

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. 1WD

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 45°22'14"E, a distance of 331.732 meters (1088.35') to a Right of Way Monument to be set on the Southerly Existing Right of Way line of State Route 56, being 9.144 meters (30') right of Centerline P.C. Station 2+139.581 and the Point of Beginning;

Thence along said Existing Right of Way line the following, N 89°06'00"E, a distance of 88.751 meters (291.17') to an Iron Pin to be set;

Thence along a Curve to the right having a Radius of 53.226 meters (174.62'), an Arc Length of 28.761 meters (94.36') and a Chord Bearing of S 76°16'46"E, a distance of 28.415 meters (93.23') to an Iron Pin to be set on the Grantors Easterly property line;

Thence leaving said Existing Right of Way line S 16°20'03"E along said Grantors property line a distance of 70.726 meters (232.04') to an Iron Pin to be set on the Proposed Right of Way line of State Route 56;

Thence along said the Proposed Right of Way line the following, N 41°06'25"W, a distance of 29.222 meters (95.87') to an Iron Pin to be set;

Thence N 52°29'29"W, a distance of 36.198 meters (118.76') to an Iron Pin to be set;

Thence N 67°54'08"W, a distance of 17.031 meters (55.88') to an Iron Pin to be set;

Thence S 80°25'18"W, a distance of 19.801 meters (64.96') to an Iron Pin to be set;

Thence N 48°13'45"W, a distance of 24.874 meters (81.61') to an Iron Pin to be set;

Thence N 81°23'03"W, a distance of 34.779 meters (114.10') to a Right of Way Monument to be set 13.411 meters (44.') right of Centerline PC Station 2+139.581;

Thence N 86°48'13"W, a distance of 59.734 meters (195.97') to an Iron Pin to be set on the Southerly Existing Right of Way line of State Route 56;

Thence along said line N 89°06'00"E, a distance of 59.581 meters (195.47') to the Place of Beginning and containing 0.3161 hectares (0.781 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.

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

135  
WAT#30

136

The foregoing described area 0.3161 hectares (0.781 acres) is to be deleted from Auditors Permanent Parcel Number N01-00100364-00 which contains 12.521 hectares (30.94 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.

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 North 89 degrees 06 minutes 00 seconds East.

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, .

Grantor claims title by instrument(s) of record in O.R. 194, Page 95, County Recorder's Office.

Grantor, for himself and his heirs, executors, administrators and assigns, reserves

\_\_\_\_\_

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.

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.

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\_\_.

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

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

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.

137

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

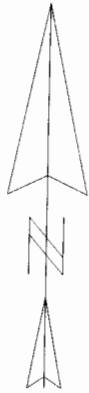
To the County Recorder: As soon as this deed has been recorded, it should be returned to the Ohio Department of Transportation at P.O. Box 658, Marietta, Ohio 45750.

Point	Direction	Distance	Northing	Easting
Database opened: Thursday, March 05, 1998 12:32 pm.				
Assigned point				
1			5000.00000	5000.00000
Start				
1			5000.00000	5000.00000
Raw:	n89.0600e	291.17		
TR	N 89°06'00.0" E	291.170		
2			5004.57350	5291.13408
Raw:	s76.1646e	93.23		
TR	S 76°16'46.0" E	93.230		
3			4982.46058	5381.70368
Raw:	s16.2003e	232.04		
TR	S 16°20'03.0" E	232.040		
4			4759.78624	5446.96238
Raw:	n41.0625w	95.87		
TR	N 41°06'25.0" W	95.870		
5			4832.02272	5383.93106
Raw:	n52.2929w	118.76		
TR	N 52°29'29.0" W	118.760		
6			4904.33339	5289.72328
Raw:	n67.5408w	55.88		
TR	N 67°54'08.0" W	55.880		
7			4925.35479	5237.94804
Raw:	s80.2518w	64.96		
TR	S 80°25'18.0" W	64.960		
8			4914.54572	5173.89365
Raw:	n48.1345w	81.61		
TR	N 48°13'45.0" W	81.610		
9			4968.91046	5113.02767
Raw:	n81.2303w	114.10		
TR	N 81°23'03.0" W	114.100		
10			4986.00361	5000.21529
Raw:	n86.4813w	195.97		
TR	N 86°48'13.0" W	195.970		
11			4996.93062	4804.55016
Raw:	n89.0600e	195.47		
TR	N 89°06'00.0" E	195.470		
12			5000.00093	4999.99605
IN	S 76°43'56.1" E	0.004		
1			5000.00000	5000.00000

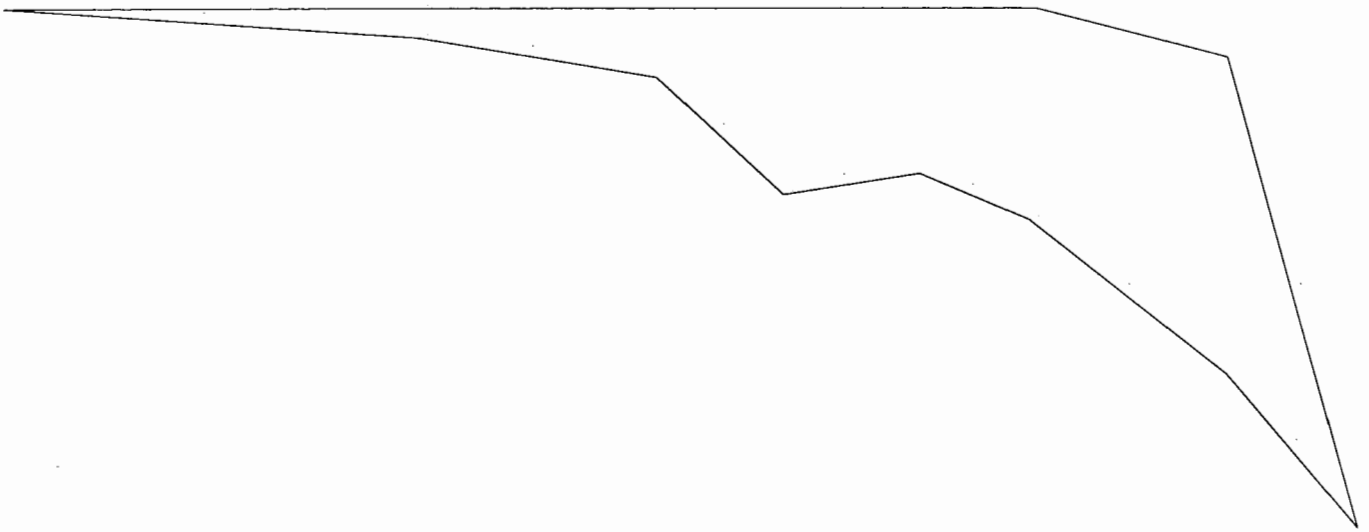
Area = 33947.4729 Sq. Feet or 0.7793 Acres

Database Saved: Thursday, March 05, 1998 12:38 pm.

138



SCALE 1 : 1090.94



139