



11/22/2004 11:43:13 AM
RECORDED
BARBARA TORCA DUFRESNE
REGISTER OF DEEDS, BAY COUNTY MICHIGAN

RECEIPT# 3355, STATION 7
\$17.00 QUIT CLAIM DEED



LIBER 2275

410

Quit Claim**Governmental Sale Deed – Minerals Conveyed**

No.506695

Issued under authority of Public Act 206 of 1893, as amended.

THIS DEED, made this 15th day of October, 2004 BY AND BETWEEN, the DEPARTMENT OF TREASURY for the STATE OF MICHIGAN, hereafter called "Grantor", by authority of Act 206 of Public Acts of 1893, as amended, MCL 211.78m(1), 211.78m(3) and 211.78m(11), and

City of Bay City
301 Washington Avenue
Bay City, MI 48708

hereafter called "Grantee".

WITNESS, that the Grantor, acting for and in behalf of the State of Michigan by authority of Act 206, P.A. 1893, as amended, and for the sum of Eight Thousand Two Hundred Eighty Seven Dollars and Seventy Four Cents (\$8,287.74) paid to it by Grantee, hereby grants, conveys, and quit-claims unto the Grantee and to Grantee's successors and assigns, all the right, title and interest acquired by the State of Michigan in and to the following described land located in the County of Bay, State of Michigan:

City of Bay City
Daglish Division of Portsmouth
S 1/2 OF LOT 8 & N 20 FT OF LOT 7 IN BLK 105 OF DAGLISH DIV OF PORTSMOUTH
09-160-033-308-013-00
S 30 FT OF LOT 7 BLK 105 DAGLISH DIV OF PORTSMOUTH
09-160-033-308-014-00
LOT 1 BLK 104 DAGLISH DIV OF PORTSMOUTH
09-160-033-313-001-00

It is expressly understood that when the above described land is no longer needed by the Grantee and sold for a valuable consideration, the proceeds from any such sale, in excess of the tax-foreclosure minimum bid and all costs incurred relating to demolition, renovation, or infrastructure development, the excess amount shall be returned to the land reutilization fund created by the State of Michigan under MCL 211.78n.

Exemption from State Transfer Tax is claimed under authority of Section 6(h)(i), Act 255, P.A. 1994 (MCL 207.526).

Exemption from County Real Property Transfer Fee is claimed under authority of Section 5(i), Act 134, P.A. 1966 (MCL 207.505).

4211 (Rev. 7-04)

SAVING AND RESERVING unto the People of the State of Michigan the rights of ingress and egress over and across all of the above mentioned descriptions of land lying along any watercourse or stream, pursuant to the provisions of Part 5, General Powers and Duties, of the Natural Resource and Environmental Protection Act, Act 451 of the Public Acts of 1994, as amended, MCL 324.503, as amended. Further, excepting and reserving to the State of Michigan, all aboriginal antiquities including mounds, earth-works, forts, burial and village sites, mines or other relics and also reserving the right to explore and excavate for the same, by and through its duly authorized agents and employees, pursuant to the provisions of Part 761, Aboriginal Records and Antiquities, of the Natural Resource and Environmental Protection Act, Act 451 of the Public Acts of 1994, MCL 324.76101 to 324.76118.

This property is subject to the rights not extinguished by the circuit court's foreclosure judgment vesting title in the State pursuant to MCL 211.78k(5), including future installments of special assessments, visible or recorded easements, private deed restrictions, and liens or other governmental interests imposed pursuant to the Natural Resources and Environmental Protection Act, Act 451 of the Public Act of 1998, as amended.

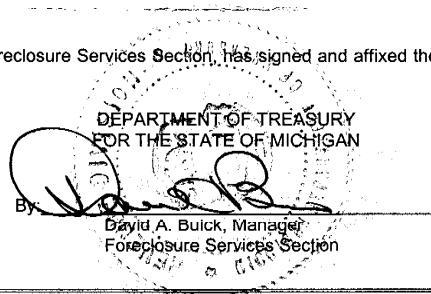
The terms of this conveyance shall extend to the heirs, executors, administrators, successors and the assigns of the parties hereto.

IN WITNESS WHEREOF, the Grantor, by its Manager, Foreclosure Services Section, has signed and affixed the seal of the Department of Treasury.



LIBER 2275

411



STATE OF
MICHIGAN
County of Ingham

} ss.

The foregoing instrument was acknowledged before me this 5th day of November, 2004, by David A. Buick, Manager, Foreclosure Services Section of the Department of Treasury for the State of Michigan.

Roxanne L. Harris, Notary Public
State of Michigan, County of Ingham
My Commission Expires: February 21, 2008
Acting in the County of Ingham

Prepared by:
Roxanne L. Harris
FORECLOSURE SERVICES SECTION
MICHIGAN DEPARTMENT OF TREASURY
✓ PO BOX 30760
LANSING MI 48909-8260

NOTICE

DAGDIP

7=105

S1/2

8=105

NATIONAL REGISTER OF HISTORIC PLACES
MICHIGAN HISTORIC REGISTER #420

RECORDED

LIBER 1430 PAGE 068

Oct 23 10 21 AM '96

City of Bay City

Debra A. Smith
 REGISTER OF DEEDS
 BAY COUNTY, MICHIGAN

 301 WASHINGTON AVE.
 BAY CITY, MICHIGAN 48708
 FAX: (517) 894-1070

1196X68-72

NOTICE AND ORDER OF BUILDING OFFICIAL

TO: Mr. Robert A. & Kathryn A. Graczyk Mr. Thomas Narlock
 1800 Broadway 200 N. Barclay
 Bay City, MI 48708 Bay City, MI 48706

State of Michigan
 Department of Natural Resources
 Real Estate Division
 Lansing, MI 48909

RE: 1624 Broadway

PROPERTY DESCRIPTION:

Lot 7 and the South 1/2 of Lot 8, Block 105, Daglish's Division of
 Portsmouth (now part of Bay City), Michigan, per Plat recorded in
 Liber 1 of Plats at Page 40, of Bay County Records

PLEASE TAKE NOTICE that upon inspection of the structure located on
 the above referenced premises, I have found the structure located
 thereon to be dangerous under the provisions of the BOCA National
 Building Code, as amended and as set forth in Article II, Section
 12-30 of the Bay City Code of Ordinances. These conditions violate
 the Building Code of Bay City, and are found to render the
 structure dangerous as follows:

1. Windows and window walls broken and unsecured. BOCA Sections 119.1.2, 119.1.8.
2. Front entrance ceiling caving in. BOCA 119.1.4.
3. Concrete step front entrance to building deteriorated. BOCA Section 119.1.1.
4. Plaster lathe of ceiling and walls to interior falling in due to roof deterioration. BOCA Section 119.1.8.
5. Roof deteriorated to the extent it is causing structural damage to interior. BOCA Section 119.2, 119.3.

1430 PAGE 069

NOTICE AND ORDER OF BUILDING OFFICIAL
PAGE 2 OF 3

The action required to be taken is set forth below:

- (A) The structure(s) must be repaired. All required permits shall be secured therefore and the work physically commenced on or before October 18, 1996 and completed on or before November 18, 1996. The required repairs are:

Repair windows and frames.
Repair front entrance ceiling.
Repair concrete step to front entrance.
Repair and replace all damaged interior wall & ceiling surfaces, including structural members.
Repair or replace all deteriorated roof decking and structural members.
Reroof entire structure using approved roofing materials.

- B) If all required permits are not secured or the work physically commenced within the time set forth in (A) above, the structure must be demolished. All required permits for the demolition must be secured therefore, on or before October 18, 1996, and the demolition must be completed on or before November 18, 1996.

If repairs to the structure are not completed within set forth in (A) above, the structure must be demolished. All required permits for the demolition of the structure must then be secured on or before November 18, 1996, and the demolition must be completed on or before December 18, 1996.

- (C) If the structure is currently vacant it must remain vacated and shall not be reoccupied. If repairs are to be made as set forth in (A) above, the structure shall not be reoccupied until all repairs have been made, inspection completed, and the structure is approved for occupancy.

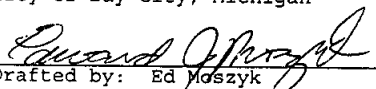
If any repair work on said premises is not commenced with the time set forth above, I will order the building posted to prevent further occupancy until the work is completed.

If any required repair or demolition work is not commenced and completed within the time set forth above I will proceed to cause the work or demolition to be done and charge the cost thereof against the property and/or its owner; or seek an Order from the Circuit Court requiring the owner to complete the required work or compelling the owner to demolish the structure.

1430 PAGE 070

NOTICE AND ORDER OF BUILDING OFFICIAL
PAGE 3 OF 3

Any person having any record title or legal interest in the structure(s) may have a hearing on the condition of the structure at which time and place the person to whom this notice is directed or any other interested party shall have the opportunity to show cause why the structure should not be ordered demolished or otherwise made safe, or on any other action of the Code Official, by requesting an appeal to the Building Code Board of Appeals, provided the request is made in writing and in accordance with Section 121.1 of the BOA National Building Code, as amended. All appeals must be filed within fourteen (14) days of the date of this notice and order. Failure to appeal will constitute a waiver of all right to an Administrative Hearing and determination of the matter.

DATED this 17th day of September 1996.
Howard Asch, Director Building Dept.
City of Bay City, Michigan
Drafted by: Ed MoszykSTATE OF MICHIGAN)
COUNTY OF BAY)Subscribed and sworn to before me on this 17th day of September,
1996.
Notary Public, Bay County, MI
My Commission Expires: 9-26-99.cc: City Attorney
City Assessor
Fire Department
Register of Deeds
Commissioner Katt
File

LIB: 1430 PAGE 071

1624 Broadway - Cond.

SENDER:

- Complete items 1 and/or 2 for additional services.
- Complete items 3, 4a, and 4b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

- ☐ Addressee's Address
- ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

State of Michigan
Department of
Resources
Real Estate Division
Lansing, MI 48201
Also sent via mail 9/24/96

4a. Article Number

317-691-696

4b. Service Type

☐ Registered ☒ Certified
☐ Express Mail ☐ Insured
☐ Return Receipt for Merchandise ☐ COD

7. Date of Delivery

5. Received By: (Print Name)

6. Signature: (Addressee or Agent)

X

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1994 Domestic Return Receipt

Is your RETURN ADDRESS completed on the reverse side?

Thank you for using Return Receipt Service.

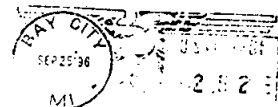
LIBER 1430 PAGE 072

City of Bay City
CITY HALLWASHINGTON AVE.
BAY CITY, MICHIGAN 48708HISTORIC SITES
REGISTER #420*NOTED
9-26-96**1st Notice 9-26
2nd Notice 10-7
Return 10-11*

CERTIFIED

Z 317 691 696

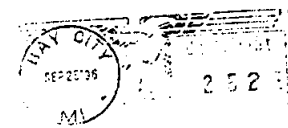
MAIL

Mr. Thomas Warlock
200 N. Barclay
Bay City, MI 48706*10-12**Do not return to sender
if not delivered
Postage will be paid by addressee
Do not return to sender if not delivered*City of Bay City
CITY HALL301 WASHINGTON AVE.
BAY CITY, MICHIGAN 48708HISTORIC SITES
REGISTER #420*LEFT NOTICE
NO RESPONSE
0854 9-26-96
MW**0854**Name _____
1st Notice 9-26
2nd Notice 10-7
Return 10-6*

CERTIFIED

Z 317 691 697

MAIL

Mr. Robert A. & Kathryn A. Graczyk
1800 Broadway
Bay City, MI 48708*10-10*