

(MUS-16-0.30)  
WARRANTY DEED

ADDRESS N/A

KNOW ALL MEN BY THESE PRESENTS:

That William C. Hix, Sr.

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 Section 17, Town 3-N, Range 9-W, and bounded and described as follows:

**PARCEL NO. 19WV-1**

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 sections 13, 14, 17 and 18 (iron pin found and used), said point being 1614.04 feet left of Proposed S.R. 16 centerline station 923+36.33; thence S 29°02'26" W a distance of 3356.18 feet to a PK nail set on the centerline of Fairall Road (T.R. 318), said point being the Grantor's Southeast corner, and being 69.35 feet left of station 292+67.87 (station 20+70.27 on Fairall Road), and being the True Place of Beginning;

Thence S 67°11'30"-W a distance of 62.20 feet to an iron pin set, said point being 91.33 feet left of station 292+14.18; thence N 06°38'15" W a distance of 47.85 feet to an iron pin set, said point being 129.21 feet left of station 292+40.41; thence N 68°37'00" E a distance of 50.00 feet to a PK nail set on the centerline of Fairall Road, said point being 111.36 feet left of station 292+81.90 (Station 21+15.00 on Fairall Road); thence S 21°23'00" E a distance of 44.73 feet to the True Place of Beginning.

Stationing for the above description is based on the centerline of Proposed State Route 16.

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.

Property owner claims title through instrument recorded in Volume 865 at Page 305 in the Records of Muskingum County, Ohio.

The above parcel contains 0.058 acres, more or less of which the present road occupies 0.021 acres, more or less, leaving a net take of 0.037 acres, to be taken from Auditor's Parcel 29-29-40-17-22-001 which contains 12.570 acres.

**OFFICE COPY  
NOT RECORDABLE**

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY PSB

11-21-97