

WILLIAM M. DOWLER and PHYLLIS Y. DOWLER, Husband and Wife, of Coolville, Athens County, Ohio, for valuable consideration paid, grant with general warranty covenants, to CHARLES E. DOWLER and DEBORAH SUE DOWLER, Husband and Wife, for and during the term of their joint lives, and upon the death of either one of them, then to the survivor of them in fee, whose tax-mailing address is P. O. Box 109C, Route #1, Coolville, Ohio, the following real property situate in the Township of Troy, County of Athens, State of Ohio, more particularly described as follows:

Situate in Section 11, Town 5, Range 11, Troy Township, Athens County, Ohio.

FIRST TRACT:

BEGINNING at a point in an unnamed road; said point being East 879.77', N 24°03' W - 112.40', N 25°54' W - 74.11, & N 25°06' W - 40.78' From the Southwest corner of the East half of the Southwest quarter of section 11; thence S 86°39' W - 168.09' to an iron pipe (passing ref. I.P. at 10.47'); thence N 4°12' W - 233.19' to an iron pipe; thence N 23°02' W - 156.74' to an iron pipe at the Northwest corner of 2.36 acre tract; thence S 87°36' E - 233.87' to a point in unnamed road (passing ref. I.P. at 220.08'); thence S 32°41' W - 135.51' to a point in unnamed road; thence S 15°48' W - 38.94' to a point in unnamed road; thence S 25°06' E - 227.12' to the place of beginning; containing 1.17 acres.

SECOND TRACT:

BEGINNING at a point in the centerline of an unnamed road, said point being East 879.77' from the Southwest corner of the East half of the Southwest quarter of Section 11; thence S 89°57' W - 182.32' to a point in the road; thence N 13°32' E - 71.35' to an iron pipe (passing ref. I.P. at 13.22'); thence N 17°19' W - 89.42' to an iron pipe; thence N 59°30' W - 82.40' to an iron pipe; thence N 86°39' E - 168.09' to a point in another unnamed road (passing ref. I. P. at 157.62'); thence S 25°06' E - 40.78' to a point in road; thence S 25°54' E - 74.11 to a point in road; thence S 24°03' E - 112.40' to the place of beginning; containing 0.66 acre.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE

BY: William M. Watkins

DATE: 7/20/81

Troy Twp. Section 11

The two tracts actually are one parcel of real property containing 1.83 acres. A plat of this parcel is attached hereto and made a part hereof.

Prior Instrument Reference:

Being a part of the property conveyed to WILLIAM M. DOWLER and PHYLLIS Y. DOWLER, Husband and Wife, from R. H. OSBORNE and OLIVE OSBORNE, Husband and Wife, by deed dated April 14, 1975, and recorded in the Athens County Recorder's Office in Deed Book 329, at Page 643.

IN WITNESS WHEREOF, the said WILLIAM M. DOWLER and PHYLLIS Y. DOWLER have hereunto set their hands, this 17 day of July, 1981.

William M. Dowler
WILLIAM M. DOWLER

Phyllis Y. Dowler
PHYLLIS Y. DOWLER

Signed and acknowledged by both parties above in presence of us:

Standra G. Griffith

Marcel R. Adams

STATE OF WEST VIRGINIA,

COUNTY OF WOOD, TO-WIT:

The foregoing instrument was acknowledged before me this _____ day of _____, 1981, by WILLIAM M. DOWLER and PHYLLIS Y. DOWLER, Husband and Wife, Grantors herein.

Notary Public

My Commission Expires: 1-1-1982

This Instrument Prepared By:
ROBERT A. ELLISON
ALBRIGHT, FLUHARTY, BRADLEY & TOWNSEND
Attorneys at Law
Fifth & Green Streets (P.O. Box 1885)
Parkersburg, West Virginia 26101

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