

# Know all Men by these Presents

That

Leo F. Hooper and Evelyn C. Hooper, husband and wife

of Athens County, Ohio,  
in consideration of One Dollar and other good and valuable considerations

to them in hand paid by W. Franklin Hooper and Barbara L. Hooper

whose address is 9382 Doral Drive, Pittsburgh, Pennsylvania 15237

do hereby Grant, Bargain, Sell and Convey to the said W. Franklin Hooper and Barbara L. Hooper

their heirs and assigns forever, the following described Real Estate, situate in the Township of Athens in the County of Athens and State of Ohio., and in Farm Lots 53 & 36, Section 13, Town 9, Range 14 and more particularly described as follows: Commencing at the Northeast corner of Farm Lot 53; thence S. 02°30'W. along the East line of said F.L. 53, 1.798.09 feet to a point; thence S.82°34'09"E. along a line, 55.61 feet to an iron pin found, said iron pin also being the real point of beginning of the parcel herein described:Thence S.43°55'09"W. along a line, 203.29 feet to an iron bolt found in the centerline of Athens Tp. Rd.58, passing through the said East line of F.L.53 at 83.75 feet; thence N.64°19'00"W.along said centerline of Ath.Tp.Rd. 58, 67.59 feet to a railroad spike set; thence N.55°31'13" W. along said centerline of Ath.Twp.Rd.58, 130.00 feet to a railroad spike set; thence N.28°27'17"E.along the centerline of an existing gravel driveway, 88.41 feet to a railroad spike set,passing through another railroad spike set at 20.00 feet; thence continuing along said existing gravel driveway,along and with the arc of a curve to the right for a distance of 91.15 feet to a railroad spike set,said curve having a radius of 48.00 ft.and a central angle of 108°48'15", the long chord of said curve bearing N.82°51'24" E,78.06 ft. to said railroad spike set;thence S.42°44'28"E. continuing along said existing gravel driveway, 12.41 ft. to a railroad spike set; thence continuing along said existing gravel driveway, along and with the arc of a curve to the left for a distance of 36.12 feet to an iron pipe found, said curve having a radius of 48.00 ft. and a central angle of 43°07'02",the long chord of said curve bearing S.64°17'58"E,35.28 ft. to said iron pipe found;thence departing from said existing gravel driveway, S.82°34'09"E.along a line, 150.57 feet to the P.O.B., passing through the said East line of F.L. 53 at 94.96 feet, and containing a total of 0.7679 acres, of which 0.0429 acre lies in F.L. 36 and 0.7250 acre lies in F.L.53.

Further, it is agreed that the Grantors and/or their heirs or assigns have the perpetual use of a strip of land 10.0 feet in width for Ingress-Egress purposes lying to the East and South of the above described four (4) courses that run along the existing gravel driveway on the West and North sides of the above described 0.7679 Acre Parcel. Also, it is agreed that the Grantees and/or their heirs or assigns have the perpetual use of a strip of land 10.0 feet in width, for Ingress-Egress purposes lying to the West and North of the above described four (4) courses that run along the existing gravel driveway on the West and North sides of the above described 0.7679 acre parcel. Lastly, it is agreed that the Grantor's and/or their heirs or assigns and the Grantee's and/or their heirs or assigns, will share equally in the expense of maintaining the existing gravel driveway, as referred to above, in a condition agreeable to the parties involved. Subject to all legal highways & easements of record.

Last Transfer: Deed Record Volume 228 , Page 227, Athens County Deed Records. Surveyed 10/22/75 by Gerald W. Bayha, Registered Surveyor No. S-6139.

and all the Estate, Right, Title and Interest of the said grantor, in and to said premises; To have and to hold the same, with all the privileges and appurtenances thereunto belonging, to said grantees, their heirs and assigns forever.

And the said Leo F. Hooper and Evelyn C. Hooper

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

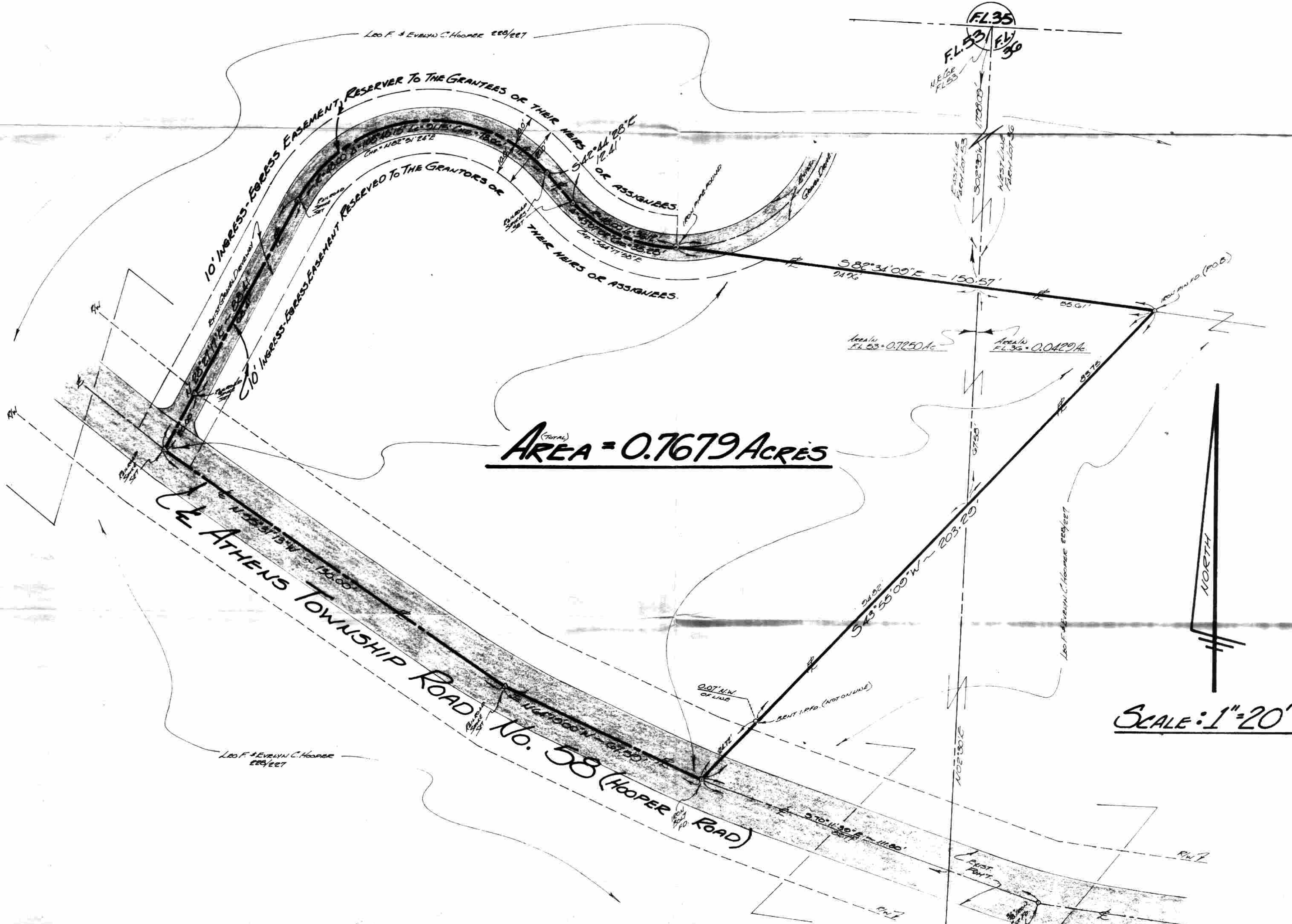
Description checked for  
Mathematical Accuracy.  
ATHENS COUNTY,  
ENGINEER'S OFFICE

BY: Gian M. McPherson

DATE: Nov 7, 1975

89

ATHENS SEC-13



**AREA = 0.7679 ACRES**

**SCALE: 1" = 20'**

90



FOR: **MR. LEO HOOPER**  
154 HOOPER  
ATHENS, OHIO 45701

BY: **GERALD W. BAYHA, P.S.**  
REGISTERED PROFESSIONAL SURVEYOR No. 56139  
Route No. 5, Box No. 204  
ATHENS, OHIO 45701 ~ 614-502-4398

**PLAT OF SURVEY**

OF A 0.7679 ACRE PARCEL STRATE 10  
FL'S 53 AND 36, SECT. 13, RANGE 14, TOWN 9,  
ATHENS TOWNSHIP, ATHENS COUNTY, OHIO.

DRAWN	CHECKED	REVISIONS	DATE	CONTRACT NO.
GB	GB		22 OCT 75	1075-02

