorporated herein by reference and recorded in the Office of the Register of Deeds for the County of Wayne in Liber 15524 on Pages 384 through 400 inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this deed.

Dated this 22nd day of December, A. D. 1964.

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written.

In the Presence of:

*Russell J. Chambers*  
Russell J. Chambers  
*Dorothea Crossman*  
Dorothea Crossman

CITY OF DETROIT,  
a Municipal Corporation,

By *G. J. Saam*  
G. J. Saam, Deputy Controller  
1110 City-County Building  
Detroit, Michigan 48226

STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS.

ATTEST:  
*Thomas D. Ladbetter*  
THOMAS D. LADBETTER, City Clerk

On this 22nd day of December, 1964, before me, a Notary Public in and for said County, personally appeared G. J. Saam, to me personally known, who being by me duly sworn, did say that he is the Deputy Controller of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said deed was signed and sealed in behalf of said corporation by authority of its Common Council, and the said G. J. Saam acknowledged the said instrument to be the free act and deed of the said City of Detroit, a municipal corporation.

This Instrument Drafted By:

Edward M. Welch  
1010 City-County Building  
Detroit, Michigan 48226

*Dorothea Crossman*  
Dorothea Crossman  
Notary Public, Wayne County, Michigan

My Commission expires: December 30, 1966

APPROVED AS TO FORM AND EXECUTION  
BY *John J. [Signature]*  
John J. [Signature]

- 2 -

RETURN TO: ACCORD  
505 FIRST NATIONAL BLDG, DETROIT

L15540-2A 48

RECEIVED JUN 17 1966 11:35 AM  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY 26, MICHIGAN

F 99630  
DEVELOPMENT AGREEMENT  
SCHEDULE B  
QUIT CLAIM DEED

716024 7823

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a municipal corporation of the State of Michigan, quit claims to CHILDREN'S HOSPITAL OF MICHIGAN, a Michigan charitable trustee corporation, whose post office address is 5224 St. Antoine St., Detroit, Michigan 48202, the following described premises in the Medical Center Rehabilitation Project No. 2, Mich. R-52, located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as:

The north 1/2 of vacated Alexandrine Ave. (50 ft. wd.) lying between and adjoining the Easterly line of Brush St. and the Westerly line of Beaubien St. as widened (120.00 ft. wd.) being a part of Private Claims 1 and 2 in the City of Detroit, Wayne County, Michigan, more particularly described as follows: Beginning at the intersection of the Easterly line of Brush St., with the northerly line of Alexandrine Ave. (50 ft. wd.) said intersection also being the Southwesterly corner of Lot 4, Block Q, of "Brush's Subdivision" as recorded in Liber 17 on page 29, of Plate, Wayne County Records; thence N. 63° 41' 30" E. along the Northerly line of Alexandrine Ave. 701.11 feet to a point on a curve on the Westerly line of Beaubien St. as widened (120.00 ft. wd.); thence running in a Southerly direction along the Westerly line of Beaubien St. (120.00 ft. wd.) on a curve to the right, 28.51 feet, (measured along the arc of said curve) to a point in the centerline of Alexandrine Ave., the above curve having a radius of 400.00 feet, central angle 4 degrees and 5 minutes, chord bearing S. 20° 22' 49" W., 28.50 feet distant; thence S. 63° 41' 30" W. along the centerline of Alexandrine Ave. 687.49 feet to a point; thence N. 26° 09' 00" W. 25.00 feet to the point of beginning.

together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, for the sum of Thirteen Thousand Eight Hundred Eighty-Six Dollars and no cents (\$13,886.00)

Subject to the Modified Development Plan for the Medical Center Rehabilitation Project No. 2, Mich. R-52 which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 15938 on Pages 784 through 812.

This deed is given pursuant to the terms, covenants and conditions of a Development Agreement dated June 8, 1956, made by the parties hereto and which is incorporated herein by reference and recorded in the Office of the Register of Deeds for the County of Wayne in Liber 16024 on Pages 276 through 300 inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this deed.

Dated this 17th day of June, A.D. 1966.

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written.

In the Presence of:

*Dorothy Grossman*  
Dorothy Grossman  
Henderson R. Smothers  
STATE OF MICHIGAN } ss.  
COUNTY OF WAYNE



CITY OF DETROIT,  
a Municipal Corporation,

*G. J. Saam*  
G. J. Saam  
Deputy Controller

ATTEST: *Thomas J. Schell* CITY CLERK

On this 17th day of June 1966, before me, a Notary Public in and for said County, personally appeared *G. J. Saam*, to me personally known, who being by me duly sworn, did say that he is the Deputy Controller of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said deed was signed and sealed in behalf of said corporation by authority of its Common Council, and the said *G. J. Saam* acknowledged the said instrument to be the free act and deed of the said City of Detroit, a municipal corporation.

This instrument drafted by:  
E. M. WELCH  
1010 CITY-COUNTY BLDG.  
DETROIT, MICH. 48226

NO REVENUE ATTACHED  
Notary Public, Wayne County, Michigan.  
*Dorothy Grossman*  
My Commission expires Dec. 30, 1966

DESCRIPTION CORRECT  
Eng. of Surveys

By *W. J. Walker* 6/16/66  
DATE  
F 99630

Return to: A. C. Ledyard  
300 First National Building  
Detroit 26, Michigan

F112207

QUIT CLAIM DEED

T16062 PA 760

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a municipal corporation of the State of Michigan, quit claims to the Board of Governors of Wayne State University, a Body Corporate, created and existing under the Constitution and Laws of the State of Michigan, whose post office address is 1170 Mackenzie Hall, Wayne State University, Detroit, Michigan 48202, the following described premises in the Medical Center Rehabilitation Project No. 2, Mich. R-52, located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as:

A parcel of land in the City of Detroit, Wayne County, Michigan, being composed of the following, all of Lots 6 to 9, Block 18, lots 1 to 4, Block R, lots 1 to 4, Block Q, all of "Brush's Subdivision" as recorded in Liber 17 on Page 29, Wayne County Records. And Lots 1 to 7 both inclusive of "Tregent's Subdivision" as recorded in Liber 1 on page 301, of plats, Wayne County Records. Lots 1, 2 and 3 of "Rathbone & Leats's Subdivision" as recorded in Liber 8 on page 62, of plats, Wayne County Records. And lots 7 to 40 both inclusive and lot 44 of "Albert Crane's Subdivision" as recorded in Liber 1 on page 8, of plats, Wayne County Records. And lots 7 to 19 both inclusive of "Re-subdivision of lots 11 to 17 of the Subdivision of O.L. 187, "Lambert Beaubien Farm" as recorded in Liber 5 on page 67 of plats, Wayne County Records. And lots 1 to 7 both inclusive of "J. C. Goodrich Subdivision" as recorded in Liber 5 on page 44, of plats, Wayne County Records. And lots 1 to 7 both inclusive of "H & E Poupard's Subdivision" as recorded in Liber 6 on page 45, of plats, Wayne County Records. And lots 1 to 7 both inclusive of "Stoll's Subdivision" as recorded in Liber 6 on page 49, of plats, Wayne County Records. And lot 2 of "Subdivision of O.L. 187" as recorded in Liber 1 on page 226, of plats, Wayne County Records, and lots 1 to 6 both inclusive of "Subdivision of the S'ly 111.50 feet of O.L. 189 and part of lot 1 of Poupard's Subdivision of O.L. 187, L. Beaubien Farm, T. 2 S., R. 12 E., " as recorded in Liber 7, of plats on page 42, Wayne County Records. And lots 8 to 15, both inclusive, Block 16, and parts of lots 1 to 6, Block 16, also lots 8 to 15, Block 17 and parts of lots 1 to 7, Block 17, also parts of lots 1 to 11, Block 20. All in "Van Dyke Subdivision" as recorded in Liber 1 on page 294, of plats, Wayne County Records. Together with the vacated streets and public alleys included in the following metes and bounds description, and more particularly described as follows: Beginning at the intersection of the Easterly line of Brush St. with the Northerly line of Alexandrine St. (50.00 ft. wd.) said intersection also being the Southwesterly corner of lot 4, Block Q, of "Brush's Subdivision" as recorded in Liber 17, on Page 29, of plats, Wayne County Records; thence N. 26° 09' 00" W. along the Easterly line of Brush St. 861.35 feet to a point in the Southwesterly line of Canfield Ave. (60.00 ft. wd.); thence N. 63° 53' 50" E. along the Southerly line of Canfield Ave. 576.65 feet to a point; thence S. 26° 09' 00" E. along the Westerly boundary line of above mentioned "Van Dyke's Subdivision" 363.00 feet to a point in the centerline of vacated Willis Ave. (50.00 ft. wd.); thence N. 63° 53' 50" E. along the centerline of Willis Ave. 128.22 feet to a point; thence N. 26° 09' 00" W. along the centerline of public alley (16.44 feet wd.) 363.00 feet to a point; thence N. 63° 53' 50" E. along the southerly line of Canfield Avenue 38.22 feet to a point in the Westerly line of Beaubien St. (120.00 ft. wd.) as widened; thence S. 26° 09' 00" E. along said Westerly line of said Beaubien St. 680.43 feet to a point of curve; thence continuing in a Southerly direction along the Westerly line of said Beaubien St. (120.00 ft. wd.)

RECEIVED AUG 8 1968  
BENJAMIN J. YOUNGLOO, Register of Deeds  
WAYNE COUNTY 25, MICHIGAN

NO REVENUE ATTACHED

No Revenue

NO REVENUE ATTACHED

Return to:

Solomon Bienefeld  
1048 Mackenzie Hall  
Detroit, Mich.

F112207

now  
lot 16  
Med C-42

16062 761

on a curve to the right 184.92 feet (measured along the arc of said curve) to a point on the N'ly line of Alexandrine St. (50.00 ft. wd.), the curve having radius of 400.00 feet, central angle 26° 29' 15", and a chord of 183.28 feet distant; thence S. 63° 41' 30" W. along the Northerly line of Alexandrine Ave. 701.11 feet to the place of beginning. Subject to underground easements in vacated Superior Avenue, 50 feet wide, and vacated Willis Avenue, 50 feet wide.

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of Four Hundred Seventy-Two Thousand Seventy-Seven Dollars and 6/100 (\$472,077.06).

Subject to the Modified Development Plan for the Medical Center Rehabilitation Project No. 2, Mich. R-52, which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 15938 on Pages 784 through 812.

This deed is given pursuant to the terms, covenants and conditions of a Development Agreement dated July 15, 1966, made by the parties hereto and which is incorporated herein by reference and recorded in the Office of the Register of Deeds for the County of Wayne in Liber 16058 on Pages 625 through 651, inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this deed.

Dated this 3rd day of August, A.D. 1966.

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written.

In the Presence of:

R. Michael Smothers

Dorothea Grossman

CITY OF DETROIT,  
a Municipal Corporation

By G. J. Saam  
Deputy Controller

STATE OF MICHIGAN }  
COUNTY OF WAYNE }

SS.

THOMAS D. LEADSETTER, CITY CLERK

On this 3rd day of August, 1966, before me, a Notary Public in and for said County, personally appeared G. J. Saam, to me personally known, who being by me duly sworn, did say that he is the Deputy Controller of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said deed was signed and sealed in behalf of said corporation by authority of its Common Council, and the said G. J. Saam acknowledged the said instrument to be the free act and deed of the said City of Detroit, a municipal corporation.

This instrument drafted by:

Edward M. Welch  
1010 City-County Bldg.  
Detroit, Michigan 48226

Dorothea Grossman  
Notary Public, Wayne County, Mich.  
My Commission expires Dec. 30, 1966

APPROVED AS TO FORM AND EXECUTION



P284709 QUIT CLAIM DEED

L16665 PAD85

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a Municipal Corporation of the State of Michigan, quit claims to The Board of Governors of Wayne State University, a Body Corporate, created and existing under the Constitution and laws of the State of Michigan, whose post office address is 1170 MacKenzie Hall, Wayne State University, Detroit, Michigan 48202, the following described premises in the Medical Center Rehabilitation Project No. 2, Mich. R-52, located in the City of Detroit, County of Wayne and State of Michigan, and more particularly described as:

A parcel of land in the City of Detroit, Wayne County, Michigan, being composed of Lots 3 to 5 both inclusive and Lots 10 to 12 both inclusive and part of Lots 1, 2, and 13, Block 18 of "Brush's Subdivision" as recorded in Liber 17 on page 29, Wayne County Records. Together with adjoining vacated public alley included in the following metes and bounds description, and more particularly described as follows:

Beginning at intersection of the Southerly line of Canfield Avenue (60.00 feet wide) with the Westerly line of Brush Street (60.00 feet wide);

thence South 25 degrees 09 minutes East along the Westerly line of Brush Street (60.00 feet wide) said line also being the Easterly line of Lots 5 & 10, Block 18 of above mentioned Brush's Subdivision, 343.81 feet to a point;

thence South 59 degrees 50 minutes 30 seconds West along the Southerly line of Lots 10 to 13, Block 18, of Brush's Subdivision, 220.00 feet to a point;

thence North 25 degrees 09 minutes West, 343.81 feet to a point on the Southerly line of Canfield Avenue (60.00 feet wide);

thence North 59 degrees 50 minutes 30 seconds East along the Southerly line of Canfield Avenue (60.00 feet wide) 220.00 feet to the point of beginning,

RECORDED MAY 24 1968 11/27/68  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48226

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, for the sum of Sixty Thousand Three Hundred Sixty-Two and 4/100 Dollars

Subject to the Modified Development Plan for the Medical Center Rehabilitation Project No. 2, Mich. R-52 which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 13938, Pages 784 through 812.

This Deed is given subject to the terms, covenants and conditions of a Development Agreement dated April 26, 1968, 1968 entered into by the parties hereto and which is incorporated herein by reference and recorded in the Office of Register of Deeds for the County of Wayne

REVENUE ATTACHED 66.55

P284709

DESCRIPTION CORRECT

Eng. of Surveys

W. Williams 5-1-68

now known as  
Lot 17  
Medical Center  
Urban Renewal  
Plat No. 2  
L. 90 P. 89-91

LI 16685 PA 686

in Liber 16644 on Pages 156 through 176, inclusive,  
none of the terms, covenants and conditions of which shall be deemed  
merged in this Deed. The covenants therein recited to be covenants  
running with the land are hereby declared to be covenants running with  
the land enforceable by the City as therein set forth.

Dated this 3rd day of May, A.D. 1968

IN WITNESS WHEREOF the City of Detroit has caused this instrument  
to be executed by its duly authorized officer and sealed with its  
corporate seal, the day and year first above written.

In the Presence Of:

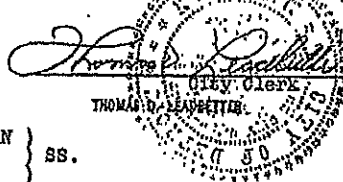
CITY OF DETROIT  
A Municipal Corporation

Dorothea Grossman  
Dorothea Grossman

By Dan A. DeWare  
Dan A. DeWare  
Deputy Controller  
1110 City-County Building  
Detroit, Michigan 48226

M. J. Vallette  
M. J. Vallette

ATTESTED AND WITNESSED



STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS.

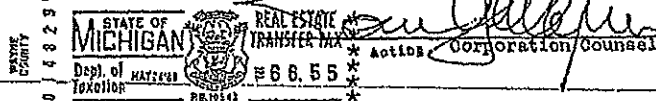
On this 3rd day of May, 1968, before me, a  
Notary Public in and for said County, personally appeared  
Dan A. DeWare, to me personally known, who being by me duly sworn,  
did say that he is the Deputy Controller of the City of Detroit,  
a Municipal Corporation created and existing under the laws of the State  
of Michigan, and that the seal affixed to the foregoing instrument is  
the corporate seal of the said corporation, and that the said Deed was  
signed and sealed in behalf of said corporation by authority of its  
Common Council, and the said Dan A. DeWare acknowledged the said  
instrument to be the free act and deed of the said City of Detroit, a  
municipal corporation.

Dorothea Grossman  
Dorothea Grossman  
Notary Public, Wayne County, Michigan  
My Commission Expires: December 29, 1970

THIS INSTRUMENT DRAFTED BY:

William J. Coughlin  
1010 City-County Building  
Detroit, Michigan 48226

APPROVED AS TO FORM AND EXECUTION



F570860

1/1274

1.17630 PA 63

THIS IS TO CERTIFY THAT THERE IS NO TAX DUE ON THIS DEED FOR THE  
PROPERTY AND THAT THERE IS NO TAX DUE FOR FIVE YEARS SUCCEEDING  
TO DATE OF THIS INSTRUMENT EXCEPT

95.99

L. H. H. H.

DEED

FEB 16 1971

WAYNE COUNTY TREASURER  
DATE

-05 P1

01/1276

KNOW ALL MEN BY THESE PRESENTS, that REAUME AND DODDS, INCORPORATED, a corporation organized and existing under the laws of the State of Michigan, Grantor, whose address is 1001 Woodward Avenue, Detroit, Michigan, does hereby grant, bargain, sell and convey to HUTZEL HOSPITAL, a corporation organized and existing under the laws of the State of Michigan, Grantee, whose address is 432 East Hancock, Detroit, Michigan, and to Grantee's successors and assigns, the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, to-wit:

Lot 11, Block 22, Brush's Subdivision  
of that part of the Brush Farm lying  
between the south line of Farnsworth  
Street and the south line of Alexandrine  
Avenue, Detroit, Wayne County, Michigan,  
according to the plat thereof recorded in  
liber 17 of plats, page 29, Wayne County  
Records,

together with all and singular the tenements, hereditaments,  
and appurtenances thereunto belonging or in anywise appertaining  
and all the estate, right, title, interest, claim or demand  
whatsoever of Grantor, either in law or equity, in and to the  
above-described premises.

And the said Grantor, for itself, its successors and assigns, does covenant, grant, bargain and agree to and with the said Grantee, its successors and assigns, that it, the said Grantor, has not heretofore done, committed or wittingly or willingly suffered to be done or committed any act, matter, or thing whatsoever, whereby the premises hereby granted, or any part thereof is, or shall or may be charged or incumbered in title, estate or otherwise howsoever; and the title to the above-described premises against all persons lawfully claiming the same from, through, or under it, the said Grantor shall warrant and defend.

after May 31, 1970

This instrument, and the transfer evidenced hereby, are exempt from the tax imposed by Act 134, Public Acts of 1966, as amended (Mich. C. L. §§207.505 (a)), because the Grantor herein acquired the above-described land as agent for Grantee and the purpose of this transfer is to confirm title already vested in Grantee. The value of the consideration for this transfer is \$1.00.

Dated this 1<sup>st</sup> day of APRIL, 1970.

RECORDED FEB 16 1971  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48226

REAUME AND DODDS, INCORPORATED

By John A. Dodds

Its President

WITNESSES:

Stephanie Johns  
Stephanie Johns  
Pamela M. Bence  
Pamela M. Bence

By Donald F. Carney  
Donald F. Carney  
Its Secretary

NO REVENUE ATTACHED

F570860

216-9549 0000050 1

17630 PA 64

STATE OF MICHIGAN )  
COUNTY OF WAYNE ) SS.

On this 1st day of April, 1970,  
before me personally appeared John A. Dodds and Donald F. Garney  
to me personally known, who being by me sworn, did say that he  
is the President & Secretary of Reaume and Dodds,  
Incorporated, the corporation named in and which executed the  
within instrument, and that the seal affixed to said instrument  
is the corporate seal of said corporation, and that said instrument  
was signed and sealed in behalf of said corporation by authority  
of its board of directors; and said John A. Dodds and Donald F. Garney  
acknowledged said instrument to be the free act and deed of said  
corporation.

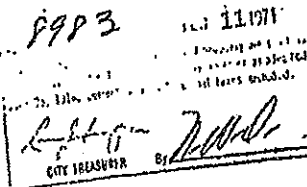
Josephine Minnelly  
Notary Public, Wayne County, Michigan

JOSEPHINE MINNELLY  
Notary Public, Wayne County, Mich.  
My commission expires June 30, 1978

Instrument Drafted By:

Paul H. Townsend, Jr.  
2700 Pensacota Building  
Detroit, Michigan 48226

When recorded, please return to GRANTEE



F370861

1/1277-8

This is to certify that there are no taxes due on this property and that taxes are paid for FIVE YEARS previous to date of this instrument EXCEPT

At \$550

Paul H. Hank  
Wayne County Treasurer  
City of Detroit

FEB 16 1971

D E E D

KNOW ALL MEN BY THESE PRESENTS, that REAUME AND DODDS, INCORPORATED, a corporation organized and existing under the laws of the State of Michigan, Grantor, whose address is 300 First Federal Building, Detroit, Michigan, does hereby grant, bargain, sell and convey to Kutzal Hospital, a corporation organized and existing under the laws of the State of Michigan, Grantee, whose address is 432 East Hancock, Detroit, Michigan, and to Grantee's successors and assigns, the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, to-wit:

Lot 10, Block 22, Brush's Subdivision of that part of the Brush Farm lying between the south line of Farnsworth Street and the south line of Alexandrine Avenue, Detroit, Wayne County, Michigan, according to the plat thereof recorded in Liber 17 of plats, page 29, Wayne County Records,

together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and all the estate, right, title, interest, claim or demand whatsoever of Grantor, either in law or equity, in and to the above-described premises.

And the said Grantor, for itself, its successors and assigns, does covenant, grant, bargain and agree to and with the said Grantee, its successors and assigns, that it, the said Grantor, has not heretofore done, committed or wittingly or willingly suffered to be done or committed any act, matter, or thing whatsoever, whereby the premises hereby granted, or any part thereof is, or shall or may be charged or incumbered in title, estate or otherwise howsoever; and the title to the above-described premises against all persons lawfully claiming the same from, through, or under it, the said Grantor shall warrant and defend.

after December 30, 1969

This instrument, and the transfer evidenced hereby, are exempt from the tax imposed by Act 134, Public Acts of 1966, as amended (Mich. C. L. §§207.505 (a)), because the Grantor herein acquired the above-described land as agent for Grantee and the purpose of this transfer is to confirm title already vested in Grantee. The value of the consideration for this transfer is \$1.00.

Dated this 31st day of December, 1969.

REAUME AND DODDS, INCORPORATED

WITNESSES:

By

*William R. Lucders*  
William R. Lucders

Its

*Vin. President*  
Vin. President

*Pamela M. Bence*  
Pamela M. Bence

*Shirley L. Edwards*  
Shirley L. Edwards

By

*Donald F. Carney*  
Donald F. Carney

Its

*Secretary*  
Secretary

NO REVENUE ATTACHED

RECORDED FEB 16 1971  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48224

F370861

F370861

F370861

-05 pb

01/1277-8

L117690 PA 66

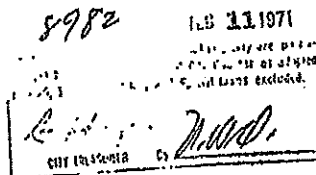
STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS.

On this 31st day of December, 1969, before me personally appeared Wm. R. Luedders & Donald F. Carney, to me personally known, who being by me sworn, did say that he is the Vice Pres. & Secretary resp. of Reaume and Dodds, Incorporated, the corporation named in and which executed the within instrument, and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and said Wm. R. Luedders & Donald F. Carney acknowledged said instrument to be the free act and deed of said corporation.

Louis I. Flattery  
Louis I. Flattery  
Notary Public, Wayne County, Michigan  
My Commission Expires: Sept. 16, 1972

Instrument Drafted By:  
Paul H. Townsend, Jr.  
2700 Penobscot Building  
Detroit, Michigan

When recorded, please return to GRANTEE



RECORDED FEB 16 1971  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48226

1/12/75  
F570862

D E E D

117630 PA 67  
This is to certify that there are no taxes due on this property and that taxes are paid for FIVE YEARS previous to date of this instrument EXCEPT

95.48  
P. H. H. H.  
FEB 16 1971  
WAYNE COUNTY TREASURER  
(not)

KNOW ALL MEN BY THESE PRESENTS, that REAUME AND DODDS, INCORPORATED, a corporation organized and existing under the laws of the State of Michigan, Grantor, whose address is 1001 Woodward Avenue, Detroit, Michigan, does hereby grant, bargain, sell and convey to HUTZEL HOSPITAL, a corporation organized and existing under the laws of the State of Michigan, Grantee, whose address is 432 East Hancock, Detroit, Michigan, and to Grantee's successors and assigns, the following described premises situated in the City of Detroit, County of Wayne, and State of Michigan, to-wit:

E. 7.5' of Lot 13 and all of Lot 12, Block 22, Brush's Subdivision of that part of the Brush Farm lying between the south line of Farnsworth Street and the south line of Alexandrine Avenue, Detroit, Wayne County, Michigan, according to the plat thereof recorded in Liber 17 of Plats, Page 29, Wayne County Records.

together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and all the estate, right, title, interest, claim or demand whatsoever of Grantor, either in law or equity, in and to the above-described premises.

And to said Grantor, for itself, its successors and assigns, does covenant, grant, bargain and agree to and with the said Grantee, its successors and assigns, that it, the said Grantor, has not heretofore done, committed or wittingly or willingly suffered to be done or committed any act, matter, or thing whatsoever, whereby the premises hereby granted, or any part thereof is, or shall or may be charged or incumbered in title, estate or otherwise howsoever; and the title to the above-described premises against all persons lawfully claiming the same from, through, or under it, after November 30, 1970, the said Grantor shall warrant and defend.

This instrument, and the transfer evidenced hereby, are exempt from the tax imposed by Act 134, Public Acts of 1966, as amended (Mich. C. L. §207.503 (a)), because the Grantor herein acquired the above-described land as agent for Grantee and the purpose of this transfer is to confirm title already vested in Grantee. The value of the consideration for this transfer is \$1.00.

Dated this 3rd day of December, 1970.

WITNESSES:

REAUME AND DODDS, INCORPORATED

Stephanie Johns  
Stephanie Johns

BY John A. Dodds  
John A. Dodds  
Its President

Pamela M. Bunce  
Pamela M. Bunce

BY Donald F. Barney  
Donald F. Barney  
Its Secretary

NO REVENUE ATTACHED

F570862

RECORDED 0000050 1

L17630 PA 68

STATE OF MICHIGAN)  
SS.  
COUNTY OF WAYNE)

On this 3rd day of December, 1970, before me, a Notary Public in and for said County appeared John A. Dodds and Donald F. Carney, to me personally known, who being by me duly sworn, did each for himself say that they are respectively the President and Secretary of Reaume & Dodds, Incorporated, named in the foregoing instrument and that the seal fixed to said instrument is the Corporate seal of said Corporation and that said instrument was signed, sealed in behalf of said Corporation by authority of its Board of Directors, and said John A. Dodds and Donald F. Carney acknowledge said instrument to be the free act and deed of said Corporation.

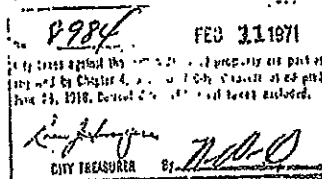
Josephine Tinnelly  
Notary Public, Wayne County, Mich.

JOSEPHINE TINNELLY  
My Commission Expires: Notary Public, Wayne County, Mich.  
My commission expires June 30, 1973

Instrument drafted by:

Bruce J. Oravec  
2700 Penobscot Building  
Detroit, Michigan 48226

When recorded, please return to GRANTEE





F775750

SCHEDULE B

L18294 PA915

## DEVELOPMENT AGREEMENT

## QUIT CLAIM DEED

RECORDED DEC 28 1872 11 309  
BERNARD J. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48228

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a Municipal Corporation of the State of Michigan, quit claims to Hutzel Hospital, A Michigan Non-Profit Corporation, whose post office address is 432 E. Hancock, Detroit, Michigan 48201, the following described premises in the Medical Center Rehabilitation Project No. 3, Mich. R-112, located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as:

Land in the City of Detroit, Wayne County, Michigan, being Lots 1 to 7 except the northerly 5.0 feet thereof, taken for the widening of Hancock Avenue (now 60 feet, to be 84 feet), and being Lots 8 to 14, and the to be vacated, 20 foot wide, east-west alley between said Lots 1 to 7 and Lots 8 to 14, inclusive of Kane and Hibbard's Subdivision of part of Outlot 191 on Forest and Hancock Avenues, Lambert Beaubien Farm, Detroit, Wayne County, Michigan, as recorded on October 11, 1877 in Liber 4, Page 84, Plats, Wayne County Records; and being a part of Outlots 189 and 191 of the Plan of the Beaubien Farm as surveyed into lots for the proprietors by John Mullett, Surveyor, as recorded on March 10, 1859 in Liber 1, Pages 46, 47, 48, 49, 50, 51, 52, 53, and 54, Plats, Wayne County records; and being Lots 11 to 13 and the westerly 26 feet of Lot 14 except the northerly 5.0 feet thereof, taken for the widening of Hancock Avenue (now 60 feet, to be 84 feet) and being part of Lots 18 to 20 part of the westerly 26 feet of Lot 17, and the to be vacated, 20 foot wide, east-west alley between said lots; and being Lots 21 to 23 and the westerly 26 feet of Lot 24 and the northerly half of the to be vacated, 20 foot wide, east-west alley abutting the rear line of said lots all inclusive of

1968 P.A. 327 Sec 5(h)

NO REVENUE ATTACHED

F775750

F940863

## QUIT CLAIM DEED

L:18006 PA0357

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a Municipal Corporation of the State of Michigan, quit claims to Board of Governors of Wayne State University, a Michigan Constitutional Body Corporate whose post office address is 5050 Cass Ave., Detroit, Michigan 48202 the following described premises in the Medical Center Rehabilitation Project No. 3, Mich. R-112 located in the City of Detroit, County of Wayne, and State of Michigan, and more particularly described as:

RECORDED SEP 15 1974  
 BERNARD J. YOUNGBLOOD, President  
 WAYNE COUNTY, MICHIGAN 48224

Land in the City of Detroit, County of Wayne, Michigan, being all of Lots 6 thru 9, both inclusive of Block 19, "Brush Subdivision of that part of the Brush Farm lying between the south line of Farnsworth Street and the south line of Alexandrine Avenue," June 25, 1892, Liber 17, Page 29, Plats, Wayne County Records; all of Lots 8 thru 21 both inclusive, of Tregent's Subdivision of Outlot 188, north of Fremont Street (Canfield Avenue), Lambert Beaubien Farm, August 7, 1872, Liber 2, Page 10, Plats, Wayne County Records; all of Lots 1 thru 8, both inclusive, of Armstrong's Subdivision of part of Outlot 189, north of Canfield Avenue, Lambert Beaubien Farm, April 25, 1893, Liber 18, Page 48, Plats, Wayne County Records; all of Lots 28 thru 30 both inclusive, Lots 31 thru 33 both inclusive, Lots 38 thru 40, both inclusive and parts of Lots 27, 34 and 37, all in Cleland Cowie's Subdivision of the West 236 feet of the A. Beaubien Farm between Fremont Street (Canfield Avenue) and Warren Avenue, December 18, 1885, Liber 9, Page 40 Plats, Wayne County Records; parts of Outlot 189, Plat of part of the Beaubien Farm in the City of Detroit as surveyed into Townlots for the proprietors by J. Mullett, Surveyor, in July, 1831 and recorded in Liber 6, Page 475 City Records; also all that part of the to be vacated Beaubien and Canfield Streets and the to be vacated public alleys contained within the bounds of this parcel which is more particularly described as follows:

Beginning at the intersection of the east line of Brush Street (60 feet wide) and the north line of Canfield Avenue

Exemption #

MSA 7-456 Sec 5(H)

L18906 PA358

(60 feet wide), being the southwest corner of Lot 9 of Brush Subdivision of that part of Brush Farm lying between the south line of Farnsworth Street and the south line of Alexandrine Avenue, recorded June 25, 1892, Liber 17, Page 29, Plats, Wayne County Records, thence northerly along said east line of Brush Street 394 feet to its intersection with the centerline of Garfield Avenue (60 feet wide), thence easterly along said centerline of Garfield Avenue, 333.65 feet to its intersection with the centerline of Beaubien Street (50 feet wide); thence northerly along the centerline of Beaubien Street, 209.95 feet to its intersection with the centerline of a 20 feet wide public alley extended westerly, said alley lies north of and abuts Lots 25 thru 30 inclusive of Cleland Cowie's Subdivision of the west 236 feet of the A. Beaubien Farm between Fremont Street (Canfield Avenue) and Warren Avenue recorded December 18, 1885, Liber 9, Page 40, Plats, Wayne County Records; thence easterly along said alley centerline, 409 feet to a point, said point being 95 feet westerly of the centerline of St. Antoine Street (50 feet wide); thence southerly along a line parallel with and 95 feet westerly of the centerline of St. Antoine Street, 603.75 feet to a point on the northerly line of Canfield Avenue (60 feet wide); thence westerly along said northerly line of Canfield Avenue 742.65 feet to the point of beginning; containing 378,399 square feet or 8.687 acres more or less.

The public rights-of-way described within this parcel are to be vacated by the City Council of the City of Detroit and will be subject to such easements for public utilities as may be retained by the vacating resolution.

All dimensions are based on dimensions shown on dimensions shown on recorded plats.

together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, for the sum of Three hundred two thousand, five hundred and 00/100 dollars (\$302,500.00),

DESCRIPTION CORRECT  
Elev. of Surface

By *James E. Howell* Aug 23, 1974  
Notary Public

Subject to the Modified Development Plan for the Medical Center Rehabilitation Project No. 3, Mich. R-112 which is incorporated herein by reference and which is recorded in the Office of the Register of Deeds for the County of Wayne in Liber 17752 on Pages 559 through 545.

L18906 PAGE 559

This Deed is given subject to the terms, covenants and conditions of a Development Agreement dated August 8, 1974 entered into by the parties hereto and which is incorporated herein by reference and recorded in the Office of the Register of Deeds for the County of Wayne in Liber 18896 on Pages 853 through 894 inclusive, none of the terms, covenants and conditions of which shall be deemed merged in this Deed. The covenants therein recited to be covenants running with the land are hereby declared to be covenants running with the land enforceable by the City as therein set forth.

Dated this 28th day of August, A.D., 1974.

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written

In the Presence of:

City of Detroit  
A Municipal Corporation

Henry Rubin  
Henry Rubin

G. F. Fischer  
G. F. Fischer  
Deputy Finance Director

Vernell Kowalski  
Vernell Kowalski

1110 City-County Building  
Detroit, Michigan 48226

STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS

On this 28th day of August, 1974, before me, A Notary Public in and for said County, personally appeared G. F. Fischer to me personally known, who being by me duly sworn, did say that he is the Deputy Finance Dir. of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said deed was signed and sealed in behalf of said corporation by authority of its City Council, and the said

G. F. Fischer acknowledged the said instrument to be the  
free act and deed of the said City of Detroit, a Municipal Corpor-  
ation.

L18906 PA360

Approved as to Form and Execution:

*John R. McManis*  
Corporation Counsel

*Dorothea Crossman*  
Dorothea Crossman  
Notary Public, Wayne County, Michigan  
My Commission expires 11-26-74

ATTEST:  
*James H. Bradley*  
City Clerk  
JAMES H. BRADLEY

This Instrument Drafted by:  
Mr. Thomas J. O'Dowd  
1010 City-County Building  
Detroit, Michigan

DOROTHEA CROSSMAN  
Notary Public, Wayne County, Mich.  
My Commission Expires Nov. 26, 1974

G263581  
QUIT CLAIM DEED

19890A 54

KNOW ALL MEN BY THESE PRESENTS: That the City of Detroit, a  
Municipal Corporation of the State of Michigan, quit claims to

HUTZEL HOSPITAL, A Michigan Non-Profit Corporation  
whose post office address is 432 E. Hancock, Detroit, Michigan 48201,  
the following described premises in the Medical Center Rehabilitation  
Project No. 3, Mich. R-112, located in the City of Detroit, County  
of Wayne, and State of Michigan, and more particularly described as:

Land in the City of Detroit, County of Wayne, Michigan, being  
all that part of Forest Avenue, 70 feet wide, between the  
easterly line of Brush Street, 60 feet wide, and the westerly  
line of Beaubien Street, 50 feet wide, vacated in part on  
April 30, 1975 and recorded on pages 882 thru 884 of the  
Journal of the City Council and on September 21, 1977 and  
recorded on pages 1991 thru 1993 of the Journal of the City  
Council and recorded in Liber 19899, page 323, Register No.  
P-239235, that part of Forest Avenue being in the Brush Farm,  
Private Claim 1; opening of Forest Avenue confirmed by the  
Recorders Court of the City of Detroit on January 15, 1883,  
containing 21,606 square feet or 0.4950 acres, more or less.

105/9  
RECORDED JAN 4 1978  
FOREST E. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 49228

DESCRIPTION CORRECT  
Engineer of Surveys

By Walter Williams  
Date September 27, 1977

together with all and singular the tenements, hereditaments and  
appurtenances thereto belonging or in anywise appertaining, for  
the sum of SEVENTEEN THOUSAND THREE HUNDRED AND 00/100 DOLLARS  
(\$17,300.00).

Subject to the Modified Development Plan for the Medical Center  
Rehabilitation Project No. 3, Mich. R-112, which is incorporated  
herein by reference and which is recorded in the Office of the  
Register of Deeds for the County of Wayne in Liber 17752 on Pages  
519 through 545.

This Deed is given subject to the terms, covenants and condi-  
tions of a Development Agreement dated August 9, 1977, entered into  
by the parties hereto and which is incorporated herein by reference  
and recorded in the Office of the Register of Deeds for the County  
of Wayne in Liber 19855 on Pages 841 through 884 inclusive, none  
of the terms, covenants and conditions of which shall be deemed  
merged in this Deed. The covenants therein recited to be covenants

P.A. 67 of 1969 Sec. 5 L/H N

NO REVENUE ATTACHED

running with the land are hereby declared to be covenants running with the land enforceable by the City as therein set forth. **19080 PA 55**

Dated this 27th day of September, A.D., 1977.

IN WITNESS WHEREOF the City of Detroit has caused this instrument to be executed by its duly authorized officer and sealed with its corporate seal, the day and year first above written.

In the Presence of:

Anita Stahlin  
Anita Stahlin  
Odessa Lewis  
Odessa Lewis

CITY OF DETROIT,  
A Municipal Corporation

By G. F. Fischer  
G. F. Fischer, Deputy Finance Director  
1110 City-County Building  
Detroit, Michigan 48226

STATE OF MICHIGAN }  
COUNTY OF WAYNE } SS

On this 27th day of September, 1977, before me, a Notary Public in and for said County, personally appeared G. F. Fischer to me personally known, who being by me duly sworn, did say that he is the Deputy Finance Director of the City of Detroit, a Municipal Corporation created and existing under the laws of the State of Michigan, and that the seal affixed to the foregoing instrument is the corporate seal of the said corporation, and that the said deed was signed and sealed in behalf of said corporation by authority of its City Council, and the said G. F. Fischer acknowledged the said instrument to be the free act and deed of the said City of Detroit, a Municipal Corporation.

Dale S. Vennsen  
DALE S. VENNSEN  
Notary Public, Wayne County, Michigan  
My Commission expires THURSDAY 9, 1980

APPROVED AS TO FORM AND EXECUTION:

James H. Bradley  
City Clerk  
09/17 1977  
-2-

This Instrument Drafted by:

John E. Rathaway  
1010 City-County Building  
Detroit, Michigan 48226

When Recorded Return to:  
George J. Magar, Jr.  
35th Floor  
400 Renaissance Center  
Detroit, Michigan 48243

G512757

1/2 76 8.001

U20892PA193

G512758

U20892PA198

## WARRANTY DEED AND ASSIGNMENT

KNOW ALL PERSONS BY THESE PRESENTS: that Wayne State University, a constitutional body corporate organized and existing under the constitution and laws of the State of Michigan, whose address is 5050 Cass Avenue, Detroit, Michigan 48202 (hereinafter referred to as "Grantor"), for the sum of One Dollar (\$1.00) and other good and valuable consideration, receipt and adequacy of which is hereby acknowledged, conveys and warrants to Detroit Receiving Hospital and University Health Center, a Michigan nonprofit corporation, whose address is 4201 St. Antoine, Detroit, Michigan 48201 (hereinafter referred to as "Grantee"), the land described on Exhibit A attached hereto together with all buildings and improvements in, on, under or through such land (including, without limitation, the building and improvements commonly known as the "Radiation Oncology Center" and that portion of an underground parking garage which is located under the land described on Exhibit A, but excluding the improvements described in clause (iii) below), and all easements, easements, hereditaments, privileges and appurtenances appertaining thereto, subject to the easements and other interests described on Exhibit B attached hereto.

Grantor, for the sum of One Dollar (\$1.00) and other good and valuable consideration, receipt and adequacy of which is hereby acknowledged, further assigns, transfers and quit claims to Grantee all right, title and interest of Grantor:

- (i) existing under and by virtue of the Lease between Wayne State University and The Health Care Institute, Inc. for the University Clinics Building, dated October 1, 1978 as amended, it being acknowledged that, simultaneously herewith, The Health Care Institute, a Michigan nonprofit corporation ("HCI"), is assigning to Grantee its interest under such lease, and it is the intent of the parties that upon the assignment by Grantor and Grantee of their respective interests, such interests shall merge and such lease shall be terminated;
- (ii) existing under and by virtue of any leases, oral or written, existing with respect to the "Radiation Oncology Center," it being acknowledged that simultaneously herewith, HCI is assigning to Grantee its interest under all such leases, and it is the intent of the parties that upon the assignment by Grantor and Grantee of their respective interests, such interests shall merge and such leases shall be terminated;
- (iii) in and to all improvements under the land described on Exhibit A attached hereto, which improvements are commonly known as the "Detroit Medical Center underground concourse."
- (iv) in and to all buildings and improvements in, on, under or through the land described on Exhibit C attached hereto.

In witness whereof, Grantor has caused this Warranty Deed and Assignment to be executed by its duly authorized officer, this 27th day of June, 1980.

Wayne State University  
 Charles F. Sturtz  
 Charles F. Sturtz  
 Senior Vice President

Witness  
 Kenneth A. [Signature]  
 State of Michigan  
 County of Wayne

UNIVERSITY APPROVAL  
 JUN 27 1980  
 Office of the  
 General Counsel

The foregoing instrument was acknowledged before me this 27th day of June, 1980, by Charles F. Sturtz as Senior Vice President of Wayne State University, a constitutional body corporate organized and existing under the constitution and laws of the State of Michigan.

ALBERT DEANE HARRIS JR.  
 Notary Public, Oakland County, Mich.  
 My Commission Expires Mar. 15, 1982  
 ACTING IN WAYNE CO., MI.

Notary Public, County, Michigan  
 My Commission Expires:

NO REVENUE ATTACHED

G512757  
 G512758

JUN 30 1980

JUN 30 1980

JUN 30 1980

JUN 30 1980

JUN 30 1980

JUN 30 1980

JUN 30 1980

JUN 30 1980



Lawyers Title Insurance Corporation

CS14434

QUIT CLAIM DEED Statutory Form  
CL 1948, 365132 MSA 26-571

KNOW ALL MEN BY THESE PRESENTS That Eugene D. Horrell, M.D., Agent for a  
Partnership to be formed  
whose address is 3800 Woodward Avenue, 400 Professional Plaza, Detroit, MI 48202

Quit Claimer, to DETROIT MEDICAL CENTER PROFESSIONAL BUILDING

whose address is 3800 Woodward Avenue, 400 Professional Plaza, Detroit, MI 48202

the following described premises situated in the City of Detroit  
County of Wayne and State of Michigan, to-wit:

Lots 12 and 13, and the East 20 feet of Lot 11, Plat of  
McMillan and Pond Subdivision, as recorded in Liber 6  
of Plats, Page 27, Wayne County Records. Also known as  
111 East Willis.

RECORDED MAR 14 1984 AL NO. 10053-4  
FOREST E. YOUNGBLOOD, Register of Deeds  
WAYNE COUNTY, MICHIGAN 48226

EXEMPT UNDER  
MSA 7.456 (5) (2)

for the full consideration of One (\$1.00) Dollar and other good and valuable consideration.

Dated this 12th day of March

19 84.

Signed and Sealed:

*Phillip J. O'Brien*  
PHILLIP J. O'BRIEN

*Eugene D. Horrell* (L.S.)  
EUGENE D. HORRELL, M.D.

*Mary J. Tilt*  
MARY J. TILT

STATE OF MICHIGAN  
COUNTY OF Wayne

The foregoing instrument was acknowledged before me this 12th day of March 19 84.

by Eugene D. Horrell, M.D.

My commission expires 1/31/87

*Mary J. Tilt*  
MARY J. TILT  
Notary Public, Wayne County, Michigan  
3000 Town Center, Suite 1910  
Southfield, MI 48075

Instrument  
Drafted by Phillip J. O'Brien

Recording Fee

State Transfer Tax

Tax Parcel #

When recorded return to Phillip J. O'Brien, Esq.  
3000 Town Center, #1910  
Southfield, MI 48075

Send subsequent tax bills

to

00010000

01/1053-4



NOT CLERK, DESK  
061853

025101.863

KNOW ALL MEN BY THESE PRESENTS, GRACE HOSPITAL, formerly known as  
HARPER-GRACE HOSPITALS,

a Michigan nonprofit corporation, whose address is 3990 John R Street,  
Detroit, Michigan 48201

Quit Claims to HARPER HOSPITAL, a Michigan nonprofit corporation  
whose address is 3990 John R Street, Detroit, Michigan 48201

the following described premises situated in the City of Detroit, County of  
Wayne and State of Michigan, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

For \$1.00  
M.C.L.A. 207.505(a).

Exempt from transfer tax under

Dated this 1st day of May, 1991.

WITNESSES:

GRACE HOSPITAL, formerly known as  
HARPER-GRACE HOSPITALS, a Michigan  
nonprofit corporation

By: George P. Caralis  
George P. Caralis  
Its President

STATE OF MICHIGAN )  
COUNTY OF WAYNE ) ss.

The foregoing instrument was acknowledged before me this 1st day  
of May, 1991, by George P. Caralis the President of Grace Hospital, formerly  
known as Harper-Grace Hospitals, a Michigan nonprofit corporation, on behalf  
of the said corporation.

Christa B. Kelly  
Notary Public,  
County, Michigan  
My commission expires: 7-2-1994

INSTRUMENT DRAFTED BY: Mary S. Kershner, Esq.

BUSINESS ADDRESS: Dykema Gossett, 400 Renaissance Center, Detroit,  
Michigan 48243

Recording Fee: \$

When Recorded Return to: Drafter

State Transfer Tax: Exempt under  
M.C.L.A. 207.505(a).

Send Subsequent Tax Bills to: Grantee

Tax Parcel No: Exempt and 3679-82, 889-983 Ward No. 1

NO REVENUE ATTACHED

EXHIBIT A

025101.864

Land in the City of Detroit, County of Wayne, State of Michigan, described as:

**PARCEL 1:**  
Lots 5 and 6, and the South 1/2 of vacated Alexandrina Avenue (100 foot wide) between John R. St. and Brush St., Medical Center Urban Renewal Plat No. 1, as recorded in Liber 88, Pages 74, 75 and 76 of Plats, Wayne County Records.

**PARCEL 2:**  
Lots 4 to 13 inclusive, and all the vacated 18 foot public alley in the rear thereof, Brush's Subdivision of that part of the Brush Farm lying between the South line of Alexandrina Avenue and the North line of Brady Street, Detroit, as recorded in Liber 19, Page 62 of Plats, Wayne County Records.

**PARCEL 3:**  
Lots 14 to 18 inclusive and all of the vacated 18 foot public alley in the rear thereof, Brush's Subdivision of that part of the Brush Farm lying between the South line of Alexandrina Avenue and the North line of Brady Street, Detroit, as recorded in Liber 19, Page 62 of Plats, Wayne County Records; also all that part of North 1/2 of vacated Brady Street between the West line of Brush Street and the West line of the vacated 18 foot public alley at the rear of the previously described Lot 18; described in order vacating same recorded in Liber 15085 on Page 645, Wayne County Records.

**PARCEL 4:**  
That part of Park Lots 23, 24, and 25, lying Easterly of John R. Street as it presently exists, 60 feet wide, and Westerly of the West line of Brush's Subdivision of Lot 12, Page 62 of Plats, Wayne County Records, Plat of Park Lots, as recorded in Liber 34 of Deeds, page 542, Wayne County Records.

**PARCEL 5:**  
Lots 22 to 33 inclusive, and vacated alley adjacent in the rear thereof. Leland and Mandelbaum's Subdivision of Park Lot 22 and part of Lot 21 as recorded in Liber 1, Page 30 of Plats, Wayne County Records; also all of that part of the North 1/2 of vacated Brady Street between the East line of the previously described Lot 33, and the East line of John R. Street as it presently exists; described in order vacating same recorded in Liber 15085, on Page 645, Wayne County Records.

EXCEPTING from Parcels 3, 4, and 5 the following described property:

A parcel of land comprising Lots 28 through 33, part of Lots 26 and 27, all of vacated alley at rear of Lots 31, 32 and 33, part of vacated alley at rear of Lots 27 through 30, and part of vacated alley adjacent to East side of Lot 33, Leland and Mandelbaum's Subdivision of Park Lot 22 and part of Lot 21 (recorded in Liber 1 of Plats, Page 30) together with part of Park Lots 23 and 24 of Plat of Park Lots (recorded in Liber 34 of Deeds, Page 542), City of Park Lots (recorded in Liber 34 of Deeds, Page 542), City of Detroit, Wayne County, Michigan, said parcel being described as follows:  
Beginning at a point on the Northerly line of vacated Brady Street (60 feet wide), distant South 60 degrees 08 minutes 45 seconds West 142.47 feet measured along said Northerly line of vacated Brady Street from its intersection with the Westerly line of Brush Street; thence North 29 degrees 51 minutes 05 seconds West 273.17 feet; thence South 60 degrees 08 minutes 55 seconds West 55.61 feet; thence North 29 degrees 51 minutes 05 seconds West 58.79 feet; thence South 60 degrees 08 minutes 55 seconds West 13.35 feet to a point on the Easterly building line of the existing Hudson Building; thence along said line, South 29 degrees 51 minutes 05 seconds East 1.01 feet to the Southerly building line of said Hudson Building which building line is 21.00 feet North of the Southerly line of the existing porch of said Hudson Building; thence along said building line and its extension Westerly South 60 degrees 08 minutes 55 seconds West 49.62 feet; thence South 29 degrees 51 minutes 05 seconds East 220.40 feet; thence South 60 degrees 08 minutes 55 seconds West 96.42 feet; thence South 29 degrees 51 minutes 05 seconds East 75.00 feet; thence South 60 degrees 08 minutes 55 seconds West 27.00 feet; thence South 29 degrees 51 minutes 05 seconds East 27.70 feet to a point on the North line of said vacated Brady Street; thence along said line, North 60 degrees 08 minutes 45 seconds East 242.00 feet to the point of beginning.

EXHIBIT A (Cont.)

L25101.865

**PARCEL 6:**  
Part of Block 17 of Brush's Subdivision of that part of the Brush Farm lying between the South line of Farnsworth Street and the South line of Alexandrine Avenue, according to the Plat thereof recorded in Liber 17 of Plats, Page 29; and being also a part of Lumsden's Subdivision of Park Lot 27, according to the Plat thereof recorded in Liber 3 of Plats, Page 84, said land described as follows:  
Beginning at a point where the centerline of vacated Alexandrine Avenue intersects the Westerly line of Brush Street as widened, thence North 26 degrees 09 minutes 00 seconds West, a distance of 203.65 feet to a point; thence South 57 degrees 42 minutes 30 seconds West, a distance of 282.00 feet to a point; thence South 26 degrees 09 minutes 00 seconds East, a distance of 142.98 feet to a point located on the Northerly line of vacated Alexandrine Avenue, thence South 60 degrees 06 minutes 30 seconds West along said line, a distance of 235.7 feet to a point where the Northerly line of vacated Alexandrine Avenue intersects the Easterly line of John R. Street as widened, thence in a Southerly direction along said Easterly line of John R. Street, a distance of 50.10 feet to a point where the Easterly line of John R. Street as widened intersects the centerline of vacated Alexandrine Avenue, thence North 60 degrees 06 minutes 30 seconds East along said centerline of vacated Alexandrine Avenue, a distance of 516.95.

**PARCEL 7:**  
All of Lots 18, 19 and 22 of Medical Center Urban Renewal Plat No. 2, part of Park Lots 25 to 30 inclusive, and part of Private Classes 1 and 2 and 5, City of Detroit, Wayne County, Michigan, as recorded in Liber 90 of Plats, Pages 89, 90 and 91, Wayne County Records, and the Southerly 161.43 feet of the East 367.30 feet of Plat of Park Lot 28, as recorded in Liber 4 of Deeds, Page 542, Wayne County Records, and East 37 feet front and East 46 feet rear of Lot 1, all of Lot 2, West 43 feet front and West 33.30 feet rear of Lot 3, West 37.65 feet front and West 47.35 feet rear of Lot 8, all of Lot 9 and East 40.85 feet front and East 31.03 feet rear of Lot 10 of Brush's Subdivision of the part of Brush Farm lying between the South line of Farnsworth Street and South line of Alexandrine Avenue, City of Detroit, Wayne County, Michigan, as recorded in Liber 17 of Plats, Page 29, Wayne County Records, and all of Lots 1 through 10 inclusive, of Plat of Lumsden's Subdivision, of Park Lot 27, Town 2 South, Range 12 East, City of Detroit, Wayne County, Michigan, as recorded in Liber 3 of Plats, Page 84, Wayne County Records, including all of vacated Willis Avenue and the North 1/2 of vacated Alexandrine Avenue, lying between the Easterly line of John R. Street, and the Westerly line of Brush Street and also including all of vacated public alleys adjacent to said Lots and embraced in the following described parcel of land:  
Beginning at the Northwestern corner of Lot 19 of said Medical Center Urban Renewal Plat No. 2; thence along the Southerly line of Canfield Avenue, 60 feet wide, North 59 degrees 50 minutes 30 seconds East 405.80 feet; thence along the Easterly line of Lots 18 and 19 of said Medical Center Urban Renewal Plat No. 2; South 26 degrees 09 minutes 00 seconds East 345.81 feet; thence along the Northerly line of vacated Willis Avenue, North 59 degrees 50 minutes 30 seconds East 92.34 feet; thence along the Westerly line of Brush Street 187.35 feet wide, South 26 degrees 09 minutes 00 seconds East 479.36 feet; thence along the centerline of vacated Alexandrine Avenue, South 60 degrees 06 minutes 30 seconds West 513.98 feet; thence along the Easterly line of John R. Street, 64 feet wide, North 20 degrees 53 minutes 10 seconds West 204.37 feet and North 26 degrees 24 minutes 30 seconds West 616.39 feet to the point of beginning.

**PARCEL 8:**  
The Easterly 75 feet of the Westerly 595 feet of the Southerly 161.43 feet of Park Lot 28 and the Easterly 50 feet of the Westerly 521 feet of the Northerly 152 feet of Park Lot 28, part of plat of Park Lots in the City of Detroit, Wayne County, Michigan, as recorded in Liber 34 of Deeds, Page 542, Wayne County Records.

EXHIBIT A (Cont.)

025101.866

Land in the City of Detroit, County of Wayne, State of Michigan, described as:

A parcel of land comprising Lots 28 through 34, part of Lots 26 and 27, all of vacated alley at rear of Lots 31, 32 and 33, part of vacated alley at rear of Lots 27 through 30, and part of vacated alley adjacent to East side of Lot 33, Leland and Mandelbaum's Subdivision of Park Lot 22 and part of Lot 21 (recorded in Liber 1 of Plats, Page 30), together with part of Park Lots 23 and 24 of Plat of Park Lots (recorded in Liber 34 of Deeds, Page 542), City of Detroit, Wayne County, Michigan, said parcel being described as follows:

Beginning at a point on the Northerly line of vacated Brady Street (60.00 feet wide), distant South 60 degrees 06 minutes 45 seconds West 142.47 feet measured along said Northerly line of vacated Brady Street from its intersection with the Westerly line of South Street; thence North 29 degrees 51 minutes 05 seconds West 273.11 feet; thence South 60 degrees 08 minutes 59 seconds West 55.61 feet; thence North 29 degrees 51 minutes 05 seconds West 58.79 feet; thence South 60 degrees 08 minutes 55 seconds West 13.35 feet to a point on the Easterly building line of the existing Hudson Building; thence along said line, South 29 degrees 51 minutes 05 seconds East 1.01 feet to the Southerly building line of said Hudson Building, which building line is 21.00 feet North of the Southerly line of the existing porch of said Hudson Building; thence along said building line and its extension Westerly, South 60 degrees 08 minutes 55 seconds West 49.62 feet; thence South 29 degrees 51 minutes 05 seconds East 228.40 feet; thence South 60 degrees 08 minutes 55 seconds West 96.42 feet; thence South 29 degrees 51 minutes 05 seconds East 75.00 feet; thence South 60 degrees 08 minutes 55 seconds West 37.00 feet; thence South 29 degrees 51 minutes 05 seconds East 27.70 feet to a point on the North line of said vacated Brady Street; thence along said line, North 60 degrees 04 minutes 45 seconds East 242.00 feet to the point of beginning; together with an easement for ingress and egress over that part of the North 1/2 of Brady Street, 50 feet wide, East of John R Street, as platted in Leland and Mandelbaum's Subdivision of Park Lot 22 and part of 21, City of Detroit, Wayne County, Michigan, as recorded in Liber 1, Page 30 of Plats, Wayne County Records, lying South of and adjoining the Southerly line of Lots 22 and 23, both inclusive and that part of the Northerly 30 feet of the Westerly 514.69 feet of Lot 6 of Medical Center Urban Renewal Plat No. 1, as recorded in Liber 88, Page 74 of Plats, Wayne County Records, lying Westerly of the East line of Lot 33, Leland and Mandelbaum's Subdivision, as described above, extended Southerly to the South line of vacated Brady Street.

Lot 9, Medical Center Urban Renewal Plat #1, as recorded in Liber 88, Page 74, Wayne County Records.

Real estate situated in the City of Oak Park, Oakland County, Michigan, to wit:

Part of the Southwest 1/4 of the Southwest 1/4 of Section 32, Town 1 North, Range 11 East, Oak Park; beginning at a point which point is distant North 2 degrees 18 minutes 30 seconds West 345.02 feet from the Southwest corner of said Section 32; thence from said point of beginning North 2 degrees 18 minutes 30 seconds West 239.09 feet to a point; thence due East 466.61 feet to a point; thence South 89 degrees 37 minutes 37 seconds West 228.49 feet; thence South 2 degrees 18 minutes 30 seconds East 19.98 feet; thence South 89 degrees 37 minutes 37 seconds West 235.05 feet to point of beginning, except the West 60 feet of subject property lying in Coolidge Highway, subject to easements and restrictions of record.

APR 28 1999

(4)

9944808 MAY 05 1999

Libran-30193 Page-8993 J  
 99272922 4/20/1999 04:47PM  
 F.E. Youngblood, Wayne Co. Register of Deeds

## QUIT CLAIM DEED

The Grantors, Detroit Symphony Orchestra Hall, a Michigan non-profit corporation and The Detroit Medical Center, a Michigan non-profit corporation, as tenants in common,  
 whose address is c/o 3711 Woodward Avenue, Detroit, Michigan 48201.  
 quit claims to Orchestra Place Renewal Partnership, a Michigan non-profit corporation,  
 whose address is c/o 3711 Woodward Avenue, Detroit, Michigan 48201

the premises situated in the City of Detroit, County of Wayne, State of Michigan described on the attached Exhibit A, together with all tenements, hereditaments, improvements and appurtenances if any, belonging or in anywise appertaining thereto, for the consideration of \$1.00, the receipt and adequacy of which is hereby acknowledged. The conveyance of the premises pursuant to this Deed shall not create a merger of any leasehold or fee interest in the premises notwithstanding any leasehold interest held by either of the Grantors. This Deed is exempt from transfer taxes by virtue of M.C.L.A. Sections 207.526 (a) and M.C.L.A. Section 207.505 (a).

Dated MAY 25, 1999.

IN THE PRESENCE OF

## GRANTORS

Detroit Symphony Orchestra Hall, a Michigan non-profit corporation

By Peter D. Cummings  
 is Witness

The Detroit Medical Center, a Michigan non-profit corporation

By David B. Coats  
 is President and CEO

Laurie B. Oerks  
 print name Laurie B Oerks  
Zandra K. Holland  
 print name Zandra K Holland

Donna Wleske  
 print name Donna Wleske  
Peggy A. Groves  
 print name Peggy A Groves

A-400-104R-4mg Syk



Liber-30192

Page-8994.0

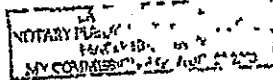
State of Michigan }  
County of Wayne }

The foregoing instrument was acknowledged before me this 25 day of March, 1998, by 11711 Union the Chairman of Detroit Symphony Orchestra Hall, a Michigan non-profit corporation, on behalf of said corporation.

AMY J. BAEFFI  
Notary Public, Wayne County, MI Notary Public, Wayne County Michigan  
My Commission Expires Jan. 7, 2003 My Commission Expires 1-7-03

State of Michigan }  
County of Macomb }

The foregoing instrument was acknowledged before me this 24 day of Feb, 1998, by David B. Cook the President of The Detroit Medical Center, a Michigan non-profit corporation, on behalf of said corporation, and CEO



Laura A. Melcher  
Notary Public, Macomb County Michigan  
My Commission Expires 8-23-2001

Drafted by and When  
recorded return to.

Send subsequent  
Tax Bills To

Mark D. Rubens, Esquire  
Jaffe, Rest, Heuer & Weiss  
Professional Corporation  
One Woodward Avenue, Suite 2400  
Detroit, Michigan 48226

Gratise

0596123 01

Branch :LMP, User :LT01

Comment:

Liber-30193 Page-8995.0

## EXHIBIT A

## LEGAL DESCRIPTION

PARCEL 5 - LOTS 1 THROUGH 18, INCLUSIVE AND LOTS 18 AND 19, OF "BAGG'S SUBDIVISION", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN LIBER 1 P 162 OF PLATS, WAYNE COUNTY RECORDS

THE ABOVE BEING DESCRIBED AS 3 SEPARATE PERIMETER DESCRIPTIONS BASED UPON A FIELD SURVEY (ARBITRARY BEARING BASIS) PERFORMED BY SPALDING, DEDECKER & ASSOCIATES.

PARCEL 5A - LOTS 1 THROUGH 4, INCLUSIVE, OF SAID "BAGG'S SUBDIVISION", BEGINNING AT THE NORTHEAST CORNER OF LOT 4; THENCE 503°23'57"W 183.44' [183.19(R)] TO THE SOUTHEAST CORNER OF LOT 1; THENCE S89°52'40"W 214.76' [214.70(R)] TO THE SOUTHWEST CORNER OF LOT 1; THENCE N00°08'30"W 183.15' [182.86(R)] TO THE NORTHWEST CORNER OF LOT 4; THENCE N89°53'33"E 228.08' [228.00(R)] TO THE POINT OF BEGINNING, CONTAINING 0.8266 ACRES OF LAND

PARCEL 5B - LOTS 5 THROUGH 18, INCLUSIVE, OF SAID "BAGG'S SUBDIVISION", BEGINNING AT THE NORTHEAST CORNER OF LOT 5; THENCE S00°08'30"E 170.31' [170.00(R)] TO THE SOUTHEAST CORNER OF LOT 5; THENCE S89°52'40"W 351.02' [350.00(R)] TO THE SOUTHWEST CORNER OF LOT 16; THENCE N00°05'47"W 170.40' [170.00(R)] TO THE NORTHWEST CORNER OF LOT 16; THENCE N89°53'33"E 350.89' [350.00(R)] TO THE POINT OF BEGINNING, CONTAINING 1.4116 ACRES OF LAND.

PARCEL 5C - LOTS 18 AND 19 OF SAID "BAGG'S SUBDIVISION", BEGINNING AT THE NORTHWEST CORNER OF LOT 19; THENCE N89°53'33"E 188.05' [186.00(R)] TO THE NORTHEAST CORNER OF LOT 18; THENCE S00°05'34"E 90.00' TO THE SOUTHEAST CORNER OF LOT 19; THENCE S89°53'33"W 197.03' [197.02(R)] TO THE SOUTHWEST CORNER OF LOT 19; THENCE N66°51'56"E 90.67' [90.66(R)] TO THE POINT OF BEGINNING, CONTAINING 0.3957 ACRES OF LAND.

PARCEL 6 - LOTS 1, 2, 3, 7 AND 8 OF "SUBDIVISION OF PARK LOT 66 BY R. P. TOMS AND HENRY RUSSELL TRUSTEES OF THE ESTATE OF SARAH DAVENPORT" ACCORDING TO THE PLAT THEREOF, AS RECORDED IN LIBER 6, PAGE 44 OF PLATS, WAYNE COUNTY RECORDS.

THE ABOVE BEING DESCRIBED AS 2 SEPARATE PERIMETER DESCRIPTIONS BASED UPON A FIELD SURVEY (ARBITRARY BEARING BASIS) PERFORMED BY SPALDING, DEDECKER & ASSOCIATES.

PARCEL 6A - LOTS 1, 2 AND 3 OF SAID "TOMS AND RUSSELLS SUBDIVISION" BEGINNING AT THE SOUTHEAST CORNER OF LOT 3; THENCE S89°52'40"W 190.40' [190.00(R)] TO THE SOUTHWEST CORNER OF LOT 3; THENCE N00°05'20"W 182.88' TO THE NORTHWEST CORNER OF LOT 1; THENCE N89°52'40"E 201.55' [201.30(R)] TO THE NORTHEAST CORNER OF LOT 1; THENCE 503°23'57"W 183.21' [183.19(R)] TO THE POINT OF BEGINNING, CONTAINING 0.8227 ACRES OF LAND.

PARCEL 6B - LOTS 7 AND 8 OF SAID "TOMS AND RUSSELLS SUBDIVISION", BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 7; THENCE S89°52'40"W 100.08' [100.00(R)] TO

THE SOUTHWEST CORNER OF LOT 8, THENCE N00°05'44"W 172.85' TO THE  
NORTHWEST CORNER OF LOT 8, THENCE N88°52'40"E 100.09' [100.00'(R)] TO THE  
NORTHEAST CORNER OF LOT 7, THENCE S00°05'32"E 173.85' TO THE POINT OF  
BEGINNING, CONTAINING 0.3972 ACRES OF LAND

PARCEL 7 - LOTS 9 AND 10 OF "SUBDIVISION OF PARK LOT 68 BY R. P. TOMS  
AND HENRY RUSSELL TRUSTEES OF THE ESTATE OF SARAH  
DAVENPORT", ACCORDING TO THE PLAT THEREOF, AS RECORDED  
IN LIBER 5, PAGE 44 OF PLATS WAYNE COUNTY RECORDS.

THE ABOVE BEING DESCRIBED AS A PERIMETER DESCRIPTION BASED  
UPON A FIELD SURVEY (ARBITRARY BEARING BASIS) PERFORMED BY  
SPALDING, DEDECKER & ASSOCIATES AS FOLLOWS. BEGINNING AT THE  
SOUTHEAST CORNER OF LOT 9, THENCE S88°52'40"W 100.09' [100.00'(R)]  
TO THE SOUTHWEST CORNER OF LOT 10, THENCE N00°05'55"W 172.85' TO  
THE NORTHWEST CORNER OF LOT 10, THENCE N88°52'40"E 100.09  
[100.00'(R)] TO THE NORTHEAST CORNER OF LOT 9, THENCE S00°05'44"E  
172.85' TO POINT OF BEGINNING. CONTAINING 0.3972 ACRES OF LAND

A182578.1

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METROPOLITAN

Liber-32109 Page-145  
200258091 8/14/2000  
F.E. Youngblood, Wayne Co. Register of Deeds  
RDHOLKAY

STATE OF  
MICHIGAN  
WAYNE COUNTY  
AUGUST 21, 2000  
RECEIPT #16995



REAL ESTATE  
TRANSFER TAX  
\$ 165.00-CO  
\$ 1125.00-SY  
STAMP #182263827

## COVENANT DEED-CORPORATION

The Seller, The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation, whose address is c/o The Detroit Medical Center, Orchestra Place, 3663 Woodward Avenue, Suite 200, Detroit, Michigan 48201, grants, sells, bargains and conveys to the Purchaser, Wayne State University, a Michigan constitutional corporation, whose address is c/o John Davis, Vice President for Fiscal Operations and Treasurer, Wayne State University, 5700 Cass, Suite 4900, Detroit, Michigan 48202, the following described premises in the City of Detroit, Wayne County, Michigan: That certain parcel of real property (the "Land") legally described as shown on Exhibit A, attached hereto and made a part hereof, and all other improvements thereon and appurtenances thereto, and all easements appurtenant to the Land, including but not limited to privileges or rights of way over adjoining premises inuring to the benefit of the Land, or the fee owner thereof, and together with all rights of use, servitudes, licenses, tenements, hereditaments and appurtenances now or hereafter belonging to the Land (collectively, the "Property"), for the consideration of \$150,000.00 ("Purchase Price"), subject to building and use restrictions, easements of record, and the title exceptions referenced in Exhibit B, attached hereto and made a part hereof. Seller covenants, promises and agrees that it has not done anything whereby the Property is or may be in any manner encumbered or charged, except as hereinabove recited, and Seller hereby covenants to Purchaser and binds itself, and its successors and assigns, to warrant and forever defend all and singular the Property unto Purchaser, its successors and assigns, against all persons claiming by, through or under Seller;

Subject, however, to the following perpetual rights hereby reserved unto Seller, its successors and assigns (including purchasers), and unto The Detroit Medical Center, a Michigan nonprofit corporation (the "DMC"), its successors and assigns (including purchasers), for the benefit of all the real property located adjoining or adjacent to the Land, which adjacent or adjoining property is more particularly described in Exhibit C, attached hereto and made a part hereof ("Benefitted Property"):

- A. Use. The Property and any improvements located thereon shall be used in perpetuity only for medical education (including operation of a pharmacy school), medical research, or post-secondary education. In addition, no patient care services (except patient care services directly related to medical education and/or medical research) shall be provided in or on the Property without Seller's and DMC's prior written consent. Should Purchaser violate the foregoing restrictions, Seller's and DMC's remedies shall include (i) injunctive relief, (ii) any other legal or equitable remedy, and/or (iii) the right to purchase the Property and all improvements thereon on the terms provided in Paragraph D. below and at the price ("Repurchase Price") which is the lesser of (a) the Purchase Price plus the then-unamortized construction cost of the improvements on the Property, amortized over a 30-year life on a straight-line basis, and (b) the then-fair market value of the Property and the improvements. Closing shall proceed as described in Paragraph D. below.

- B. Right of First Refusal. If Purchaser receives an offer from an unrelated third party to purchase the

cm 319534

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REA 304R 8 PGS 3 MT

11,250.00 STATE TRANSFER TAX  
Receipt #20821

RECORDED  
FORREST E. YOUNGBLOOD, REGISTER OF DEEDS  
WAYNE COUNTY, MI

\$30.00 MORTGAGE

\$4.00 RECONSTRUCTION

Liber-32167 Page-330  
200267789 8/28/2000  
F.E. Youngblood, Wayne Co. Register of Deeds  
RDVALCAB

STATE OF  
MICHIGAN  
WAYNE COUNTY  
AUGUST 28, 2002  
RECEIPT #20821



REAL ESTATE  
TRANSFER TAX  
\$ 165.98-00  
\$ 1125.98-61  
STAMP #109261224

#### COVENANT DEED-CORPORATION

The Seller, The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation, whose address is c/o The Detroit Medical Center, Orchestra Place, 3663 Woodward Avenue, Suite 200, Detroit, Michigan 48201, grants, sells, bargains and conveys to the Purchaser, Wayne State University, a Michigan constitutional corporation, whose address is c/o John Davis, Vice President for Fiscal Operations and Treasurer, Wayne State University, 5700 Cass, Suite 4900, Detroit, Michigan 48202, the following described premises in the City of Detroit, Wayne County, Michigan: That certain parcel of real property (the "Land") legally described as shown on Exhibit A, attached hereto and made a part hereof, and all other improvements thereon and appurtenances thereto, and all easements appurtenant to the Land, including but not limited to privileges or rights of way over adjoining premises inuring to the benefit of the Land, or the fee owner thereof, and together with all rights of use, servitudes, licenses, tenements, hereditaments and appurtenances now or hereafter belonging to the Land (collectively, the "Property"), for the consideration of \$150,000.00 ("Purchase Price"), subject to building and use restrictions, easements of record, and the title exceptions referenced in Exhibit B, attached hereto and made a part hereof. Seller covenants, promises and agrees that it has not done anything whereby the Property is or may be in any manner encumbered or charged, except as hereinabove recited, and Seller hereby covenants to Purchaser and binds itself, and its successors and assigns, to warrant and forever defend all and singular the Property unto Purchaser, its successors and assigns, against all persons claiming by, through or under Seller;

Subject, however, to the following perpetual rights hereby reserved unto Seller, its successors and assigns (including purchasers), and unto The Detroit Medical Center, a Michigan nonprofit corporation (the "DMC"), its successors and assigns (including purchasers), for the benefit of all the real property located adjoining or adjacent to the Land, which adjacent or adjoining property is more particularly described in Exhibit C, attached hereto and made a part hereof ("Benefitted Property"):

- A. Use. The Property and any improvements located thereon shall be used in perpetuity only for medical education (including operation of a pharmacy school), medical research, or post-secondary education. In addition, no patient care services (except patient care services directly related to medical education and/or medical research) shall be provided in or on the Property without Seller's and DMC's prior written consent. Should Purchaser violate the foregoing restrictions, Seller's and DMC's remedies shall include (i) injunctive relief, (ii) any other legal or equitable remedy, and/or (iii) the right to purchase the Property and all improvements thereon on the terms provided in Paragraph D. below and at the price ("Repurchase Price") which is the lesser of (a) the Purchase Price plus the then-unamortized construction cost of the improvements on the Property, amortized over a 30-year life on a straight-line basis, and (b) the then-fair market value of the Property and the improvements. Closing shall proceed as described in Paragraph D. below.

- B. Right of First Refusal. If Purchaser receives an offer from an unrelated third party to purchase the

cm 31953y

WAYNE MI

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Bernard J. Youngblood, Wayne Co. Register of Deeds

### QUITCLAIM DEED

The Grantor, The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation, whose address is c/o The Detroit Medical Center, Orchestra Place, 3663 Woodward Avenue, Suite 200, Detroit, Michigan 48201, QUITCLAIMS to the Grantee, Wayne State University, a Michigan constitutional corporation, whose address is c/o Vice President for Fiscal Operations and Treasurer, Wayne State University, 5700 Casa, Suite 4900, Detroit, Michigan 48202, the real property in the City of Detroit, Wayne County, Michigan legally described on Exhibit A.

The consideration for this conveyance is less than \$100 and this conveyance is therefore exempt from real estate transfer tax pursuant to MCLA 207.505(a) and MCLA 207.526(a).

Dated: Nov 8, 2000

Witnesses:

Sign Name: Lisa Matthews  
Print Name\*: LISA MATTHEWS

Sign Name: Ricka Hardy  
Print Name\*: RICKA HARDY

Signed by Grantor:

The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation

Sign Name: Julius D. Spears Jr.  
Print Name\*: Julius D. Spears Jr.  
Print Title\*: VP/COO

### ACKNOWLEDGMENT

Acknowledged before me in Wayne County, Michigan on November 8, 2000 by Julius D. Spears Jr., the VP/COO of The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation.

Signed: Elizabeth A. Baerlein  
Print Name\*: Elizabeth A. Baerlein  
Notary Public, Wayne \* County, Michigan  
My commission expires 11-14-00 \*

\*Type or Print in Black Ink Only

010319534

1

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no Rev

METROPOLITAN

01006498 JAN 18 2001

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201038665 1/18/2001

Bernard J. Youngblood, Wayne Co. Register of Deeds

## QUITCLAIM DEED

The Grantor, The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation, whose address is c/o The Detroit Medical Center, Orchestra Place, 3663 Woodward Avenue, Suite 200, Detroit, Michigan 48201, QUITCLAIMS to the Grantee, Wayne State University, a Michigan constitutional corporation, whose address is c/o Vice President for Fiscal Operations and Treasurer, Wayne State University, 5700 Cass, Suite 4900, Detroit, Michigan 48202, the real property in the City of Detroit, Wayne County, Michigan legally described on Exhibit A.

The consideration for this conveyance is less than \$100 and this conveyance is therefore exempt from real estate transfer tax pursuant to MCLA 207.503(a) and MCLA 207.526(a).

Dated: Nov 8, 2000

Witnesses:

Signed by Grantor:

The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation

Sign Name: Rick Matthews  
Print Name: RICK MATTHEWS

Sign Name: Julius D. Speers Jr.  
Print Name: Julius D. Speers Jr.  
Print Title: EVP / COO

Sign Name: Rick Harbo  
Print Name: RICK HARBO

## ACKNOWLEDGMENT

Acknowledged before me in Wayne County, Michigan on November 8, 2000 by Julius D. Speers Jr. the EVP / COO of The Detroit Medical Center, a Michigan nonprofit corporation, as agent for Harper-Hutzel Hospital, a Michigan nonprofit corporation.

Signed: Elizabeth A. Baer  
Print Name: Elizabeth A. Baer  
Notary Public, Wayne County, Michigan  
My commission expires 11-14-00

CM 319584  
\*Type or Print in Black Ink Only

MO 10 27 23 5 MAR 09 2001

Liberty-33338 Page-548  
E01097420 3/09/2001

Bernard J. Youngblood, Wayne Co. Register of Deeds

## QUIT CLAIM DEED

The City of Detroit, a Michigan public body corporate, whose address is 2 Woodward, Detroit, MI 48226, quit claims to Orchestra Place Renewal Partnership, a Michigan Non-Profit Corporation whose address is 32270 Telegraph Rd., Suite 200, Bingham Farms, MI 48026, the premises located in the City of Detroit, Wayne County, Michigan, described as:

(See Attached Legal)

AKIA 131 Parsons  
Ward 02 Item 2089

"Property", for the sum of Two Thousand Seven Hundred and 00/100 Dollars (\$2,700.00) subject to and reserving to the City of Detroit its rights under public easements and rights of way, easements of record, applicable zoning ordinances, development plans pursuant to Act 344 of 1945 as amended (if any), and restrictions of record.

This deed is dated as of

01/18/2001

## WITNESSES:

Wilhemena Summers  
PRINT: Wilhemena Summers  
Jennifer Davis  
PRINT: Jennifer Davis

GRANTOR: CITY OF DETROIT, a Michigan public body corporate

By: J. Edward Hannan  
PRINT: J. Edward Hannan  
Title: Finance Director

STATE OF MICHIGAN)

ss.

COUNTY OF WAYNE )

The foregoing instrument was acknowledged before me on December 6, 2000, by J. Edward Hannan, the Finance Director of the City of Detroit, a Michigan public body corporate, on behalf of the City.

Wilhemena Summers  
PRINT: Wilhemena Summers  
Notary Public, Wayne County, Michigan  
My commission expires: October 9, 2005

Pursuant to § 8-5-12 of the Detroit City Code, I hereby certify that proper and fair consideration has been received by the City pursuant to this instrument.

Approved by City Council 10 / 18 / 00  
Detroit Legal News 10 / 23 / 00, Pg. 7

Approved as to form and execution:

T. Beckwith  
S.A. Corporation Counsel

This Instrument Drafted by:  
Property Section  
City of Detroit Law Department  
1650 First National Building  
Detroit, Michigan 48226

When recorded, return to GRANTEE  
To STEPHEN A. BROOKS Esq.

Suite 200  
100 Blomfield Hills Parkway  
Blomfield Hills, MI 48304

NO REVENUE ATTACHED

Exempt from transfer taxes pursuant to MCL § 207.505(b) (1) and MCL § 207.526(b) (1)

R. QCD 12.4R 2 PGS 5 E(9) MG



Liber-33338 Page-549

Exhibit A

Land in the City of Detroit, County of Wayne and State of Michigan being the East 31 feet of Lots 19 and 18; "Dagg's Subdivision" of Park Lot No. 65. Rec'd L. 1, P. 192 Plats, W.C.R.

DESCRIPTION CORRECT  
ENGINEER OF SURVEYS

BY Richard W. Edens

METCO SERVICES, INC.

A/K/A 131 Parsons  
Ward 02 Item 2039

60071396 MAY 06 06

LI-44636 Pa-156  
 206258873 5/05/2006 09:00AM  
 Bernhard J. Yaunsblond  
 Wayne Co. Register of Deeds

\$24.00

P.A. 327 OF 1968  
 AFFIDAVIT FILED

WARRANTY DEED  
 0404434

KNOW ALL PERSONS BY THESE PRESENTS: That HARPER-HUTZEL HOSPITAL, a Michigan non-profit corporation, whose address is 3990 John R., Detroit, Michigan 48201 ("Grantor") hereby conveys and warrants to BARBARA ANN KARMANOS CANCER HOSPITAL, a Michigan non-profit corporation, whose address is 4100 John R., Detroit, Michigan 48201 ("Grantee"), the following described real property situated in the City of Detroit, County of Wayne and State of Michigan, to wit:

Unit 2 of WEBBER NORTH, HUDSON-WEBBER CONDOMINIUM, a Condominium according to the Master Deed recorded in Liber 43930, Pages 59 through 344, both inclusive, Wayne County Records, and described as Wayne County Condominium Subdivision Plan No. 891, and any amendments thereto, together with an undivided interest in the common elements of said condominium as set forth in said Master Deed and as described in Act 59 of the Public Acts of Michigan of 1978, as amended.

Tax Parcel Number: Ward 1 Items 1028-41, 3877-8 and 1042 (part of all).

Together with all and singular tenements, hereditaments and appurtenances, thereto belonging or in anywise appertaining for the sum of \$1.00 (Real Estate Transfer Valuation Affidavit filed) and other good and valuable consideration; subject to exceptions set forth on the attached Exhibit A.

The Real Property shall be used only for Cancer Hospital Operations and Programs. The term "Cancer Hospital Operations and Programs" shall have the meaning ascribed to it in that certain Agreement Regarding Operations, Property Use, Use of Name and Option To Reacquire Facilities dated November 30, 2005, as amended and as recorded in the records of the Wayne County Register of Deeds (the "Property Use Agreement") on December 14, 2005 in Liber 43756 at Page 37, Wayne County Records. The foregoing restrictive covenant shall run with the Real Property and each and every part thereof and shall bind the successors and assigns of Grantee. Anything in this Warranty Deed to the contrary notwithstanding, the foregoing restrictive covenant is subject to the terms, conditions, restrictions and limitations described in the Property Use Agreement, including the rights thereunder of The Detroit Medical Center to amend, modify or terminate such covenant and restriction.

The Grantor grants to the Grantee the right to make no division(s) under Section 108 of the Land Division Act, Act No. 288 of the Public Acts of 1967. This property may be located within the vicinity of farmland 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.

Dated this 17th day of March, 2006.

This is to certify that there are no tax liens or taxes on this property and that taxes are paid for FIVE YEARS previous to date of this instrument.

HUTZEL-HARPER HOSPITAL,  
 a Michigan non-profit corporation

By:

Michael P. Lacusta, Executive Vice President

APR 26 2006

No. 8443

Clerk of Detroit

04-27-2006 1104533

DEED'S 8.00

WD 1561345 S

Printed on 4/15/2010 1:15:12 PM

Page 1 of 4

WAYNE MI

LI-44636

Pa-157

STATE OF MICHIGAN

COUNTY OF WAYNE

} es.

The foregoing instrument was acknowledged before me this 17th day of March, 2006, by Michael P. Lacusta, the Executive Vice President of HUTZEL-HARPER HOSPITAL, a Michigan non-profit corporation, on behalf of the corporation.

Lauren Navarrette  
 Printed Name: LAUREN NAVARRETTE  
 Notary Public, WAYNE County, Michigan  
 My Commission Expires: 12-14-06  
 Acting in Wayne County

## DRAFTED BY AND WHEN RECORDED RETURN TO:

Denise J. Lewis, Esq.  
 Honigman Miller Schwartz and Cohn LLC  
 2290 First National Building  
 660 Woodward Avenue  
 Detroit, MI 48226-3506  
 313-465-7464

LAUREN NAVARRETTE  
 Notary Public, Wayne County, Michigan  
 My Commission Expires Dec. 14, 2006  
 Acting in Wayne County

This is to certify that there are no tax liens or taxes  
 on the property and that taxes are paid for FIVE YEARS  
 previous to date of this instrument. 2005  
 No. 533 Revised Date 12-14-06  
 WAYNE COUNTY TREASURER Clerk LAUREN

When recorded return to:  
 LaMont Title Corporation  
 600 Griswold Street, Suite #2100  
 Detroit, Michigan 48226

L1-44636

Pa-158

## EXHIBIT A

## EXCEPTIONS

1. Real Property Taxes for the year 2006, and subsequent years, a lien, but not yet due or payable.
2. 50 foot underground easement for public utilities as shown on the recorded plat and as set forth in Resolution recorded in Liber 15843, page 99, Register No. F48302.
3. Terms and conditions of Modified Development Plan for the Medical Center Rehabilitation Project No. 2, Mich. R-52 and subsequent modifications thereto as recorded in Liber 15938, page 784, Register No. F72609, Liber 17210, page 621, Register No. F446324, Liber 18838, page 346, Register No. F920462 and Liber 19157, Page 126, Register No. G19551.
4. Terms and conditions of Decision and Order by the Board of Zoning Appeals as recorded in Liber 28303, page 42.
5. Terms and conditions of Resolution recorded in Liber 15514, page 246 and Liber 15843, page 99.
6. Terms and conditions of Declaration of Easements recorded in Liber 22728, page 97.
7. Rights of co-owners of units in Webber North Hudson-Webber Condominium in general common elements and limited common elements and the terms, conditions, regulations, easements restrictions, charges, statutory liens and other matters set forth in the Master Deed recorded in Liber 43930, Pages 59 through 344, both inclusive, and any subsequent amendments thereto, the By-Laws of the Condominium Association, or Act 59 of the Public Acts of 1978, as amended.
8. Terms and Conditions of Facility Maintenance, Access, Easement and Cost Sharing Agreement dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 253, Wayne County Records.
9. Terms and conditions of Agreement Regarding Operations, Property Use, Use of Name and Option to Rearquire Facilities dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 37, Wayne County Records.
10. Terms and conditions of Memorandum of DMC Right of First Refusal and Consent Agreement dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 218, Wayne County Records.
11. Terms and conditions of Property Use Restriction (Webber North, Hudson-Webber Lease), dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 190.
12. Interest of Barbara Ann Karmanos Cancer Hospital, a Michigan non-profit corporation, Lessee, and terms and conditions of the Lease, as disclosed by Memorandum of Webber North, Hudson-Webber Lease dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 516, Wayne County Records (as to Parcels 1 and 2).
13. Terms and conditions of Property Use Restriction (Unit 2) dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 160.
14. Terms and conditions of Canfield Access and Loading Dock Easement Agreement dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 612, Wayne County Records.
15. Terms and conditions of North Deck Easement Agreement dated November 30, 2005, recorded December 14, 2005 in Liber 43756, Page 622, Wayne County Records.

Bernard J. Youngblood  
Wayne County Register of Deeds  
July 17, 2007 09:24 AM  
Liber 46488 Page 1013-1014  
#207295616 QCD FEE: \$18.00

## QUIT CLAIM DEED

Subject to the following paragraph, the City of Detroit, a Michigan public body corporate whose address is 2 Woodward Avenue, Detroit, MI 48226 ("Grantor"), quit claims to Wayne State University, a Michigan Constitutional Corporation, ("Grantee") whose address is 6700 Cass Avenue, Suite 4900, Detroit, MI 48202, the premises located in the City of Detroit, Wayne County, Michigan, described as:

(See Attached Exhibit A)

Parcel 424; generally bounded by Hancock, Brush, Canfield, &amp; St. Antoine.

(the "Property"), for the sum of Seven Hundred Forty Thousand and 00/100 Dollars (\$ 740,000.00), subject to and reserving to the City of Detroit its rights under public easements and rights of way, easements of record, applicable zoning ordinances, development plans pursuant to Act 344 of 1945 as amended (if any), and restrictions of record.

This Deed is given subject to the terms, covenants and conditions of an Agreement to Purchase and Develop Land dated 08/29, 2007 entered into by the parties hereto. The covenants therein recited to be covenants running with the land are hereby declared to be covenants running with the land enforceable by the City as therein set forth. If the Property is rented for residential occupancy, the Property must be registered as a rental property pursuant to Ordinance 579-H (Detroit City Code § 28-5-42.5).

The following language is included pursuant to MCL Sections 560.108(3) and 560.109(4), added by 1998 PA 591, and applies only if the Property is not platted: "The Grantor grants to the Grantee the right to make all divisions under Section 108 of the land division act, Act No. 288 of the Public Acts of 1967, as amended. This property may be located within the vicinity of farmland 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."

This deed is dated as of June 28, 2007.

WITNESSES  
Edward Lowe  
Print: EDWARD LOWE

CITY OF DETROIT, a Michigan public body corporate

By: [Signature]  
Print: Douglas J. Diggs  
Its: Director

STATE OF MICHIGAN }  
COUNTY OF WAYNE } ss.

The foregoing instrument was acknowledged before me on June 29, 2007, by Douglas J. Diggs, the Director of the City of Detroit, a Michigan public body corporate, on behalf of the City.

Walter Drahla Tyus  
Notary Public, State of Michigan  
County of Wayne  
My Commission Expires Jun. 10, 2010  
Acting in the County of Wayne

Print: Douglas J. Diggs  
Notary Public, Wayne County, Michigan  
My commission expires: 6/10/10

Pursuant to § 18-5-12 of the Detroit City Code, I hereby certify that proper and fair consideration has been received by the City pursuant to this instrument.

Approved by City Council on 06/08/2007  
Detroit Legal News, \_\_\_\_\_  
\_\_\_\_\_ on file in my office.

Approved by the City Law Department pursuant to Sec. 6-408 of the Charter of the City of Detroit.

see attached Exhibit B  
City Clerk

[Signature]  
City Corporation Counsel

This instrument drafted by:  
Chidi Nyeche  
Planning & Development Department  
65 Cadillac Square, Suite 2000  
Detroit, MI 48226

When recorded, return to:  
Wayne State University  
Office of the Vice President  
Finance and Facilities Management  
6700 Cass Ave., Suite 4900, Detroit, MI 48202

Exempt from transfer taxes pursuant to MCL § 207.535(h)(i) and MCL § 207.523(h)(i).

L 46486 - P 1014

## EXHIBIT A

Land in the City of Detroit, County of Wayne and State of Michigan being Lots 6 and 7 together with the reversionary rights in the North one-half of the adjoining vacated alley, and also Lots 8 and 9 together with the North one-half of the adjoining vacated Garfield Avenue, which is subject to a subsurface easement for public utilities.


(As specified in the City of Detroit Common Council resolution adopted on April 30, 1975, J.C.C. Pages 882 to 884).

And also with the reversionary rights in the South one-half of the adjoining vacated alley, Block 20; in "Brush's Subdivision of that part of the Brush Farm lying between the South Line of Farnsworth St. and the South Line of Alexandrine Ave., Detroit, Wayne Co., Mich." Rec'd in Liber 17 Page 29 Plats, W.C.R.

Also, Lots 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32 and 33, together with the reversionary interests in the vacated alleys and the North one-half of vacated Garfield Ave. and the West one-half of vacated Beaubien St. adjoining said Lots, subject to easements of record; in "Tregent's Subdivision of Out Lot 188, North of Fremont St., L. Beaubien Farm". Recorded in Liber 2 Page 10 Plats, W.C.R.

Also, Lot 1, except the North 19.10 feet taken for the opening of Forest Ave., together with the reversionary interest in the West one-half of vacated Beaubien St., subject to easements of record in "C. B. Edwards Subdivision of Out Lot 190, L. Beaubien Farm. Liber 55 Page 242 Deeds, W.C.R.

DESCRIPTION CORRECT  
ENGINEER OF SURVEYS

BY   
METCO SERVICES, INC.

Parcel 424

A/R/A 401, 405, 409, 413, 419, 423, 429, 437, 443, 459 Garfield; 4661, 4699 Beaubien; 400, 410, 438 & 448 E. Forest  
Ward 01 Items: 1168-83, 1184, 1185, 1186, 1187, 1188, 1189, 1190, 1191, 1192, 1193.001, 1194, 1195, 1196-210, 3678 & 3679-83

STATE OF  
MICHIGAN  
Wayne County  
July 17, 2007 09:24:09 AM  
Receipt # 258176



REAL ESTATE  
TRANSFER TAX  
\$8.00 - 00  
\$8.00 - 57  
Sheet # 25841

Bernard J. Youngblood  
Wayne County Register of Deeds

August 08, 2007 09:37 AM

Liber 46552 Page 183-186

#207326782 RGR FEE: \$24.00

## Agreement to Purchase and Develop Land

0508543.LSB



This Agreement to Purchase and Develop Land (the "Agreement") is entered into as of the 29<sup>th</sup> day of June, 2007, by and between the City of Detroit, a Michigan municipal corporation, by and through its Planning and Development Department, whose address is 2300 Cadillac Tower, Detroit, Michigan 48226 ("City"), and Wayne State University, a Michigan constitutional corporation, whose address is 5700 Cass Avenue, Suite 4900, Detroit, MI 48202 ("WSU").

Recitals:

A. City agreed to sell to WSU and WSU agreed to purchase from City, certain real property generally bounded by Hancock, Brush, Canfield, and St. Antoine, in the City of Detroit, Wayne County, Michigan and specifically described in the attached Exhibit "A" (the "Property").

B. The sale of the Property was conditioned upon the agreement by City and WSU as to certain terms and conditions.

C. By this Agreement, City and WSU intend to set forth in writing their mutual understandings and agreements with regard to the matters set forth below.

Agreements:

Accordingly, City and WSU agree as follows:

1. Condition of the Property. WSU agrees that City is selling the Property and WSU is acquiring the Property in its strict "as is, where is" condition, and "with all faults." Except as expressly provided in this Agreement, City has made no, and WSU expressly waives any, representations, warranties or guarantees, whether oral, written, express or implied to WSU as to the quality, condition (whether environmental or otherwise), merchantability, suitability or fitness of the Property for any purpose or use whatsoever. WSU agrees that by Closing, WSU will have fully investigated the quality, condition and suitability of the Property and will have satisfied itself of the quality, condition and suitability of the Property for WSU's purposes. WSU covenants and agrees that WSU will neither file suit nor name City in any lawsuit arising from any condition, including, without limitation, any environmental condition of the Property, which could have been detected by WSU's inspection of the Property.

2. Medical Center Rehabilitation Project No. 3. WSU acknowledges that the Property is part of and subject to Medical Center Rehabilitation Project No. 3 (the "Plan"), a development plan pursuant to Act 344 of 1945, as amended, prescribing certain land uses, objectives and restrictions. Under the Plan, the Property is designated "park." Such designation is inconsistent with WSU's intended uses of the Property and precludes WSU's proposed development of the Property. The City and WSU will undertake to amend the Plan to allow WSU's institutional use. WSU hereby expressly consents to such an amendment to the Plan. If, within twenty-four (24) calendar months after the date hereof, despite City's and WSU's best efforts, the Plan is not amended such that the Property is designated "institutional" or such other designation as shall allow the Property to be used for WSU's intended purposes, then WSU may, at its option, rescind its purchase and sell the Property back to the City for seven hundred forty thousand dollars (\$740,000.00). WSU may exercise its rights hereunder to sell the Property back to the City only by providing the City with written notice within the twenty-fifth month (25<sup>th</sup>) but no later than the end of twenty-sixth (26<sup>th</sup>) month hereafter. The City's repurchase of the Property after receipt of such notice shall be consummated within six (6) months thereafter. All time frames noted in this paragraph may be extended by written mutual agreement of both parties.

3. Heliport Use and Relocation. WSU agrees to relocate the existing heliport and to construct the relocated heliport with substantially the same facilities as are part of the existing heliport on the date hereof, in compliance with all applicable governmental regulations and access requirements for the safe loading and unloading of patients

LAMONT TITLE CORPORATION

L 46552 - P 184

and passengers. The new relocated heliport will be the same or similar to the already existing heliport. If the DMC and/or the FAA require any improvements or additions including fixtures and/or design changes, the cost of such improvements/changes will be the sole responsibility of the DMC. WSU agrees to consult with The Detroit Medical Center on the relocation of the heliport and to submit to The Detroit Medical Center copies of all documentation submitted to governmental agencies with review and/or approval authority over the heliport at the same time that they are submitted to the governmental agency. Notwithstanding anything else herein to the contrary, The Detroit Medical Center's use of the current heliport shall be preserved until such time as the relocated heliport is fully operational and ready for use.

4. DMC Short-Term Occupancy Agreement. WSU acknowledges that the Property is subject to a certain Short-Term Occupancy Agreement dated February 7, 1997 (the "Occupancy Agreement"), between the City and The Detroit Medical Center ("DMC"), whereby DMC is permitted to use all or a portion of the Property on certain terms and conditions. City hereby assigns to WSU, and WSU accepts from City, all of the City's right, title and interest in and to the Occupancy Agreement, and WSU hereby agrees to assume and undertake all of City's duties and obligations under the Occupancy Agreement. A copy of the Occupancy Agreement is attached to this Agreement as Exhibit "B." Further, to the best of the City's knowledge, there are no current liens or any contracts, other than the Occupancy Agreement, that would bind WSU or that will not be terminable upon notice.

5. DMC Parking. From and after the termination of the Occupancy Agreement, WSU will not charge DMC for the use of the Property for parking and storage per parking space any more than WSU then charges DMC for any other parking spaces. WSU will permit DMC to continue to use the portion of the Property that is subject to the Occupancy Agreement for parking and storage until such time as that portion of the Property is required in connection with the construction for the expansion of the Wayne State University School of Medicine (including the construction of a parking structure, medical research/educational/administrative building(s) and the relocation of the existing heliport and/or creation of additional green space). WSU will give DMC reasonable advance notice of its intended commencement of construction. It is acknowledged that the current Short Term Occupancy Agreement is a month-to-month agreement and may be cancelled by WSU by giving the DMC notice.

IN WITNESS WHEREOF, WSU and City have each executed this Agreement as of the date first above written.

WAYNE STATE UNIVERSITY,  
a Michigan constitutional corporation

By: John L. Davis

Cts: Vice President for Finance, Treasurer  
and CFO

CITY OF DETROIT,  
a Michigan municipal corporation

By: Douglass L. Diggs

Cts: Director, Planning & Development  
Department

FORM APPROVED  
29 JUN 2007  
OFFICE OF THE  
GENERAL COUNSEL



L 46552 - P 185

## ACKNOWLEDGMENT

STATE OF MICHIGAN )  
 ) SS  
COUNTY OF WAYNE )

The foregoing instrument was acknowledged before me this 29th day of June, 2007, by Douglass J. Diggs, the Director of The City of Detroit, Michigan, A Michigan public body corporate, on behalf of the City.

**DANIEL T. WIS**  
Notary Public, State of Michigan  
County of Wayne  
My Commission Expires Jun. 10, 2010  
Acting in the County of Wayne

Daniel J. Tye  
Notary Public, Wayne County, Michigan  
My commission expires: 6/10/10

The foregoing instrument was acknowledged before me this 29th day of June, 2007, by John L. Davls, the Vice President of Wayne State University, a Michigan constitutional corporation, on behalf of said corporation.

**ALYN J. MITCHELL**  
NOTARY PUBLIC, STATE OF MI  
COUNTY OF WAYNE  
MY COMMISSION EXPIRES Mar 10, 2011  
ADMINISTRATIVE SERVICES WAYNE

Alyn J. Mitchell  
Notary Public, Wayne County, Michigan  
My commission expires: 03/10/2011

DRAFTED BY  
MICHAEL DI NOVAH  
600 Dearborn Ste 2100  
Detroit, MI 48226

L 46552 - P 186

## Exhibit A

Land in the City of Detroit, County of Wayne and State of Michigan being Lots 6 and 7 together with the reversionary rights in the North one-half of the adjoining vacated alley, and also Lots 8 and 9 together with the North one-half of the adjoining vacated Garfield Avenue, which is subject to a subsurface easement for public utilities.

(As specified in the City of Detroit Common Council resolution adopted on April 30, 1975, J.C.C. Pages 882 to 884).

And also with the reversionary rights in the South one-half of the adjoining vacated alley, Block 20; in "Brush's Subdivision of that part of the Brush Farm lying between the South Line of Farnsworth St. and the South Line of Alexandrine Ave., Detroit, Wayne Co., Mich." Rec'd in Liber 17 Page 29 Plats, W.C.R.

Also, Lots 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32 and 33, together with the reversionary interests in the vacated alleys and the North one-half of vacated Garfield Ave. and the West one-half of vacated Beaubien St. adjoining said Lots, subject to easements of records; in "Tregent's Subdivision of Out Lot 188, North of Fremont St., L. Beaubien Farm". Recorded in Liber 2 Page 10 Plats, W.C.R.

Also, Lot 1, except the North 19.10 feet taken for the opening of Forest Ave., together with the reversionary interest in the West one-half of vacated Beaubien St., subject to easements of record in "C. B. Edwards Subdivision of Out Lot 190, L. Beaubien Farm. Liber 55 Page 242 Deeds, W.C.R.

DESCRIPTION CORRECT  
ENGINEER OF SURVEYS

By   
DANIEL P. LAM  
METCO Services, Inc.

Parcel 424

A/K/A 401, 405, 409, 413, 419, 423, 429, 437, 443, 459 Garfield; 4661, 4699 Beaubien; 400, 410, 438 & 448 E. Forest  
Ward 01 Items 1168-83, 1184, 1185, 1186, 1187, 1188, 1189, 1190, 1191, 1192, 1193.001, 1194, 1195, 1196-210, 3678 & 3679-83

3900 Beaubien  
Bernard J. Youngblood  
Wayne County Register of Deeds  
June 18, 2008 02:19 PM  
Liber 47381 Page 465-466  
#208237644 CCB FEE: \$18.00

03/3491-517

QUIT CLAIM DEED

GRANTOR: 3900 Beaubien, LLC, a Michigan limited liability company, whose address is c/o Maddin, Hauser, Wartell, Roth & Heller, P.C., Attn: David E. Hart, Esq., 28400 Northwestern Highway, Third Floor, Southfield, Michigan 48034

QUITCLAIMS TO:

GRANTEE: The Detroit Medical Center, a Michigan non-profit corporation, whose address is 3990 John R, Detroit, Michigan 48201

PROPERTY: Land in the City of Detroit, Wayne County, Michigan, described on Exhibit "A" attached hereto, including any and all rights and equity of redemption Grantor may have in such Property.

CONSIDERATION: For the sum of Ten Dollars (\$10.00).

DATED: May 30, 2008

3900 Beaubien, LLC,  
a Michigan limited liability company

By: Radius Real Estate, Inc.,  
a Michigan corporation  
Its: Sole Member

By: Floyd E. Allen  
Floyd E. Allen  
Its: Secretary, Director  
and Authorized Agent

State of Michigan )  
                          ) SS  
County of Wayne

Acknowledged before me this 30<sup>th</sup> day of May, 2008, by Floyd E. Allen, of Radius Real Estate, Inc., a Michigan corporation, the Sole Member of 3900 Beaubien, LLC, a Michigan limited liability company, on behalf of the company.

BARBARA K. NICHOLLS  
Notary Public, State of Michigan  
County of Oakland  
My Commission Expires Nov. 20, 2011  
Acting in the County of Wayne

Barbara K. Nicholls  
Notary Public  
Oakland County, Michigan  
My Commission Expires: 11/20/2011  
Acting in Wayne County

Drafted by and when recorded return to:

Send subsequent tax bills to GRANTEE

David E. Hart, Esq.  
Maddin, Hauser, Wartell, Roth,  
& Heller, P.C.  
28400 Northwestern Highway, 3rd Floor  
Southfield, MI 48034  
(248) 354-4030

County Transfer Tax: Exempt per MCLA §207.505(a)  
State Transfer Tax: Exempt per MCLA §207.526(a)

Ward Item No: 03/003491-517

736468.v1

EXHIBIT "A"

Legal Description

Land in the City of Detroit, County of Wayne, State of Michigan, described as follows:

All of Lots 6 and 7 and all that part of Lots 1 through 5 inclusive and 8 to 10 inclusive and part of vacated public alley lying Westerly of vacated St. Antoine Street and Northerly of vacated Leland Street, Block 13 Van Dyke Subdivision of part of the Antoine Beaubien Farm, North of Grove Street, (Plat recorded in Liber 1, Page 294 of Plats, Wayne County Records), including the West 1/2 of vacated St. Antoine 50 feet wide and part of the South 1/2 of vacated Alexandrine Avenue 50 feet wide and the Northerly part of vacated Leland Street 50 feet wide all in the City of Detroit, Wayne County, Michigan, described as: Beginning at the intersection of the center line of vacated Alexandrine Avenue 50 feet wide with the center line of vacated St. Antoine Street 50 feet wide; thence along the center line of vacated St. Antoine Street South 26 degrees 09 minutes 00 seconds East 273.62 feet; thence South 63 degrees 50 minutes 20 seconds West 262.22 feet; thence along the Easterly line of Beaubien-St. Antoine Avenue 120 feet wide North 26 degrees 22 minutes 40 seconds East 105.30 feet to the point of curve; thence continuing along said Easterly line on a curve to the left, radius 520.00 feet, an arc distance of 268.03 feet; chord of said curve bears North 11 degrees 36 minutes 40 seconds East 265.08 feet and a central angle of 29 degrees 31 minutes 59 seconds; thence along the center line of vacated Alexandrine Avenue North 63 degrees 41 minutes 30 seconds East 16.32 feet to the point of beginning, containing 31,497.16 square feet or 0.723075 Acres of land and subject to a public easement in vacated St. Antoine Street and Alexandrine Avenue.

The above described parcel of land is also known as the Northerly part of Lot 12 and the Westerly 1/2 of vacated St. Antoine Street 50 feet wide and part of vacated Alexandrine Avenue 50 feet wide adjoining said lot on the Easterly and Northerly side respectively of the MEDICAL CENTER URBAN RENEWAL PLAT NO. 1 part of park Lots 20 to 24 and 26 P.C.'s 1, 2 and 5, City of Detroit, Wayne County, Michigan. (Recorded in Liber 88 of Plats, Pages 74, 75 and 76, Wayne County Records.)

Commonly known as 3950 Beaubien Avenue, Detroit, Michigan  
Ward Item No. 03/003491-517