

WARRANTY DEED - STATUTORY FORM

# Know all Men by these Presents

That, **TERESA M. GEYER**, widowed and unmarried, of Muskingum County, State of Ohio, for valuable consideration paid, grant(s), with general warranty covenants, to **DENNIS ROLLINS** and **PATSY ROLLINS**, whose tax mailing address is 3319 National Road, Zanesville, Ohio 43701, the following real property:

Situated in the County of Muskingum, in the State of Ohio, and in the Township of Falls, bounded and described as follows:

Being in the Third Quarter of the First Township, Eighth Range of the United States Military Lands:

Commencing, for reference, at the intersection of the East line of said Quarter Township 3, Township 1, Range 8, and the center of the old location of the National Road (U.S. Route #40); thence run North 78 degrees 00 minutes West on the centerline of said road a distance of 747.5 feet to a point on said centerline; thence North 01 degree 14 minutes West a distance of 231.14 feet to an existing iron pipe, which is the Place of Beginning of the property herein intended to be described; thence run North 78 degrees 00 minutes West a distance of 128.64 feet to an iron pin; thence North 11 degrees 00 minutes West a distance of 161.20 feet; thence North 00 degrees 15 minutes East a distance of 153.05 feet to the North property line of this grantors property; thence South 78 degrees 33 minutes East a distance of 152.32 feet to the Northeast corner of this grantors property; thence South 01 degree 14 minutes East a distance of 307.86 feet to the Place of Beginning containing 1.021 acre, more or less.

This description more accurately describes the property conveyed to Homer Rollins and Ruth Rollins from Gary L. Geyer and Teresa M. Geyer by deed recorded in Volume 662, Page 135, of the Deed Records of said County, and subsequently conveyed to Dennis Rollins and Patsy Rollins (Deed Book 951, Page 197).

Being Muskingum County Auditor's Parcel Nos. 17-17-94-02-28-000 (0.535 acre) and 17-17-94-02-29-000 (0.486 acre).

This description prepared May 9, 1995, by Jerry Lee Gamble R.L.S. 5737, from existing maps, deeds, and an on-the-ground survey of the area by the same in October 1970.

Prior Instrument Reference: Volume 579, Page 191 and Volume 655, Page 222

Witness her hand this

OFFICE COPY  
NOT RECORDABLE

1995.

Signed and acknowledged in the presence of:

TERESA M. GEYER

State of Ohio, } ss.  
Muskingum County

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

By ATL:ob  
6-9-95

Before me, a Notary Public, in and for said County and State, personally appeared the above named **TERESA M. GEYER**, widowed and unmarried, who acknowledged that she did sign the foregoing instrument and that the same is her free act and deed.

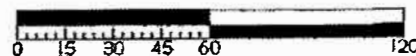
In Testimony Whereof, I have hereunto set my hand and official seal, at Zanesville, Ohio this \_\_\_\_\_ day of \_\_\_\_\_ A.D. 1995

NOTARY PUBLIC

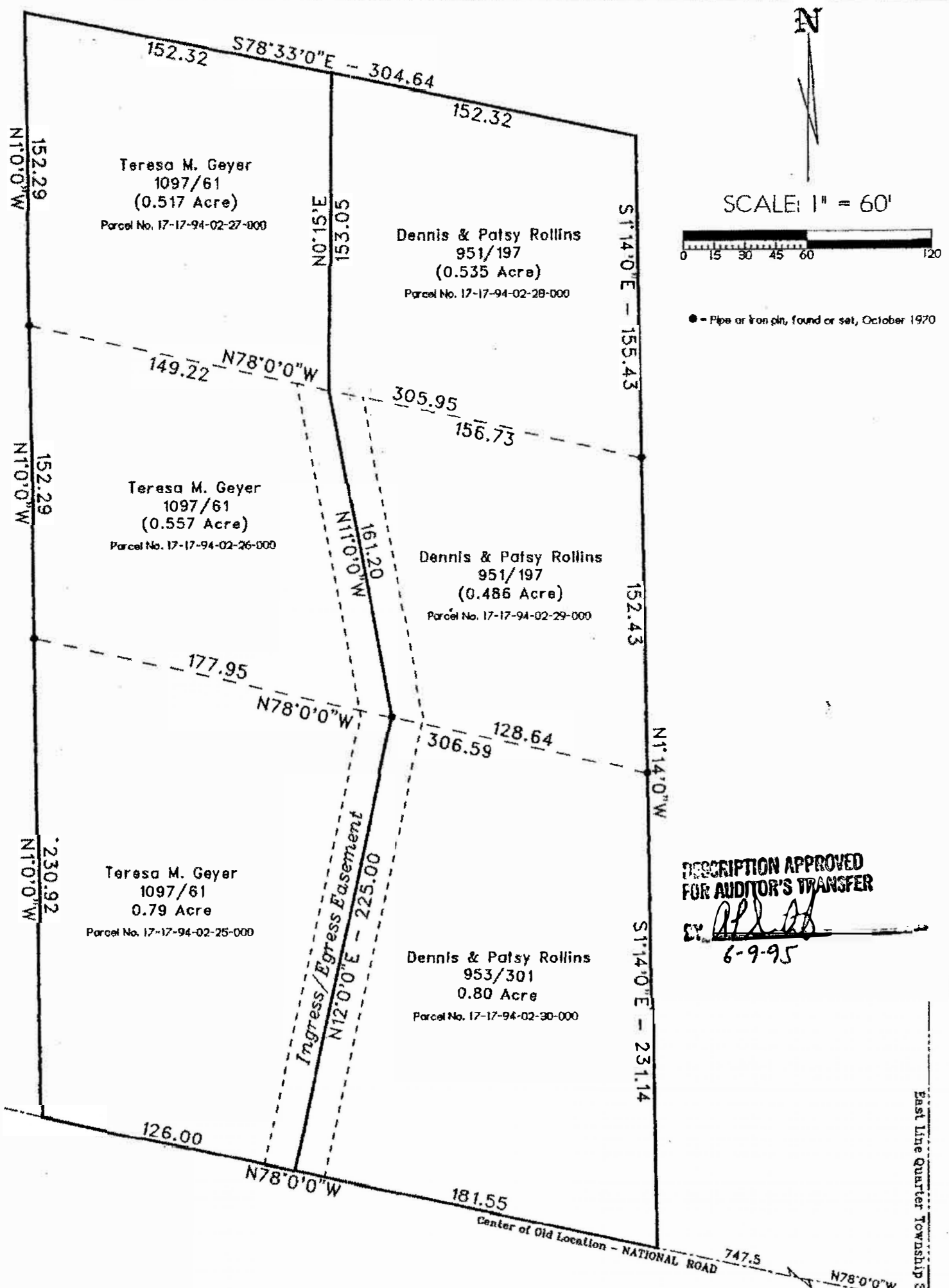
This instrument prepared by Ronald G. LaAsmar, Attorney at Law  
Deed Preparation Only - No Title Search

N

SCALE: 1" = 60'



● = Pipe or iron pin, found or set, October 1970



DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

*[Signature]*  
6-9-95

Sketch Showing Properties of

TERESA M. GEYER

and

DENNIS E. ROLLINS & PATSY A. ROLLINS

Situated in the Township of Falls, Muskingum County, Ohio  
Being part of the Third Quarter, Township 1, Range 8

Date: May 9, 1995

**OFFICE COPY**  
**NOT RECORDABLE**  
Registered Surveyor No. 5737  
713 Lenox Avenue, Zanesville, OH 43701-2432  
Fax/Phone: (614) 453-1187