FORM 666X Warranty Deed - OHIO Statutory Form REV 8 76



Know all Men by these Presents

## That GEORGE D. ASEFORD, single,

of Muskingum County, State of Ohio, for valuable consideration paid, grant

with general warranty covenants, to

ELEANOR A. BOCHIN

whose tax mailing address is

the following real property:

14029 Bennington BLD.COPY Middleburg Heistricht 4406 DABLE NOT RECORDABLE of Muskingum, Township of Situated in the State of Ohio, County Clay, T-14, R-14, being part of the Northeast Quarter of Section 13, and more particularly described as follows:

Beginning at a stone at the Southwest corner of the Northeast Quarter of Section 13; thence along the Mid Section Line North 00 degrees 29 minutes 08 seconds East 2143.40 feet to a point in the centerline of Township Road 132, passing an iron pin set at 2125.40 feet; thence along said centerline the next 9 courses to points: 1) South 59 degrees 12 minutes 33 seconds East 135.94 feet; 2) thence South 73 degrees 34 minutes 26 seconds East 109.84 feet; 3) thence South 85 degrees 19 minutes 48 seconds East 148.50 feet; 4) thence South 67 degrees 29 minutes 35 seconds East 107.66 feet; 5) thence South 55 degrees 26 minutes 21 seconds East 116.46 feet; 6) thence South 49 degrees 09 minutes 02 seconds East 518.43 feet; 7) thence South 32 degrees 00 minutes 20 seconds East 188.17 feet; 8) thence South 53 degrees 39 minutes 37 seconds East 115.16 feet; 9) thence South 67 degrees 02 minutes 02 seconds East 173.70 feet; thence leaving said road South 00 degrees 26 minutes 40 seconds West 1292.47 feet to a stone found, passing an iron pin found at 20.38 feet; thence along the Mid Section Line North 89 degrees 50 minutes 06 seconds West 1318.23 feet to the place of beginning, containing 53.85 acres, more or less.

SUBJECT TO all legal highways and easements.

SUBJECT TO to Township Road 132 right-of-way.

Iron pins set are 5/8 inch rebar with plastic identification caps. Bearings are based on the Mid Section Line of Section 13 as being North 00 degrees 29 minutes 08 seconds.

This description was written from a survey made by Kevin Cannon #7224 on April 1, 1997.

SAVING AND EXCEPTING all the coal underlying the above mentioned premises, together with the right of mining the same as fully set forth in a deed from Lewis W. Ashford to the National Hocking Coal Company dated March 13, 1903, recorded in Volume 131, Page 552 of the Muskingum County records, reference to which is hereby made for a complete statement thereof.

SUBJECT TO a reserved life estate to Grantor herein in up to two (2) acres for use as a residential lot for a mobile home, garage and shed (utilities and buildings to be installed at Grantor's expense), for and during the Grantor's natural life only.

BEING PART OF AUDITOR'S PARCEL NUMBER: 13-13-70-13-03-000(PT).

The Grantor's right to the landowner's royalties on the oil and gas lease covering the above-described premises is also conveyed to the Grantee, her heirs and assigns; SUBJECT to the pro-rata share of the total landowner's royalties going to Russell Smith, his heirs and assigns, as a result of the Grantor's previous conveyance of additional ground covered by the current oil and gas lease north of Township Road 132 to Russell Smith.

DESCRIPTION APPROVED FOR AUDIFORS TRANSFER EX MAXIAL 5-15-97

