

# TRANSNATION TITLE AGENCY

Transnation Title Agency of Michigan Lakeshore Division

## TITLE REPORT

File Number – 226345WMR

October 20, 2017 at 8:00 a.m.

Transnation Title Agency of Michigan Lakeshore Division has searched the records of the Register of Deeds and finds that the last deed in the chain of title affecting the property described below was recorded in Decree recorded in Liber 196, Page 466 (as to Parcel 1, Warranty Deed recorded in Liber 411, Page 458 (as to Parcel 2) and Warranty Deed recorded in Liber 491, Page 52 (as to Parcel 3), of County of Ottawa, State of Michigan. A copy of said deed(s) is attached hereto together with copies of subsequent relevant documents, if any.

### DESCRIPTION:

SEE ATTACHED EXHIBIT "A"

The following relevant documents including undischarged mortgages or liens (including tax liens) recorded subsequent to the last deed in the chain of title:

Liber:	Page:	Instrument No.:	Document Type:
196	466		Decree
411	458		Warranty Deed
491	52		Warranty Deed

See Addendum for additional entries

Transnation Title Agency of Michigan  
Lakeshore Division

By Amanda Messner

The above information is to be used for reference purposes only and not to be relied upon as evidence of title and/or encumbrances. Accordingly, said Information is furnished at a reduced rate, and the Company's liability shall in no event exceed the amount paid for said information. Should evidence of title and/or encumbrances be desired, application for title insurance should be placed with Transnation Title Agency of Michigan Lakeshore Division.

## Exhibit "A"

## Parcel 1:

All that part of the Northwest 1/4 of Section 29, Town 5 North, Range 15 West, City of Holland, Ottawa County, Michigan, described as follows: Beginning at a point on the North line of Section 29, 1700 feet West from the North 1/4 post of said Section 29, said point being on the dock line of the new channel; running thence along said dock line South 25 degrees, 34 minutes West 643.6 feet to the place of beginning. From said place of beginning running along said dock line South 25 degrees, 34 minutes West 666.6 feet; thence East parallel with the North line of Section 29 to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended, to a point due East from the place of beginning; thence West parallel with the Section line to the place of beginning.

## Parcel 2:

All that part of the Northwest 1/4 of Section 29, Town 5 North, Range 15 West, City of Holland, Ottawa County, Michigan, described as beginning 1700 feet West from the North 1/4 post of said Section 29; and thence South 25 degrees 34 minutes West 1310.2 feet along dock line to the place of beginning; thence from place of beginning South 25 degrees 34 minutes West along said dock line 118.3 feet; thence East parallel with the North line of Section 29 to the West line of Pine Avenue; thence North along the West line of Pine Avenue to a point due East from the place of beginning; thence West parallel with said North Section line to the place of beginning.

## Parcel 3:

All that part of the Northwest 1/4, Section 29, Town 5 North, Range 15 West, City of Holland, Ottawa County, Michigan, commencing 1700 feet West of the North 1/4 post and South 25 degrees 34 minutes West 1428.50 feet as place of beginning on dock line of channel; thence South 25 degrees 34 minutes West 188.2 feet; thence East to the West line of Pine Avenue extended; thence North to a point due East of place of beginning; thence West to place of beginning.

period of five years are paid, except those years subject to payment under Act 126 of 1933, as amended by Act 28, P.A. of 1937, as shown by the records of this office.

This certificate does not apply to taxes, if any, now in process of collection by township, city or village collecting officers.

Description	Year's Tax	Amount	No. of Inst. and amt. paid	Bal. not Paid
Spring Lake Twp. Village of Ferrysburg, Lot 4 Block 14	1931	\$21.70	4 - \$8.68	\$13.02
	1932	\$19.02	4 - 7.60	\$11.42
				\$24.44

Fred Den Herder, County Treasurer  
M.W.

Estate of  
Harold Yonker  
Minor

Received for record the 30th day of March, 1939 at 3 P.M.

*Anna Bottje, Deputy* Register of Deeds.

9431

DISCHARGE OF GUARDIAN

State of Michigan

The probate Court for the County of Ottawa

In the Matter of the Estate of Harold Yonker, Minor To Alberdiena De Boer, Greeting:  
Whereas, It appears by the records and proceedings of said Court that you have in all things faithfully and justly performed and discharged all and singular the duties and obligations which by law and the orders of said Court were required and enjoined upon you as Guardian of said estate, and that you have duly and fully accounted for and administered all of said estate which has come into your possession, in the manner provided by law;

Now, Therefore, You and your bondsmen are hereby discharged, exonerated and acquitted from any and all liabilities concerning your said trust, and your doings and proceedings are forever quieted. your official bond cancelled, and your letters of Guardianship heretofore granted are hereby revoked and annulled.

In Testimony Whereof, I have hereunto set my hand and affixed the seal of said Court, at the City of Grand Haven in said County, this 10th day of February, A.D. 1934.

Bondsmen:- Jennie Yonker  
Jarrett N. Clark

Seal.

Gora Vandewater  
Judge of Probate.

9431

State of Michigan

The Probate Court for the County of Ottawa

In the Matter of the Estate of Harold Yonker, Minor.

I, Harriet Swart, Register of said Court, having the legal custody of the files and records thereof, do hereby certify that I have compared the attached copy of Discharge of Guardian with the original thereof on file in said Court, and have found the same to be a correct transcript therefrom, and of the whole of such original.

In Testimony Whereof, I have hereunto set my hand and affixed the seal of said Court, at the City of Grand Haven in said County, this 30th day of March, A.D. 1939.

Seal.

Harriet Swart  
Register of Probate

Donnelly-Kelley Glass Co., et al  
to  
City of Holland, et al.,

Received for record the 30th day of March, 1939  
at 4 P.M.

*Anna Bottje, Deputy* Register of Deeds.

DECREE

State of Michigan  
In the Circuit Court for the County of Ottawa  
In Chancery

At a session of said Court held at the Court House in the City of Grand Haven, Ottawa County, Michigan, on the 30th day of March, A.D. 1939.

Present: Honorable Fred T. Miles, Circuit Judge.

Donnelly-Kelley Glass Company, a Michigan corporation, Plaintiff,  
 Gil-Boat Company, a Michigan corporation, Scott-Lugers Lumber Company, a Michigan corporation,  
 Holland Furniture Company, a Michigan corporation, West Michigan Furniture Company, a  
 Michigan corporation, Henry Neitring and Maggie Neitring, his wife,, Intervening Plaintiffs,

vs.

The City of Holland, a Municipal corporation, Defendant.  
 Ira J. Lyons and Estella M. Lyons, Intervening Defendants.

Final Decree

This cause having come on for hearing on the bill of complaint of Donnelly-Kelley Glass Company, the answer thereto of defendant The City of Holland, the answer and cross-bill of intervening defendants Ira J. Lyons and Estella M. Lyons, the petition and bill of complaint of the intervening parties plaintiff, the answer thereto of plaintiff Donnelly-Kelley Glass Company, defendant The City of Holland and intervening defendants Ira J. Lyons and Estella M. Lyons, the order of this Court entered pursuant to said petition and answer, and the stipulation and agreement between all of the parties to the above entitled cause, and proofs having been taken, and this Court being fully advised in the premises,

Now-Therefore, on motion of all of the attorneys for all of the parties, It is Hereby Ordered, Adjudged and Decreed as follows:

I.

That this Court has jurisdiction over all of the parties to this cause, and of the subject matter of this cause and of this decree, and to make and enter this decree.

II.

That Henry Neitring and Mattie Neitring, his wife, two of the above named intervening parties plaintiff, are hereby determined to be the owners and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town Five (5) North, Range Fifteen (15) west, which is bounded and described as follows: Beginning at a point on the North line of Section Twenty-nine (29), thirteen hundred twenty (1320) feet West from the North quarter post of said Section Twenty-nine (29); running thence West on the section line three hundred eighty (380) feet to the dock line of the new channel; thence South twenty-five degrees (25 $^{\circ}$ ) thirty-four minutes (34') west along said dock line six hundred forty-three and  $\frac{6}{10}$  (643.6) feet; thence East, parallel with the Section line, to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended four hundred sixty (460) feet; thence on a seven degree (7 $^{\circ}$ ) twenty minute (20') curve to the right one hundred twenty-five (125) feet to the place of beginning.

III.

That the entry of this decree is in lieu of and in full satisfaction of the performance due said Henry Neitring and Maggie Neitring under their contract of January 25, 1939, with Ira J. Lyons and Estella M. Lyons, the above named intervening parties defendant.

IV.

That said Henry Neitring and Maggie Neitring are liable to said Ira J. Lyons and Estella M. Lyons in the sum of \$10,000.00, and that said Henry Neitring and Maggie Neitring pay said Ira J. Lyons and Estella M. Lyons said sum of \$10,000.00 forthwith upon the entry of this

V.

That the City of Holland, the above named defendant, is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all those certain pieces or parcels of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1 (Power Plant Site): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section Twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at a point on the North line of Section Twenty-nine (29), seventeen hundred (1700) feet West from the North quarter post of said Section twenty-nine (29), said point being on the dock line of the new channel; running thence along said dock line South twenty-five (25 $^{\circ}$ ) degrees thirty-four minutes (34') West six hundred forty-three and  $\frac{6}{10}$  (643.6) feet to the place of beginning. From said place of beginning running along said dock line South Twenty-five degrees (25 $^{\circ}$ ) thirty-four minutes (34') West six hundred sixty-six and  $\frac{6}{10}$  (666.6) feet; thence East parallel with the North line of Section twenty-nine (29) to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended, to a point due East from the place of beginning; thence West parallel with the Section line to the place of beginning.

Parcel #2 (Pine Avenue): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at a point on the North line of Section twenty-nine (29) twelve hundred twenty-seven (1227) feet West from the North quarter post of said Section twenty-nine (29); running thence on a seven degree (7 $^{\circ}$ ) twenty minute (20') curve to the left one hundred thirty-six (136) feet to a point which is one hundred sixty-seven (167) feet North of the North line of First Street as extended, and twelve hundred fifty-four (1254) feet West of the North and South quarter line of said Section twenty-nine; running thence South parallel with the North and South quarter line of Section twenty-nine (29) eighteen hundred ninety (1890) feet, more or less, to the old shore line of Lake Macatawa; thence West ninety (90) feet; thence North parallel with the North and South quarter line of Section twenty-nine (29), nineteen hundred (1900) feet, more or less, to a point one hundred twenty-three (123) feet South of the North line of Section twenty-nine (29); thence on a seven degree (7 $^{\circ}$ ) twenty minute (20') curve to the right one hundred twenty-five (125) feet to the Section line; thence East on the North line of Section twenty-nine (29) ninety-three (93) feet to the place of beginning.

It being the intention to place in the City of Holland title to the property described above as an extension of Pine Avenue from its present termination at the shore of Lake Macatawa, North to the North line of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West.

Parcel #3 (Madison Place): The North thirty-three (33) feet of that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, lying between Pine Avenue as extended and the West line of Block one (1), Original Plat of the City of Holland. Said description being an extension of Madison Place.

Parcel #4 (First Street): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town Five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Block one (1), City of Holland; running thence West parallel with the North line of Section twenty-nine (29) to the East line of Pine Avenue as extended; thence South sixty-six (66) feet; thence East parallel with the North line of Section twenty-nine (29) to the Northwest corner of Block four (4) City of Holland; thence North sixty-six (66) feet to the place of beginning. Said description

being an extension of First Street.

Parcel #5 (Second Street): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Block three (3), City of Holland; running thence West parallel with the North line of Section twenty-nine (29) to the East line of Pine Avenue as extended; thence South sixty-six (66) feet; thence East parallel with the North line of Section twenty-nine (29) to the Northwest corner of Block eight (8), City of Holland, thence Northerly to the place of beginning. Said description being an extension of Second Street.

Parcel #6 (Third Street): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Block eight (8), City of Holland; running thence West parallel with the North line of Section twenty-nine (29) to the East line of Pine Avenue as extended; thence South sixty-six (66) feet; thence East parallel with the North line of Section twenty-nine (29) to the Northwest corner of Block nine (9) City of Holland; thence Northerly to the place of beginning. Said description being an extension of Third Street.

Parcel #7 (Fourth Street): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Block ten (10), City of Holland; running thence West parallel with the North line of Section twenty-nine (29) to the East line of Pine Avenue as extended; thence South sixty-six (66) feet; thence East parallel with the North line of Section twenty-nine (29) to the Northeast corner of Block sixteen (16), City of Holland; thence North sixty-six (66) feet to the place of beginning. Said description being Fourth Street between River Avenue and Pine Avenue.

Parcel #8 (Fifth Street): All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range Fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Block seventeen (17), City of Holland; running thence West parallel with the North line of Section twenty-nine (29) to the East line of Pine Avenue as extended; thence South sixty-six (66) feet; thence East parallel with the North line of Section twenty-nine (29) to the Northwest corner of Block eighteen (18), City of Holland; thence Northerly to the place of beginning. Said Description being an extension of Fifth Street.

Parcel #9: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the intersection of the South line of Third Street and the old shore line of Lake Macatawa or Black River as it existed prior to the filling operations in 1938, thence Westerly along the South line of Third Street as extended to the East line of Pine Avenue as extended, thence Southerly along the East line of Pine Avenue as extended two hundred and sixty-four feet (264) to the North line of Fourth Street as extended, thence Easterly along the North line of Fourth Street to the old shore line of Lake Macatawa or Black River as it existed prior to the filling operations in 1938, thence Northerly along said old shore line to the place of beginning.

Parcel #10: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the intersection of the North line of Fifth Street as extended and the Easterly line of Pine Avenue as extended, thence Northerly on the Easterly line of Pine Avenue as extended one hundred feet (100), thence Easterly parallel to the North

line of Fifth Street as extended to the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938; thence Southerly and Southwesterly along said old shore line to the North line of Fifth Street, ~~thence Westerly along the North line of Fifth Street~~, thence Westerly along the North line of Fifth Street to the place of beginning.

## VI.

That Scott-Lugers Lumber Company, one of the above named intervening parties plaintiff is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part <sup>any of</sup> the other parties to this cause, of and to all those certain pieces or parcels of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at a point on the North line of Section twenty-nine (29) seventeen hundred (1700) feet West from the North quarter post of said Section twenty-nine (29), said point being on the dock line of the new channel; running thence along said dock line South twenty-five degrees (25°) thirty-four minutes (34') West, thirteenthundred ten and  $\frac{2}{10}$  (1310.2) feet to the place of beginning; from said place of beginning running along said dock line South twenty-five degrees (25°) thirty-four minutes (34') West one hundred eighteen and  $\frac{3}{10}$  (118.3) feet; thence East parallel with the North line of Section twenty-nine (29) to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended to a point due East from the Place of beginning; thence West parallel with said Section line to place of beginning.

Parcel #2: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the intersection of the South line of Fifth Street and the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938, running thence Westerly along the South line of Fifth Street as extended to the East line of Pine Avenue as extended, thence Southerly along the East line of Pine Avenue as extended one hundred and seventy-six feet (176), thence Easterly parallel to the South line of Fifth Street to the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938, thence Northerly and Northeasterly and Easterly and Northeasterly along the old shore line to the place of beginning.

## VII.

That Holland Furniture Company, one of the above named intervening parties plaintiff is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all those certain pieces or parcels of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at a point on the North line of Section twenty-nine (29) seventeen hundred (1700) feet West from the North quarter post of said Section twenty-nine (29), said point being on the dock line of the new channel; running thence along said dock line South twenty-five degrees (25°) thirty-four minutes (34') West fourteen hundred twenty-eight and  $\frac{5}{10}$  (1428.5) feet to the place of beginning; from said place of beginning running along said dock line South twenty-five degrees (25°) thirty-four minutes (34') West one hundred

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eighty-eight and  $2/10$  (188.2) feet; thence East parallel with the North line of Section twenty-nine (29) to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended, to a point due East from the place of beginning; thence West parallel with the Section line to the place of beginning.

Parcel #2: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town five (5) North, Range Fifteen (15) West, which is bounded and described as follows: Beginning at the point of intersection of the East line of Pine Avenue as extended and the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938, thence Northerly along the East line of Pine Avenue as extended to a point which is one hundred and seventy-six feet (176) South of the point of intersection of the South line of Fifth Street as extended and the East line of Pine Avenue as extended, thence Easterly parallel to the South line of Fifth Street as extended to the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938, thence Southerly, Southwesterly and Westerly along said old shore line to the place of beginning.

## VIII.

That West Michigan Furniture Company, one of the above named intervening parties plaintiff, is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of section twenty-nine (29) and the Northeast quarter of section thirty (30), Town Five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at a point on the North line of Section twenty-nine (29) seventeen hundred (1700) feet West from the North quarter post of said Section twenty-nine (29), said point being on the dock line of the new channel; running thence South along said dock line twenty-five degrees (25 $^{\circ}$ ) thirty-four minutes (34') West sixteen hundred sixteen and  $7/10$  (1616.7) feet to the place of beginning; from said place of beginning running along said dock line South twenty-five degrees (25 $^{\circ}$ ) thirty-four minutes (34') West eight hundred fifty-three and  $3/10$  (853.3) feet to the Northeast corner of a dock; thence Southeasterly along the East line of said dock to the old shore line of Lake Macatawa as it existed prior to the filling operations in 1938; thence Easterly along said old shore line of Lake Macatawa to the West line of Pine Avenue as extended; thence North along the West line of Pine Avenue as extended to a point due East from the place of beginning; thence West parallel with the Section line to the place of beginning.

## IX.

The \$2,093.59 mentioned in paragraph (6) of said stipulation and agreement having already been paid by the City of Holland to West Michigan Furniture Company, said City of Holland is no longer liable therefor to said West Michigan Furniture Company.

## X.

That Gil-Bost Company, one of the above named intervening parties plaintiff, is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Commencing at the Southwest corner of River Avenue and Fourth Street, thence West on the



South line of vacated Fourth Street, to the East line of Pine Avenue extended, thence South along said East line of Pine Avenue extended to a line parallel to and one hundred sixty-four feet (164) from the South line of Fourth Street, thence East parallel with Fourth Street to railroad siding, thence along railroad siding Southeasterly to West line of River Avenue, thence North on West line of River Avenue to point of beginning, reserving, however, to the said City of Holland, unconditionally and in fee, the right-of-way of any and all railroad sidings existing on said premises at the date of such conveyance or decree.

## XI.

That the entry of this decree is in full and complete settlement of any and all claims which said Gil-Boat Company now has or may hereafter have by reason of a claimed lease with option to purchase heretofore executed or claimed to be executed by the said Gil-Boat Company and said City of Holland or its Industrial Commission, and likewise in full and complete settlement of any and all claims which said Gil-Boat Company now has or may hereafter at any time have to any portion of the lands covered by the provisions of this decree.

## XII.

That Donnelly-Kelley Glass Company, plaintiff herein, is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town Five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the intersection of the Northerly line of Third Street as extended and the Easterly line of Pine Avenue as extended, running thence Northerly along the Easterly line of Pine Avenue as extended two hundred and sixty-four feet (264) to the Southerly line of Second Street extended, thence Easterly along the Southerly line of Second Street extended to the old shore line of Lake Macatawa or Black River as it existed prior to the filling operations in 1938, thence Southeasterly along said old shore line to the Northerly line of Third Street, thence Westerly along the Northerly line of Third Street to the place of beginning.

## XIII.

That it was intended that the John Good Company, which conveyed to the City of Holland all of the John Good Company's right, title and interest to land lying between the Easterly line of Pine Avenue as extended and the thread of the new channel, should have title confirmed in it of the land lying between the Easterly line of Pine Avenue as extended and the land which the John Good Company previously did own and presently owns upon the old shore line of Lake Macatawa or Black River as it existed prior to the filling operations in 1938; that, therefore, the said John Good Company is hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29), Town Five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the intersection of the Northerly line of Second Street as extended and the Easterly line of Pine Avenue as extended, running Northerly along the Easterly line of Pine Avenue two hundred and sixty-four feet (264) to the Southerly line of First Street

as extended, thence Easterly along the Southerly line of First Street as extended to the old shore line of Lake Macatawa or Black River as it existed prior to the filling operations in 1938, thence Southeasterly along said old shore line to the Northerly line of Second Street, thence Westerly along the Northerly line of Second Street to the place of beginning.

## XIV.

That it was the understanding that the intervening defendants Ira J. Lyons and Estella M. Lyons have the title to all of the land East of the Easterly line of Pine Avenue as extended that was conveyed to the City of Holland by Walter Walsh and wife and Henry P. Zwemer and wife, except those portions needed for the extensions of First Street and Madison Place; that, therefore, Ira J. Lyons and Estella M. Lyons, the above named intervening defendants, are hereby determined to be the owner and vested with title in fee, free and discharged of any and all claims whatsoever of or on the part of any of the other parties to this cause, of and to all that certain piece or parcel of land being and situate in the City of Holland, County of Ottawa and State of Michigan and more particularly described as follows:

Parcel #1 All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, which is bounded and described as follows: Beginning at the Southwest corner of Lot six (6), Block one (1), City of Holland, running thence West parallel with the North line of Section twenty-nine (29), to the East line of Pine Avenue as extended; thence North along the East line of Pine Avenue as extended one hundred sixty-seven (167) feet; thence on a seven degree (7°) twenty minute (20') South of the Section line; thence east parallel with the section line and thirty three (33) feet curve to the right one hundred (100) feet to a point thirty-three (33) feet South therefrom to the Northwest corner of Lot five (5) Block one (1); thence South along the West line of Lots five (5) and six (6), Block one (1), to the place of beginning.

## XV

That the defendant City of Holland, having already paid to the intervening defendant Ira J. Lyons the sum of \$20,793.23 (\$12,000.00 in cash and \$8,793.23 by way of credit on a power bill for that amount) upon the \$33,226.41, which said defendant City of Holland was to pay to said intervening defendant Ira J. Lyons according to paragraph (7) of said stipulation promptly upon the entry of a decree in accordance with said stipulation, is now liable to said Ira J. Lyons in the sum of \$12,433.18, and the City of Holland pay said sum of \$12,433.18 to said Ira J. Lyons forthwith upon the entry of this decree.

## XVI.

That the warranty deed dated December 12, 1938, from said Ira J. Lyons and Estella M. Lyons, his wife, to the Board of Public Works of the City of Holland for and in behalf of said City of Holland covering land described as follows:

All that certain piece or parcel of land situate and being in the City and/or Township of Holland, County of Ottawa, and State of Michigan, and described as follows, to-wit: All that part of the Northwest quarter (NW $\frac{1}{4}$ ) of Section twenty-nine (29) Town five (5) North, Range fifteen (15) West, bounded and described as follows: Beginning at a point on the North line of Second Street produced Seven Hundred Twenty-four (724) feet West of the Center line of River Avenue running thence West along said North line of Second Street produced Seven Hundred Ninety-four (794) feet, thence South twenty-five degrees thirty-four minutes (25° 34') West Six Hundred Twenty-three and one-tenth (623.1) feet, thence East along a line which is One Hundred (100) feet North of and parallel to the North line of Fourth Street produced West, One Thousand Sixty and six-tenths (1060.6) feet to a point which is Seven Hundred Twenty-four (724) feet West of the Center line of River

Avenue, thence North Five Hundred Sixty-two and five-tenths (562.5) feet to the place of beginning, together with riparian rights;

be and it hereby is decreed to be null and void, and that the defendant City of Holland return said deed to said intervening defendants Ira J. Lyons and Estella M. Lyons forthwith upon the entry of this decree.

XVII.

That the entry of this decree is in lieu and full satisfaction of any and all claims that said intervening defendants Ira J. Lyons and Estella M. Lyons and/or Lyons Construction Company may have against any or all of the other parties to this cause by reason of the matters and things set out in the answer and cross-bill of said intervening defendants Ira J. Lyons and Estella M. Lyons on file in this cause; and that the entry of this decree likewise is in lieu and full satisfaction of all of the obligations of all of the parties under the contract dated December 12, 1938, between said defendant City of Holland by its Board of Public Works and the said intervening defendants Ira J. Lyons and Estella M. Lyons.

XVIII.

That, promptly upon the entry of this decree, the intervening defendant, Ira J. Lyons, complete the filling and leveling of the Northeast corner of that portion of the lands described in paragraph XVI above of this decree which lie West of the West line of Pine Avenue as extended, in a manner satisfactory to the Engineering Representative of said City of Holland and/or its Board of Public Works, and that such filling and leveling operations be carried on in such manner as not to in anywise interfere with construction work on said Power Plat Site being carried on by said Board of Public Works of said City of Holland.

XIX.

That no costs shall be taxed in favor of or against any of the parties to this cause.

XX.

That a certified copy of this decree may be recorded in the office of the Register of Deeds of Ottawa County, Michigan, for the purpose of placing, confirming and determining record title to the various parcels of land described in this decree to be in their respective owners as provided in this decree.

XXI.

That the parties to this cause may apply to this Court at any time for such other and further relief as may be necessary to enforce and carry out the provisions of this decree, and this Court hereby reserves jurisdiction of this cause for such purpose.

Examined, countersigned, and entered by me  
Anna Van Horssen  
Deputy Co. Clerk.  
Fred T. Miles  
Circuit Judge.

Certificate of Copy of Record by Clerk in Chancery  
State of Michigan ) SS.  
County of Ottawa

I, William Wilds, Clerk of the Circuit Court for the County of Ottawa in Chancery, do hereby certify that the above and foregoing is a true and correct copy of Decree entered and filed in the above entitled cause in said Court, as appears of Record in my office. That I have compared the same with the original, and it is a true transcript therefrom, and of the whole thereof.

In Testimony Whereof, I have hereunto set my hand and affixed the seal of said Court, at Grand Haven this 30th day of March A. D., 1939.

Seal. William Wilds, Clerk in Chancery  
By Anna Van Horssen Deputy Clerk

Received for Record *December 19 1952*  
at *3:20* o'clock *P. M.*, and recorded in *Deeds*

*Robert J. Kammeraad* Register of Deeds, *Ottawa* County, Michigan.  
WARRANTY DEED - STATUTORY FORM - 892

This Indenture, Made this 10th day of December 1952

WITNESSETH, That Scott-Lugers Lumber Company, a Michigan corporation, of Holland, Michigan,

for the sum of One Dollar and other valuable considerations CONVEYS AND WARRANTS to the City of Holland, a municipal corporation, of the County of Ottawa, State of Michigan,

the following described lands and premises situated in the City of Holland County of Ottawa and State of Michigan, viz:

All that part of the Northwest Quarter of Section 29, Town 5 North, Range 15 West, described as beginning 1700 feet West from the North quarter post of said Section 29, and thence South 25°34' West 1310.2 feet along dock line to the place of beginning, thence from place of beginning South 25°34' West along said dock line 118.3 feet, thence East parallel with the North line of Section 29 to the West line of Pine Avenue, thence North along the West line of Pine Avenue to a point due East from the place of beginning, thence West parallel with said North Section line to the place of beginning. City of Holland, County of Ottawa, State of Michigan.

Signed in Presence of

*Virginia Luinans*  
Virginia Luinans  
*Jack Leenhouts*  
Jack Leenhouts

Signed on the Date first above written  
SCOTT-LUGERS LUMBER COMPANY  
BY: *D.B.K. Van Raalte* Pres.  
D.B.K. Van Raalte, President  
BY: *G. John Kooiker* Sec.  
G. John Kooiker, Secretary

A proper certificate relating to taxes has been duly presented in compliance with section 3534, compiled laws of 1929 being section 7.194 M.S.A., as amended.

Robert J Kammeraad, Register

STATE OF MICHIGAN. } ss.

COUNTY OF Ottawa On this 10th day of December 1952

before me, a Notary Public in and for said County personally appeared D.B.K. Van Raalte and G. John Kooiker, to me personally known, who, being by me duly sworn, did each for himself say that they are respectively the President and Secretary of the corporation named in and which executed the within instrument, who acknowledged the same to be the free act and deed of said corporation, and that said instrument is the free act and deed of said corporation.

My commission expires May 9 19 56 Notary Public, Gertrude Vanden Brink Ottawa County, Michigan.

I Heroby Certify that there are no Tax Liens or Titles held by the State or any individual against the within description, and all Taxes on same are paid for five years previous to the date of this instrument, as appears by the records in my office. This certificate does not apply to taxes, if any, now in process of collection.

# 2336

*Fred Tom Herder*

Date *Dec. 19* 1952 County Treasurer, *Ottawa* County, Michigan

# 660



STAMPS



This Indenture, Made this 22nd day of July

in the year of our Lord one thousand nine hundred and sixty

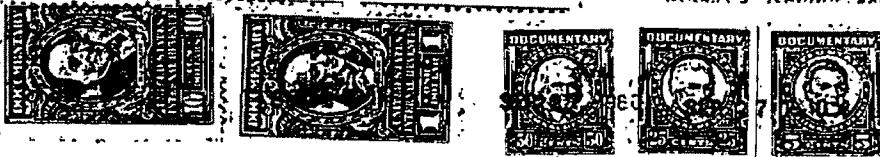
BETWEEN Ottawa Realty Company

of the of County of State of Michigan, a corporation organized and existing under and by virtue of the laws of the State of Michigan, party of the first part, and City of Holland, a municipal corporation of Ottawa and Allegan Counties, Michigan,

WITNESSETH, That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration to it in hand paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, does by these presents, grant, bargain, sell, remise, release, alien and confirm unto the said party of the second part, and its successors and assigns, FOREVER, All that certain piece or parcel of land, situate and being in the City of Holland County of Ottawa and State of Michigan, known and described as follows, to-wit:

All that part of the NW 1/4 Section 29, Town 5 North, Range 15 West; Commencing 1700 feet west of the north one-quarter post and South 25°34' West 1428.50 feet as place of beginning on dock line of channel; thence South 25°34' West 188.2 feet, thence east to the west line of Pine Avenue extended, thence north to a point due east of place of beginning, thence west to place of beginning, City of Holland, County of Ottawa, State of Michigan.

A proper certificate relating to tax has been duly presented in compliance with section 3531, compiled laws of 1912 being section 7.194 M. S. A., as amended Robert J. Kammeraad, Register



Together with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining; TO HAVE AND TO HOLD the said premises, as herein described, with the appurtenances unto the said party of the second part, and to its successors and assigns, FOREVER:

And the said party of the first part, for itself and its successors, 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 ensembling 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 shall forever WARRANT AND DEFEND the same against all lawful claims whatsoever,

41.80

In Witness Whereof the said **Ottawa Realty Company**

has caused these presents to be signed in its name by its **President and Vice-President** and sealed with its corporate seal, the day and year first above written.

Signed, Sealed and Delivered in Presence of

*Gordon H. Cunningham*  
Gordon H. Cunningham  
*Fritzi M. Sennett*  
Fritzi M. Sennett

**Ottawa Realty Company**

(Name of Corporation)

By *E. David Boyd*  
E. David Boyd  
Its **President**



By *Stuart E. Boyd*  
Stuart E. Boyd  
Its **Vice-President**

**STATE OF MICHIGAN.**

ss. COUNTY OF **Ottawa** On this **22nd** day of **July** in the year of our Lord one thousand nine hundred and **sixty** before me, a **Notary Public** in and for said County, appeared **E. David Boyd and Stuart E. Boyd** to me personally known, who, being by me duly sworn, did **each for himself** say that **they are respectively** the **President and Vice-President** of 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 **E. David Boyd and Stuart E. Boyd** acknowledged said instrument to be the free act and deed of said corporation.

*Gordon H. Cunningham*  
Gordon H. Cunningham

Notary Public, **Ottawa** County, Michigan.  
My commission expires **August 16** 19 **60**

**NOTE**

- 1 and 2. If more than one officer acknowledges insert at 1 "each for himself" and at 2 "they are respectively."
- 3. Where conveyance is made to corporation or partnership, the following may be inserted, "its successors," and draw a line through the word "heirs."
- 4. Insert when desired, "husband and wife, as tenants by the entirety."
- 5. See Act No. 119, of the Public Acts of 1941 requiring the address of each of the Grantees in each Deed of Conveyance or Assignment of Real Estate, including the Street Number, where such Numbers are in common use, or, if not, the Post-Office address shall be legibly printed, typewritten, or stamped in such instrument.
- 6. PRINT, TYPEWRITHE OR STAMP names of persons executing this instrument, also names of the Witnesses and Notary Public immediately underneath such signatures.

41-8-17 1912

**WARRANTY DEED**  
BY CORPORATION

Ottawa Realty Company  
TO  
City of Holland

REGISTER'S OFFICE,  
COUNTY OF *Ottawa* ss.

This instrument was presented and received for record this *22<sup>nd</sup>* day of *July* A. D. 19*60* at *12:10* o'clock *P.*M., and recorded in Liber *491* of Deeds on page *52* as a proper certificate was furnished in compliance with Section 3531, Compiled laws of 1929, as amended by Act 261, P. A. of 1931.  
*Robert J. Kummerow*  
Register of Deeds.

*J. P. Coito*  
12:10