



Know All Men By These Presents.

That Roscoe Burdette and Marguerite Burdette, husband and wife,

, the Grantor ,
Page ,

who claim title by or through instrument, recorded in Volume _____, County Recorder's Office, for the divers good causes and considerations thereunto moving, and especially for the sum of One Dollar and Other Valuable Considerations -----Dollars (\$ 1.00)

received to their full satisfaction of
J. R. Bibbee and Judith A. Bibbee

the Grantees,

whose TAX MAILING ADDRESS will be Coolville, OH 45723 do

Give, Grant, Bargain, Sell and Convey unto the said Grantees,

J. R. Bibbee and Judith A. Bibbee
a joint life estate with remainder over in fee simple to the survivor of them,
his or her heirs and assigns, the following described premises, situated in the
Township of Troy , County of Athens and State of Ohio:

Situate in FR 31, Section 21, Town 5-N, Range 11-W, partially in the Village of Coolville, Troy Township, Athens County, State of Ohio and being more particularly described as follows:

Commencing at the Northwest corner of FR 31 thence S. 01° 29' 21" E. along the West line of said FR 31, 795.63 feet to an iron pipe; the real place of beginning of this parcel; thence S. 82° 26' 21" E. 414.00 feet to an iron pipe; said iron pipe set also being in the centerline of a heretofore Un-Dedicated Extension of Campbell Street, passing through additional iron pipes set at 280.96 feet and 374.00 feet; thence South 04° 26' 40" West 102.19 feet to an iron pipe set.

Thence S. 30° 29' 38" East 201.62 feet to an iron pipe passing through an iron pipe at 115.30 feet; thence South 19° 24' 02" East 58.22 feet to an iron pipe passing through an iron pipe at 32.39 feet; thence S. 11° 06' 07" East 120.08 feet to the South line of the property of the grantor; thence S. 88° 48' 39" West 534.01 feet to the West line of Fraction 31; thence North 01° 29' 21" West 514.09 feet to the place of beginning, containing 5.1067 acres, more or less.

Access to and from the above described tract is provided over and on, the said heretofore Un-Dedicated Extension of Campbell Street, the centerline of which runs along the last two courses of the above described tract, the Right-of-Way of which is 20.00 feet East of, and 20.00 feet West of, said centerline, making a total right-of-way width of 40.00 feet.

This conveyance is subject to a similar right-of-way granted to John Paul Dutton and Debra Ann Dutton by conveyance of even date to use the Easterly 40 feet of the above described real estate as part of a 40 foot right-of-way serving as access to the portion of real estate conveyed to John Paul Dutton and Debra Ann Dutton, as well as the real estate above described.

DEED REFERENCE: Volume 340, Page 613 & 615, Athens County Deed Records.

The above description is based on a survey by Gerald W. Bayha, Registered Professional Surveyor No. S6139, (Job No. 1177-02) completed on 28th of December 1977.

19

Checked for Accuracy
10-18-87
OK
Auth. [Signature]

Troy Section 21

FR.32
FR.31

1/4" 10' IRON PIPE
1/4" 10' IRON PIPE

FR.32
FR.31

FR.32
FR.31

FR.32
FR.31

Russell L. & Brenda S. Day
(0.70 Ac.) (32/145)

Jack E. & Dorothy White
(0.00 Ac.) (32/145)

Carl & Mary G. Welch
(4.03 Ac.) (309/157)

Earl Buchanan (309/131)
2/4 Ac. in Village - 16.71 Ac. in Twp. (existing)
2/034 in Village & 16.176 Ac. in Twp. - PROPOSED

*NOTE (RE: TRACT I ACRES)
IN VILLAGE = 0.3716 Ac.
FROM EXIST. BURDETTE IN TWP = 0.1028 Ac.
FROM PARCEL "B" IN VILLAGE = 0.1230 Ac.
IN TWP = 0.1066 Ac.
TOTAL AREA TRACT I = 0.7033 Ac.

Roscoe C. & Marguerite Burdette (340/103 - 6,954 Ac.)
TOTAL BY SURVEY = 6,868.3 Ac.
EXISTING 1566 R. 23-77 (3,903.0 Ac. in Village & 2,965.3 Ac. in Twp.)
PROPOSED AFTER ACQUISITION OF 0.6647 Ac. PARCEL "B" AND DISPOSAL OF 0.0174 Ac. PARCEL "A" AND 0.0078 Ac. PARCEL "C" FROM AND TO, EARL BUCHANAN = 7,507.8 Ac. (4,013.6 Ac. in Village & 3,494.2 Ac. in Twp.)
RESIDUE AFTER DISPOSAL OF TRACTS I, II & III = 5,106.7 Ac. (WEST OF & ROAD) (3,518.0 Ac. in Village & 1,588.7 Ac. in Twp.)

LEGEND

--- DENOTES IRON PIPE SET UNLESS OTHERWISE NOTED.

SCALE:
1" = 50'

VILLAGE OF COOLVILLE
TROY TOWNSHIP

VILLAGE OF COOLVILLE
TROY TOWNSHIP

TRACT I
(0.7033 Ac.)
SEE NOTE ABOVE

TRACT II
(0.7166 Ac.)
FROM EXIST. BURDETTE 0.4401 Ac. FROM PAR. "B" = 0.2765 Ac.

TRACT III
(0.9812 Ac.)
FROM EXIST. BURDETTE = 0.8220 Ac. FROM PAR. "B" = 0.1592 Ac.

PARCEL "C"
(0.0078 Ac.)

3.78

5.11
2.94
-1.59
1.35 'in twp
+1.54
1.89 Total

3.52 in Village
1.59 in Twp

3.78
3.52
.26
+1.72
3.8 Ac in Village total

Jack E. White (287 Ac.) (287/1636)

NOTE: AREA OF PROPOSED ANNEXATION (AFTER ACQUISITION OF "B" & DISPOSAL OF "A" & "C") = 3,494.2 Ac.

PLAT OF SURVEY

OF FIVE (5) PARCELS SITUATE IN FR. 31 SECTION 21-T. 5 N - R. 11 W - VILLAGE OF COOLVILLE - TROY TWP - ATHENS COUNTY - OHIO.	Drawn	Checked	Date	Case No.	Order No.
	SB	SB	23.06.17	#1177-02	0282716

Roscoe Burdette
& Marguerite Burdette
FR. 30 N - COOLVILLE - OHIO
45723

Gerald W. Bayha, P.O.

REGISTERED PROFESSIONAL SURVEYOR No. 576130
ROUTE 16.5 - Box 16.204
(PLEASANT HILL) ATHENS, OHIO 45701 - (614) 592-4398

Gerald W. Bayha, P.O.