

309/685

**Know All Men by These Presents:**

That HOLLY C. TETER and DOROTHEA C. TETER, husband and wife,

Box 102, Route #1, Waverly of Wood County, ~~Ohio~~ W.Va.

in consideration of Five (\$5.00) Dollars and other valuable consideration

to them in hand paid by SCOTT BURDETTE and SONJA BURDETTE, husband and wife,

whose address is Box 31, Coolville, Ohio

do hereby **Grant, Bargain, Sell and Convey**

to the said Scott Burdette, and Sonja Burdette, jointly, for and during the term of their joint lives, and upon the death of either of them, to the survivor thereof, in fee simple, ~~XXXXXXXXXX~~

~~XXXXXXXXXXXXXXXXXXXX~~ the following described **Real Estate**, situate in Fractional #31, in the Corporation of Coolville, in Section 21, Town 5, and Range 11, in Troy Township, Athens County, Ohio, more fully bounded and described as follows:

BEGINNING at an iron pipe, said iron pipe being 851.46 feet South and 439.47 feet East from the Northwest corner of Fractional #31 (said iron pipe being a common corner of Welch 4.03 acres, Buchanan 18.85 acres and a 2.03 acre lot); Thence South 43 degrees 57 minutes East a distance of 189.67 feet to an iron pipe; THENCE South 59 degrees 44 minutes West a distance of 637.75 feet to an iron pipe; THENCE North one degree 49 minutes West a distance of 513.52 feet to an iron pipe; THENCE South 82 degrees 46 minutes East a distance of 438.97 feet to the place of beginning; containing 3.90 acres, as described in a plat of said premises dated May 19, 1972, prepared by Chet Waterman, Registered Surveyor No. 5319, a copy of which is attached hereto and made a part hereof.

There is also conveyed hereby a right of way, 40 feet in width, running in a general Northerly direction from the Northeasterly corner of the above described premises across the Welch 4.03 acre tract and a 2.03 acre lot to Campbell Street in Coolville Corporation.

PRIOR DEED REFERENCE: Deed Book 240, Page 549, Deed Records of Athens County, Ohio.

This conveyance has been examined and the Grantor has complied with Section 419.02 of the Revised Code

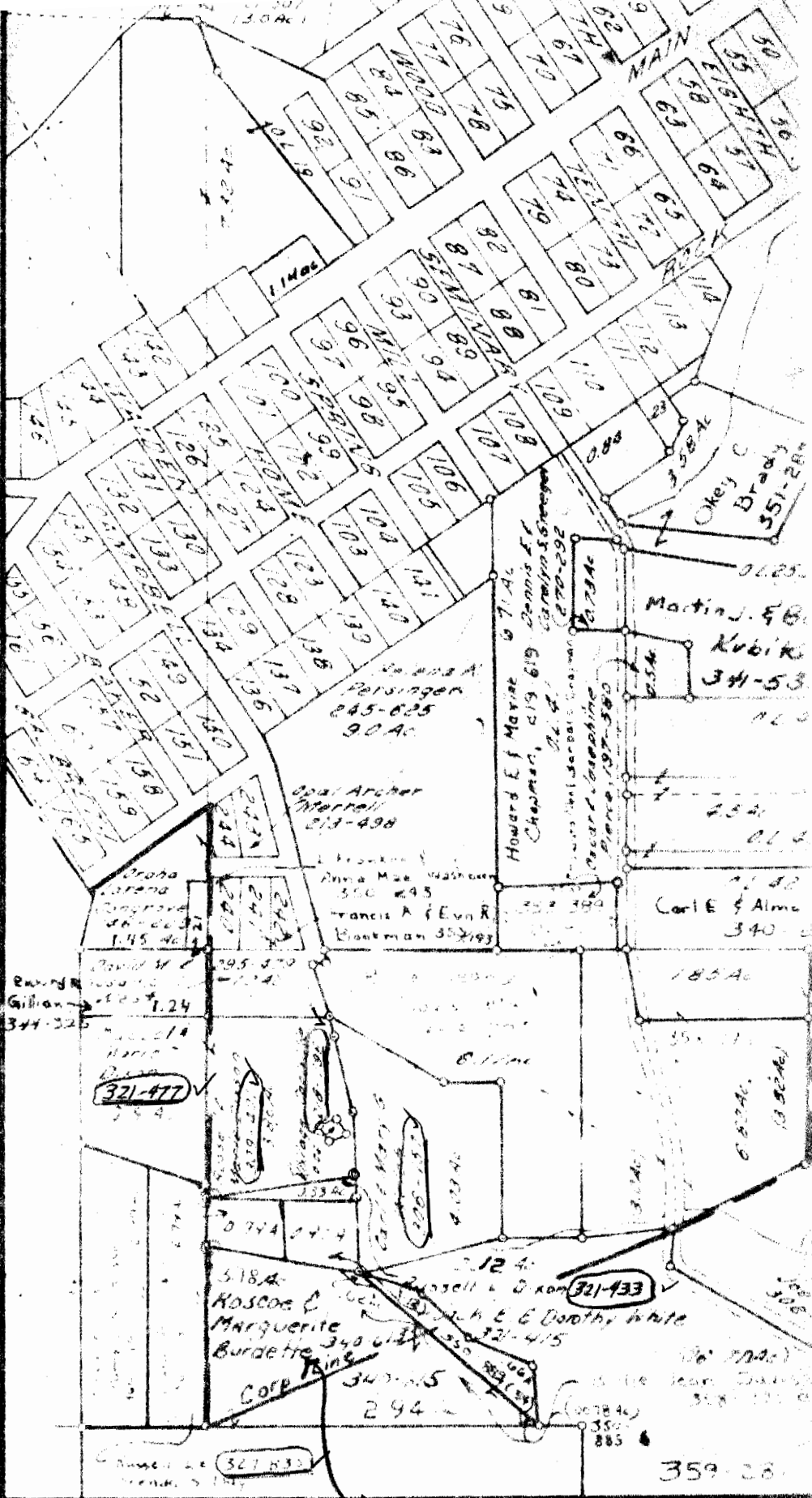
No. 650 of the Revised Code, 2.00  
Ruth H. Seaman, Athens County Auditor

By G.P.K. Deputy Auditor

and all the **Estate, Right, Title and Interest** of the said grantor <sup>in</sup> and to said premises; **To have and to hold** the same, with all the privileges and appurtenances thereunto belonging, to said grantee, his heirs and assigns forever. And the said HOLLY C. TETER and DOROTHEA C. TETER

do hereby **Covenant and Warranty** that the title so conveyed is **Clear, Free and Uncumbered**, and that they will **Defend** the same against all lawful claims of all persons whomsoever.

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