

**SANITARY SEWER EASEMENT AGREEMENT**  
**Grinder System**

This easement is made and given by \_\_\_\_\_ and \_\_\_\_\_  
husband and wife, whose address is, \_\_\_\_\_,  
\_\_\_\_\_, as "GRANTORS" to the  
CHARTER TOWNSHIP OF WEST BLOOMFIELD, whose address is 4550 Walnut Lake Road, Box 250130, West  
Bloomfield, Michigan 48325-0130, and its designated agents or any other person, entity or individual, as  
"GRANTEE."

WHEREAS, Grantors constitute all parties in interest in the real estate described in Exhibit "A" attached  
hereto, located within the Township of West Bloomfield, Oakland County, Michigan (the "subject property"), and  
commonly known as \_\_\_\_\_ and legally described in the attached Exhibit A.

WHEREAS, Grantee is a Michigan municipal corporation exercising powers pursuant to its ordinances and  
the statutes of the State of Michigan, and

WHEREAS, Grantors' property is among those properties in the CHARTER TOWNSHIP OF WEST  
BLOOMFIELD which has been included for construction and connection to a pressure sewer system, and

WHEREAS, said pressure sewer system involves construction, maintenance, inspection, and future testing,  
along with such other acts as may be necessary and proper to assure proper construction and operation of said  
pressure sewer system, and in particular, the holding tank, grinder pump assembly, and related electrical and  
plumbing appurtenances, which are to be located on the subject property as part of said pressure sewer system, and

WHEREAS, Grantee, by its designated employees, agents or contractors, as owner and operator of said  
pressure sewer system requires access upon the subject property for the purpose of construction, inspection, testing,  
maintenance and repair of any portion of the pressure sewer system upon the subject property, and

WHEREAS, Grantors desire to grant this Easement to Grantee in order to accomplish the objectives of  
providing a pressure sewer system, so as to provide for the construction, operation, maintenance, repair,  
replacement, and inspection of said pressure sewer system and portions thereof located upon the subject property  
and to accomplish the proper operation and functioning of said pressure sewer system,

NOW THEREFORE, for and in consideration of the sum of one dollar (\$1.00) and the benefits to Grantors  
and the subject property of the pressure sewer system to be installed, the adequacy and sufficiency of which is  
acknowledged, Grantors agree and covenant as follows:

Grantors hereby grant an easement to Grantee, and its agents, employees and contractors, for the purpose  
of construction, maintenance, repair, replacement and inspection of sanitary sewer facilities on the subject property  
and in particular, certain pipes, holding tank, grinder pump assembly, and related electrical and plumbing devices,  
to be located upon the subject property as part of said pressure sewer sanitary system ("Easement");

This Easement shall include the right of Grantee to enter upon the subject property, to perform excavations  
upon the subject property, to add or remove fill, to remove covers, to inspect piping, plumbing or related  
appurtenances, and to conduct and perform all necessary and reasonable tests, inspections, maintenance and repairs  
to insure the proper construction, operation and maintenance of said sanitary facility.

This Easement shall include all purposes and activities contemplated in the implementation of Chapter 24  
of the Code of Ordinances of the Charter Township of West Bloomfield, or otherwise as may be necessary to insure  
proper maintenance and functioning of said sewer system. Said Easement consists of the following areas:

- (A) **TEMPORARY CONSTRUCTION / ACCESS EASEMENT AREA:** The temporary right to enter  
upon the subject property for purposes of construction of the pressure sewer system and  
installation of the holding tank, grinder pump, grinder pump assembly and related devices shall be  
over the designated area shown on the attached Exhibit "A".
- (B) **PERMANENT EASEMENT AREA FOR OPERATION AND MAINTENANCE:** The  
permanent easement area on the subject property for operation, maintenance, repair, replacement  
and inspection of the facilities located upon the subject property shall be limited to an area that  
extends five (5) feet on all sides of the **final, "as built", locations of the planned** pipe line and  
other pressure sewer system installations shown on the attached Exhibit "A".



This Easement is only for the performance of permitted activities related to the pressure sewer system, with access to be on and over the subject property from the road or street upon which it is located and only as Grantee determines is reasonably necessary. To the fullest extent possible, this Easement shall be limited to normal business hours only and only during daylight hours, except with prior approval of Grantors herein or in the event of emergency repairs or replacements.

Any and all disturbances of land, vegetation, trees, soils, or any other disruption or disturbance shall be reasonably replaced or restored by Grantee or its contractor or agent.

Grantors acknowledge and agree they have been afforded an opportunity to inspect and examine the construction and design plans for the portion of the pressure sewer system to be located adjacent to and upon the subject property and to the final "as built" locations of the pipe line and other pressure sewer system installations for purposes of the Permanent Easement described above, provided that those locations are shown on an "as built" Site Plan drawing such as Exhibit A that is maintained on file with the Grantee's Engineering Department and provided to Grantors with the Grantee's acceptance notice for the sewer system on the subject property. No structures shall be erected or placed in the Permanent Easement Area and Grantee's replacement and restoration obligation for disruptions or disturbances shall not apply to any such structure or other landscaping or other improvement placed in the Permanent Easement Area after the date of this Agreement.

**CERTIFICATION OF GRANTORS:** The undersigned Grantors certify that their execution of this Easement Agreement is their own free act and deed and further, that the undersigned Grantors are all of the persons having any ownership interest in the subject property and grant this Easement for the purposes set forth herein.

\_\_\_\_\_  
Grantor Signature

\_\_\_\_\_  
Grantor Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

STATE OF MICHIGAN  
COUNTY OF OAKLAND

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by

\_\_\_\_\_ and \_\_\_\_\_.

\_\_\_\_\_  
Notary Public  
Oakland County, Michigan  
Acting in Oakland County

My Commission Expires: \_\_\_\_\_

Exempt from transfer taxes pursuant to MCLA 207.505(a) and MCLA 207.526(a).

Form Drafted By:  
Gary L. Dovre  
30903 Northwestern Highway  
Farmington Hills, MI 48333-3040

When Recorded Return To :  
Catherine Shaughnessy, Township Clerk  
Charter Township of West Bloomfield  
4550 Walnut Lake Road, P.O. Box 250130  
West Bloomfield, Michigan 48325



## **INSTRUCTIONS FOR SIGNING OF GRINDER PUMP EASEMENT**

1. Names must be typewritten, stamped or printed, in **black ink**, beneath all written signatures. Signatures must be in **blue or black ink**.
2. Male grantors must state whether married or single in deeds of conveyance. That fact must be included on Page 1, directly after his name.
3. If the property owner is a single man or single woman, the fact must be indicated after his/her name on Page 1. Print in “a single man or single woman”.
4. If there is more than one property owner of title, the agreement **MUST** indicate how these parties hold the property, i.e., as joint tenants with full rights of survivorship, or as tenants in common. (It is also helpful if the property owners’ last names are the same and they are not husband and wife, if their relationship to one another is spelled out. For example, Jim Jones, a married man, and his daughter Jen Jones, a single woman. Michael Jones, a married man and Janet Jones, a single woman, brother and sister, etc.).
5. The name and address of the person who drafts any instrument must be shown on the instrument.
6. All tax identification numbers of all properties described must be provided on the deed and easements.
7. **NOTARY:** If the notary is not from Oakland County, please add “Acting in Oakland County” under the line of “My Commission expires”. Do not change the **COUNTY OF OAKLAND** in the center portion of the document.