

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That _____

hereinafter referred to as the grantor (as used herein, Grantor includes the plural and words in the masculine includes the feminine) in consideration of the sum of _____ Dollars (\$ _____) to him paid by the State of Ohio, the Grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey to the said Grantee, its successors and assigns forever, the following described real estate:

Situated in the County of Athens, State of Ohio, and in Athens Township, Section 22, Lot No. 102, Town 9 N, Range 14 W, and bounded and described as follows:

PARCEL NO. 4WD

Being a parcel of land lying along the left side of the centerline of a survey, made by the Department of Transportation, being located within the following described points in the boundary thereof:

Commencing at a point in the North line of Lot 102, the Southeast corner of Lot 137 and the Southwest corner of Lot 194, 44.34 feet left of Station 166+18.09; thence South 85 Degrees 45 Minutes 14 Seconds East along said line a distance of 53.23 feet to centerline Station 165+90.48 from the centerline of a survey made in 1993 by the Ohio Department of Transportation of State Route 682 in Lot 102, Section 22, Athens Township, Athens County, Ohio; thence South 27 Degrees 39 Minutes 29 Seconds East along the centerline a distance of 249.79 feet to centerline Station 162+59.69; thence South 62 Degrees 20 Minutes 31 Seconds West with a right angle from the centerline a distance of 2.62 feet to the Grantor's Northeast property corner, 2.62 feet left of Station 162+59.69; said point being the True Place Of Beginning; thence South 28 Degrees 12 Minutes 40 Seconds East along the Grantor's East property line a distance of 44.81 feet to the Grantor's Southeast property corner, 2.19 feet left of Station 162+14.89; thence South 62 Degrees 37 Minutes 20 Seconds West along the Grantor's South property line a distance of 31.17 feet to an iron pin set, 33.35 feet left of Station 162+15.04; thence North 28 Degrees 36 Minutes 34 Seconds West a distance of 44.81 feet to an iron pin set at the Grantor's North property line, 34.10 feet left of Station 162+59.84; thence North 62 Degrees 37 Minutes 20 Seconds East along said line a distance of 31.48 feet to the Place Of Beginning.

This description is based on a survey made by the Ohio Department of Transportation under the direction and supervision of Franklin D. Blair, Registered Surveyor No. 5676.

It is understood that the strip of land above described contains 0.032 acres, more or less, including the present road which occupies 0.029 acres, more or less.

The above described area of 0.032 acres is to be deleted from Auditor's Parcel No. A04-00200374-00 which contains 0.260 acres.

Grantor claims title by instrument(s) of record in D.B. _____ Page _____ County Recorder's Office.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
E.Y: S. Blauder
DATE: 8-16-94

125

HT# 22