



# Know all Men by these Presents

That IRA GASTON and EFFIE GASTON, husband and wife, GRANTORS,

in consideration of One Dollar (\$1.00) and natural love and affection

to them paid by Ira C. Gaston, Jr. and Irma Gaston, husband and wife,

Whose address is: 3646 Barry Avenue, Los Angeles, California 90066

the receipt whereof is hereby acknowledged, do hereby Grant, Bargain,

Sell and Convey to the said IRA C. GASTON, JR. and IRMA GASTON, husband and wife, GRANTEES,

their heirs and assigns forever,

the following described Real Estate, situate in the Township of Alexander, in the County of Athens and State of Ohio and described as follows:

FIRST TRACT: Situated in Section 2, Lease Lot 1, Town 8 North, Range 14 West, Alexander Township, Athens County, Ohio.

Beginning at an iron pin at the Northeast corner of Lease Lot 1; thence along the East property line of Grantors, South 3° 50' 20" West - 86.34 feet to a point in the public road; thence along the road North 43° 47' West - 127.75 feet to an iron pin in the North line of Lease Lot 1; thence leaving the road and along the Lease Lot line South 86° 18' East - 94.37 feet to the point of beginning, containing 0.09352 acres, more or less.

The above described triangular tract being out of the Northeast corner of 48.15 acres, deeded to Grantors, recorded in Volume 211, Page 7, Athens County Records of Deeds.

SECOND TRACT: Situated in Section 2, Lease Lot 1, Town 8 North, Range 14 West, Alexander Township, Athens, Ohio.

Starting at an iron pin at the Northeast corner of Lease Lot 1; thence along the East property line South 3° 50' 20" West - 86.34 feet to a point in the public road, the point of beginning; thence South 3° 50' 20" West - 421.35 Feet to an iron pin at the Southeast corner of Tract; thence South 74° 55' 37" West - 818.23 feet to an iron pin in the County road #89, passing iron pins at 373.62 feet, 519.75 feet and 798.63 feet; thence along road North 27° 15' West - 162.80 feet to an iron pin; thence North 38° 07' West - 354.32 feet to a lag screw at road intersection; thence North 57° 51' East - 258.72 feet to a lag screw; thence North 46° 53' East - 169.00 feet to a lag screw; thence North 55° 17' East - 149.00 feet to an iron pin; thence leaving the road along the North property line of Grantors, South 86° 18' East - 559.43 feet to an iron pin in the public road, passing iron pins at 31.70 feet and 537.23 feet; thence along the road to the point of beginning, South 43° 47' East - 127.75 feet, containing 13.40364 acres, more or less.

ALX # 2  
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The described Tract being part of a 48.15 acre tract deeded to Grantors, recorded in Volume 211, Page 7, Athens County Records of Deeds.

and all the **Estate, Title and Interest** of the said Ira Gaston and Effie Gaston, husband and wife, GRANTORS,

either in Law or in Equity of, in and to the said premises; **Together** with all the privileges and appurtenances to the same belonging, and all the rents, issues, and profits thereof: **To have and to hold** the same to the only proper use of the said Ira C. Gaston, Jr. and Irma Gaston, husband and wife, GRANTEEES,

their heirs, and assigns forever,

**And the said** Ira Gaston and Effie Gaston, husband and wife, GRANTORS,

for themselves and their heirs, executors and administrators, do hereby **Covenant** with the said Ira Gaston and Effie Gaston, husband and wife, GRANTEEES,

their heirs, and assigns,

that they are the true and lawful owners of the said premises, and have full power to convey the same; and that the title so conveyed is **Clear, Free and Unincumbered; And Further,** That they do **Warrant and will Defend** the same against all claim or claims, of all persons whomsoever; excepting taxes, easements, assessments, and rights of ways of record.

GASTON  
NEWCOMB ATTY  
A & Sec 2

#1  
S 30° 50' 20" W 86.34'  
N 43° 47' W 127.75'  
S 86° 18' E 94.37'

0.09352 AC

GOOD

#2

~~S 30° 50' 20" W 86.34'~~  
S 30° 50' 20" W 421.35  
S 74° 55' 37" W 818.23  
N 27° 15' W 162.80'  
N 38° 07' W 354.32'  
N 57° 51' E 258.72  
N 46° 53' E 169.00'  
N 55° 17' E 149.00  
S 86° 18' E 559.43'  
S 43° 47' E 127.75'

13.40364 AC

GOOD

1-11-74

*[Signature]*

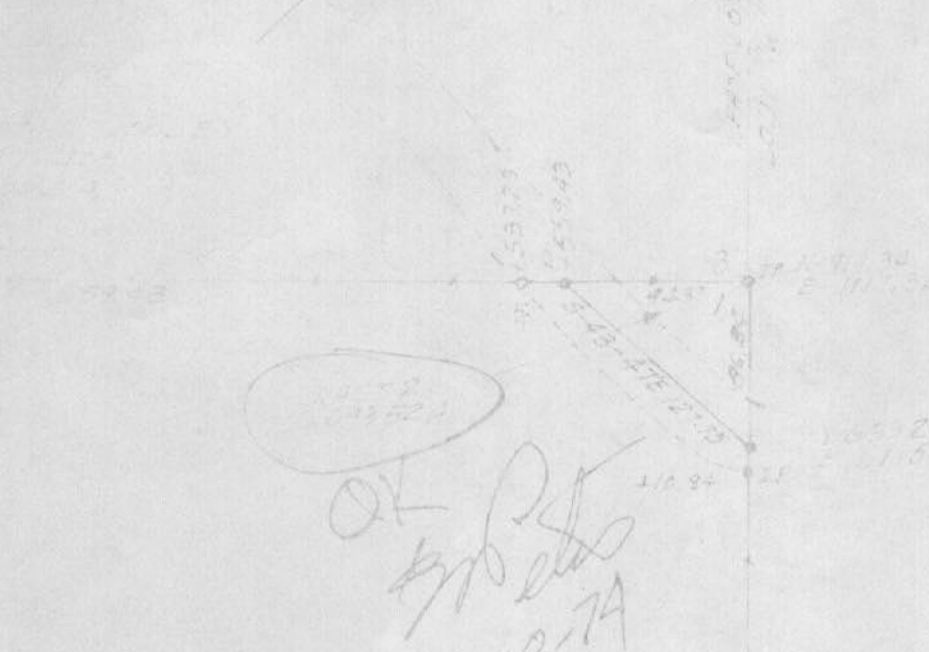
SEPARATOR TO BE IDENTIFIED  
Rd #15 " " "

APPROVED to these additions

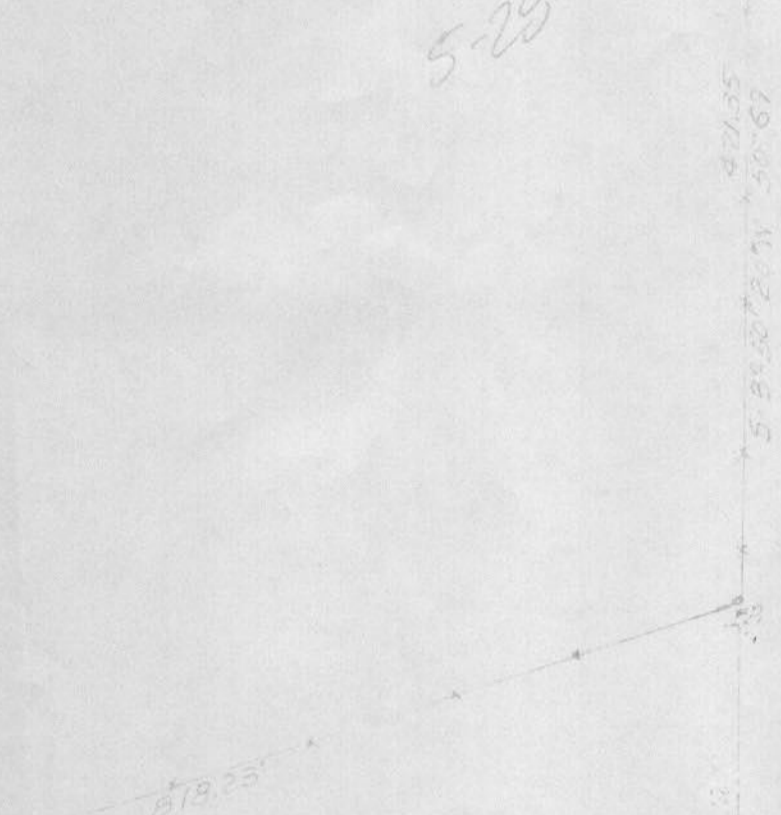


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LEASE OF 3 SEC 2 ALEXANDER  
 SEC. 32



LEASE OF 3 SEC 2 ALEXANDER  
 SEC. 32



N-212.16  
 E-1083.83

SURVEY OF 2 TRACTS SITUATED IN  
 T4 N R 14 W ALEXANDER TWP ALBERTA  
 TRACT 1 - 13.40364 ACRES SOLD TO  
 BY MRS EFFIE GASTON  
 TRACT 2 - 0.09352 ACRES

SURVEYED BY F.A. DIXON RES. ENGR  
 DEC 8 1973  
 SCALE 1" = 100'

