

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. 137 & 194, Town 9 N, Range 14 W, and bounded and described as follows:

PARCEL NO. 10WD

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

Beginning at a point in the North line of Lot 102, the Southeast corner of Lot 137, the Southwest corner of Lot 194 and the Southwest corner of the Grantor's property, 44.34 feet left of Station 166+18.09 from the centerline of a survey made in 1993 by the Ohio Department of Transportation of State Route 682 in Lots 102, 137 & 194, Section 22, Athens Township, Athens County, Ohio; North 03 Degrees 37 Minutes 08 Seconds East along the Grantor's West property line and the West line of Lot 194 a distance of 66.00 feet to an angle point in the Grantor's West property line, 10.07 feet left of Station 166+74.50; thence North 28 Degrees 51 Minutes 11 Seconds West along said line a distance of 89.31 feet to an angle point in the Grantor's property line, 11.94 feet left of Station 167+63.78; thence North 60 Degrees 04 Minutes 10 Seconds East along the Grantor's property line a distance of 102.02 feet to an iron pin set, 90.00 feet right of Station 167+67.83; thence South 48 Degrees 33 Minutes 39 Seconds East a distance of 126.13 feet to an iron pin set, 135.00 feet right of Station 166+50.00; thence South 10 Degrees 05 Minutes 26 Seconds West a distance of 122.51 feet to an iron pin set at the Grantor's South property line and the South line of Lot 194, 60.00 feet right of Station 165+53.13; thence North 85 Degrees 45 Minutes 14 Seconds West along said line a distance of 122.91 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 0.564 acres, more or less, including the present road which occupies 0.313 acres, more or less.

Of the above described area of 0.564 acres, 0.060 acres is to be deleted from Auditor's Parcel No. A04-00200365-00 which contains 0.060 acres and 0.504 acres is to be deleted from Auditor's Parcel No. A04-00200366-00 which contains 0.610 acres.

There being 0.060 acres in Lot 137 of which the present road occupies 0.060 acres and 0.504 acres in Lot 194 of which the present road occupies 0.253 acres.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Klausner
DATE: 8-16-94

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ATH #22