KNOW ALL MEN BY THESE PRESENTS, that NASHUA CORPORATION, a Delaware corporation, the Grantor, for the consideration of One Dollar and other good and valuable considerations (\$1.00) received to its full satisfaction of TUPPERS PLAINS-CHESTER WATER DISTRICT, a public body, the Grantee, whose TAX MAILING ADDRESS will be Box W7, Route 1, Reedsville, Ohio, does GIVE, GRANT, BARGAIN, SELL and CONVEY unto the said Grantee, its successors and assigns, the following described premises, situated in the Township of Troy, County of Athens and State of Ohio:

Situated in the State of Ohio, County of Athens, Township of Troy, and being part of Fractional Section 33, Town 5, Range 11 and being more fully described as follows:

Beginning at an iron pin where a concrete monument at the Northeast corner of a 29.29 acre tract conveyed by Earl Stukey, et al to Premiere Photo Service, Inc., by deed dated January 30, 1967, and recorded in Volume 274, Page 307 of the Deed Records of Athens County, Ohio, bears North 41 deg. 25'45" East 383.72 feet distant; thence South 1 deg. 45'20" West a distance of 208.71 feet to an iron pin; thence North 88 deg. 14'40" West a distance of 208.71 feet to an iron pin; thence North 1 deg. 45'20" East a distance of 208.71 feet to an iron pin; thence South 88 deg. 14'40" East a distance of 208.71 feet to the place of beginning. Containing East a distance of 208.71 feet to the place of beginning, containing 1.00 acre.

Also granting unto the Grantee herein, its successors and assigns, the right of egress and ingress over and across a right of way 50.00 feet in width and being 25.00 feet each side of the following described centerline:

Beginning at a point in the East line of the above described 1.00 acre tract where the Northeast corner of said 1.00 acre tract bears North 1 deg. 45'20" East 23.30 feet distance; thence North 52 deg. 40'46" East a distance of 42.04 feet to a point; thence with a curve to the left having a radius of 320.95 feet a distance of 35.58 feet to a point in the West line of an 2.02 acre tract conveyed by Premiere Photo Service, Inc. to Lillian Summers by deed dated April 3, 1970, and recorded in Volume 295, at Page 299 of the Deed Records of Athens County, Ohio and there to end.

Also reserving unto the Grantee herein, its successors and assigns, the right of egress and ingress over and across the above described 50.00 foot wide right of way.

Vol. 332, Page 697, Deed Records of Athens County, Reference Deed: Ohio.

There is also granted and conveyed herewith the 100,000 gallon water storage tank and altitude valve which controls the filling of said tank, both of which are situated on the 1 acre tract of ground above described.

There is also granted and conveyed herewith an easement with the right to operate, maintain, repair and replace for waterline purposes from the East boundary of the 1 acre tract of ground above described to include the 6 inch mainline valve near what is commonly known as the Best Photo Building, along the six inch waterline as presently laid and from the six inch waterline as laid to the Best Photo Building.

There is also sold and conveyed herewith the pipe and the six inch mainline valve as laid and installed which is described in easement immediately preceding this paragraph.

There is also conveyed herewith a waterline easement with the right to operate, maintain, repair and replace the same along the by the Grantor herein to the one acre tract abesciption sheeked for four inch waterline as laid from the North line of property

Mathematical Accuracy

ATHENS COUNTY

Grantor further covenants and agrees with Grantee and does hereby grant the right unto Grantee, its successors and assigns, to install a meter at a location to be agreed upon between Grantor and Grantee along the six-inch waterline as presently laid from the six inch mainline valve eastwardly to the East property line of Grantor near U.S. Route 50, such meter to be encased and placed in such a way as to not interfere with the Grantor's use of the balance of Grantor's land.

The descriptions to the above described parcel and easement were prepared by R. V. Schultheis, Jr. Reg. Sur. No. 5681, per survey of June 29th., 1976; be the same more or less, but subject to all legal highways.

TO HAVE AND TO HOLD the above granted and bargained premises, with the appurtenances thereof, unto the said Grantee, its successors and assigns forever.

And NASHUA CORPORATION, the said Grantor, does for itself and its successors and assigns, covenant with the said Grantee, its successors and assigns, that at and until the ensealing of these presents, it is well seized of the above described premises, as a good and indefeasible estate in FEE SIMPLE and has good right to bargain and sell the same in manner and form as above written, and that the same are FREE FROM ALL ENCUMBRANCES WHATSOEVER except real estate taxes for 1976, which said taxes shall be pro-rated between the parties,

and that it will WARRANT AND DEFEND said premises, with the appurtenances thereunto belonging, to the said Grantee, its successors and assigns, against all lawful claims and demands whatsoever.

IN WITNESS WHEREOF, said corporation hereunto sets its hand and corporate seal, by Lawrence C. Hornor, its Vice President and B. Thomas Rodgers, its Vice President-Finance this 29th day of September, in the year of our Lord one thousand nine hundred and Seventy-Six (1976).

NASHUA CORPORATION

Signed and acknowledged in presence of

State of New Hampshire)

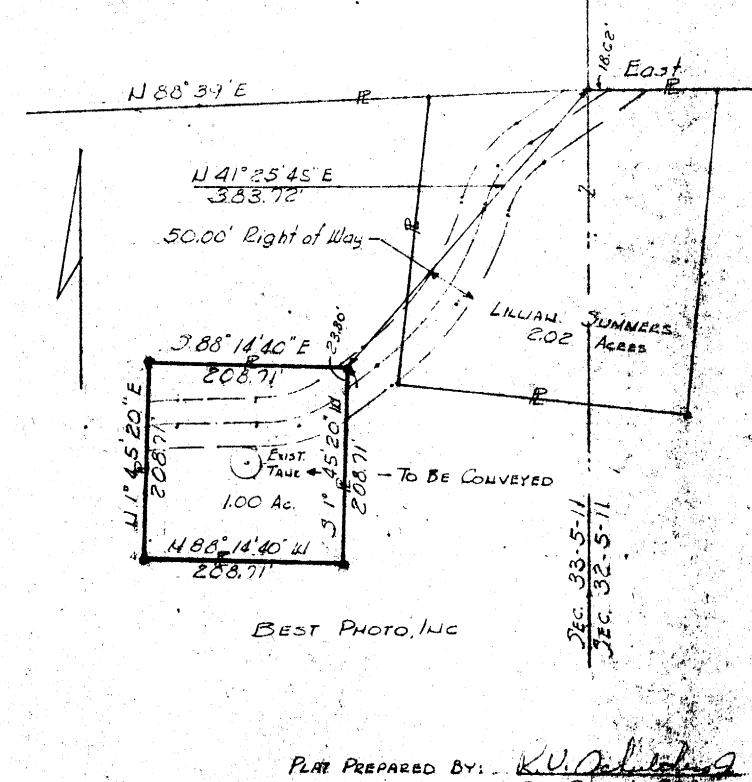
County of Hillsborough)

Before me, a Notary Public in and for said County and State, personally appeared the above named Nashua Corporation by Lawrence C. Hornor, its Vice President and B. Thomas Rodgers, its Vice President-Finance, who acknowledged that they did sign the foregoing instrument and that the same is the free act and deed of said Corporation, and the free act and deed of each of them personally and as such officers.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal, at Nashua, New Hampshire, this 29th day of September, A.D. 1976.

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Notary Public My Commission Expires: October 15, 1980



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PROPERTY DE BEST Protection To be Couvered To LITTLE HOCKING WATER & SEWER & FRACTIONAL SECTION 83 THEME ATHEMS COUNTY ONE DATE: 6-29-76