

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 County of Athens, State of Ohio, and in Athens Township, Section 22, Lot No. 102, Town 9 N, Range 14 W, and bounded and described as follows:

PARCEL NO. 2WD

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

Commencing at a point in the North line of Lot 102, the Southeast corner of Lot 137 and the Southwest corner of Lot 194, 44.34 feet left of Station 166+18.09; thence South 85 Degrees 45 Minutes 14 Seconds East along said line a distance of 53.23 feet to centerline Station 165+90.48 from the centerline of a survey made in 1993 by the Ohio Department of Transportation of State Route 682 in Lot 102, Section 22, Athens Township, Athens County, Ohio; thence South 27 Degrees 39 Minutes 29 Seconds East along the centerline a distance of 451.28 feet to centerline Station 161+39.20; thence South 62 Degrees 20 Minutes 31 Seconds West with a right angle from the centerline a distance of 1.45 feet to an angle point in the Grantor's property line, 1.45 feet left of Station 161+39.20; said point being the True Place Of Beginning; thence South 28 Degrees 12 Minutes 40 Seconds East along the Grantor's East property line a distance of 199.20 feet to the Grantor's Southeast property corner, 0.47 feet right of Station 159+40.00; thence North 85 Degrees 36 Minutes 40 Seconds West along the Grantor's South property line a distance of 56.03 feet to an iron pin set at the Southwesterly Existing Right-Of-Way line, 47.02 feet left of Station 159+69.73; thence North 28 Degrees 39 Minutes 29 Seconds West along said line a distance of 34.20 feet to an iron pin set, 47.62 feet left of Station 160+03.93; thence North 34 Degrees 51 Minutes 53 Seconds East along said line a distance of 19.86 feet to an iron pin set, 30.00 feet left of Station 160+13.09; thence North 28 Degrees 36 Minutes 34 Seconds West a distance of 126.27 feet to an iron pin set at the Grantor's Northerly property line, 32.10 feet left of Station 161+39.34; thence North 62 Degrees 37 Minutes 20 Seconds East along said line a distance of 30.64 feet to the Place Of Beginning.

This description is based on a survey made by the Ohio Department of Transportation under the direction and supervision of Franklin D. Blair, Registered Surveyor No. 5676.

It is understood that the strip of land above described contains 0.149 acres, more or less, including the present road which occupies 0.135 acres, more or less.

The above described area of 0.149 acres is to be deleted from Auditor's Parcel No. A04-00200376-00 which contains 3.830 acres.

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: S. Blausen  
DATE: 8-11-94

ATH #22  
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