## Know all Persons by These Presents

That.

ALEX A. FABIAN and HELEN L. FABIAN (Husband and Wife)

the Grantor s, who claim title by or through

instrument recorded in Kolumemxmxmxmxmx SEE BELOW County Recorder's Office, for the consideration of good, valuable and sufficient consideration and One and 00/100 Dollar received to their full satisfaction received to their full satisfaction of

## KAREN F. DURNIAT

the Grantee , whose TAX MAILING ADDRESS will be

9802 Carnoustie Road, Perrysburg, Ohio 43551

Give. Grant. Bargain, Sell and Convey unto the said Grantee

heirs and assigns, the following described premises, situated in the Township her Trimble , County of Athens

TRACT ONE: Situated in the Township of Trimble, County of Athens, State of Ohio, and being a part of the Northwest Quarter of Section Four (S. 4), Township Eleven (T. 11), Range Fourteen (R. 14), and more particularly described as follows:

Beginning at an iron pin in the south line of the Northwest Quarter of Section Four (S. 4), North 84 deg. 59 min. 35 sec. West 257.06 feet from an iron pin at the southeast corner of the Northwest Quarter of Section Four (S. 4); thence North 84 deg. 59 min. 35 sec. West along the quarter section line 309.22 feet to an iron pin; thence North 6 deg. 15 min. 00 sec. East 1976.69 feet to a point in Trimble Township Road 347, passing an iron pin at 1946.69 feet; thence along the center line of the Township Road South 74 deg. 12 min. 00 sec. East 251.96 feet to a point; thence continuing with the center line of the Township Road South 49 deg. 29 min. 00 sec. East 46.64 feet to a point; thence leaving the Township Road South 5 deg. 35 min. 00 sec. West 1902.05 feet to the place of beginning, passing an iron pin at 30.00 feet and containing 13.319 acres, more or less.

For prior reference see, Book 265, Page 441, and Book 385, Page

891, Athens County, Ohio, Deed Records.
Subject to all legal rights of way and easements of record, if any.

TRACT TWO: Situated in the Township of Trimble, County of Athens, State of Ohio, and being a part of the Northwest Quarter of Section Four (S. 4), Township Eleven (T. 11), Range Fourteen (R. 14), and more particularly described as follows:

Beginning at an iron pin at the southeast corner of the Northwest Quarter of Section Four (S. 4); thence North 84 deg. 59 min. 35 sec. West along the quarter section line 257.06 feet to an iron pin; thence North 5 deg. 35 min. 00 sec. East 1902.05 feet to a point in Trimble Township Road 347, passing an iron pin at 1872.05 feet; thence along the center line of the Township Road the following courses: South 49 deg. 29 min. 00 sec. East 97.06 feet; South 13 deg. 28 min. 06 sec. East 218.77 feet; South 20 deg. 29 min. 44 sec. East 241.28 feet to a point in the east line of the Northwest Quarter of Section 4 (S. 4); thence South 5 deg. 35 min. 00 sec. West along the quarter section line 1420.39 feet to the place of beginning, passing an iron pin at 140.00 feet and containing 10.003 acres, more or less.

For prior reference see. Book 265. Page 441. and Book 385. Page

For prior reference see, Book 265, Page 441, and Book 385, Page

891, Athens County, Ohio, Deed Records.
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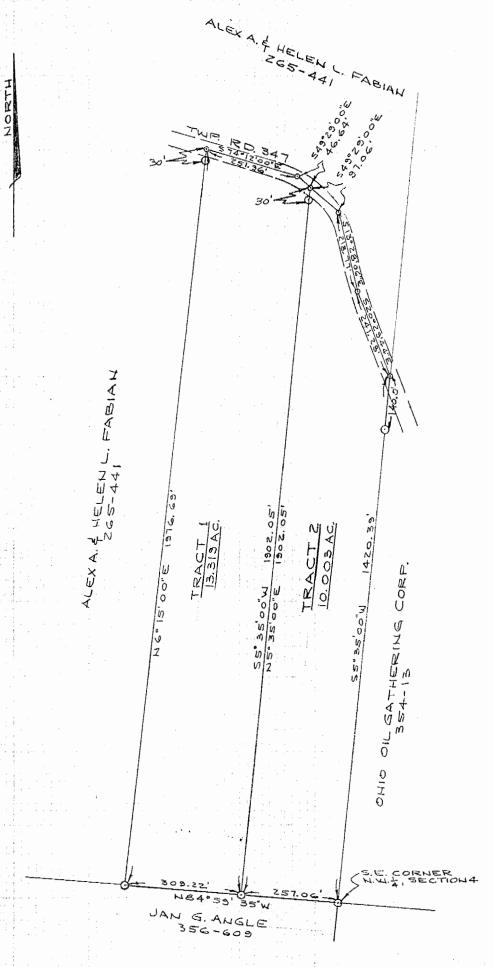
NOTE: Description from survey performed by William M. Watkins, de Watkins, deceased Registered Surveyor #S5216, dated \_

Mathematical Accuracy ATHENS COUNTY,

ENGINEER'S OFFICE

DATE: 10-16-88

be the same more or less, but subject to all legal highways.



PLAT OF SURVEY
TRACT 1-13.319 ACRES
TRACT Z-10.003 ACRES
PART OF H.M. 4 SECTION 4, TOWN II, RANGE 14:
TRIMBLE TWE, ATHEMS CO. OHIO
PART OF ALEX A. & HELEH L. FABIAN PROPERTY
DEED BOOK 265, PAGE 441
SCALE: 1"= ZOO' MAY, 1980

REGISTERED SURVEYOR Nº 5-5216

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