

ADDRESS N/A

(MUS-16-2.66)
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That M. Scott Sterling and Krystal Sterling

hereinafter referred to as the "Grantor" in consideration of the sum of _____ Dollars (\$_____)

to it paid by the State of Ohio, for the County of Muskingum, 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 Township of Jackson, County of Muskingum, State of Ohio, and in Lot 21, Town 3-N, Range 9-W, and bounded and described as follows:

PARCEL NO. 84WV

Being a parcel of land lying on the left side of the centerline of a survey, made for the Department of Transportation, and recorded in Plat File _____, Slot _____, of the records of Muskingum County and being located within the following described points in the boundary thereof:

Commencing at the intersection of Lots 18, 19, 22, and 23 (iron pin found and used), said point being 1487.20 feet left of proposed S.R. 16 station 1039+10.54; thence S 69°41'14" E a distance of 4226.42 feet to a PK nail set, said point being on the centerline of Old Riley Rd. (T.R. 95) and being 3.18 feet right of station 22+44.25, and the TRUE PLACE OF BEGINNING of this description;

Thence S 02°12'25" W along the centerline of Old Riley Rd. (T.R. 95) a distance of 209.00 feet to a point, said point being the Grantor's Southeast corner and being 2.50 feet right of station 20+35.25; thence N 87°36'03" W along the Grantor's South line a distance of 84.89 feet to an iron pin set, said point being 82.39 feet left of station 20+35.81; thence N 01°47'38" W a distance of 209.56 feet to an iron pin set, said point being on the Grantor's North line and being 96.33 feet left of station 22+44.90; thence S 87°36'03" E along the Grantor's North line a distance of 99.51 feet to the True Place of Beginning.

Stationing for the above description is based on the centerline of Proposed Old Riley Rd. (T.R. 95).

Bearings for the above description were based on the Ohio State Plane Coordinate System, South Zone NAD 83. Description of the above parcel is based on a survey made by Resource International, Inc. by Joseph S. Bolzenius, Registered Surveyor No. 7526, for the State of Ohio, Department of Transportation.

Iron Pin Set is 3/4" diameter, 30" long with plastic ID cap stamped "ODOT D-5".

The grantor reserves the right of ingress and egress to and from residual area.

Property owner claims title through instrument recorded in Volume 1057 at Page 120 in the Records of Muskingum County, Ohio.

The above parcel contains 0.442 acres, more or less of which the present road occupies 0.096 acres, more or less, leaving a net take of 0.346 acres to be taken from Auditor's Parcel 29-29-50-01-03-001 which contains 1.001 acres according to Auditor's Parcel records.

**OFFICE COPY
NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY APB
9-18-98