

RE13  
Rev.12-72

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 Township of Waterloo, County of Athens State of Ohio, and in section 30, Fraction \_\_\_\_\_, Town 11N, Range 15W, and bounded and described as follows:

PARCEL NO. 2WD

Being a parcel of land lying on the Right side of the centerline of a survey, made by the Department of Transportation, and being located within the following described points in the boundary thereof:

Commencing at the Southwest corner of Section 30, (Calculated) thence N 76°06'57"E, a distance of 417.827 meters (1370.81') to an Iron Pin to be set on the Existing Westerly Right of Way line of State Route 56 and the Grantors Easterly property line, said point being 9.144 meters (30') right of Existing P.C. Centerline Station 2+384.282 and The True Place of Beginning;

Thence leaving said Right of Way line and along the Proposed Right of Way line the following, N 29°17'49"W, a distance of 23.764 meters (77.96') to an Iron Pin to be set;

Thence N 26°38'00"W, a distance of 36.843 meters (120.87') to an Iron Pin to be set;

Thence N 41°06'25"W, a distance of 7.844 meters (25.74') to an Iron Pin to be set on the Grantors Westerly property line;

Thence along said property line N 16°20'03"W, a distance of 70.726 meters (232.04') to an Iron Pin to be set on the Southerly Existing Right of Way line;

Thence along said Existing Right of Way line of S. R.56 with a Curve to the right having a Radius of 53.226 meters (174.62'), an Arc Length of 41.462 meters (136.03') and a Chord Bearing of S 38°29'00"E, a distance of 40.422 meters (132.62') to an Iron Pin to be set;

Thence S 16°20'03"E, a distance of 90.019 meters (295.33') to a Right of Way Monument set 9.144 meters (30') right of P.T. Station 2+374.484);

Thence S 16°07'41"E, a distance of 9.798 meters (32.14') to the place of beginning and containing 0.1376 hectares (0.340 acres) more or less, inclusive of the present road which occupies 0.000 hectares (0.000 acres).

All distances are in both meters and (feet) with meters taking preference.

The foregoing described area 0.1376 hectares (0.340 acres) is to be deleted from Auditors Permanent Parcel Number N01-00100753-00 which contains 4.112 hectares (10.16 acres).

This description is based on a survey for the Ohio Department of Transportation in 1997 by Ronald F. Riser, Survey Operations Supervisor, The Description was prepared under the supervision of R. Douglas Briggs, Registered Surveyor No. 7366.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blause  
DATE: 3-5-98

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60 AT # 30

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In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

acknowledged the signing of the foregoing deed to be \_\_\_\_\_ and \_\_\_\_\_ voluntary act and deed. before me the subscriber, a Notary Public in and for said county, personally came the above named \_\_\_\_\_ and \_\_\_\_\_

BE IT REMEMBERED, That on this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me the subscriber, a Notary Public in and for said county, personally came the above named \_\_\_\_\_ and \_\_\_\_\_

STATE OF OHIO, COUNTY, \_\_\_\_\_, ss. \_\_\_\_\_

IN WITNESS WHEREOF, the said grantor, who hereby releases all right and expectation of dower herein, has hereunto set his hand this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

And the said grantor, for himself and his heirs, executors, administrators and assigns does hereby covenant with the said Grantee, its successors and assigns, that he is the true and lawful owner of the said premises, and has full power to convey the same; and that the title so conveyed is free and clear from all liens and encumbrances whatsoever, and further, that he does Warrant and will Defend the same against all claims of all persons whomsoever.

TO HAVE AND TO HOLD the real estate with all the rights, privileges and appurtenances thereto belonging to the Grantee, its successors and assigns forever.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Grantor claims title by instrument(s) of record in O.R. 192 Page 16 County Recorder's Office. Grantor, for himself and his heirs, executors, administrators and assigns, reserves

Iron pins (to be Set) in the above description are 19.1 mm (3/4 inch) by 0.75M (30 inches) reinforcing rod topped by a 38.1 mm (1-1/2 inch) an aluminum cap stamped "ODOT District 10, North 89 degrees 06 minutes 00 seconds East.

Bearings in this description are based on the centerline of State Route 56 as shown on Athens County State Highway 56, Section 0.00 Plans, (S.H. 554, Sec. "B") Sheet 1 of 7, being

STATE OF OHIO, COUNTY, \_\_\_\_\_, ss.

BE IT REMEMBERED, That on this \_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, before me the subscriber, a Notary Public in and for said county, personally came the above named \_\_\_\_\_ and acknowledged the signing of the foregoing deed to be \_\_\_\_\_ voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

\_\_\_\_\_  
Notary Public

STATE OF OHIO, COUNTY, \_\_\_\_\_, ss.

BE IT REMEMBERED, That on this \_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, before me the subscriber, a Notary Public in and for said county, personally came the above named \_\_\_\_\_ and acknowledged the signing of the foregoing deed to be \_\_\_\_\_ voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

\_\_\_\_\_  
Notary Public

This instrument prepared by Lionel LeFebre, Transportation Tech. Specialist for the State of Ohio, Department of Transportation.

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WARRANTY DEED  
FROM

Address \_\_\_\_\_

TO THE  
STATE OF OHIO

S.R. \_\_\_\_\_ County \_\_\_\_\_  
Section \_\_\_\_\_  
Parcel No. \_\_\_\_\_

TRANSFERRED

\_\_\_\_\_, 19\_\_\_\_  
\_\_\_\_\_, Auditor  
Received \_\_\_\_\_, 19\_\_\_\_  
At \_\_\_\_\_ o'clock \_\_\_\_\_ M.  
Recorded \_\_\_\_\_, 19\_\_\_\_  
in \_\_\_\_\_ County  
Record of Deeds, Vol. \_\_\_\_\_ Page \_\_\_\_\_  
\_\_\_\_\_, Recorder  
Recorder's Fee, \$ \_\_\_\_\_

NOTE

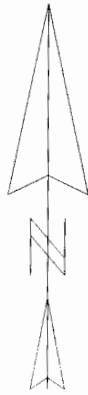
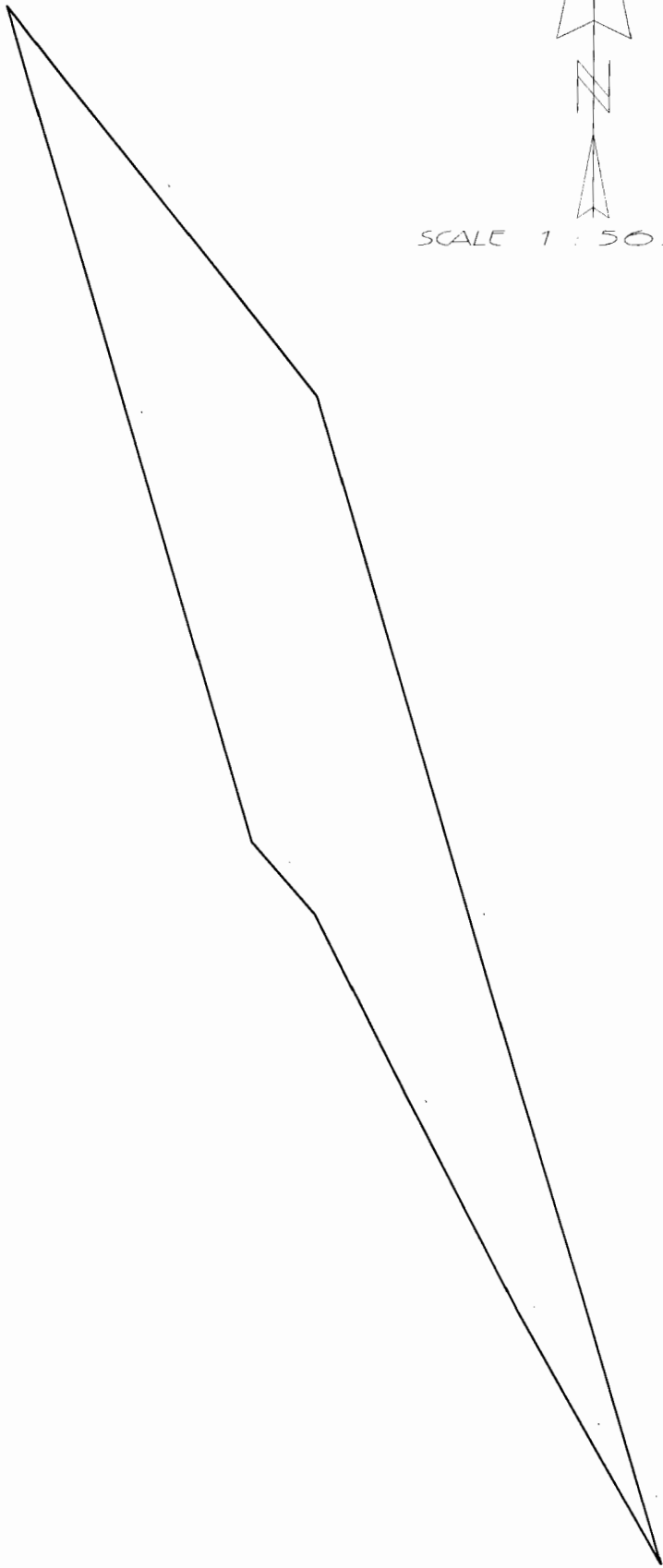
To the County Recorder: As soon as this deed has been recorded, it should be returned to the Ohio Department of Transportation at P.O. Box 658, Marietta, Ohio 45750.

Point	Direction	Distance	Northing	Easting
Database opened: Thursday, March 05, 1998 12:22 pm.				
Assigned point				
1			5000.00000	5000.00000
Start				
1			5000.00000	5000.00000
Raw:	n29.1749w	77.96		
TR	N 29°17'49.0" W	77.960		
2			5067.98856	4961.85137
Raw:	n26.3800w	120.87		
TR	N 26°38'00.0" W	120.870		
3			5176.03347	4907.66786
Raw:	n41.0625w	25.74		
TR	N 41°06'25.0" W	25.740		
4			5195.42814	4890.74467
Raw:	n16.2003w	232.04		
TR	N 16°20'03.0" W	232.040		
5			5418.10249	4825.48597
Raw:	s38.2900e	132.62		
TR	S 38°29'00.0" E	132.620		
6			5314.28898	4908.01367
Raw:	s16.2003e	295.33		
TR	S 16°20'03.0" E	295.330		
7			5030.87917	4991.07199
Raw:	s16.0741e	32.14		
TR	S 16°07'41.0" E	32.140		
8			5000.00409	5000.00000
IN	S 0°01'45.8" E	0.004		
1			5000.00000	5000.00000

Area = 13623.6131 Sq. Feet or 0.3128 Acres

Database Saved: Thursday, March 05, 1998 12:27 pm.

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SCALE 1 : 507.082

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