



# General Warranty Deed\*

WILLIAM K. BOBO and DONNA M. BOBO, Husband and Wife

, of Athens County, Ohio

for valuable consideration paid, grant(s) with general warranty covenants, to  
DAVID L. BOBO and SALENA K. BOBO, husband and wife  
for their joint lives, the remainder to the survivor of them <sup>whose tax-mailing address is</sup>  
15934 Main Street, Millfield, Ohio

the following **REAL PROPERTY**: Situated in the County of Athens in the State  
of Ohio and in the Township of Dover

Situated in Section Sixteen (16), Township Ten (10), Range Fourteen (14), Dover  
Township, Athens County, Ohio and further described as follows:

**TRACT I:** Beginning at the Northeast corner of Lot Number Fifteen (15) in the Town of  
Millfield thence, South three (3) degrees twenty (20) minutes forty-three (43) seconds  
West a distance of four hundred sixty-two (462.00) feet; thence, South eighty-six (86)  
degrees thirty-nine (39) minutes seventeen (17) seconds East a distance of eighty-  
two and five tenths (82.50) feet to the true point of beginning; thence, South three  
(3) degrees twenty (20) minutes forty-three (43) seconds West a distance of one hundred  
ninety-two (192.00) feet; thence, North eighty-six (86) degrees thirty-nine (39) minutes  
seventeen (17) seconds West a distance of seventy-one and five tenths (71.50) feet,  
thence, North three (3) degrees twenty (20) minutes forty-three (43) seconds East a  
distance of one hundred ninety-two (192.00) feet; thence, South eighty-six (86) degrees  
thirty-nine (39) minutes seventeen (17) seconds East a distance of seventy-one and five  
tenths (71.50) feet to the true point of beginning. Containing three hundred fifteen  
thousandths (0.315) acre.

**TRACT II:** Beginning at the Northeast corner of Lot No. Fifteen (15) in the Town of  
Millfield thence, South three (3) degrees twenty (20) minutes forty-three (43) seconds  
West a distance of four hundred sixty-two (462.00) feet; thence South eighty-six (86)  
degrees thirty-nine (39) minutes seventeen (17) seconds East a distance of eleven  
(11.00) feet to the true point of beginning; thence South three (3) degrees twenty (20)  
minutes forty-three (43) seconds West a distance of one hundred ninety-two (192.00)  
feet; thence, North eighty-six (86) degrees thirty-nine (39) minutes seventeen (17)  
seconds West a distance of sixty (60.00) feet, thence, North three (3) degrees twenty  
(20) minutes forty-three (43) seconds East a distance of one hundred ninety-two (192.00)  
feet; thence, South eighty-six (86) degrees thirty-nine (39) minutes seventeen (17)  
seconds East a distance of sixty (60.00) feet to the true point of beginning. Containing  
two hundred sixty-four thousandths (0.264) acre.

\*\* LEGAL CONTINUED ON REVERSE \*\*

Prior Instrument Reference: <sup>Volume 268 page 27</sup> Volume 274 Page 583 of the Deed Records of Athens  
County, Ohio. William K. Bobo and Donna M. Bobo, ~~Wife (Husband)~~ of the  
Grantor, releases all rights of dower therein. Witness their hand(s) this 19th day  
of January, 19 90

Signed and acknowledged in presence of:

Kim Russell

William K. Bobo  
WILLIAM K. BOBO

George P. Berry

Donna M. Bobo  
DONNA M. BOBO

State of Ohio

County of Athens ss.

BE IT REMEMBERED, That on this 19th day of January, 19 90, before me,  
the subscriber, a notary public in and for said state, personally came,  
William K. Bobo and Donna M. Bobo

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Dof 16

Situated in Section Sixteen (16), Township Ten (10), Range Fourteen (14), Dover Township, Athens County, Ohio and further described as follows:

Beginning at the Northeast corner of Lot No. Fifteen (15) in the Town of Millfield thence, South three (3) degrees twenty (20) minutes forty-three (43) seconds West a distance of four hundred sixty-two (462.00) feet to a point being the true point of beginning; thence, South eighty-six (86) degrees thirty-nine (39) minutes seventeen (17) seconds East a distance of eighty-two and five tenths (82.50) feet to an iron pin; thence, South three (3) degrees twenty (20) minutes forty-three (43) seconds West a distance of one hundred ninety-two (192.00) feet to an iron pin; thence, North eighty-six (86) degrees thirty-nine (39) minutes seventeen (17) seconds West a distance of one hundred thirty-one and five tenths (131.50) feet to an iron pin; thence, North three (3) degrees twenty (20) minutes forty-three (43) seconds East a distance of one hundred ninety-two (192.00) feet to an iron pin; thence, South eighty-six (86) degrees thirty-nine (39) minutes seventeen (17) seconds East a distance of forty-nine (49.00) feet to the true point of beginning.

Containing five hundred seventy-nine thousandths (0.579) acre, of which three hundred fifteen thousandths (0.315) acre being part of a tract recorded in Volume 268 page 27 Deed of Records, Athens Co., Ohio and two hundred sixty-four thousandths (0.264) acre being a part of a tract recorded in Volume 274 page 583 Deed of Records, Athens Co., Ohio.

Subject to all legal easements, rights-of-way and leases of record.

The basis for the bearings in the above description is assuming the East line of Lot No. 15 as being South three (3) degrees twenty (20) minutes forty-three (43) seconds West.

This description was prepared by Joseph C. Roman, Registered Surveyor No. 6461 and is based on an actual survey of the premises and existing public records.

*Remainder (of tract II) must be decided separately to show as being continuous and contiguous with 5 Ac parcel to the south.*

*Deed must tie back part of tract II with remainder of 5.66 tract and 8+ Ac piece situated between S12 13 and the 5 Ac piece*

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEER'S OFFICE  
BY: Chris Cotton  
DATE: 3-28-90

FIELD BEARING TRAVERSE STARTING FILE NAME BOBO1 Closures for Bobo's survey  
 FILE SIZE IS 50 POINTS

PT QUAD BEARING DISTANCE ZENITH NORTHING EASTING  
 TEMPERATURE IS 68 AND GRID CORRECTION IS 1.00000000

PT	QUAD	BEARING	DISTANCE	ZENITH	NORTHING	EASTING
1					5000.000	5000.000 P.O.B.
	SE	86 39 17	82.500	90 00 00	82.500	
2	SW	3 20 43	192.000	90 00 00	192.000	
3	NW	86 39 17	131.500	90 00 00	131.500	
4	NE	3 20 43	192.000	90 00 00	192.000	
5	SE	86 39 17	49.000	90 00 00	49.000	
6	CLOSING COORDINATES				5000.000	5000.000

H. CLOSURE

SE 49 23 55  
 .000 CLOSING LINE  
 647.000 DIST TRAVERSED  
 \*\*\*\*\* PRECISION

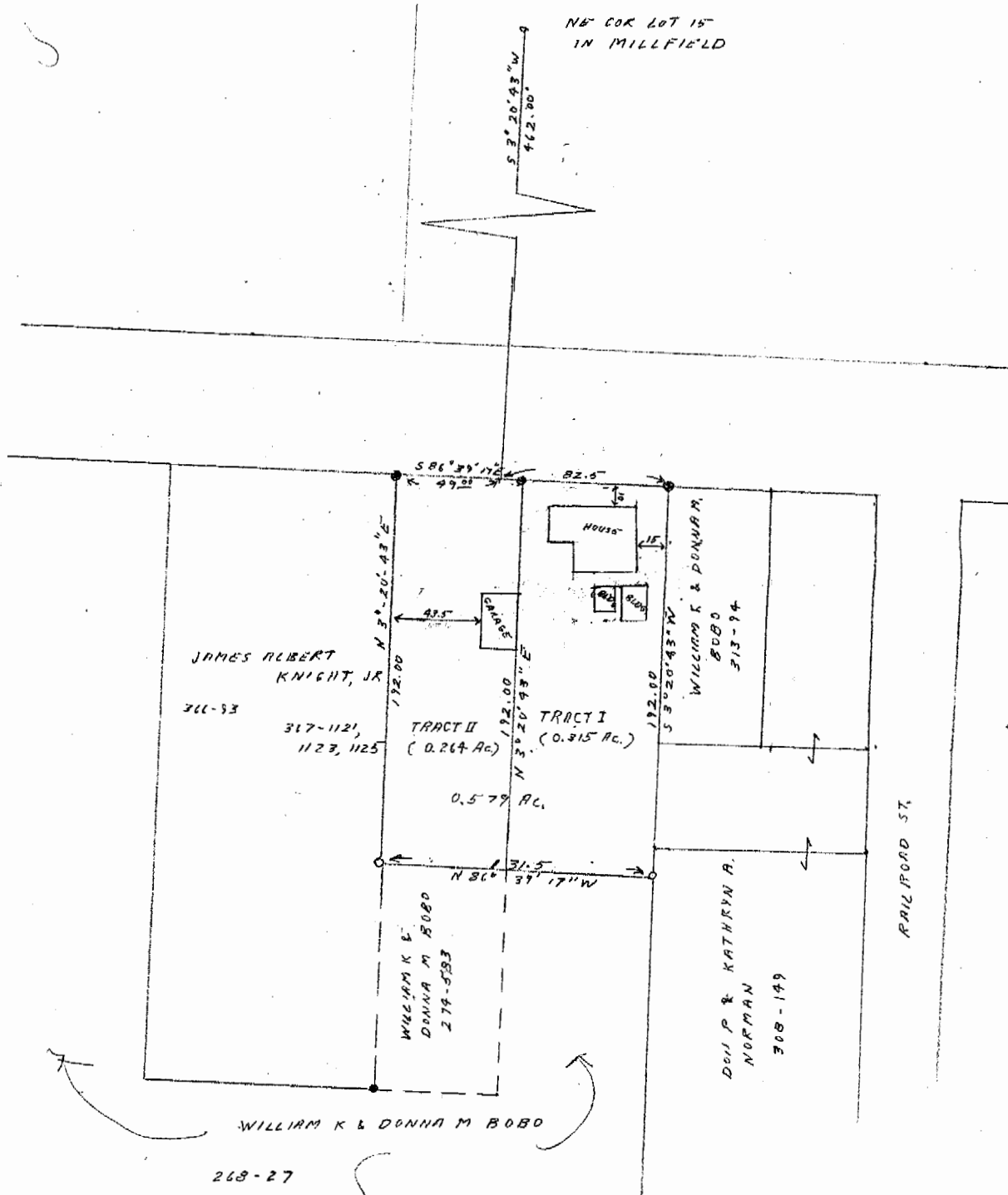
NO ADJUSTMENT BOBO1 Closures for Bobo's survey

PT	QUAD	BEARING	DISTANCE	ZENITH	NORTHING	EASTING
1					5000.000	5000.000 P.O.B.
	SE	86 39 17	82.500			
2	SW	3 20 43	192.000		4995.186	5082.359 Iron pin
3	NW	86 39 17	131.500		4803.513	5071.156 Iron pin
4	NE	3 20 43	192.000		4811.186	4939.880 Iron pin
5	SE	86 39 17	49.000		5002.859	4951.083 Iron pin
6					5000.000	5000.000 P.O.B.

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0.579 ACRE IN SECTION 16,  
DOVER TOWNSHIP, ATHENS COUNTY,

NE COR LOT 15  
IN MILLFIELD



WILLIAM K & DONNA M BOBO  
268-27

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