

As Introduced

**129th General Assembly
Regular Session
2011-2012**

H. B. No. 512

Representative Maag

—

A B I L L

To amend Section 753.25 of Am. Sub. H.B. 153 of the 1
129th General Assembly to correct the legal 2
property description in a previously authorized 3
conveyance of state-owned real estate, to 4
authorize the Governor to execute the necessary 5
deeds for the conveyance of thirteen state 6
properties, to authorize the Ohio Historical 7
Society to execute a deed conveying state-owned 8
real estate to the United States, and to authorize 9
the Director of Administrative Services to execute 10
an easement granting to the City of Cambridge a 11
perpetual interest in real estate associated with 12
an existing water supply line at the Cambridge 13
Developmental Center. 14

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF OHIO:

Section 1. That Section 753.25 of Am. Sub. H.B. 153 of the 15
129th General Assembly be amended to read as follows: 16

Sec. 753.25. (A) The Governor is authorized to execute a deed 17
in the name of the state conveying to the Board of County Hospital 18
Trustees of The MetroHealth System ("MetroHealth"), in the name of 19
the County of Cuyahoga, State of Ohio, its successors and assigns, 20

all of the state's right, title, and interest in the following 21
listed ~~parcels of described~~ real estate located in the County of 22
Cuyahoga, State of Ohio: ~~00821-008, 00821-009, 00821-010,~~ 23
~~00821-011, 00821-012, 00821-013, 00821-014, 00821-015, 00821-016,~~ 24
and ~~00821-017.~~ 25

~~In preparing the deed, the Auditor of State, with the 26
assistance of the Attorney General, shall develop a legal 27
description of the real estate in conformity with the actual 28
bounds of the real estate. 29~~

Parcel I 30

Description of a 2.732 Acre Tract 31

Located northerly of the intersection of South Point Drive and 32
Ginger Court, Cleveland, Ohio. 33

Situated in the City of Cleveland, County of Cuyahoga, State of 34
Ohio, being part of the Original Brooklyn Township Lot No. 73, 35
Range 13 West, Township 7 North of the Connecticut Western Reserve 36
Survey and being all of a tract of land as conveyed to the State 37
of Ohio by deed of record in Deed Volume 10350, Page 563 and being 38
of all of subplot numbers 18 through 26 and part of subplot number 39
27 as shown in the East View Addition by plat of record in Plat 40
Volume 16, Page 19 as conveyed to the State of Ohio by deeds of 41
records in Deed Volume 6640, Page 166; Deed Volume 6640, Page 168; 42
Deed Volume 7285, Page 321; Deed Volume 7227, Page 11; Deed Volume 43
7678, Page 487; Deed Volume 7627, Page 589; Deed Volume 7287, page 44
718; Deed Volume 7285, page 319; Deed Volume 7420, Page 102; and 45
Deed Volume 7638, Page 296 respectively; all record document 46
references in this legal description being to the Recorder's 47
Office, Cuyahoga County, Ohio and being more particularly bounded 48
and described as follows: 49

Beginning at the southwesterly corner of said subplot 18, at a 50

southeasterly corner of a tract of land conveyed to the County of Cuyahoga, Ohio by deed of record in Automatic Filing Number (A.F.N.) 199911231424 and on the northerly right-of-way line of South Point Drive, 50 feet in width and also known as Aiken Avenue, said point also being the TRUE POINT OF BEGINNING of the herein described tract of land;

01. Thence North 00°02'06" West, a distance of 362.37 along the extension of and the westerly line of said subplot number 18, along the westerly line of said State of Ohio tract as conveyed in Deed Volume 10350, Page 563 and along an easterly line of said County of Cuyahoga, Ohio tract to a point;

02. Thence South 76°52' 15" East, a distance of 415.12 feet along the northerly line of said State of Ohio tract as conveyed in Deed Volume 10350, Page 563 and along a southerly line of said County of Cuyahoga, Ohio tract to a point;

03. Thence South 13°06'56" West, a distance of 275.04 feet along the easterly line of said State of Ohio tract as conveyed in Deed Volume 10350, Page 563, along a westerly line of said County of Cuyahoga tract and along the westerly line of a tract of land as conveyed to the Board of Trustees of the Cuyahoga County Hospital by deed of record in Deed Volume 11670, Page 921 passing through said subplot number 27 to a point on the southerly line of said subplot number 27 and on the northerly right-of-way line of said South Point Drive;

04. Thence South 89°57'54" West, a distance of 341.64 feet along the southerly lines of said subplot numbers 27, 26, 25, 24, 23, 22, 21, 20, 19 and 18 and along the northerly line of said South Point Drive to the True Point of Beginning and containing 2.732 acres, more or less, and subject to all legal easements, restrictions, reservations, conditions and right-of-ways of previous record.

The basis of bearing in this description is based on the

centerline line of South Point Drive being 82

North 89°58'22" East as recorded in the Map of Lot Split and 83

Consolidation for The County of Cuyahoga in Plat Volume 300, Page 84

30. 85

This description is intended to describe Cuyahoga County Auditor's 86

parcel numbers 008-21-008, 008-21-009, 008-21-010, 008-21-011, 87

008-21-012, 008-21-013, 008-21-014, 008-21-015, 008-21 -016 and 88

008-21-017. 89

This description is based on a field survey made by Michael Benza 90

& Associates, Inc. in October 2011 under project number 5290. 91

Parcel 2 92

Description of a 0.597 Acre Tract 93

Located southwesterly of the intersection of South Point Drive and 94

Ginger Court, Cleveland, Ohio. 95

Situated in the City of Cleveland, County of Cuyahoga, State of 96

Ohio, being part of the Original Brooklyn Township Lot No. 73, 97

Range 13 West, Township 7 North of the Connecticut Western Reserve 98

Survey and being of all of subplot numbers 32 through 38 and part 99

of subplot number 39 as shown in the East View Addition by plat of 100

record in Plat Volume 16, Page 19 as conveyed to the State of Ohio 101

by deeds of records in Deed Volume 11317, Page 91; Deed Volume 102

11369, Page 27; Deed Volume 12168, Page 997; Deed Volume 12117, 103

Page 239; Deed Volume 11861, Page 587; Deed Volume 121 1I, Page 104

951 and Deed Volume 11870, page 961; respectively; all record 105

document references in this legal description being to the 106

Recorder's Office, Cuyahoga County, Ohio and being more 107

particularly bounded and described as follows: 108

Beginning at the northeasterly corner of said subplot number 32, at 109

the southwesterly corner of the intersection of South Point Drive, 110

50 feet in width and also known as Aiken Avenue, and Ginger Court, 111

12 feet in width, said point also being the TRUE POINT OF 112
BEGINNING of the herein described tract of land; 113

01. Thence South 02°57'49" West, a distance of 94.11 along the 114
easterly line of said subplot number 32 and along the westerly 115
right-of-way line of said Ginger Court to a point; 116

02. Thence South 46°10'37" West, a distance of 8.77 feet along the 117
southeasterly line of said subplot number 32 and along the 118
northwesterly right-of-way line of said Ginger Court to a point; 119

03. Thence South 89°58'22" West, a distance of 251.42 feet along 120
the southerly lines of said subplot numbers 32 through 29 and along 121
the northerly line of said Ginger Court to a point; 122

04. Thence North 00°01'38" West, a distance of 100.05 feet along 123
the westerly of line of the said tract of land conveyed to the 124
State of Ohio by Deed Volume 11870, Page 961 and along the 125
easterly line of the tract of land as conveyed to the County of 126
Cuyahoga by deed of record in Deed Volume 12525, Page 665 to a 127
point on the southerly right-of-way line of said South Point 128
Drive; 129

05. Thence North 89°58'18" East, a distance of 262.66 feet along 130
the northerly lines of said subplot numbers 39, 38, 37, 36, 35, 34, 131
33 and 32 and along the southerly line of said South Point Drive 132
to the True Point of Beginning and containing 0.597 acres, more or 133
less, and subject to all legal easements, restrictions, 134
reservations, conditions and right-of-ways of previous record. 135

The basis of bearing in this description is based on the 136
centerline line of South Point Drive being North 89°57'55" East as 137
recorded in the Map of Lot Split and Consolidation for The County 138
of Cuyahoga in Plat Volume 300, Page 30. 139

This description is intended to describe Cuyahoga County Auditor's 140
parcel numbers 008-21-19, 008-21-020, 008-21-021, 008-21-022, 141
008-21-023, 008-21-024 and 008-21-025. 142

<u>This description is based on a field survey made by Michael Benza</u>	143
<u>& Associates, lnc in October 2011 under project number 5290.</u>	144
<u>Parcel 3</u>	145
<u>Description of a 0.035 Acre Tract</u>	146
<u>Located southeasterly of the intersection of South Point Drive and</u>	147
<u>Ginger Court, Cleveland, Ohio.</u>	148
<u>Situated in the City of Cleveland, County of Cuyahoga, State of</u>	149
<u>Ohio, being part of the Original Brooklyn Township Lot No. 73,</u>	150
<u>Range 13 West, Township 7 North of the Connecticut Western Reserve</u>	151
<u>Survey and being part of subplot numbers 29, 30 and 31 as shown in</u>	152
<u>the East View Addition by plat of record in Plat Volume 16, Page</u>	153
<u>19 as conveyed to the State of Ohio by deeds of records in Deed</u>	154
<u>Volume 11177, Page 349; Deed Volume 11164, Page 285 and Deed</u>	155
<u>Volume 11165, Page 113; respectively; all record document</u>	156
<u>references in this legal description being to the Recorder's</u>	157
<u>Office, Cuyahoga County, Ohio and being more particularly bounded</u>	158
<u>and described as follows:</u>	159
<u>Beginning at the northwesterly corner of said subplot number 29, at</u>	160
<u>a southeasterly corner of the intersection of South Point Drive,</u>	161
<u>50 feet in width and also known as Aiken Avenue, and Ginger Court,</u>	162
<u>12 feet in width, said point also being the TRUE POINT OF</u>	163
<u>BEGINNING of the herein described tract of land;</u>	164
<u>01. Thence North 89°57'55" East, a distance of 15.85 along the</u>	165
<u>northerly line of said subplot number 29 and along the southerly</u>	166
<u>right-of-way line of said South Point Drive to a point on the</u>	167
<u>northwesterly corner of a tract of land conveyed to the Cuyahoga</u>	168
<u>County Commissioners, Cuyahoga County, Ohio by deed of record in</u>	169
<u>Automatic Filing Number (A.F.N.) 199904160080, designated as State</u>	170
<u>Parcel 3049EL;</u>	171
<u>02. Thence along a curve to the right having a radius of 23.50</u>	172
<u>feet, an arc length of 23.01 a chord bearing South 39°31'07" East</u>	173

and chord distance of 22.10 feet and along an easterly line of 174
said Cuyahoga County Commissioners tract, passing through said 175
sublot number 29 to a point; 176

03. Thence along a curve to the right having a radius of 520.30 177
feet, an arc length of 73.94 feet, a chord bearing of South 178
27°33'59" West and a chord distance of 73.88 feet and along an 179
easterly line of said Cuyahoga County Commissioners tract, passing 180
through said subplot numbers 29, 30 and 31 to a point on the 181
easterly right-of-way line of said Ginger Court; 182

04. Thence North 02°57'49" East, a distance of 82.65 feet along 183
the westerly of lines of said subplot numbers 31, 30 and 29 and 184
along the easterly right-of-way line of said Ginger Court to the 185
True Point of Beginning and containing 0.035 acres, more or less, 186
and subject to all legal easements, restrictions, reservations, 187
conditions and right-of-ways of previous record. 188

The basis of bearing in this description is based on the 189
centerline line of South Point Drive being North 89°57'55" East as 190
recorded in the Map of Lot Split and Consolidation for The County 191
of Cuyahoga in Plat Volume 300, Page 30. 192

This description is intended to describe Cuyahoga County Auditor's 193
parcel numbers 008-21-074, 008-21-075 and 008-21-076. 194

This description is based on a field survey made by Michael Benza 195
& Associates, Inc. in October 196
2011 under project number 5290. 197

Parcel 4 198

Description of a 0.494 Acre Tract 199

Located northerly of the Eglindale Avenue, southerly of Ginger 200
Court and easterly of Scranton Road Cleveland, Ohio. 201

Situated in the City of Cleveland, County of Cuyahoga, State of 202
Ohio, being part of the Original Brooklyn Township Lot No. 73, 203

Range 13 West, Township 7 North of the Connecticut Western Reserve 204
Survey and being all of subplot numbers 77 through 81 and being 205
part of subplot numbers 82 and 83 as shown in the East View 206
Addition by plat of record in Plat Volume 16, Page 19 as conveyed 207
to the State of Ohio by deeds of records in Deed Volume 12789, 208
Page 311; Deed Volume 12930, Page 567; Deed Volume 12781, Page 209
999; Deed Volume 12902, Page 155; Deed Volume 12773, Page 135; 210
Deed Volume 12777, Page 287 and Deed Volume 11362, Page 445; 211
respectively; all record document references in this legal 212
description being to the Recorder's Office, Cuyahoga County, Ohio 213
and being more particularly bounded and described as follows: 214

Beginning at the southwesterly corner of said subplot number 77 and 215
on the northerly right-of-way line of Eglindale Avenue, 50 feet in 216
width, said point also being the TRUE POINT OF BEGINNING of the 217
herein described tract of land; 218

01. Thence North 00°01'38" West, a distance of 100.02 along the 219
westerly line of said subplot number 77 and along the easterly line 220
of a tract of land as conveyed to the County of Cuyahoga by deed 221
of record in Deed Volume 12527, Page 595 to a point on the 222
southerly right-of-way line of Ginger Court; 223

02. Thence North 89°58'22" East, a distance of 255.00 along the 224
northerly lines of said subplot numbers 77 through 83 and along the 225
southerly right-of-way line of Ginger Court to a point on an 226
westerly line of a tract of land conveyed to the Cuyahoga County 227
Commissioners, Cuyahoga County, Ohio by deed of record in 228
Automatic Filing Number (A.F.N.) 199904160080, designated as State 229
Parcel 3049EL; 230

03. Thence South 38°37'28" West, a distance of 128.09 along an 231
easterly line of said Cuyahoga County Commissioners tract, passing 232
through said subplot numbers 82 and 83 to a point on the 233
southeasterly corner of said subplot 81 and on the northerly 234
right-of-way line of said Eglindale Avenue; 235

04. Thence South 89°58'45" West, a distance of 175.00 feet along 236
the southerly lines of said subplot numbers 81, 80, 79, 78 and 77 237
and along the northerly right-of-way line of said Eglindale Avenue 238
to the True Point of Beginning and containing 0.494 acres, more or 239
less, and subject to all legal easements, restrictions, 240
reservations, conditions and right-of- ways of previous record. 241

The basis of bearing in this description is based on the 242
centerline line of Eglindale Avenue being North 89°58'45" East as 243
recorded in the Map of Lot Split and Consolidation for The County 244
of Cuyahoga in Plat Volume 300, Page 30. 245

This description is intended to describe Cuyahoga County Auditor's 246
parcel numbers 008-21-040, 008-21-041, 008-21-042, 008-21-043, 247
008-21-044, 008-21-045 and 008-21-046. 248

This description is based on a field survey made by Michael Benza 249
& Associates, Inc. in October 2011 under project number 5290. 250

This description may be modified to final form if modifications 251
are needed. 252

Authority to complete this conveyance is dependent upon the 253
City of Cleveland's release of its reversionary interest in the 254
property, where applicable. 255

Notwithstanding ORC Chapter 5709, on the effective date of this 256
section, any real estate taxes, interest, penalties, or 257
assessments, if any, now payable or as a lien on the parcels of 258
this section, are abated, remitted, and exempted. 259

(B) Consideration for conveyance of the real estate shall be 260
ten dollars. 261

(C) The state shall convey the real estate described in 262
division (A) of this section together with the building situated 263
upon it, along with the amount of \$3,400,000 to demolish the 264
building. Notwithstanding any provision of law to the contrary, 265

the Director of Mental Health shall disburse \$3,400,000 from 266
appropriation item C58010, Campus Consolidation, as set forth in 267
Sub. H.B. 462 of the 128th General Assembly, to the grantee within 268
thirty days after the conveyance of the real estate. After the 269
disbursement, the state shall, within four months, complete a 270
physical inventory of assets, relocate assets that are to be 271
removed from the building, and itemize assets that are to remain 272
with the transferred real estate and building. 273

(D) The real estate described in division (A) of this section 274
shall be sold as an entire tract and not in parcels. 275

(E) The grantee shall pay all costs associated with the 276
purchase and conveyance of the real estate, including costs of any 277
surveys and recordation costs of the deed. 278

(F) The grantee shall not, during any period that any bonds 279
issued by the state to finance or refinance all or a portion of 280
the real estate described in division (A) of this section are 281
outstanding, use any portion of the real estate for a private 282
business use without the prior written consent of the state. As 283
used in this division: 284

(1) "Private business use" means use, directly or indirectly, 285
in a trade or business carried on by any private person other than 286
use as a member of, and on the same basis as, the general public. 287
Any activity carried on by a private person who is not a natural 288
person shall be presumed to be a trade or business. 289

(2) "Private person" means any natural person or any 290
artificial person, including a corporation, partnership, limited 291
liability company, trust, or other entity and including the United 292
States or any agency or instrumentality of the United States, but 293
excluding any state, territory, or possession of the United 294
States, the District of Columbia, or any political subdivision 295
thereof that is referred to as a "state or local governmental 296

unit" in Treasury Regulation 1.103-1(a) and any person that is 297
acting solely and directly as an officer or employee of or on 298
behalf of such a governmental unit. 299

(G) The grantee shall not sell, convey, or transfer ownership 300
of the real estate described in division (A) of this section 301
before December 1, 2019, or before receiving written confirmation 302
from the state that all of the state's bonded capital indebtedness 303
associated with any of the buildings located on the real estate 304
has been fully satisfied. 305

(H) The Auditor of State, with the assistance of the Attorney 306
General, shall prepare a deed to the real estate. The deed shall 307
state the consideration and the conditions and restrictions and 308
shall be executed by the Governor in the name of the state, 309
countersigned by the Secretary of State, sealed with the Great 310
Seal of the State, presented in the Office of the Auditor of State 311
for recording, and delivered to the grantee. The grantee shall 312
present the deed for recording in the Office of the Cuyahoga 313
County Recorder. 314

(I) This section expires one year after its effective date. 315

Section 2. That existing Section 753.25 of Am. Sub. H.B. 153 316
of the 129th General Assembly is hereby repealed. 317

Section 3. (A) Pursuant to section 5911.10 of the Revised 318
Code, the Governor is authorized to execute a deed in the name of 319
the state, conveying to a purchaser or purchasers to be determined 320
in the manner provided in division (E) of this section, and the 321
purchaser or purchaser's successors and assigns or heirs and 322
assigns, all of the state's right, title, and interest in the 323
following described parcels of real estate, associated with the 324
Marion Armory, the Eaton Armory, and the Eaton MVSB, that the 325
Adjutant General has determined are no longer needed by the Ohio 326

National Guard for armory or military purposes: 327

(1) Marion Armory property: 328

Situate in the State of Ohio, County of Marion and Township of 329
Claridon, and being a part of the south half of Section No. 18 and 330
part of the north half of Section No. 19 in Township 5 South, 331
Range 16 East, more particularly described as follows; 332

Beginning at an Iron Pipe in the center of U. S. Highway No. 30, 333
said Pipe being 71 feet northeasterly of the North-South half 334
Section Line of aforesaid Section No. 18 and Three Thousand Eight 335
Hundred Two (3,802') feet northeasterly (measured along the center 336
line of U. S. Highway No. 30) from the center of Pole Lane Road 337
(Marion County Road No. 174) and the west line of aforesaid 338
Section No. 19. Said beginning point also being on the North 339
boundary line of the Marion Engineer Depot Land and at the 340
northeast corner of the herein described parcel of land; 341

Thence leaving the center line of said Highway and the north 342
boundary line of Engineer Depot Land and bearing South 24 degrees 343
30 minutes East, on a line parallel to and 50 feet westerly 344
(measured perpendicularly) from the center line of First Street in 345
the Marion Engineer Depot, a distance of One Thousand Two Hundred 346
Thirty-Six and Four tenths feet (1236.4') to an Iron Pipe; 347

Thence South 14 degrees 10 minutes East along the west bank of an 348
open ditch (crossing the main R. R, track of the Engineer Depot at 349
402 feet) a distance of Four Hundred Seventy-Four and Five-tenths 350
feet (474.5') to a U. S. government concrete survey monument at a 351
corner in the south and west boundary line of the Engineer Depot 352
Land; 353

Thence following the Southerly boundary line of the Engineer Depot 354
Land the following courses and distances; 355

North 79 degrees 53 minutes West a distance of Eight Hundred Four 356
feet (804') to a U. S. Government concrete survey monument; 357

Thence North 71 degrees 38 minutes West a distance of One Thousand 358
One Hundred Sixty-One feet (1161') to an Iron Pipe; 359

Thence North 8 degrees 30 minutes West (crossing the Main R. R. 360
track of the Engineer Depot) a distance of One Hundred 361
Twenty-Three and Eighty-five hundredths feet (123.85') to an Iron 362
Pipe; 363

Thence Easterly and Northerly along a survey line established by 364
Marion County Engineers, July 1963, the following courses and 365
distances; 366

South 88 degrees 10 minutes East One Hundred Thirty-Seven and 367
Two-tenths feet (137.2') to an Iron Pipe; 368

Thence North 73 degrees 22 minutes East Three Hundred Twenty-Four 369
and seventy-five hundredths feet (324.75') to an Iron Pipe; 370

Thence North 65 degrees 28 minutes East Five Hundred Thirteen and 371
Seven tenths feet (513.7') to an Iron Pipe; 372

Thence North 8 degrees 30 minutes West Five Hundred Sixty-five and 373
Five-tenths feet (565.5') to an Iron Pipe in the center of 374
aforesaid U. S. Highway No. 30 and the North Boundary Line of 375
Marion Engineer Depot Land; 376

Thence North 81 degrees 30 minutes East along the center line of 377
U. S. Highway 30 and north boundary line of the Engineer Depot 378
Land One Hundred Forty-one and two tenths feet (141.2') to an Iron 379
Pipe at the P. C. (point of beginning) of a Three degree curve to 380
the left; 381

Thence along the arc of said Three degree curve (radius 1910 feet, 382
tangent 267 feet, central angle 16 degrees) a distance of Three 383
Hundred Twenty-One (321) feet to an Iron Pipe in the center of 384
aforesaid U. S. Highway No. 30 and the Point of Beginning, 385
containing Thirty-Two and Naught Sixty-Two Thousandths acres 386
(32.062); more or less. Subject to any and all existing easements, 387

licenses, etc., recorded or unrecorded, for public highways, 388
roads, railroads, pipelines, drainage, sewer mains, and public 389
utilities, if any. 390

Subject to the following specific conditions, restrictions, 391
easements and reservations to the United States of America, and 392
its assigns, as referenced in the deed from the United States of 393
America, acting by and through the Administrator of General 394
Services to the State of Ohio and recorded in Deed Book 405, Page 395
17, in the Recorder's Office, Marion County, Ohio: 396

1. Title to the Railroad Tracks traversing the above-described 397
property and serving the Marion Engineer Depot; together with 398
perpetual easements for rights-of-way, and the right of ingress 399
and egress thereto at all times over and through the 400
above-described property to use, maintain, repair, renew, relocate 401
or remove all or any portion of said railroad tracks or any of the 402
appurtenances, over, across, in and upon premises in question, and 403
described as follows: 404

Situate in the State of Ohio, County of Marion, and Township of 405
Claridon, and being a part of the South half of Section No. 18 and 406
a part of the north half of Section No. 19 in Township 5 South, 407
Range 16 East. 408

Easement for Main Railroad Track to Marion Engineer Depot – being 409
a strip of land Thirty (30') feet in width, with Fifteen (15) feet 410
lying on each side of the centerline of said main Railroad track. 411
The course of the centerline of said track is described as 412
follows: 413

Beginning at a point on the west boundary line of aforesaid Parcel 414
No. 3, said point being North 8° 30' West 75.5 feet from the 415
Southwest corner of said Parcel No. 3; 416

Thence South 75° 15' East and on the centerline of aforesaid Main 417
Railroad track a distance of Sixteen Hundred Ninety-one feet 418

(1691') to a point; 419

Thence South 75° 50' East, Two Hundred Fifty-four feet (254') to a 420
point on the East Boundary Line of aforesaid Parcel No. 3. Said 421
point being North 14° 10' West 94.5 feet from the South East 422
corner of aforesaid Parcel No. 3. 423

Also, an Easement for Railroad Track No. 3 to Marion Engineer 424
Depot: Being a strip of land thirty feet (30') in width, with 425
fifteen feet (15') lying on each side of the centerline of said 426
Railroad track No. 3. 427

The course of the center line of said Track No. 3 is described as 428
follows; 429

Beginning at a point on the East Boundary Line of aforesaid Parcel 430
No. 3 and on the center line of said Railroad track No. 3. Said 431
beginning point being 64 feet North of the center line of B Avenue 432
and 50 feet west of the center line of 1st Street in Marion 433
Engineer Depot; 434

Thence Southwesterly on the center line of said Railroad track No. 435
3, One Hundred Thirty feet (130') to the (P. S.) point of Switch 436
for track No. 3 at track No. 4 to Marion Engineer Depot. 437

Also, an Easement for Railroad Track No.4 to Marion Engineer 438
Depot. Being a strip of land thirty feet (30') in width, with 439
fifteen (15') feet lying on each side of the center line of said 440
Railroad Track No. 4. 441

The course of the center line of said Rail road Track No. 4 is 442
described as follows: 443

Beginning at a point on the East Boundary Line of aforesaid Parcel 444
No. 3 and on the center line of aforesaid Railroad track No. 4; 445
said point being 51 feet North of the center line of B Avenue and 446
50 feet West of the center line of 1st Street in Marion Engineer 447
Depot; 448

thence South 65° 30' West on the center line of aforesaid Railroad Track No. 4 a distance of One Thousand One Hundred Eighty feet (1180') to the (P. C.) Point of beginning of a 10 degree curve to the right;

Thence along the arc of said curve and on the center line of aforesaid Track No. 4 a distance of Four Hundred Ten feet (410') to a point on the West Boundary line of aforesaid Parcel No. 3. Said point being 84 feet North 8° 30' West from the South West corner of said Parcel No. 3.

Also, an Easement for Railroad Track No. 5 to Marion Engineer Depot. Being a strip of land Thirty feet (30') in width, with Fifteen feet (15') lying on each side of the center line of said Railroad Track No. 5;

The course of the center line of Said Track No. 5 is described as follows:

Beginning at a point on the East Boundary Line of aforesaid Parcel No. 3 and on the center line of aforesaid Railroad Track No. 5. Said point being 40 feet South of the center line of B. Avenue and 50 feet West of the center line of 1st Street in Marion Engineer Depot;

Thence South 79° West on the center line of aforesaid Railroad Track No. 5 a distance of Three Hundred feet (300') to the (P. C.) Point of Curve to the left;

Thence along the arc of said curve and on the center line of said Railroad Track No. 5, One Hundred sixty-one feet (161') to (P. S.) Point of Switch for Track No. 5 at Track No. 4 to Marion Engineer Depot.

Also, an Easement for Railroad Track No. 7 to Marion Engineer Depot. Being a strip of land Thirty (30) feet in width, with Fifteen (15) feet lying on each side of the center line of said Railroad Track No. 7.

The course of the center line of said Track No. 7 is described as follows: 480
481

Beginning at a point on the East Boundary Line of aforesaid Parcel No. 3 and on the center line of aforesaid Railroad Track No. 7. 482
483
Said point being 86 feet south of the center line of C Avenue and 50 feet West of the center line of 1st Street in Marion Engineer Depot. 484
485
486

Thence South 65° 30' West on the center line of aforesaid Railroad Track No. 7 a distance of Seven Hundred Sixty-six (766) feet to the (P. C.) Point of Beginning of a 10 degree curve to the right; 487
488
489

Thence along the arc of said curve and on the center line of aforesaid Railroad Track No. 7 a distance of Three Hundred Ninety-eight feet (398') to the (P.S.) Point of Switch for Track No. 7 at the Main Railroad track to Marion Engineer Depot. 490
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Also, an Easement for Railroad Track No. 8 to Marion Engineer Depot. Being a strip of and Thirty feet (30') in width, with Fifteen feet (15') lying on each side of the center line of said Railroad Track No. 8. The course of the center line of said Track No. 8 is described as follows: 494
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Beginning at a point on the East Boundary Line of aforesaid Parcel No. 3 and on the center line of aforesaid Track No. 8, said point being 106 feet south of the center line of C Avenue and 50 feet west of the center line of 1st Street in Marion Engineer Depot; 499
500
501
502

Thence South 65° 30' West on the center line of aforesaid Railroad Track No. 8 a distance of Six Hundred Forty-four feet (644') to the (P. C.) Point of Curve to the right; 503
504
505

Thence along the arc of said curve and on the center line of said Railroad Track No. 8 a distance of One Hundred Ninety feet (190') to the (P. S.) Point of Switch for Track No. 8 at Track No. 7 to Marion Engineer Depot. 506
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509

Also, an Easement for Railroad Track No. 9 to Marion Engineer Depot. Being a strip of: land Thirty feet (30') in width, with Fifteen feet (15') lying on each side of the center line of said Railroad Track No. 9.

The course of the center line of said Track No. 9 is described as follows:

Beginning at a point on the East Boundary line of aforesaid Parcel No. 3 and on the center line of aforesaid Railroad Track No. 9. Said point being 106 feet North of the center line of D Avenue and 50 feet West of the center line of 1st Street in Marion Engineer Depot;

Thence South 65° 30' west on the center line of aforesaid Railroad Track No. 9 a distance of Five Hundred Forty-seven feet (547') to the (P. C.) Point of Beginning of a 10 degree curve to the right;

Thence along the arc of said curve and on the center line of aforesaid Railroad Track No. 9 a distance of Three Hundred Eighty-five feet (385') to the (P. S.) Point of Switch for Track No. 9 at the Main Railroad Track to the Marion Engineer Depot.

Also, an Easement for Railroad Track No. 10 in Marion Engineer Depot. Being a strip of land Thirty (30) feet in width, with Fifteen (15) feet lying on each side of the center line of said Railroad Track No. 10, The course of the center line of said Track No. 10 is described as follows:

Beginning at a point on the East Boundary line of aforesaid Parcel No. 3 and on the center line of aforesaid Track No. 10. Said point being 86 feet North of the center line of D Avenue and 50 feet west of the center line of 1st Street in Marion Engineer Depot;

Thence South 65° 30' West on the center line of aforesaid Railroad Track No. 10 a distance of Two Hundred Eighty-five (285) feet to the (P. C.) Point of beginning of a 3 degree curve to the right;

Thence along the arc of said curve and on the center line of said Railroad Track No. 10 a distance of Three Hundred Fifteen (315) feet to the (P. S.) Point of Switch for Track No. 10 at track No. 9 to the Marion Engineer Depot.

2. The right to use the existing water service line traversing the above-described property and serving the Marion Engineer Depot, and described as follows:

Situate in the State of Ohio, County of Marion and Township of Claridon, and being a part of the North half of Section No. 19 in Township 5 South, Range 16 East, and being a strip of land Thirty (30) feet in width, (15 feet on each side of the center line of aforesaid water service line traversing aforesaid Parcel No. 3). The course of said center line is described as follows:

Beginning at a point on the West boundary line of aforesaid Parcel No. 3, said point being North 8° 30' East forty-four (44) feet from the south west corner of aforesaid Parcel No. 3;

Thence South 75°15' East, One Thousand Two Hundred Seventy (1270) feet more or less to an angle in aforesaid water service line;

Thence North 65° 30' East (passing under the main R. R. track to Engineer Depot at about 50 feet) Two Hundred Seventy (270) feet to an angle in said water service line;

Thence North 86° East Seventy-five (75) feet, more or less, to an angle in said water service line;

Thence North 65° 30' East One Hundred Thirty (130) feet, more or less, to an angle in said water service line;

Thence North 42° East Seventy-five (75) feet, more or less, to an angle in said water service line;

Thence North 65° 30' East, sixty-five (65) feet, more or less, to a point in the East Boundary line of aforesaid Parcel No. 3, said point being 50 feet west of the center line of 1st Street and

about 31 feet south of the center line of D Avenue in Marion 570
Engineer Depot. 571

3. The right to use the electric power lines and poles along U. S. 572
Highway No. 30S, which traverse premises in question and service 573
the Marion Engineer Depot, and described as follows: 574

Situate in the State of Ohio, County of Marion and Township of 575
Claridon, and being a part of the South half of Section No. 18 in 576
Township 5 south, Range 16 East, and being the South half (30 feet 577
in width) of the 60 foot Right of way of aforesaid U. S. Highway 578
No. 30S and extending along the north side of aforesaid Parcel No. 579
3, and is described as follows: 580

Beginning at the most northern Northwest corner of said Parcel No. 581
3 and on the center line of aforesaid Highway No. 30S; 582

Thence North 81° 30' East, along the center line of said Highway, 583
a distance of One Hundred Forty One and Two Tenths (141.2) feet to 584
the P. C. (Point of beginning) of a 3 degree curve to the left; 585

Thence Northeasterly on the arc of said curve and on the center 586
line of said U. S. Highway 30S a distance of Three Hundred 587
Twenty-one (321) feet to the North East corner of aforesaid Parcel 588
No. 3; 589

Thence South 24° 30' East, along the East boundary line of said 590
Parcel No. 3, a distance of Thirty (30) feet to a point on the 591
south Right of Way line of aforesaid U. S. Highway 30S; 592

Thence Southwesterly along said Right of Way line, concentric to 593
and 30 feet distant from the center line of U. S. Highway No. 30S, 594
a distance of Three Hundred Thirty (330) feet to a Highway Right 595
of Way monument; 596

Thence continuing along said Right of Way line, South 81° 30' 597
West, One Hundred Forty-one and Two tenths (141.2) feet to a point 598
in the West boundary line of aforesaid Parcel No. 3; 599

Thence North 8° 30' West along said boundary line, a distance of 600
Thirty (30) feet to the point of beginning. 601

4. The right to use the existing sanitary sewer lines, storm 602
sewers, and appurtenances thereto traversing premises in question 603
and servicing the Marion Engineer Depot. 604

(2) Eaton Armory property: 605

Situated in the County of Preble, State of Ohio, and in the 606
Village of Eaton, Ohio, and bounded and described as follows, to 607
wit: Being One Hundred and Forty-five (145) feet taken evenly off 608
the North end of Lots Numbered Two Hundred and Seventy-three and 609
Two Hundred and Seventy-four, as the same are known and designated 610
on the Recorded Plat of the Village of Eaton, Ohio. 611

(3) Eaton MVS property: 612

Tract 1 613

Situated in the Northwest Quarter of Section Two (2), Township 614
Seven (7) North, Range Two (2) East, City of Eaton, Washington 615
Township, Preble County, Ohio, being part of a 5.86 acre tract, 616
which is part of OutLot 153, as described in Deed Records Volume 617
256, Page 311, in the office of the Preble County Recorder, and 618
being more particularly described as follows: 619

Commencing at the intersection of the south line of St. Clair 620
Street, and the west line of Nation Avenue, said intersection also 621
being the northeast corner of Lot 1943; 622

thence North 89° 02' 05" West 100.00 feet along the south line of 623
St. Clair Street, to the northwest corner of Lot 1943, being the 624
TRUE POINT OF BEGINNING for the tract herein described, witness an 625
iron pipe found South 2° 16' 50" East 0.69 feet; 626

thence South 00° 08' 01" West 251.41 feet along the west line of 627
Lot 1943 and the west line of a tract described in Deed Records 628
Volume 372, Page 495, to an iron pin set, witness an iron pin in 629

concrete found, North 89° 20' 28" East 2.95 feet; 630

thence North 89° 02' 05" West 131.00 feet along the north line of 631
OutLot 154 as described in Deed Records Volume 195, Page 450, to 632
an iron pin set, witness an iron pin in concrete found South 75° 633
17' 45" East 3.13 feet; 634

thence South 00° 07' 57" West 376.68 feet along the west line of 635
OutLot 154, to a point, witness an iron pin in concrete found 636
South 82° 38' 03" East 073 feet; 637

thence North 88° 55' 44" West 155.36 feet along the north line of 638
a tract described in Deed Records Volume 115, Page 169, to the 639
centerline of the Norfolk and Western railroad, witness a railroad 640
spike found South 88° 55' 44" East 33.47 feet; 641

thence North 10° 18' 54" West 512.14 feet along said [centerline, 642
to a point, witness an iron pin set South 89° 21' 15" East 33.61 643
feet; 644

thence South 89° 21' 15" East 169.93 feet along the south line of 645
OutLot 155 as described in Deed Records Volume 320, Page 787, said 646
south line being 40.15 feet south of and parallel with the south 647
line of the main building of the former Washington Motor Building, 648
to an Iron pin set, witness a railroad spike found North 39° 33' 649
05" West 2.47 feet; 650

thence North 00° 03' 49" West 124.56 feet along the east line of 651
OutLot 155, said east line being 40.00 feet east of and parallel 652
with the east line of said building, to a point, witness a 653
railroad spike found South 89° 44 11" West 0.17 feet; 654

thence South 89° 02' 05" East 209.73 feet along the south line of 655
St. Clair Street, to the point of beginning, containing 3.311 656
acres, more or less, being subject to legal easements of record. 657

Bearings for the above description are based upon the south line 658
of the northeast quarter (North 89° 56' 20" East), per State Plane 659

Coordinates System per Kramer & Associates, Drawing D-057. 660

Iron pins set in the above description are 5/8 inch by 30 inch 661
reinforcing rod, with aluminum cap stamped "Kramer, Eaton, 662
Richmond." 663

Surveyed and prepared by Douglas E. Kramer, Registered Surveyor 664
#6329 on February 15, 1994, as shown on Drawing D-651, by Kramer a 665
Associates, Eaton, Ohio and Richmond, Indiana. 666

Prior Instrument References: Volume 378, Page 768 and Volume 393 667
Page 440 of the Deed Records of the Preble County, Ohio Recorder. 668

Parcel No.: M40000608301006000 669

Tract 2 670

Being a tract of land situated in the northwest quarter of Section 671
No. 2, Township 7, Range 2 East (Washington Township, Preble 672
County, Ohio) and described as follows, to wit: 673

Beginning at a stone on the south line of Public Lane Street, and 674
309.30 feet west of the west line of Nation Avenue (or Short 675
Street) of the Village of Eaton, in the said County, 676

thence South 41' East 122.65 feet with a line 40 feet east and 677
parallel with the east end of the Washington Motor Building, to a 678
stake 40 feet east and 40.15 feet south of the south east corner 679
of the water table of said building, 680

thence North 85°45' West 169.10 feet with a line 40.15 feet south 681
and parallel with the south line of the main building of said 682
Motor Company to the center of the P.C. C. & St. L. Railway, 683

thence North 10°55' West 124.90 feet with the center of said 684
railroad to the south line of said Public Lane. 685

Thence South 89°45' East 192.66 feet with the south line of said 686
Public Lane to the place of Beginning, containing 0.509 of an acre 687
of land, subject to the right of way of said railroad. 688

Parcel No.: M40000608301009000 689

The Director of Administrative Services may adjust the legal 690
descriptions to accommodate any corrections deemed necessary to 691
facilitate recordation of the deed. 692

(B) The deed for the Marion Armory property shall contain the 693
following requirement: The grantee shall maintain all existing 694
utility lines, which include the water service line, sanitary 695
sewer lines, storm sewer lines, electric pole and power lines, and 696
appurtenances thereto, that traverse the property and service the 697
Marion Engineer Depot. The grantee shall bear the entire cost of 698
maintenance of the utilities. 699

(C) If a parcel is sold to a municipal corporation, township, 700
or county and that political subdivision sells the parcel within 701
two years after its purchase, the political subdivision shall pay 702
to the state, for deposit into the state treasury to the credit of 703
the Armory Improvements Fund pursuant to section 5911.10 of the 704
Revised Code, an amount representing one-half of any net profit 705
derived from that subsequent sale. The net profit shall be 706
computed by first subtracting the price at which the political 707
subdivision bought the parcel from the price at which the 708
political subdivision sold the parcel, and then subtracting from 709
that remainder the amount of any expenditures the political 710
subdivision made for improvements to the parcel. 711

(D) At the request of the Adjutant General, the Department of 712
Administrative Services shall, pursuant to the procedures 713
described in division (e) of this section, assist in the sale of 714
any of the parcels. 715

(E) The Adjutant General's Department shall appraise the 716
parcels or have them appraised by one or more disinterested 717
persons for a fee to be determined by the Adjutant General. The 718
Adjutant General shall offer the parcels for sale in their "as is" 719

condition as follows: 720

(1) The Adjutant General first shall offer a parcel for sale 721
at its appraised value to the municipal corporation or township in 722
which it is located. 723

(2) If, after sixty days, the municipal corporation or 724
township has not accepted the Adjutant General's offer to sell the 725
parcel at its appraised value or has accepted the offer but has 726
failed to complete the purchase, the Adjutant General shall offer 727
the parcel at its appraised value to the county in which it is 728
located. 729

(3) If, after sixty days, the county has not accepted the 730
Adjutant General's offer to sell the parcel at its appraised value 731
or has accepted the offer but has failed to complete the purchase, 732
the Adjutant General shall, in concert with the Department of 733
Administrative Services, arrange a public auction, and the parcel 734
shall be sold to the highest bidder at a price acceptable to the 735
Adjutant General. The Adjutant General may reject any and all bids 736
through the auctioneer. 737

The Adjutant General shall advertise each public auction in a 738
newspaper of general circulation within the county in which the 739
parcel is located, once a week for three consecutive weeks prior 740
to the date of the auction. The terms of sale of the parcel 741
pursuant to the public auction shall be payment of ten per cent of 742
the purchase price in cash, bank draft, or certified check on the 743
date of sale, with the balance payable within sixty days after the 744
date of sale. A purchaser who does not timely complete the 745
conditions of the sale shall forfeit to the state the ten per cent 746
of the purchase price paid on the date of the sale as liquidated 747
damages. 748

Should a purchaser not complete the conditions of sale as 749
described herein, the Adjutant General and its auctioneer is 750

authorized to accept the next highest bid from the auction by 751
collecting ten per cent of the purchase price from the secondary 752
bidder and proceed to close the sale, so long as the secondary bid 753
meets all other criteria provided for in this division. 754

(F) Advertising costs, appraisal fees, and other costs of the 755
sale of the parcels shall be paid by the Adjutant General's 756
Department. 757

(G) Upon the payment of ten per cent of the purchase price of 758
a parcel in accordance with division (E)(3) of this section or 759
upon notice from the Adjutant General's Department that a parcel 760
has been sold to a municipal corporation, township, or county in 761
accordance with division (E)(1) or (2) of this section, the Auditor 762
of State, with the assistance of the Attorney General, shall 763
prepare a deed for that parcel. The deed shall state the 764
consideration and any applicable requirements. The deed shall be 765
executed by the Governor in the name of the state, countersigned 766
by the Secretary of State, sealed with the Great Seal of the 767
State, and presented for recording in the Office of the Auditor of 768
State. The deed shall be delivered to the buyer at closing when 769
the balance of the purchase price is collected by the state. The 770
buyer shall present the deed for recording in the office of the 771
county recorder of the county in which the parcel is located. 772

(H) The net proceeds of the sale of the parcels shall be 773
deposited into the state treasury to the credit of the Armory 774
Improvements Fund pursuant to section 5911.10 of the Revised Code. 775

(I) This section expires five years after its effective date. 776

Section 4. (A) The Governor is authorized to execute a deed 777
in the name of the state conveying to the City of Defiance (the 778
"grantee"), and its successors and assigns, all of the state's 779
right, title, and interest in the following described real estate: 780

A tract of land lying in Defiance County, State of Ohio, Township 781
of Defiance, and known as a part lot 34 of the Auditors Plat of 782
Lots between the Maumee and Auglaize Rivers, being known as the 783
State Fish Hatchery Grounds. Being part southeast quarter (SE $\frac{1}{4}$) 784
of Section twenty-seven (27), Township four (4) North, Range four 785
(4) East, and being more particularly described as follows: 786

Commencing at a point being the centerline at the southerly end of 787
the Miami and Erie Canal Lock No. 34; thence South $48^{\circ}-06'-00''$ West 788
a distance of four hundred twenty-nine and one tenth (429.10) 789
feet, to a point; thence North $41^{\circ}-54'-00''$ West a distance of 790
five hundred seven and sixty-nine hundredths (507.69) feet to an 791
iron pin, said iron pin being the true point of beginning; thence 792
North $48^{\circ}-06'-00''$ East a distance of four hundred twenty-nine and 793
ten hundredths (429.10) feet to an iron pin; thence South 794
 $41^{\circ}-54'00''$ East a distance of one hundred fifty and thirty-nine 795
hundredths (150.39) feet to an iron pin, said iron pin being on 796
the northerly right-of-way line of South Jackson Street; thence 797
North $46^{\circ}-52'00''$ East along said northerly right-of-way line a 798
distance of one hundred ninety-one and twenty seven hundredths 799
(191.27) feet to an iron pin; thence North $16^{\circ}-58'00''$ West a 800
distance of three hundred ninety-two and one hundredths (392.01) 801
feet to an iron pin; thence North $19^{\circ}-56'-00''$ West a distance one 802
hundred ninety-one and sixty-five hundredths (191.65) feet to an 803
iron pin; thence North $00^{\circ}-57'-00''$ West a distance of one hundred 804
four and no hundredths (104.00) feet to an iron pin; thence North 805
 $21^{\circ}-23'-00''$ West a distance of three hundred forty-six and 806
twenty-five hundredths (346.25) feet to an iron pin, said point 807
being on the southerly right-of-way line of the Norfolk and 808
Western Railroad right-of-way line, being a curve $0^{\circ}-30'-00''$ 809
right, South $68^{\circ}-25'-15''$ West, a cord distance of four hundred 810
seventy-nine and seventy-four hundredths (479.74) feet to an iron 811
pipe; thence leaving the said southerly Norfolk and Western 812
Railroad right-of-way line, South $2^{\circ}-39'-00''$ West, a distance of 813

eight hundred fifty and eighty-six hundredths (850.86) feet to an iron pipe; thence South 41°-54'-00" East a distance of three hundred fifty and two hundredths (350.02) feet to the above mentioned true point of beginning. It being the intent of this instrument to convey jurisdiction of that portion of land which is presently occupied by the city of Defiance - Parks Department, and containing fifteen and thirty-two hundredths (15.32) acres more or less, subject to existing easements, restrictions and right-of-way of record.

Being part of Tax I.D. Parcel No. B110027001601.

Note: All bearings used herein are assumed for descriptive purposes only and are not referenced to true or magnetic North.

(B) Consideration for conveyance of the real estate shall be \$90,000, as derived by mutual agreement reached between the state and the grantee through an executed Offer to Purchase. Of this amount, \$20,000 shall be paid at closing and transfer of title, and \$70,000 shall be credited at closing for tenant improvements the grantee has made to the real estate.

(C) The real estate shall be sold as an entire tract and not in parcels.

(D) Prior to the execution of the deed, possession of the real estate shall be governed by an existing interim lease between the Department of Administrative Services and the grantee.

(E) The grantee shall pay the costs of the conveyance, including recordation costs of the deed.

(F) Upon payment of the purchase price, the Auditor of State, with the assistance of the Attorney General, shall prepare a deed to the real estate. The deed shall state the consideration. The deed be executed by the Governor in the name of the state, countersigned by the Secretary of State, sealed with the Great Seal of the State, presented in the Office of the Auditor of State

for recording, and delivered to the grantee. The grantee shall 845
present the deed for recording in the Office of the Defiance 846
County Recorder. 847

(G) The net proceeds of the sale of the real estate shall be 848
deposited in the state treasury to the credit of the Armory 849
Improvements Fund pursuant to section 5911.10 of the Revised Code. 850

(H) This section expires one year after its effective date. 851

Section 5. (A) The Governor is authorized to execute a deed 852
in the name of the state conveying to the Spanish War Veteran 853
Association (the "grantee"), Erie County, Ohio, and its successors 854
and assigns, all of the state's right, title, and interest in the 855
following described real estate: 856

Situated in the Third Section of Vermilion Township, County of 857
Erie and State of Ohio: 858

Being a part of Lot. No. 33 in the Third Section of Vermilion 859
Township, Erie County, Ohio, lying north of the Cleveland-Sandusky 860
Road and more fully described as follows: 861

Beginning at a point in the center line of the Cleveland-Sandusky 862
Road (I.C.H. No. 3) said point being 137 feet westerly from the 863
intersection of said Cleveland-Sandusky Road and the east line of 864
Lot No. 33; 865

Thence westerly along the center line extended of the said 866
Cleveland-Sandusky Road 263 feet to a point; 867

Thence in a northwesterly direction along a line at right angles 868
to the said center line extended of the said Cleveland-Sandusky 869
Road 243 feet to a point in the waters of Lake Erie; 870

Thence in an easterly direction and parallel to the said center 871
line of the Cleveland-Sandusky Road to a point in the waters of 872
Lake Erie; 873

Thence southerly along a line parallel to the east line of Lot No. 874
33 to the place of beginning, excepting the south 81.6 feet as 875
measured at right angles from the center line of the 876
Cleveland-Sandusky Road. 877

Parcel No.: 12-61002.000 878

The Director of Administrative Services may adjust the legal 879
description to accommodate any corrections necessary to facilitate 880
recordation of the deed. 881

(B) Consideration for conveyance of the real estate is the 882
purchase price of \$10. 883

(C) The real estate was originally conveyed to the state of 884
Ohio in 1934 to qualify for a federal Works Projects 885
Administration erosion and tidal wave mediation project. Once the 886
construction project was completed, the state was to have returned 887
title to this property to the Spanish War Veteran Association. The 888
intent of this section is to correct this oversight. 889

(D) The grantee shall pay all costs associated with the 890
conveyance, including recordation costs of the deed. 891

(E) Upon payment of the purchase price, the Auditor of State, 892
with the assistance of the Attorney General, shall prepare a deed 893
to the real estate. The deed shall state the consideration. The 894
deed shall be executed by the Governor in the name of the state, 895
countersigned by the Secretary of State, sealed with the Great 896
Seal of the State, presented in the Office of the Auditor of State 897
for recording, and delivered to the grantee. The grantee shall 898
present the deed for recording in the Office of the Erie County 899
Recorder. 900

(F) This section expires one year after its effective date. 901

Section 6. (A) The Governor is authorized to execute a deed 902
in the name of the state conveying to a buyer or buyers to be 903

determined in the manner provided in this section, all of the 904
state's right, title and interest in the following described real 905
estate that the Director of Administrative Services has determined 906
is no longer required for state purposes: 907

Situated in the Village of Apple Creek, Township of East Union, 908
County of Wayne and State of Ohio and being known as a part of Out 909
Lot Fourteen (14) as platted in Plat Volume 1, Pages 280 - 285 and 910
more fully described as follows: 911

Beginning at a stone at the northeasterly comer of Lot No. 91 as 912
platted in Plat Vol. 1, Page 280, said point being at a bend in 913
Grange Street, according to the plat of the Village of Apple Creek 914
and also on the westerly line of lands owned by the State of Ohio; 915

1. thence North 45° 00' 00" West along northerly line of 916
Grange Street 85.20 feet to an iron pin; 917

2. thence North 45° 00' 00" East 221.76 feet to an iron pin; 918

3. thence North 81° 55' 00" East 232.38 feet to an iron pin; 919

4. thence South 08° 05' 00" East 350.00 feet to an iron pin; 920

5. thence South 81° 55' 00" West along the Northerly line of 921
O. L. 15, 285.00 feet to a point, referenced by an iron pin North 922
81° 55' 00" East 4.00 feet; 923

6. thence North 34° 23' 24" West along the easterly line of 924
Lot No. 91 and the westerly line of lands owned by the State of 925
Ohio 165.86 feet to the place of beginning and containing 2.68 926
acres, more or less. 927

See survey "DD"-492 928

The real property described above is conveyed subject to all 929
easements, covenants, conditions and restrictions of record; all 930
legal highways; zoning, building and other laws, ordinances and 931
regulations; and real estate taxes and assessments not yet due and 932

payable. 933

Tax Parcel Number: 28-00467.000 Prior Instrument Reference: 934

Official Record 623, Page 1611 of the Wayne County Records. 935

The Director of Administrative Services may adjust the legal 936
description to accommodate any corrections deemed necessary to 937
facilitate recordation of the deed. 938

(B) The Director of Administrative Services shall offer the 939
real estate, and the improvements and chattels located on the real 940
estate, for sale "as is" in its present condition according to the 941
following process: 942

(1) The real estate shall be sold as an entire parcel and not 943
subdivided. 944

(2) The Director of Administrative Services shall conduct a 945
public auction and the real estate shall be sold to the highest 946
bidder at a price acceptable to both the Director of 947
Administrative Services and the Director of Developmental 948
Disabilities. 949

The Director of Administrative Services shall advertise the 950
public auction in a newspaper of general circulation within Wayne 951
County, once a week for three consecutive weeks prior to the date 952
of the auction. 953

The Director of Administrative Services may reject any and 954
all bids from the public auction. 955

The terms of sale shall be ten per cent of the purchase price 956
in cash, bank draft, or certified check on the date of sale, with 957
the balance payable within sixty days after the date of sale. A 958
purchaser who does not complete the conditions of the sale shall 959
forfeit the ten per cent of the purchase price presented at the 960
time of sale to the state as liquidated damages. Should a 961
purchaser not complete the conditions of sale, the Director of 962

Administrative Services may accept the next highest bid by 963
collecting ten per cent of the revised purchase price from that 964
bidder and proceed to close the sale, so long as the secondary bid 965
meets all other criteria provided for in this division. 966

(3) Advertising costs, appraisal fees, and other costs 967
incident to the conveyance shall be paid by the Department of 968
Developmental Disabilities. 969

(C) Upon notice from the Director of Administrative Services 970
that the real estate has been sold, the Auditor of State, with the 971
assistance of the Attorney General, shall prepare a deed to the 972
real estate, conveying it to the purchaser identified by the 973
Director of Administrative Services. The deed shall be executed by 974
the Governor, countersigned by the Secretary of State, presented 975
in the Office of the Auditor of State for recording, and delivered 976
to the grantee at closing and upon the grantee's payment of the 977
balance of the purchase price. The grantee shall present the deed 978
for recording in the Wayne County Recorder's Office. 979

(D) The net proceeds of the sale of the real estate shall be 980
deposited in the state treasury to the credit of the Mental Health 981
Improvement Fund to offset bond indebtedness for Gallipolis 982
Developmental Center capital projects. 983

(E) This section expires three years after its effective 984
date. 985

Section 7. (A) The Governor is authorized to execute a deed 986
in the name of the state conveying to the Board of County 987
Commissioners of Guernsey County, Ohio (the "grantee"), and its 988
successors and assigns, all of the State's right, title, and 989
interest in the following described real estate: 990

Situated in the State of Ohio, County of Guernsey, Township of 991
Cambridge, and being a part of the Northwest Quarter of Section 3, 992

Township 2, Range 3, of the United States Military Lands, and 993
being a part of a 256.55 Acre parcel as conveyed to The State of 994
Ohio by deed of record in Deed Volume 215, Page 522, and being a 995
part of parcel number 02-03838.000, all references being to those 996
of record in the Recorder's Office in Guernsey County, Ohio. The 997
1.07 Acre parcel being more particularly bounded and described as 998
follows: 999

Commencing at a mag nail found marking the Southwest Corner of the 1000
Northwest Quarter of Section 3, and also being the centerline 1001
intersection of Oldham Road and Lalakus Drive. 1002

Thence North 1°53'49" East, 1281.16 Feet along the centerline of 1003
Lalakus Drive to an iron pin found (5/8" rebar with yellow cap 1004
labeled "WARD 7356"), marking the point of intersection of Lalakus 1005
Drive and Toland Drive. 1006

Thence South 88°37'29" East, 825.61 Feet along the centerline of 1007
Toland Drive to a point. 1008

Thence South 1°22'31" West, 40.00 Feet to an iron pin set on the 1009
southerly right-of-way line of Toland Drive and being the Point of 1010
Beginning for the herein described 1.07 Acre Parcel. 1011

Thence South 88°37'29" East, 223.20 Feet along the southerly 1012
right-of-way line of Toland Drive to an iron pin set. 1013

Thence across the said 256.55 Acre State of Ohio parcel the 1014
following five courses and distances: 1015

South 2°34'59" West, 218.95 Feet to an iron pin set. 1016

North 88°40'03" West, 217.05 Feet to an iron pin set. 1017

North 10°05'12" East, 136.85 Feet to an iron pin set. 1018

Northwesterly with a curve to the right bearing North 1019
30°43'34" West, 44.64 Feet, with a radius of 40.00 Feet, and a Arc 1020
Length of 47.36 Feet, to an iron pin set. 1021

North 3°11'34" East, 45.99 Feet to the Point of Beginning and 1022

containing 1.07 Acres more or less according to a field survey 1023
made by the Department of Administrative Services General Services 1024
Division, Office of Real Estate and Planning, during September of 1025
2009. 1026

Subject however to all legal easements and or rights-of-way if any 1027
of public record. All iron pins set are 5/8" rebar 30" in length 1028
with an orange I.D. Cap labeled "BLAINE 7830". 1029

The Director of Administrative Services may adjust the legal 1030
description to accommodate any corrections necessary to facilitate 1031
recordation of the deed. 1032

(B) Consideration for conveyance of the real estate shall be 1033
\$5,000 paid to the state at closing according to a mutual 1034
agreement reached between the state and the grantee through an 1035
executed Offer to Purchase. 1036

(C) The real estate shall be sold as an entire tract and not 1037
in parcels. 1038

(D) The grantee shall pay the costs of the conveyance, 1039
including recordation costs of the deed. 1040

(E) Prior to the execution of the deed, possession of the 1041
real estate shall be governed by an existing interim lease between 1042
the Department of Administrative Services and the grantee. 1043

(F) Upon payment of the purchase price, the Auditor of State, 1044
with the assistance of the Attorney General, shall prepare a deed 1045
to the real estate. The deed shall state the consideration. The 1046
deed shall be executed by the Governor in the name of the state, 1047
countersigned by the Secretary of State, sealed with the Great 1048
Seal of the State, presented in the Office of the Auditor of State 1049
for recording, and delivered to the grantee. The grantee shall 1050
present the deed for recording in the Office of the Guernsey 1051
County Recorder. 1052

(G) This section expires one year after its effective date. 1053

Section 8. (A) The Governor is authorized to execute a deed 1054
in the name of the state conveying to a buyer or buyers to be 1055
determined in the manner provided in this section, all of the 1056
state's right, title, and interest in the following described real 1057
estate that the Director of Administrative Services has determined 1058
is no longer required for state purposes: 1059

Situated in the State of Ohio County of Gallia, Township of 1060
Addison, being in Section 13, Town 4 N, Range 14 W, Ohio Company 1061
Purchase. Being part of that parcel of land described in Volume 1062
180 Page 825, conveyed to the State of Ohio, and being more 1063
particularly described as follows: 1064

Commencing at a Concrete Monument found at centerline station 1065
933+36.19, said monument and stationing referenced to right of way 1066
plan Gal-35-13.45; 1067

thence S 86°42' 42" W along a random line a distance of 185.72 1068
feet to an iron pin set in the existing right of way line of S.R. 1069
735 at 120.00 feet left of centerline station 931+95.16, and being 1070
the Grantors south east comer, said point being the True Place of 1071
Beginning; 1072

thence leaving said right of way line and along the Grantors 1073
southerly property line N 87° 24' 01" W (passing an iron pin found 1074
"Lambert" at 2.92 feet) a total distance of 403.54 feet to an iron 1075
pin set; 1076

thence leaving said Grantors southerly property line the following 1077
nine courses: 1078

1) N 02° 37' 33" E a distance of 14.43 feet to an iron pin 1079
set; 1080

2) N 82° 15' 08" W a distance of 52.52 feet to an iron pin 1081
set; 1082

3) N 64° 14' 07"W a distance of 103.83 feet to an iron pin	1083
set;	1084
4) N 75° 59' 40" W a distance of 108.67 feet to an iron pin	1085
set;	1086
5) N 83° 14' 38" W a distance of 109.48 feet to an iron pin	1087
set;	1088
6) N 88° 17' 52" W a distance of 105.23 feet to an iron pin	1089
set;	1090
7) S 88° 24' 56" W a distance of 100.13 feet to an iron pin	1091
set;	1092
8) N 89° 31' 31" W a distance of 271.48 feet to an iron pin	1093
set;	1094
9) S 86° 28' 30" W a distance of 170.51 feet to an iron pin	1095
set on the Grantors westerly property line;	1096
thence along the Grantors westerly property line N 19° 29' 41 " E	1097
a distance of 378.98 feet to an iron pin found;	1098
thence along the Grantors northerly property line S 87° 20' 08" E	1099
(passing an iron pin found at 670.77 feet and an iron pin set at	1100
1603.75 feet) a total distance of 1702.02 feet to centerline	1101
station 937+47.45, 156.21 feet left, said point also being on the	1102
existing right of way line of State Route 735;	1103
thence along said existing right of way line, also being the	1104
Grantors easterly property line S 60° 58' 53" W a distance of	1105
12.57 feet to centerline station 937+36.19, 157.62 feet left;	1106
thence along said existing right of way line S 46° 19' 04" W	1107
(passing an iron pin set at 203.63 feet) a total distance of	1108
421.16 feet to an iron pin set;	1109
thence along said existing right of way line S 46° 19' 02'1 W a	1110
distance of 141.03 to the Place of Beginning. The above described	1111
area of 13.240 acres, including the present road which occupies	1112

0.00 acres is contained with Auditor's Parcel No. 002-355-192-00 1113
which contains 14.860 acres more or less. 1114

This description is prepared under the direction and supervision 1115
of Ronald F. Riser, Ohio Professional Surveyor No. S-7093_ for the 1116
Ohio Department of Transportation, and is based on a survey 1117
performed by The Ohio Department of Transportation in 2008. 1118
Subject to all legal easements and rights of way. All iron pins 1119
set are 5/8" x 30" with an attached plastic identification cap. 1120
(ODOT District 10). Grantor claims title by instrument(s) recorded 1121
in Volume 180, Page 825, in the Gallia County Recorder's Office. 1122
The bearings are based on the State Plane Coordinate System Ohio 1123
South, NAD 83 (NSRS2007). 1124

The Director of Administrative Services may adjust the legal 1125
description to accommodate any corrections necessary to facilitate 1126
recordation of the deed. 1127

(B) The Director of Administrative Services shall offer the 1128
real estate, and the improvements and chattels located on the 1129
parcel, for sale "as is" in its present condition according to the 1130
following process: 1131

(1) The real estate shall be sold as an entire parcel and not 1132
subdivided. 1133

(2) The Department of Developmental Disabilities, with the 1134
assistance of the Department of Administrative Services, shall 1135
have the parcel appraised by one or more disinterested persons for 1136
a fee to be determined by and paid by the Department of 1137
Developmental Disabilities. The Director of Administrative 1138
Services shall then offer the real estate at the appraised value 1139
to the Board of County Commissioners of Gallia County. 1140

(3) Acceptance of an offer to purchase the real estate shall 1141
be made by executing a document entitled "Offer to Purchase Real 1142
Estate" and delivering it to the Director of Administrative 1143

Services. The document shall establish the terms of the 1144
conveyance. 1145

(4) If, after thirty days, the Board of County Commissioners 1146
of Gallia County has declined the offer to purchase the real 1147
estate at the appraised value, or if the Board of County 1148
Commissioners of Gallia County has accepted the offer but has 1149
failed to complete the purchase, the Director of Administrative 1150
Services shall offer the real estate at the appraised value to the 1151
Board of Township Trustees of Addison Township. 1152

(5) If, after thirty days, the Board of Township Trustees of 1153
Addison Township has declined the offer to purchase the real 1154
estate at the appraised value, or if the Board of Township 1155
Trustees of Addison Township has accepted the offer but has failed 1156
to complete the purchase, the Director of Administrative Services 1157
shall conduct a public auction and the real estate shall be sold 1158
to the highest bidder at a price acceptable to both the Director 1159
of Administrative Services and the Director of Developmental 1160
Disabilities. 1161

The Director of Administrative Services shall advertise the 1162
public auction in a newspaper of general circulation within Gallia 1163
County, once a week for three consecutive weeks prior to the date 1164
of the auction. 1165

The Director of Administrative Services may reject any and 1166
all bids from the public auction. 1167

The terms of sale shall be ten per cent of the purchase price 1168
in cash, bank draft, or certified check on the date of sale, with 1169
the balance payable within sixty days after the date of sale. A 1170
purchaser who does not complete the conditions of the sale shall 1171
forfeit the ten per cent of the purchase price presented at the 1172
time of sale to the state as liquidated damages. Should a 1173
purchaser not complete the conditions of sale, the Director of 1174

Administrative Services may accept the next highest bid by 1175
collecting ten per cent of the revised purchase price from that 1176
bidder and proceed to close the sale, so long as the secondary bid 1177
meets all other criteria provided for in this section. 1178

(6) Advertising costs, appraisal fees, and other costs 1179
incident to the conveyance shall be paid by the Department of 1180
Developmental Disabilities. 1181

(C) Upon notice from the Director of Administrative Services 1182
that real estate has been sold, the Auditor of State, with the 1183
assistance of the Attorney General, shall prepare a deed to the 1184
real estate, conveying it to the purchaser identified by the 1185
Director of Administrative Services. The deed shall state the 1186
consideration. The deed shall be executed by the Governor in the 1187
name of the state, countersigned by the Secretary of State, sealed 1188
with the Great Seal of the State, presented in the Office of the 1189
Auditor of State for recording, and delivered to the grantee at 1190
closing and upon the grantee's payment of the balance of the 1191
purchase price. The grantee shall present the deed for recording 1192
in the Gallia County Recorder's Office. 1193

(D) The net proceeds of the sale of the real estate shall be 1194
deposited in the state treasury to the credit of the Mental Health 1195
Improvement Fund (Fund 33) to offset bonded indebtedness for 1196
Gallipolis Developmental Center capital projects. 1197

(E) This section expires three years after its effective 1198
date. 1199

Section 9. (A) The Governor is authorized to execute a deed 1200
in the name of the state conveying to the Board of Education of 1201
the Columbus City School District (the "grantee"), and its 1202
successors and assigns, all of the state's right, title, and 1203
interest in the following described real estate: 1204

Situated in the State of Ohio, County of Franklin, City of 1205
Columbus, being in Virginia Military Survey Numbers 1393 and 2668 1206
residual portion of 130 acres conveyed to the State of Ohio per 1207
Deed Book 82, Page 582, all references being recorded in the 1208
Franklin County Ohio Recorder's Office, and being more 1209
particularly described as follows: 1210

Commencing for reference at a 5/8" iron pipe found undisturbed on 1211
the southeast corner of a 10.767 acre tract conveyed to the Board 1212
of Education of the City of Columbus School District per Inst. 1213
#200701290017021, and being on the westerly right of way line of 1214
South Central Ave.(60') as depicted on the Subdivision of M.L. 1215
Sullivants Land in Plat Book 11, Page 21, said pipe also being 1216
South 08°28'47" East 850.11 feet from an 5/8" iron pipe found 1217
undisturbed on the southeast corner of Lot #1 of Franklinton 1218
Square per Plat Book 67 Page 17, thence along the south line of 1219
said 10.767 acre tract South 81°33'15" West 20.00 feet to an iron 1220
pin set and being the TRUE POINT OF BEGINNING for the parcel 1221
herein conveyed; 1222

Thence passing through said residual State of Ohio land, South 1223
08°28'47" East a distance of 30.00 feet to a railroad spike set on 1224
the north line of a 3.00 acre tract of land conveyed to Netcare 1225
Corporation per Official Record Vol. 9563 Pg. I07; 1226

Thence along said north line, the north line of a 9.796 acre tract 1227
conveyed to the Board of Commissioners of Franklin County, Ohio 1228
per Official Record Vol. 15066 Pg. A13, and along the south line 1229
of a 30 foot strip of said residual State of Ohio land, South 1230
81°33'15" West a distance of 1039.08 feet, passing the northwest 1231
corner of said 3.00 acre tract at 242.03 feet, to an iron pin set 1232
on the northwest corner of said 9.796 acre tract, and on the east 1233
Limited Access Right of Way line of I-70 as shown on ODOT right of 1234
way plan FRA-70-10.36S acquired per Deed Book 3160 Page 668; 1235

Thence along said Limited Access Right of Way line, North 28° 1236

15'14" West a distance of 31.89 feet to an iron pin set on the 1237
southwest corner of a 4.250 acre tract of land conveyed to AUM 99 1238
LLC per Inst. #200910060144358 (also being Lot No. 10 of said 1239
Franklinton Square); 1240

Thence along the south line of said 4.250 acre tract, and the 1241
north line of said residual State of Ohio land, North 81°33' 15" 1242
East a distance of 1049.87 feet, passing the southwest corner of 1243
said 10.767 acre tract at 220.17 feet, to the TRUE POINT OF 1244
BEGINNING and containing 0.719 acres more or less. 1245

The above description was prepared by Korda/Nemeth Engineering, 1246
Inc. from field and record observations made March 21, 2011 under 1247
the direction and supervision of Nathan W. Anderson, Ohio 1248
Registered Surveyor No. 8322. 1249

The basis of bearings of this description is based on the westerly 1250
line of South Central Avenue being South 08°28'47" East as 1251
referenced in the deed to the Board of Education of the City of 1252
Columbus School District, per Inst. # 200701290017021, Recorder's 1253
Office, Franklin County, Ohio. 1254

Monuments referred to as iron pins set will be 5/8 inch diameter x 1255
30 inches long capped iron bars inscribed "KNE 8322". 1256

The Department of Administrative Services may adjust the 1257
legal description to accommodate any corrections necessary to 1258
facilitate recordation of the deed. 1259

(B) Consideration for conveyance of the real estate shall be 1260
\$3,131.96, as derived by mutual agreement reached between the 1261
Department of Administrative Services and the grantee through an 1262
executed Offer to Purchase. The consideration shall be paid to 1263
state at closing. 1264

(C) The real estate shall be sold as an entire tract and not 1265
in parcels. 1266

(D) Prior to the execution of the deed, possession of the real estate shall be governed by an interim lease between the Department of Administrative Services and the grantee.

(E) The net proceeds of the sale of the real estate shall be deposited into the state treasury to the credit of the Department of Developmental Disabilities Fund 1520 (sale of Town Street Extension).

(F) The grantee shall pay the costs of the conveyance, including recordation costs of the deed.

(G) The Auditor of State, with the assistance of the Attorney General, shall prepare a deed to the real estate. The deed shall state the consideration. The deed shall be executed by the Governor in the name of the state, countersigned by the Secretary of State, sealed with the Great Seal of the State, presented in the Office of the Auditor of State for recording, and delivered to the grantee. The grantee shall present the deed for recording in the Office of the Franklin County Recorder.

(H) This section expires one year after its effective date.

Section 10. (A) The Director of Administrative Services is authorized to execute a perpetual easement in the name of the state, granting to the City of Cambridge, and its successors and assigns, a perpetual interest in the following described real estate (hereinafter referred to as the "Easement Area"):

LEGAL DESCRIPTION FOR WATERLINE EASEMENT

SECTION "A"

0.390 ACRES

Situated in the State of Ohio, County of Guernsey, Township of Cambridge, and being a part of the northwest Quarter of Section 3, and also being a part of a State of Ohio parcel as conveyed in Deed Volume 215, Page 522, all references being to those of record

in the Recorder's Office in Guernsey County, Ohio. The 0.390 Acre 1297
Waterline easement being more particularly bounded and described 1298
as follows. 1299

Commencing at the southwest corner of the northwest quarter 1300
of Section 3, and the centerline intersection of Oldham Road and 1301
Lakakus Road. 1302

Thence South 89°12'53" East, 40.00 Feet along the centerline 1303
of Oldham Road to a point. 1304

Thence North 1°19'03" East, 40.00 Feet to the intersection of 1305
the northerly right-of-way line of Oldham Road and the easterly 1306
right-of-way line of Lalakus Road, and being the Point of 1307
Beginning for the herein described 0.390 Acre waterline easement. 1308

Thence North 1°19'03" East, 1178.58 Feet along the easterly 1309
right-of-way line of Lalakus Road to a point of curvature of a 1310
curve to the right. 1311

Thence with a curve to the right bearing North 25°15'27" 1312
East, 18.43 Feet with a radius of 22.78 Feet, and a Arc Length of 1313
19.03 Feet, to a point. 1314

Thence across the said State of Ohio parcel the following six 1315
courses and distances: 1316

South 1°19'03" West, 217.07 Feet to a point. 1317

North 88°59'19" East, 149.30 Feet to a point. 1318

North 0°47'07" East, 74.72 Feet to a point. 1319

South 89°12'53" East, 15.00 Feet to a point. 1320

South 0°47'07" West, 74.25 Feet to a point. 1321

North 88°59'19" East, 23.25 Feet to a point on the westerly 1322
line of a 26.32 Acre State of Ohio parcel, known as Parcel One. 1323

Thence South 0°32'51" West, 81.04 Feet along the westerly 1324
line of the said 26.32 Acre State of Ohio parcel to a point. 1325

Thence across the said State of Ohio parcel the following 1326
nine courses and distances: 1327

North 89°12'53" West, 7.65 Feet to a point. 1328

North 0°56'21" East, 65.81 Feet to a point. 1329

South 88°59'19" West, 123.29 Feet to a point. 1330

South 0°47'07" West, 54.06 Feet to a point. 1331

North 89°12'53" West, 15.00 Feet to a point. 1332

North 0°47'07" East, 53.59 Feet to a point. 1333

South 88°59'19" West, 42.07 Feet to a point. 1334

South 1°19'03" West, 249.09 Feet to a point. 1335

South 89°16'17" East, 187.68 Feet to a point on the westerly 1336
line o the said 26.32 Ace State of Ohio parcel. 1337

Thence South 1°19'14" West, 15.00 Feet along the westerly 1338
line of the said 26.32 Acre State of Ohio parcel to a point. 1339

Thence North 89°16'17" West, 187.73 Feet across the said 1340
State of Ohio parcel to a point. 1341

Thence South 1°19'03" West, 699.22 Feet across the said State 1342
of Ohio parcel to a point on the northerly right-of-way line 1343
Oldham Road. 1344

Thence North 89°12'53" West, 7.50 Feet along the northerly 1345
right-of-way line of Oldham Road to the Point of Beginning and 1346
containing 0.390 Acres more or less according to a field survey 1347
made by the Department of Administrative Services, General 1348
Services Division, Office of Real Estate and Planning, during 1349
February of 2009. 1350

Subject however to all legal easements and or rights-of-way 1351
if any of public record. 1352

The bearings in the above description are based upon a survey 1353

made by Linn engineering Ltd., project no. CMH-758, dated 1354
10-21-08. 1355

LEGAL DESCRIPTION FOR WATERLINE EASEMENT 1356

SECTION "B" 1357

0.201 ACRES 1358

Situated in the State of Ohio, County of Guernsey, Township 1359
of Cambridge, and being a part of the northwest Quarter of Section 1360
3, and also being a part of a State of Ohio parcel as conveyed in 1361
Deed Volume 215, Page 522, all references being to those of record 1362
in the Recorder's Office in Guernsey County, Ohio. The 0.201 Acre 1363
Waterline easement being more particularly bounded and described 1364
as follows. 1365

Commencing at the southwest corner of the northwest quarter 1366
of Section 3, and the centerline intersection of Oldham Road and 1367
Lakakus Road. 1368

Thence South 89°12'53" East, 237.34 Feet along the centerline 1369
of Oldham Road to a point. 1370

Thence North 1°09'14" East, 40.00 Feet to the northerly 1371
right-of-way line of Oldham Road and being the Point of beginning 1372
for the herein described 0.201 Acre waterline easement. 1373

Thence across the said State of Ohio parcel the following 1374
fourteen courses and distances: 1375

North 1°09'14" East, 334.58 Feet to a point. 1376

South 90°00'00" West, 33.54 Feet to a point. 1377

North 00°00'00" East, 15.00 Feet to a point. 1378

North 90°00'00" East, 33.84 Feet to a point. 1379

North 1°09'14" East, 148.49 Feet to a point. 1380

North 89°47'35" West, 188.33 Feet to a point. 1381

North 1°19'03" East, 15.00 Feet to a point. 1382

South 89°47'35" East, 58.39 Feet to a point.	1383
North 0°47'07" East, 19.41 Feet to a point.	1384
South 89°12'53" East, 15.00 Feet to a point.	1385
South 0°47'07" West, 19.26 Feet to a point.	1386
South 89°47'35" East, 114.89 Feet to a point.	1387
North 1°09'14" East, 216.88 Feet to a point.	1388
South 89°27'09" East, 3.19 Feet to a point on the westerly	1389
line of a 26.32 Acre State of Ohio parcel, known as Parcel One.	1390
Thence South 0°32'51" West, 729.95 Feet along the westerly	1391
line of the said 26.32 Acre State of Ohio parcel to a point.	1392
Thence North 89°12'53" West, 10.92 Feet along the northerly	1393
right-of-way line of Oldham Road to the Point of Beginning and	1394
containing 0.390 Acres more or less according to a field survey	1395
made by the Department of Administrative Services, General	1396
Services Division, Office of Real Estate and Planning, during	1397
February of 2009.	1398
Subject however to all legal easements and or rights-of-way	1399
if any of public record.	1400
The bearings in the above description are based upon a survey	1401
made by Linn engineering Ltd., project no. CMH-758, dated	1402
10-21-08.	1403
LEGAL DESCRIPTION FOR WATERLINE EASEMENT	1404
SECTION "C"	1405
0.018 ACRES	1406
Situated in the State of Ohio, County of Guernsey, Township	1407
of Cambridge, and being a part of the northwest Quarter of Section	1408
3, and also being a part of a State of Ohio parcel as conveyed in	1409
Deed Volume 215, Page 522, all references being to those of record	1410
in the Recorder's Office in Guernsey County, Ohio. The 0.018 Acre	1411
Waterline easement being more particularly bounded and described	1412

as follows. 1413

Commencing at the southwest corner of the northwest quarter 1414
of Section 3, and the centerline intersection of Oldham Road and 1415
Lakakus Road. 1416

Thence South 89°12'53" East, 248.68 Feet along the centerline 1417
of Oldham Road to a point. 1418

Thence North 0°32'51" East, 1037.41 Feet along the westerly 1419
line of a 26.32 Acre parcel as conveyed to the State of Ohio by 1420
deed of record in Deed Volume 215, Page 522. 1421

Thence South 89°27'08" East, 65.11 Feet along the northerly 1422
line of the said 26.32 Acre State of Ohio parcel, and being the 1423
Point of beginning for the herein described 0.018 Acre waterline 1424
easement. 1425

Thence across the said State of Ohio parcel the following 1426
three courses and distances: 1427

North 0°38'24" West, 51.37 Feet to a point. 1428

South 89°42'53" East, 15.00 Feet to a point. 1429

South 0°38'54" East, 51.43 Feet to a point on the northerly 1430
line of the said 26.32 Acre State of Ohio parcel. 1431

Thence North 89°27'08" West, 15.00 Feet along the northerly 1432
line of the said 26.32 Acre State of Ohio parcel to the Point of 1433
Beginning and containing 0.018 Acres more or less according to a 1434
field survey made by the Department of Administrative Services, 1435
General Services Division, Office of Real Estate and Planning, 1436
during February of 2009. 1437

Subject however to all legal easements and or rights-of-way 1438
if any of public record. 1439

The bearings in the above description are based upon a survey 1440
made by Linn engineering Ltd., project no. CMH-758, dated 1441
10-21-08. 1442

LEGAL DESCRIPTION FOR WATERLINE EASEMENT

1443

SECTION "D"

1444

0.172 ACRES

1445

Situated in the State of Ohio, County of Guernsey, Township
of Cambridge, and being a part of the northwest Quarter of Section
3, and also being a part of a State of Ohio parcel as conveyed in
Deed Volume 215, Page 522, all references being to those of record
in the Recorder's Office in Guernsey County, Ohio. The 0.172 Acre
Waterline easement being more particularly bounded and described
as follows.

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Commencing at the southwest corner of the northwest quarter
of Section 3, and the centerline intersection of Oldham Road and
Lakakus Road.

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Thence North 1°19'03" East, 1218.95 Feet along the centerline
of Lalakus Road to the point of curvature of a curve to the right.

1456

1457

Thence with a curve to the right bearing North 46°03'24"
East, 88.37 Feet with a radius of 62.78 Feet, and with an arc
length of 98.03 Feet, along the centerline of Lalakus Road to the
point of tangency.

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Thence South 89°12'15" East, 721.17 Feet along the centerline
of Toland Drive to a point.

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1463

Thence South 0°00'00" East, 40.00 Feet to a point on the
southerly right-of-way line of Toland Drive and being the Point of
beginning for the herein described 0.172 Acre waterline easement.

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Thence across the said State of Ohio parcel the following
twenty two courses and distances:

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South 0°00'00" East, 83.30 Feet to a point.

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South 89°01'32" East, 22.45 Feet to a point.

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South 0°58'28" West, 15.00 Feet to a point

1471

North 89°01'32" West, 23.00 Feet to a point.

1472

South 6°24'45" West, 83.78 Feet to a point.	1473
South 0°22'35" West, 67.24 Feet to a point.	1474
North 89°37'25" West, 15.00 Feet to a point.	1475
North 0°22'35" East, 60.32 Feet to a point.	1476
North 88°10'46" West, 130.30 Feet to a point.	1477
South 0°00'00" West, 38.73 Feet to a point.	1478
North 85°09'17" West, 6.40 Feet to a point.	1479
South 1°18'12" West, 24.42 Feet to a point.	1480
North 88°41'48" West, 15.00 Feet to a point.	1481
North 1°18'12' East, 25.35 Feet to a point.	1482
North 85°09'17" West, 11.66 Feet to a point.	1483
North 4°50'43" East, 15.00 Feet to a point.	1484
South 85°09'17" East, 16.77 Feet to a point.	1485
North 0°00'00" West, 37.89 Feet to a point.	1486
South 88°10'46" East, 146.18 Feet to a point.	1487
North 6°24'45" East, 83.66 Feet to a point.	1488
North 0°00'00" East, 90.46 Feet to a point on the southerly right-of-way line of Toland Road.	1489 1490
Thence South 89°12'15" East, 15.00 Feet along the northerly right-of-way line of Toland Road to the Point of Beginning and containing 0.172 Acres more or less according to a field survey made by the Department of Administrative Services, General Services Division, Office of Real Estate and Planning, during February of 2009.	1491 1492 1493 1494 1495 1496
Subject however to all legal easements and or rights-of-way if any of public record.	1497 1498
The bearings in the above description are based upon a survey	1499

made by Linn engineering Ltd., project no. CMH-758, dated 1500
10-21-08. 1501

LEGAL DESCRIPTION FOR WATERLINE EASEMENT 1502

SECTION "E" 1503

0.025 ACRES 1504

Situated in the State of Ohio, County of Guernsey, Township 1505
of Cambridge, and being a part of the northwest Quarter of Section 1506
3, and also being a part of a State of Ohio parcel as conveyed in 1507
Deed Volume 215, Page 522, all references being to those of record 1508
in the Recorder's Office in Guernsey County, Ohio. The 0.025 Acre 1509
Waterline easement being more particularly bounded and described 1510
as follows. 1511

Commencing at the southwest corner of the northwest quarter 1512
of Section 3, and the centerline intersection of Oldham Road and 1513
Lakakus Road. 1514

Thence North 1°19'03" East, 1218.95 Feet along the centerline 1515
of Lalakus Road to the point of curvature of a curve to the right. 1516

Thence with a curve to the right bearing North 46°03'24" 1517
East, 88.37 Feet with a radius of 62.78 Feet, and with an arc 1518
length of 98.03 Feet, along the centerline of Lalakus Road to the 1519
point of tangency. 1520

Thence South 89°12'15" East, 815.29 Feet along the centerline 1521
of Toland Drive to a point. 1522

Thence North 0°00'00" East, 40.00 Feet to a point on the 1523
northerly right-of-way line of Toland Drive and being the Point of 1524
beginning for the herein described 0.025 Acre waterline easement. 1525

Thence across the said State of Ohio parcel the following 1526
three courses and distances: 1527

North 0°00'00" East, 71.97 Feet to a point. 1528

South 90°00'00" East, 15.00 Feet to a point. 1529

South 0°00'00" East, 72.18 Feet to a point on the northerly right-of-way line of Toland Road. 1530
1531

Thence North 89°12'15" West, 15.00 Feet along the northerly right-of-way line of Toland Road to the Point of Beginning and containing 0.025 Acres more or less according to a field survey made by the Department of Administrative Services, General Services Division, Office of Real Estate and Planning, during February of 2009. 1532
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Subject however to all legal easements and or rights-of-way if any of public record. 1538
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The bearings in the above description are based upon a survey made by Linn engineering Ltd., project no. CMH-758, dated 10-21-08. 1540
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LEGAL DESCRIPTION FOR WATERLINE EASEMENT 1543

SECTION "F" 1544

0.025 ACRES 1545

Situated in the State of Ohio, County of Guernsey, Township of Cambridge, and being a part of the northwest Quarter of Section 3, and also being a part of a State of Ohio parcel as conveyed in Deed Volume 215, Page 522, all references being to those of record in the Recorder's Office in Guernsey County, Ohio. The 0.025 Acre Waterline easement being more particularly bounded and described as follows. 1546
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Commencing at the southwest corner of the northwest quarter of Section 3, and the centerline intersection of Oldham Road and Lakakus Road. 1553
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Thence North 1°19'03" East, 1218.95 Feet along the centerline of Lalakus Road to the point of curvature of a curve to the right. 1556
1557

Thence with a curve to the right bearing North 46°03'24" East, 88.37 Feet with a radius of 62.78 Feet, and with an arc length of 98.03 Feet, along the centerline of Lalakus Road to the 1558
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point of tangency.	1561
Thence South 89°12'15" East, 877.12 Feet along the centerline	1562
of Toland Drive to a point.	1563
Thence North 0°05'24" East, 40.00 Feet to a point on the	1564
northerly right-of-way line of Toland Drive and being the Point of	1565
beginning for the herein described 0.025 Acre waterline easement.	1566
Thence across the said State of Ohio parcel the following	1567
three courses and distances:	1568
North 0°05'24" East, 71.99 Feet to a point.	1569
South 89°54'36" East, 15.00 Feet to a point.	1570
South 0°05'24" West, 72.17 Feet to a point on the northerly	1571
right-of-way line of Toland Road.	1572
Thence North 89°12'15" West, 15.00 Feet along the northerly	1573
right-of-way line of Toland Road to the Point of Beginning and	1574
containing 0.025 Acres more or less according to a field survey	1575
made by the Department of Administrative Services, General	1576
Services Division, Office of Real Estate and Planning, during	1577
February of 2009.	1578
Subject however to all legal easements and or rights-of-way	1579
if any of public record.	1580
The bearings in the above description are based upon a survey	1581
made by Linn engineering Ltd., project no. CMH-758, dated	1582
10-21-08.	1583
LEGAL DESCRIPTION FOR WATERLINE EASEMENT	1584
SECTION "G"	1585
0.518 ACRES	1586
Situated in the State of Ohio, County of Guernsey, Township	1587
of Cambridge, and being a part of the northwest Quarter of Section	1588
3, and also being a part of a State of Ohio parcel as conveyed in	1589
Deed Volume 215, Page 522, all references being to those of record	1590

in the Recorder's Office in Guernsey County, Ohio. The 0.518 Acre
Waterline easement being more particularly bounded and described
as follows.

Commencing at the northeast corner of a 26.32 acre parcel as
conveyed to the State of Ohio in Deed Volume 215, page 522 and is
shown on a survey drawing made by Linn engineering Ltd., project
no. CMH-758, dated 10-21-08, said point also being on the westerly
right-of-way line Gibson Road.

Thence South 88°56'31" West, 41.44 Feet along the northerly
line of the said 26.32 Acre State of Ohio parcel to the Point of
Beginning for the herein described 0.518 Acre parcel.

Thence along the northerly line of the said 26.32 Acre State
of Ohio parcel the following four courses and distances:

South 88°56'31" West, 8.47 Feet to a point.

North 61°16'33" West, 50.20 Feet to a point

South 88°36'50" West, 50.28 Feet to a point.

North 61°54'41" West, 36.91 Feet to a point.

Thence across the said State of Ohio parcel the following
nineteen courses and distances:

North 47°16'21" West, 51.07 Feet to a point.

North 1°01'59" West, 48.10 Feet to a point.

North 87°56'34" West, 229.96 Feet to a point.

North 87°29'26" West, 230.21 Feet to a point.

South 0°00'00" West, 35.36 Feet to a point.

North 90°00'00" West, 15.00 Feet to a point.

North 0°00'00" West, 36.02 Feet to a point.

North 87°29'26" West, 131.54 Feet to a point.

North 1°35'33" East, 65.86 Feet to a point.

North 90°00'00" West, 78.57 Feet to a point.	1619
North 0°00'00" East, 15.00 Feet to a point.	1620
North 90°00'00" East, 78.99 Feet to a point.	1621
North 1°35'33" East, 15.78 Feet to a point.	1622
South 86°31'06" West, 18.54 Feet to a point.	1623
North 3°28'54" West, 15.00 Feet to a point.	1624
North 86°31'06" East, 19.87 Feet to a point.	1625
North 1°35'33" East, 90.72 Feet to a point.	1626
North 88°50'28" West, 46.89 Feet to a point.	1627
North 81°06'34" West, 44.95 Feet to a point on the southerly right-of-way line of Toland Drive.	1628 1629
Thence South 89°12'15" East, 106.49 Feet along the southerly right-of-way line of Toland Drive to a point.	1630 1631
Thence across the said State of Ohio parcel the following twenty four courses and distances:	1632 1633
South 1°35'33" West, 194.50 Feet to a point.	1634
South 87°29'26" East, 138.16 Feet to a point.	1635
North 0°00'00" East, 62.64 Feet to a point.	1636
North 90°00'00" East, 15.00 Feet to a point.	1637
South 0°00'00" West, 63.30 Feet to a point.	1638
North 87°29'26" East, 201.24 Feet to a point.	1639
North 2°01'25" East, 68.36 Feet to a point.	1640
North 90°00'00" East, 104.07 Feet to a point	1641
South 0°00'00" East, 15.00 Feet to a point.	1642
South 90°00'00" West, 89.60 Feet to a point.	1643
South 2°01'25" West, 53.95 Feet to a point.	1644

South 87°56'34" East, 190.29 Feet to a point.	1645
North 0°47'07" East, 67.70 Feet to a point.	1646
South 89°12'53" East, 88.92 Feet to a point.	1647
South 0°47'07" West, 35.50 Feet to a point.	1648
North 89°12'53" West, 15.00 Feet to a point	1649
North 0°47'07" East, 20.50 Feet to a point.	1650
North 89°12'53" West, 58.92 Feet to a point.	1651
South 0°47'07" West, 53.03 Feet to a point.	1652
South 87°56'34" East, 31.87 Feet to a point.	1653
South 1°01'59" West, 56.11 Feet to a point.	1654
South 47°16'21" East, 78.56 Feet to a point.	1655
North 88°46'55" East, 65.24 Feet to a point.	1656
South 2°22'03" West, 10.04 Feet to the Point of Beginning and	1657
containing 0.518 Acres more or less according to a field survey	1658
made by the Department of Administrative Services, General	1659
Services Division, Office of Real Estate and Planning, during	1660
February of 2009.	1661
Subject however to all legal easements and or rights-of-way	1662
if any of public record.	1663
The bearings in the above description are based upon a survey	1664
made by Linn engineering Ltd., project no. CMH-758, dated	1665
10-21-08.	1666
LEGAL DESCRIPTION FOR WATERLINE EASEMENT	1667
SECTION "H"	1668
0.343 ACRES	1669
Situated in the State of Ohio, County of Guernsey, Township	1670
of Cambridge, and being a part of the northwest Quarter of Section	1671
3, and also being a part of a State of Ohio parcel as conveyed in	1672

Deed Volume 215, Page 522, all references being to those of record 1673
in the Recorder's Office in Guernsey County, Ohio. The 0.343 Acre 1674
Waterline easement being more particularly bounded and described 1675
as follows. 1676

Commencing at the northeast corner of a 26.32 acre parcel as 1677
conveyed to the State of Ohio in Deed Volume 215, page 522 and is 1678
shown on a survey drawing made by Linn engineering Ltd., project 1679
no. CMH-758, dated 10-21-08, said point also being on the westerly 1680
right-of-way line Gibson Road. 1681

Thence South $88^{\circ}56'31''$ West, 26.41 Feet along the northerly 1682
line of the said 26.32 Acre State of Ohio parcel to the Point of 1683
Beginning for the herein described 0.343 Acre parcel. 1684

Thence South $88^{\circ}56'31''$ West, 15.03 Feet along the northerly 1685
line of the said 26.32 Acre State of Ohio parcel to a point. 1686

Thence across the said State of Ohio parcel the following 1687
eight courses and distances: 1688

North $2^{\circ}22'03''$ East, 28.31 Feet to a point. 1689

North $24^{\circ}13'28''$ East, 27.82 Feet to a point. 1690

North $0^{\circ}39'34''$ East, 157.44 Feet to a point. 1691

North $61^{\circ}10'57''$ West, 201.51 Feet to a point. 1692

North $89^{\circ}43'46''$ West, 560.76 Feet to a point. 1693

North $1^{\circ}35'33''$ East, 15.00 Feet to a point. 1694

South $89^{\circ}43'46''$ East, 425.24 Feet to a point. 1695

North $0^{\circ}41'19''$ West, 7.35 Feet to a point on the southerly 1696
right-of-way line of Toland Drive. 1697

Thence South $89^{\circ}12'15''$ East, 15.00 Feet along the southerly 1698
line of Toland Drive to a point. 1699

South $0^{\circ}41'19''$ East, 7.21 Feet to a point. 1700

South 89°43'46" East, 123.99 Feet to a point. 1701

South 61°10'57" East, 214.31 Feet to a point. 1702

South 0°39'34" West, 169.55 Feet to a point. 1703

South 24°13'28" West, 28.05 Feet to a point. 1704

South 2°22'03" West, 24.52 Feet to the Point of Beginning and 1705
containing 0.343 Acres more or less according to a field survey 1706
made by the Department of Administrative Services, General 1707
Services Division, Office of Real Estate and Planning, during 1708
February of 2009. 1709

Subject however to all legal easements and or rights-of-way 1710
if any of public record. 1711

The bearings in the above description are based upon a survey 1712
made by Linn engineering Ltd., project no. CMH-758, dated 1713
10-21-08. 1714

(B) The Director of Administrative Services, pursuant to 1715
division (A)(12) of section 123.01 of the Revised Code, exercises 1716
general custodial care of all real property of the state, and has 1717
determined the granting of a perpetual easement affecting an 1718
existing water supply line at the Cambridge Developmental Center 1719
in Cambridge, Guernsey County, Ohio would be in the best interest 1720
of the state. 1721

(C) The Director of Administrative Services, with the 1722
assistance of the Attorney General, shall prepare a perpetual 1723
easement document affecting the real estate. The easement document 1724
shall state the consideration and the duties. The easement 1725
document shall be executed by the Director of Administrative 1726
Services in the name of the state, and shall be countersigned by 1727
the Governor. 1728

(D) Consideration for granting the easement shall be \$1.00. 1729
The City of Cambridge, at its sole expense, shall present the 1730

fully executed easement document for recording in the Office of 1731
the Guernsey County Recorder. 1732

(E) Upon full execution of the easement, the City of 1733
Cambridge shall assume perpetual responsibility to install, 1734
construct, reconstruct, use, operate, maintain, repair, replace, 1735
remove, service, and improve in, on, over, under, across, through, 1736
and upon the Easement Area. 1737

(F) This section expires one year after its effective date. 1738

Section 11. (A) The Governor is authorized to execute a deed 1739
in the name of the state conveying to Robert A. Olson and Nancy A. 1740
Olson, husband and wife, the "grantees", and their heirs and 1741
assigns, all of the state's right, title, and interest in the 1742
following described real estate: 1743

Situate in the State of Ohio, Hamilton County, Village of North 1744
Bend and being a part of Section 20, Fractional Range 2, Township 1745
1, Symmes Purchase, Between the Miami Rivers Survey, also being a 1746
parcel out of those lands conveyed to the State of Ohio (Ohio 1747
Historical Society) by Deed of Record in Deed Book 1685, Page 594, 1748
Recorder's Office, Hamilton County, Ohio and being more 1749
particularly described as follows: 1750

Situated in Sec. 20, Town. 1, F.R. 2 Miami Township, Hamilton Co. 1751
Ohio and being more particularly described as follows: 1752

Beginning at the north corner of lots 32 and 33 of the J. Scott 1753
Harrison's Sub. Plat Book 3 Page 67; 1754

Thence North 76 degrees 31' East 215.80 feet to an iron pin in the 1755
centerline of vacated Loup Ave.; 1756

Thence North 1 degree West 64.44 feet to the South R/W line of the 1757
dedicated Loup Ave and the real point of beginning of this 1758
conveyance. 1759

Thence South 51 degrees 14'30" East 195.48 feet along the south 1760

R/W of the dedicated Loup Ave. to a stake at the centerline of old Loup Ave. 1761
1762

Thence South 89 degrees 36' 06" West 150.28 feet along the old centerline to an iron pin; 1763
1764

Thence North 1 degree West 123.44 feet along the old centerline to place of beginning; being a triangular piece of property as shown by B and C on survey plat #263 5/27/92 by Alan S. Montague surveyor #4105" 1765
1766
1767
1768

The foregoing is recited from a description and plat prepared by Alan S. Montague, P .S. No. 4105, 39 East Harrison Avenue, North Bend, OH 45052, said description being signed by said Alan S. Montague and the included plat being sealed by said Alan S. Montague, P.S. Number 4105. 1769
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The Director of Administrative Services may adjust the legal description to accommodate any corrections necessary to facilitate recordation of the deed. 1774
1775
1776

(B) Consideration for conveyance of the real estate shall be \$1,200.00, as derived by mutual agreement reached between the state and the grantees through an executed Offer to Purchase. The consideration shall be paid to the state at closing. 1777
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1779
1780

(C) The real estate shall be sold as an entire tract and not in parcels. 1781
1782

(D) Prior to the execution of the deed, possession of the real estate shall be governed by an existing interim lease between the Department of Administrative Services and the grantees. 1783
1784
1785

(E) The grantees shall pay the costs of the conveyance, including recordation costs of the deed. 1786
1787

(F) Upon payment of the purchase price, the Auditor of State, with the assistance of the Attorney General, shall prepare a deed to the real estate. The deed shall state the consideration. The 1788
1789
1790

deed shall be executed by the Governor in the name of the state, 1791
countersigned by the Secretary of State, sealed with the Great 1792
Seal of the State, presented in the Office of the Auditor of State 1793
for recording, and delivered to the grantees. The grantees shall 1794
present the deed for recording in the Office of the Hamilton 1795
County Recorder. 1796

(G) This section expires one year after its effective date. 1797

Section 12. (A) The Ohio Historical Society (formerly the 1798
Ohio State Archaeological and Historical Society) (the "society") 1799
is authorized, as required by section 149.30 of the Revised Code, 1800
to execute a deed conveying to the United States of America and 1801
its assigns (the "grantee"), all of the society's right, title, 1802
and interest in the following described real estate: 1803

Situated in the State of Ohio, County of Ross and Township of 1804
Paxton and bounded and described as follows, to-wit: 1805

Parcel No. 1 1806

Beginning at a point in the center of the Chillicothe-Milford 1807
Pike, from which a stone at the south side of the road bears S. 12 1808
deg. E. 33 links, said point being the northwest corner of the 1809
Seip Heir's land; thence with the center of said Pike S. 67 deg. 1810
W. 3.58 chains to a point in said Pike; thence S. 11 deg. E. 23.71 1811
chains to a stake or stone; thence S. 6 deg. 30 min., E. 2.63 1812
chains to a stake or stone; thence N. 89 deg. E. 3.63 chains to a 1813
stake or stone in the line of the Seip heirs land; thence with 1814
said Seip heir's lines N. 3 deg. W. 3.81 chains to a stone; thence 1815
N. 12 deg. W. 23.86 chains to the beginning, containing 10 acres 1816
of land, more or less. 1817

The above described Parcel No. 1 is subject to a right of way for 1818
ingress and egress reserved to Alice H. Camp and Alfred Camp, her 1819
husband, as described in Deed Book No. 20, Page 100 Recorder's 1820
Office, Ross County Ohio. 1821

Being all of Auditor's Parcel No. 221107005600. Being the same 1822
tract of ground as acquired by The Ohio State Archaeological and 1823
Historical Society in Deed Volume 207, page 100. 1824

Parcel No.2 1825

Beginning at the intersection of the two westerly lines of the 1826
Seip land at a stake at the base of the said Mound; thence using 1827
the old bearings, N. 12' 18' W. 30 feet to an iron pipe in said 1828
line; thence S. 70°18' E. 50 feet to an iron pipe; thence S. 1829
49°18' E. 50 feet to an iron pipe; thence S. 21° 28' E. 50 feet to 1830
an iron pipe; thence S. 12°47' W. 50 feet to an iron pipe; thence 1831
S. 35°22' W. 50 feet to an iron pipe; thence S. 62°42' W. 50 feet 1832
to an iron pipe in the other old line; thence with said line N. 3° 1833
17' W. 178 feet more or less to the beginning, containing 0.31 1834
acres more or less and being a part of Virginia Military Survey 1835
No. 392. 1836

And being a part of premises conveyed by Thomas Blackstone Exr. To 1837
Charles Seip, on Aug. 30, 1883 as recorded in Vol. 95, page 256 1838
Ross County Deed Records. 1839

Being all of Auditor's Parcel No. 221107006600. Being the same 1840
tract of ground as acquired by The Ohio State Archaeological and 1841
Historical Society in Deed Volume 209, page 48. 1842

Parcel No. 3 1843

Tract One: 1844

Being all of the lands of which Thomas Blackstone died seized 1845
which lie north of Paint Creek, and being a part of Simeon 1846
Morgan's Survey #392; then beginning at a stone on the North bank 1847
of Paint Creek where three sugar trees are called for (now 1848
missing) an upper corner of the creek to Richard Dill's running 1849
thence up the creek, as it meanders and binding thereon N 88 deg W 1850
34 poles; thence S 87 deg 45' W 27.76 poles to a stake from which 1851
a white elm 11 inches in diameter bears S 48 deg E 5-3/4 links and 1852

white elm 12 inches in diameter bears S 82 ½ deg E 31 links and a 1853
stone bears N 3 deg 17' W 50 links distant; thence N 3 deg 17' W 1854
146.7 poles to one of the parts in the post and rail fence in a 1855
line of the tract of land conveyed to said Thomas Blackstone, Sen. 1856
by R. R. Seymour and wife by deed dated November 13, 1852 1857
(hereinafter referred to); thence N 12 deg 18' W 96.12 poles to a 1858
stake in the center of the turnpike from which a stone bears south 1859
12 deg 18' E 50 links; thence with the center of said turnpike N 1860
66 deg 30' E 81.74 poles to a stake in the center of said turnpike 1861
from which a stone bears S 3 deg 17' E 50 links distant; thence S 1862
3 deg 17' E 273.4 poles to the beginning, containing 104 acres, 2 1863
roods and 38 poles, more or less, being the same premises 1864
described in two several deeds from R. R. Seymour and wife, to 1865
said Thomas Blackstone, Sen. and bearing date November 13, 1852, 1866
recorded in Volume 53 page 510 Ross County Ohio Deed Records, 1867
calling for 100 acres, and the other bearing date April 23., 1853, 1868
recorded in Volume 55, page 14 of said records calling for 4 1869
acres, 2 roods and 38 poles SAVE and EXCEPTING from the NE corner 1870
thereof 1 acre and 1 pole conveyed by Thomas Blackstone, Sen to 1871
the Board of Education of Paxton Township, by deed dated September 1872
13, 1878 and recorded in Volume 85, page 569 of the records of 1873
Ross County, Ohio. SAVE and EXCEPTING .31 of an acre sold and 1874
conveyed by Elizabeth Seip to the Ohio State Archaeological and 1875
Historical Society December 9, 1927 and recorded in Volume 209 1876
page 48, Ross County Ohio Deed Records. And being the same 1877
premises conveyed to Charles G. Schlegel by deed dated November 9, 1878
1955 and recorded in Volume 291, page 8 Ross County Ohio Deed 1879
Records. 1880

Tract Two: 1881

Beginning at a point in the center of Chillicothe and Milford Pike 1882
from which a stone at the south side of the road bears S 12 deg E 1883
33 links, said point being the NW corner of the Seip Heir's land; 1884

thence with the center of said pike S 67 deg W 14.085 poles to a 1885
point in said pike; thence S 11 deg E 94.85 poles; thence S 6 deg 1886
30' E 141.36 poles to Paint Creek; thence down Paint Creek with 1887
the meanders thereof S 86 deg 45' E 6.77 poles to the SW corner of 1888
the Seip Heirs; thence N 3 deg W 143.92 poles to a stone; thence N 1889
12 deg W 95.44 poles to the beginning, containing 18 acres and 1890
3.625 poles of land more or less. SAVE AND EXCEPT THEREFROM the 1891
following described tract heretofore sold and conveyed by these 1892
grantors to the State of Ohio, being deed recorded in Volume 207 1893
page 100 of the Deed Records of Ross County, Ohio. 1894

Beginning at a point in the center of Chillicothe Milford Pike, 1895
from which a stone at the south side of the road bears S 12 deg 33 1896
links said point being the NW corner of the Seip heir's land; 1897
thence with the center of said pike S 67 deg W 3.58 chains to a 1898
point in said pike; thence S 11 deg E 23.71 chains to a stake or 1899
stone; thence S 6 deg 30' E 2.63 chains to a stake or stone; 1900
thence N 89 deg E 3.63 chains to a stake or stone in the line of 1901
Seip heir's land; thence with said Seip heir's lines N 3 deg W 1902
3.81 chains to a stone; thence N 12 deg W 23.86 chains in the 1903
beginning, containing 10 acres of land more or less. The above 1904
exception is subject to a roadway reserved by Alice H. Camp and 1905
Alfred Camp for themselves, their heirs and assigns leading from 1906
U.S. Route 50 to the remainder of the tract above described. Being 1907
the same premises conveyed to Charles C. Schlegel by deed dated 1908
April 10, 1956 and recorded in V. 292 page 595 Ross County, Ohio 1909
Deed Records. 1910

Being all of Auditor's Parcel No. 221107007000. Being the same 1911
tract of ground as acquired by The Ohio State Archaeological and 1912
Historical Society in Deed Volume 518, page 542. 1913

The Director of Administrative Services may adjust the legal 1914
description to accommodate any corrections necessary to facilitate 1915
recordation of the deed. 1916

(B) Consideration for conveyance of the real estate shall be 1917
the mutual benefit accruing to the society and the United States 1918
from the use of the real estate by the National Park Service as a 1919
part of the Hopewell Culture National Historical Park. 1920

(C) The real estate shall be sold as an entire tract and not 1921
in parcels. 1922

(D) The National Park Service shall pay the costs of the 1923
conveyance. 1924

(E) Within two years after the effective date of this act, 1925
the Ohio Historical Society shall prepare a deed to the real 1926
estate. The deed shall state the consideration and the conditions. 1927
The deed shall be executed by the society, presented in the Office 1928
of the Auditor of State for recording, and delivered to the 1929
National Park Service. The National Park Service shall present the 1930
deed for recording in the Office of the Ross County Recorder. 1931

(F) This section expires two years after its effective date. 1932

Section 13. (A) The Governor is authorized to execute a deed 1933
in the name of the state conveying to the City of Columbus (the 1934
"grantee"), and its successors and assigns, all of the state's 1935
right, title, and interest in the following described real estate: 1936

Situating in the State of Ohio, County of Franklin, City of 1937
Columbus, being a part of Township 1, Range 18, Quarter Township 1938
3, United States Military Lands, being a part of Lot 1 of R.P. 1939
Woodruff's Subdivision of Lot 2 of his Subdivision of Lot Number 8 1940
of Sidney L. Caffee's subdivision called Northwood Place Addition 1941
to the City of Columbus, as recorded in Plat Book 2, page 326, and 1942
being part of a tract of land as described as Parcel One in a 1943
Warranty Deed to The State of Ohio, of record in Deed Book Volume 1944
3677, Page 247, all records referenced are on file at the 1945
Recorder's Office, Franklin County, Ohio, said 0.002 acre being 1946

more particularly bounded and described as follows: 1947

Commencing for reference at a drill hole set at the intersection 1948
of the westerly right-of-way line of North High Street and the 1949
Southerly right-of-way line of Northwood Avenue, being the 1950
northeasterly corner of the said State of Ohio tract; 1951

Thence South 08o21'22" East, along the westerly right-of-way line 1952
of North High Street, along the easterly line of the said State of 1953
Ohio tract, a distance of 18.97 feet to a drill hole set at the 1954
True Place of Beginning of the herein described tract; 1955

Thence South 08o21'22" East, continuing along the westerly 1956
right-of-way line of North High Street, continuing along the 1957
easterly line of said State of Ohio tract, a distance of 11.00 1958
feet to a drill hole set at the southeasterly corner of the herein 1959
described tract; 1960

Thence over and across the said State of Ohio tract by the 1961
following three (3) described courses: 1962

1. South 81o38'38" West, along a line perpendicular to the 1963
westerly right-of-way line of North High Street and the easterly 1964
line of the said State of Ohio tract, a distance of 10.00 feet to 1965
a drill hole set at the southwesterly corner of the herein 1966
described tract; 1967

2. North 08o21'22" West, along a line parallel to and 10.00 1968
feet westerly from the westerly right-of-way line of North High 1969
Street and the easterly line of the said State of Ohio tract, a 1970
distance of 11.00 feet to an iron pin set at the northwesterly 1971
corner of the herein described tract; 1972

3. North 81o38'38" East, along a line perpendicular to the 1973
westerly right of way line of North High Street and the easterly 1974
line of the said State of Ohio tract, a distance of 10.00 feet to 1975
the True Place of Beginning and contains 0.002 acre out of 1976
Auditor's Parcel Number 010-066692. 1977

The bearings are based on South 08o21'22" East, along the westerly right-of-way line of North High Street and is referenced to the Ohio State Plane Coordinate System, South Zone and the North American Datum of 1983.

The above description was prepared under the direct supervision of John L. Price, registered professional surveyor number 7159 and represents an actual field survey performed by ms consultants, inc. Iron pins referenced as to be set are 5/8 inch by 30 inch long rebar with yellow plastic caps stamped "7159-ms consultants".

The Director of Administrative Services may adjust the legal description to accommodate any corrections necessary to facilitate recordation of the deed.

(B) Consideration for conveyance of the real estate shall be \$3,070.00, as derived by mutual agreement reached between the state and the grantee through an executed Offer to Purchase. The grantee shall be credited at closing with the value paid by the grantee for an existing easement on the real estate (OSU 6827), receipt of which is hereby acknowledged, in the amount of \$3,070.00.

(C) The real estate shall be sold as an entire tract and not in parcels.

(D) Prior to execution of the deed, possession of the real estate shall be governed by an existing interim easement between the Department of Administrative Services and the grantee.

(E) The grantee shall pay the costs of the conveyance, including recordation costs of the deed.

(F) Upon payment of the purchase price, the Auditor of State, with the assistance of the Attorney General, shall prepare a deed to the real estate. The deed shall state the consideration. The deed shall be executed by the Governor in the name of the state, countersigned by the Secretary of State, sealed with the Great

Seal of the State, presented in the Office of the Auditor of State 2009
for recording, and delivered to the grantee. The grantee shall 2010
present the deed for recording in the Office of the Franklin 2011
County Recorder. 2012

(G) This section expires one year after its effective date. 2013

Section 14. (A) The Governor is authorized to execute a deed 2014
in the name of the state conveying to one or more purchasers, and 2015
the purchaser or purchasers' heirs and assigns or successors and 2016
assigns, all of the state's right, title, and interest in any or 2017
all parcels of real estate, held for the use and benefit of The 2018
Ohio State University, described as follows: 2019

Property 1 2020

Parcel 1 2021

And known as being a part' of the southeast quarter of Section 15, 2022
T-15 (Wooster) R-13, Wayne County, Ohio. 2023

Bounded and described as follows: 2024

Commencing at the center of Section 15, R-13; thence S 0° 00' 00" 2025
W along the quarter section line 873.78 feet to a spike on the 2026
centerline of U.S. Rte. 250; thence S 60° 14' 35" E (along said 2027
centerline) 787.70 feet to a spike (witnessed by an iron- pin S 2028
58° 25' 45" W 34 .19 feet) the place of BEGINNING; thence 2029
continuing S 60° 14' 35" E (along said centerline) 509.88 feet to 2030
a spike, witnessed by an iron pin S 29° 45' 25" W 30 feet; thence 2031
S 29° 45' 25" W 300 feet to an iron pin; thence N 60° 14' 35" W 2032
(parallel to U.S. Rte. 250) 389.98 feet to an iron pin; thence N 2033
31° 34' 15" W 241.22 feet to an iron pin; thence N 58° 25° 43" E 2034
210 feet to the place of beginning. This parcel contains 3.71 2035
Acres of land. 2036

Parcel 2 2037

Real Estate situated in the 2038

State of Ohio	2039
County of Wayne	2040
Township of Wooster – Part of the southeast quarter of Section 15;	2041
T-15N; R-13W.	2042
Described as follows:	2043
Commencing at the center of Section 15;	2044
thence S 0° 00' 00" W 873.78 feet, along the section line to point	2045
on the centerline of Dover Road, formerly U.S. Route 250;	2046
thence S 60° 14' 35" E 787.70 feet, along said centerline to a	2047
point, witnessed by an iron pin set	2048
S 58° 25' 43" W 34.19 feet;	2049
thence S 58° 25' 43" W 210.00 feet to an iron pin found, the TRUE	2050
POINT OF BEGINNING;	2051
thence with the following FIVE courses:	2052
1.) S 31° 34' 15" E 241.22 feet, along a northerly line of the	2053
Grantor, to a P.K. nail set;	2054
2.) S 60° 14' 35" E 198.98 feet, along the northerly line of the	2055
Grantor to an iron pin set;	2056
3.) S 29° 45' 25" W 15.00 feet to an iron pin set;	2057
4.) N 60° 14' 35" W 253.85 feet to an iron pin set;	2058
5.) N 20° 25' 03" W 204.13 feet to the TRUE POINT or BEGINNING.	2059
This parcel contains 0.187 Acres.	2060
Property 2	2061
Located in the Village of Apple Creek, Wayne County Ohio	2062
containing approximately 0.69 acres of real property out of a	2063
7.226 acre tract acquired by The Ohio State University on March 5,	2064
2001, and being part of Wayne County Auditor's tax parcel number	2065
28-00466-000.	2066

Property 3

2067

Situated in the State of Ohio, County of Franklin, City of 2068
Columbus, Virginia Military Survey No. 6641, being 6.310 acres of 2069
land all out of that 16.614 acre tract as described in a deed to 2070
Bob Evans Farms, Inc., of record in Official Record Volume 23714 2071
H06, (all references to records being on file in the Recorder's 2072
Office, Franklin County, Ohio), said 6.310 acre tract being more 2073
particularly described as follows: 2074

Beginning for reference at an iron pin found at the intersection 2075
of the westerly right-of-way line of Hilliard Rome Road and the 2076
northerly tight-of-way line of Feder Road, being the southeasterly 2077
comer of Lot 1, as delineated on the record plat "HARVEST PLACE", 2078
of record in Plat Book 81, Page 32; Thence North 36°14'38" West, 2079
along the northerly line of said Feder Road, the southerly line of 2080
said Lot 1, a distance of 271.81 feet to an iron pin found; Thence 2081
South 3 West, along an easterly line of said plat "HARVEST PLACE", 2082
a distance of 10.00 feet to a point; Thence North 36°14'38" West, 2083
continuing along the northerly line of said Feder Road, the 2084
southerly dedication line of Evans 'Way Court, as delineated on 2085
said plat "HARVEST PLACE", a distance of 100.00 feet to an iron 2086
pin set at the southwesterly corner of said Evans Way Court; and 2087
being the TRUE PLACE OF BEGINNING of the 6.310 acre tract herein 2088
described: 2089

Thence North 86°14' 38" West, along the northerly right-of-way 2090
line of said Feder Road, the southerly line of said 16.614 acre 2091
tract, as described in said deed to Bob Evans Farms, Inc., a 2092
distance of 581.81 feet to an iron pin found at the southwesterly 2093
corner of said 16.614 acre tract; 2094

Thence North 3° 14' 58" East, along the westerly line of said 2095
16.614 acre tract, the easterly line of that 13.663 acre tract as 2096
described in a deed to Waterford Pointe Ohio, Ltd., of record in 2097
Official Record Volume 33216 D19, a distance of 473.85 feet to an 2098

iron pin found; 2099

Thence South 86° 45' 57" East, through said 16.614 acre tract, a 2100
distance of 536.50 feet to an iron pin found in the westerly 2101
right-of-way line of Evans Way Court; 2102

Thence along the westerly right-of-way line of said Evans Way 2103
Court the following four (4) courses and distances: 2104

1. South East, a distance of 33 I .52 feet to an iron pin set at a 2105
point of curvature; 2106

2. Along the arc of a curve to the right, having a radius of 2107
463.66 feet, a central angle of 10°41'13", an arc distance of 2108
86.48 feet to an iron pin set at a point of tangency, said arc 2109
being subtended by a chord bearing South 1° 35' 14" East, a chord 2110
distance of 86.36 feet; 2111

3. South 3° 45' 22" West, a distance of 46.97 feet to an iron pin 2112
set at a point of curvature; 2113

4. Along the arc of a curve to the right, having a radius of 20.00 2114
feet, a central angle of 90°00'00", an arc distance of 31.42 feet 2115
to the TRUE PLACE OF BEGINNING and containing 6.310 acres of land, 2116
said arc being subtended by a chord bearing South 48° 45' 22" 2117
West, a chord distance of 28.28 feet. 2118

The bearing meridian for this description is based on a bearing of 2119
North 86° 14' 38" West, along the northerly right-of-way line of 2120
Feder Road, as delineated on the plat of "HARVEST PLACE", of 2121
record in Plat Book 81, Page 32, on file in the Recorder's Office, 2122
Franklin County, Ohio. 2123

The forgoing description was prepared from an actual field survey 2124
of the premises in January 1998, by MS Consultants, Inc., iron pin 2125
sets are ¾" diameter x 30" long with plastic caps stamped MS Cons, 2126
Inc., Youngstown. 2127

Property 4 2128

Parcel 1 2129

Situated in the Township of Union, County of Brown, State of Ohio, 2130
being a part of Jordan Harris' Military Survey No. 756 and being 2131
the same real estate described as a 118 3/4 acres "Tract No. 1" as 2132
conveyed to State of Ohio-Ohio Agricultural Experiment Farm and 2133
recorded in Deed Book 64, Page 149 of the Brown County Recorder's 2134
Office and being further bounded and described as follows: 2135

Beginning at a Mag nail (set) marking the centerline intersection 2136
of Gardner Road (Township Road No. 233) and Schwallie Road 2137
(Township Road No. 263); 2138

thence with the centerline of Gardner Road S 85 deg. 42 min. 20 2139
sec. E, a distance of 2343. 58 ft. to a Mag nail (set) over a 2140
spike (found) near the easterly terminus of Gardner Road, said Mag 2141
nail the westerly line of a 161 3/4 acres tract as conveyed to 2142
Duane Campbell, Trustee (D.B. 235, Page 668); 2143

thence with Campbell's westerly line S 03 deg. 54 min. 25 sec. W, 2144
a distance of 1469.66 ft. to a 5/8" iron pin (found), said iron 2145
pin being the northwesterly corner of an original 49.583 acres 2146
tract as conveyed to Eric E. Weiss, et ux (O.R. 301, Page 1994); 2147

thence with Weiss' westerly line S 06 deg. 21 min. 58 sec. W, a 2148
distance of 544.68 ft. to a 5/8" iron pin (found), said iron pin 2149
being the northeasterly corner of a 52.715 acres tract as conveyed 2150
to Martin E. Regenstein (D.B. 229, Page 84); 2151

thence with Regenstein's line N 83 deg. 37 min. 49 sec. W, a 2152
distance of 1510.92 ft. to a 10" stone (found), said stone being 2153
the northeasterly corner of a 110.942 acres tract as conveyed to 2154
Mike Sidwell, Trustee (O.R. 293, Page 1451); 2155

thence with Sidwell's line for the next three calls: 2156

(1) N 84 deg. 01 min. 21 sec. W, a distance of 411.99 ft. to a 2157
1/2" iron pin (found); 2158

(2) S 05 deg. 38 min. 01 sec. W, a distance of 341.31 ft. to a 2159
1/2" iron pin (found); 2160

(3) N 87 deg. 11 min. 31 sec. W, a distance of 812.14 ft. to a 2161
1/2" iron pin (found) by a corner post, said iron pin being the 2162
southeasterly corner of an original 93 acres, 2 roods, 32 poles 2163
tract as conveyed to Jeanne Klump (D.B. 103, Page 523); 2164

thence with Klump' s line for the next three calls: 2165

(1) N 07 deg. 48 min. 53 sec. E, a distance of 1239.33 ft. to a 2166
5/8" iron pin (set) by a corner post; 2167

(2) S 85 deg. 51 min. 02 sec. E, passing a 5/8" iron pin (set) by 2168
a corner post at 383.92 ft., a total distance of 392.39 ft. to a 2169
5/8" iron pin (set), said iron pin being in the centerline of the 2170
aforementioned Schwallie Road; 2171

(3) also with the centerline of Schwallie Road N 01 deg. 03 min. 2172
00 sec. E, a distance of 1073.15 ft. to the beginning, containing 2173
119.318 acres of land. 2174

Subject to all legal easements and rights-of-way of record. 2175

Bearings are based upon the Grid Azimuth (AZ. 145 deg. 53 min. 2176
58.8 sec.) between National Geodetic Survey Monument "BROWNPOR" 2177
and McCarty Associates Geodetic Survey Monument "OSU (2001)" and 2178
derived from GPS observations taken June 6, 2011, utilizing the 2179
Trimble ODOT VRS (Virtual Reference System). 2180

Land surveyed in June 2011, under the direction of Eric N. Lutz, 2181
Registered Professional Surveyor No. 7232, the survey plat of 2182
which is referred to as Project No. on file in the office of 2183
McCarty Associates, LLC, Hillsboro, Ohio. 2184

Parcel 2 2185

Situated in the Township of Union, County of Brown, State of Ohio, 2186
being a part of Harris' Military Survey No. 756 and Williams' 2187
Military Survey No. 888 and Shepherd' s Military Survey No. 1060 2188

and Parker' s Military Survey No. 2787 and containing 27.964 acres 2189
from the 36 acres tract and all of the 18 acres, 3 rods, 20 poles 2190
tract being 19.619 acres and containing all of the 100 acres 2191
"Tract No. 2", containing 100.697 acres as conveyed to the State 2192
of Ohio—Ohio Agricultural Experiment Farm and recorded in Deed 2193
Book 64, Page 149 of the Brown County Recorder's Office and being 2194
further bounded and described as follows: 2195

Beginning at a 5/8" iron pin (set) marking Centerline Station 2196
241+56.90 in the centerline of relocated U.S. Route 62—U.S. Route 2197
68, being Section BRO-62-8.60 as found in Plat Book C-5, Page O.G. 2198
, said iron pin being in the northerly line of the 100 acres 2199
"Tract No. 2" of which is a part of this description and being in 2200
the line between Shepherd' s Military Survey No. 1060 and Harris' 2201
Military Survey No. 756; 2202

thence with the centerline of U.S. Route 62—U.S. Route 68 N 25 2203
deg. 13 min. 20 sec. E, a distance of 1287.40 ft. to a 5/8" iron 2204
pin (set) marking Station 254+44.30, said iron pin being in the 2205
southerly line of an 8.012 acres tract as conveyed to Paula 2206
Pfeffer (O.R. 392, Page 861); 2207

thence with Pfeffer's southerly line N 87 deg. 07 min. 30 sec. E, 2208
a distance of 630.55 ft. to a Mag nail (set) near the northerly 2209
edge of Hartman Road (Township Road No. 231), said Mag nail being 2210
a northwesterly corner of a 232.073 acres tract as conveyed to 2211
Marilyn Parker, et al (O.R. 233, Page 1392); 2212

thence with Parker's westerly line for the five calls: 2213

(1) S 00 deg. 05 min. 52 sec. E, passing a Mag nail (found) in the 2214
centerline of Hartman Road, at 6.82 ft. and passing a 5/8" iron 2215
pin (set), at 56.86 ft., a total distance of 204.21 ft. to a 5/8" 2216
iron pin (found); 2217

(2) S 19 deg. 15 min. 53 sec. E, a distance of 213.69 ft. to a 2218
5/8" iron pin (found) by a post; 2219

(3) S 05 deg. 08 min. 02 sec. E, a distance of 888.91 ft. to a 2220
5/8" iron pin (found) by a corner post, said iron pin being in the 2221
line between V.M.S. No. 1060 and V.M.S. No. 756; 2222

(4) with said V.M.S. line S 85 deg. 54 min. 39 sec. E, a distance 2223
of 1056. 17 ft. to a 5/8" iron pin (found) by corner post; 2224

(5) S 03 deg. 59 min. 43 sec. W, a distance of 1829. 95 ft. to a 2225
5/8" iron pin (set) , said iron pin being a corner to an original 2226
93 acres, 2 roods, 32 poles tract as conveyed to Jeanne Klump 2227
(D.B. 103, Page 523); 2228

thence with Klump's northerly line and the centerline of Gardner 2229
Road (Township Road No. 233) N 86 deg. 24 min. 20 sec. W, a 2230
distance of 272.62 ft. to a Mag nail (set); 2231

thence with the centerline of Gardner Road for the next six calls: 2232

(1) N 86 deg. 04 min. 54 sec. W, a distance of 408.38 ft. to a Mag 2233
nail (set); 2234

(2) N 85 deg. 38 min. 32 sec. W, a distance of 384.15 ft. to a Mag 2235
nail (set); 2236

(3) N 86 deg. 44 min. 42 sec. W, a distance of 310.88 ft. to a Mag 2237
nail (set); 2238

(4) N 86 deg. 55 min. 56 sec. W, a distance of 220.07 ft. to a Mag 2239
nail (set); 2240

(5) N 85 deg. 54 min. 57 sec. W, a distance of 374.84 ft. to a Mag 2241
nail (set); 2242

(6) N 85 deg. 33 min. 47 sec. W, a distance of 1119.72 ft. to a 2243
5/8" inch iron pin (set) in the centerline of the Old U.S. Route 2244
62; 2245

thence with the centerline of U.S. Route 62 for the next ten 2246
calls: 2247

(1) N 24 deg. 49 min. 35 sec. E, a distance of 199.45 ft. to a 2248

5/8" iron pin (set); 2249

(2) with a curve to the left, having a radius of 5729.58 ft., an 2250
arc length of 348.33 ft., and a chord which bears N 23 deg. 05 2251
min. 05 sec. E, a distance of 348.28 ft. to a 5/8" iron pin (set); 2252

(3)N 21 deg. 20 min. 35 sec. E, a distance of 267.06 ft. to a 5/8" 2253
iron pin (set); 2254

(4)with a curve to the left, having a radius of 954.93 ft., an arc 2255
length of 227.50 ft., and a chord which bears N 14 deg. 31 min. 05 2256
sec. E, a distance of 226.96 ft. to a 5/8" iron pin (set); 2257

(5)N 07 deg. 41 min. 35 sec. E, a distance of 130.44 ft. to a 5/8" 2258
iron pin (set); 2259

(6)with a curve to the right, having a radius of 301. 56 ft., an 2260
arc length of 178.42 ft. , and a chord which bears N 24 deg. 38 2261
min. 36 sec. E, a distance of 175 . 83 ft. to a 5/8" iron pin 2262
(set); 2263

(7) N 41 deg. 35 min. 35 sec. E, a distance of 291.09 ft. to a 2264
5/8" iron pin (set); 2265

(8) with a curve to the left, having a radius of 260.44 ft., an 2266
arc length of 103.56 ft., and a chord which bears N 30 deg. 12 2267
min. 05 sec. E, a distance of 102.88 ft. to a 5/8" iron pin (set); 2268

(9) N 18 deg. 48 min. 35 sec. E, a distance of 143.83 ft. to a 2269
5/8" iron pin (Set); 2270

(10) N 03 deg. 50 min. 29 sec. E, a distance of 109.42 ft. to a 2271
Mag nail (found) in the centerline of Cluxton South Road (Township 2272
Road No. 231-A) , said Mag nail being a corner of a 31.757 acres 2273
"Tract 4" as conveyed to Thomas Cluxton, et ux (O.R. 259, Page 2274
653); 2275

thence with a new division line S 70 deg. 46 min. 00 sec. E, a 2276
distance of 150. 60 ft. to the beginning, containing 148 .280 2277
acres of land. 2278

The above description is subject to Highway Easements as conveyed 2279
to the State of Ohio and being Parcel 33LA containing 16.66 acres 2280
(not recorded, departmental transfer), Parcel 33B containing 0.50 2281
acre (not recorded, departmental transfer) and subject to a 2282
drainage easement as granted to the State of Ohio and being Parcel 2283
No. containing 0.02 acre (not recorded, departmental transfer). 2284
Subject to all other legal easements and rights-of-way of record. 2285
Bearings are based upon the Grid Azimuth (AZ. 145 deg. min. 58.8 2286
sec.) between National Geodetic Survey Monument "BROWNPORT" and 2287
McCarty Associates Geodetic Survey Monument "OSU (2001)" and 2288
derived from GPS observations taken June 6, 2011, utilizing the 2289
Trimble ODOT CORS VRS (Virtual Reference System). 2290
Land surveyed in June 2011, under the direction of Eric N. Lutz, 2291
Registered Professional Surveyor No. 7232, the survey plat of 2292
which is referred to as Project No. on file in the office of 2293
McCarty Associates, LLC, Hillsboro, Ohio. 2294
Parcel 3 2295
Situated in the Township of Union, County of Brown, State of Ohio, 2296
being a part of Shepherd's Military Survey No. 1060 and Parker's 2297
Military Survey No. 2787 and being a part of the 36 acres, 2 2298
roads, 17 poles tract as conveyed to the State of Ohio-Ohio 2299
Agricultural Experiment Farm and recorded in Deed Book 64, Page 2300
149 of the Brown County Recorder's Office and being further 2301
bounded and described as follows: 2302
Beginning at a 5/8" iron pin (set) marking Centerline Station 2303
241+56.90 in the centerline of relocated U.S. Route 62-U.S. Route 2304
68, being Section BRO-62-8.60 as found in Plat Book C-5, Page O.G. 2305
, said iron pin being in the northerly line of a 100 acres "Tract 2306
No. 2" as conveyed to the State of Ohio (D.B. 64, Page 149) and 2307
being in the line between Shepherd's Military Survey No. 1060 and 2308
Harris Military Survey No. 756; 2309

thence with a new division line N 70 deg. 46 min. 00 sec. W, a 2310
distance of 150.60 ft. to a Mag nail (found) in the centerline of 2311
Cluxton South Road (Township Road No. 231-A), said Mag nail being 2312
in the limited access right-of-way of U.S. Route 62-U.S. Route 68 2313
and being a corner to a 31.757 acres "Tract 4" as conveyed to 2314
Thomas Cluxton, et ux (O.R. 259, Page 653); 2315

thence with centerline of Cluxton South Road and Cluxton's line 2316
for the next five calls: 2317

(1) N 03 deg. 58 min. 13 sec. E, a distance of 124.92 ft. to a Mag 2318
nail (found); 2319

(2) N 18 deg. 17 min. 32 sec. W, a distance of 340.39 ft. to a Mag 2320
nail (found); 2321

(3) N 12 deg. 15 min. 13 sec. E, a distance of 101.00 ft. to a Mag 2322
nail (found); 2323

(4) N 40 deg. 00 min. 46 sec. E, a distance of 274.002 ft. to a 2324
Mag nail (found); 2325

(5) N 44 deg. 49 min. 41 sec. E, a distance of 224.54 ft. to a Mag 2326
nail (found), said Mag nail being a corner to a 4.635 acres tract 2327
as conveyed to Thomas Cluxton, et ux (D.B. 257, Page 142); 2328

thence continuing with the centerline of Cluxton South Road and 2329
the line of Cluxton' s 4.635 acres tract N 46 deg. 04 min. 30 sec. 2330
E, a distance of 211. 52 ft. to a spike (found); 2331

thence continuing with the line of Cluxton' s 4.635 acres tract N 2332
61 deg. 10 min. 11 sec. E, a distance of 150.17 ft. to a 1/2" iron 2333
pin (found); 2334

thence with a line of the tract of' land of which this description 2335
is a part N 60 deg. 55 min. 38 sec. E, a distance of 147.94 ft. to 2336
a Mag nail (set) , said Mag nail being in the westerly line of an 2337
8.012 acres tract as conveyed to Paula Pfeffer (O.R. 392, Page 2338
861); 2339

thence with Pfeffer' s westerly line S 18 deg. 00 min. 08 sec. 2340

W, a distance of 99.00 ft. to a Mag nail (set); 2341

thence with Pfeffer' s southerly line N 87 deg. 07 min. 30 sec. E, 2342
a distance of 50.52 ft. to a 5/8" iron pin (set) , marking 2343
Centerline Station 254+44.30 of U.S. Route 62-U.S. Route 68 2344
(Section BRO-62-8-8.60); 2345

thence with the centerline of U.S. Route 62-U.S. Route 68 S 25 2346
deg. 13 min. 20 sec. W, a distance of 1287.40 ft. to the 2347
beginning, containing 9.327 acres of land. 2348

The above description is subject to Highway Easements as conveyed 2349
to the State of Ohio and being Parcel 33LA, containing 16.66 acres 2350
(not recorded, departmental transfer), Parcel 33A containing 0.15 2351
acres (not recorded, departmental transfer} and subject to a 2352
drainage easement as granted to the State of Ohio and being Parcel 2353
No. 3324-2, containing 0.02 acres (not recorded, departmental 2354
transfer) . 2355

Subject to all other legal easements and rights-of-way of record. 2356

Bearings are based upon the Grid Azimuth (AZ. 145 deg. 53 min. 2357
58.8 sec.) between National Geodetic Survey Monument "BROWNPORT" 2358
and McCarty Associates Geodetic Survey Monument "OSU (2001)" and 2359
derived from GPS observations taken June 6, 2011, utilizing the 2360
Trimble ODOT CORS VRS (Virtual Reference System) . 2361

Land surveyed in June 2011, wonder the direction of Eric N. Lutz, 2362
Registered Professional Surveyor No. 7232, the survey plat of 2363
which is referred to as Project No. S11-161 on file in the office 2364
of McCarty Associates, LLC, Hillsboro, Ohio. 2365

Property 5 2366

Parcel 1 2367

Being Lot Number Four (4) and Four (4) feet off the North side of 2368
Lot Number Three (3) of ELIZABETH J. MCMILLEN'S HOMESTEAD 2369

ADDITION, as the same are numbered and delineated upon the 2370
recorded plat thereof, of record in Plat Book 4, page 400, 2371
Recorder's Office, Franklin County, Ohio. 2372

Parcel 2 2373

Being Lot Number Five (5) of ELIZABETH J. MCMILLEN'S HOMESTEAD 2374
ADDITION, as the same is numbered and delineated upon the recorded 2375
plat thereof, of record in Plat Book 4, page 400, Recorder's 2376
Office, Franklin County, Ohio. 2377

Property 6 2378

Situated in the County of Franklin, in the State of Ohio, and in 2379
the City of Columbus: 2380

Being Lot Number Six (6) of ELIZABETH J. MCMILLEN'S HOMESTEAD 2381
ADDITION, as the same is numbered and delineated upon the recorded 2382
plat thereof, of record in Plat Book 4, page 400, Recorder's 2383
Office, Franklin County, Ohio. 2384

Also known as 1457 Neil Avenue 2385

Parcel #010-043009 2386

Property 7 2387

Situated in the County of Franklin, in the State of Ohio and in 2388
the City o Columbus: 2389

Being Lot Number Eight (8) of ELIZABETH J. MCMILLEN'S HOMESTEAD 2390
ADDITION to said city, as the same is numbered and delineated upon 2391
the recorded plat thereof, of record in Plat Book 4, Page 400, 2392
Recorder's Franklin County. Ohio. 2393

Also known as 1469 Neil Avenue 2394

Parcel #010-025481 2395

Property 8 2396

Unimproved property located at the corner of Hamilton Road and 2397
Beecher Road, Gahanna, Ohio consisting of two parcels, Franklin 2398
County parcels, number 025-009952 containing 2.806 acres and 2399

parcel number 025-009951 containing 1.713 acres. 2400

Parcel 1 2401

Situate in the State of Ohio, County of Franklin, City of 2402
Columbus, being located in Quarter Township 1, Township 1, Range 2403
17, United States Military Lands and being part of the 22.950 acre 2404
tract conveyed to The Vista at Rocky Fork, Limited Partnership, by 2405
deed of record in Official Record 15946B20 , all references being 2406
to records in the Recorder's Office, Franklin County, Ohio and 2407
bounded and described as follows: 2408

Beginning at a. point: in the westerly right-of-way line of 2409
Hamilton Road at the southwesterly corner of a 1.152 acre tract 2410
conveyed to The City of Gahanna, by deed of in Official Record 2411
15946B09, said point also being in the southerly line of said The 2412
Vista at Rocky Fork L.P. 22.950 acre tract, the northerly line of 2413
the 57.265 acre tract conveyed to Academy Development Limited 2414
Partnership, by deed of record in Official Record 15030C06; 2415

thence North 85° 51' 10" West, along said northerly line of, the 2416
Academy Development L.P. 57.265 acre tract, a distance of 485.00 2417
feet to a. point; 2418

thence North 15° 23' 12" East, a distance of 74.20 feet to a 2419
point; 2420

thence North.67° 00' 00" East, a distance of 215.00 feet to a 2421
point; 2422

thence North 89° 00' 00" East, a distance of 180.00 feet to a 2423
point; 2424

thence South 85° 50' 13" East, a. distance of 100.00 feet to a 2425
point in the westerly right-of-way line of Hamilton Road, the 2426
westerly line of the City of Gahanna 1.152 acre tract; 2427

thence South 4° 09' 47" West, along said right-of-way line of 2428
Hamilton Road, being 50 feet westerly, as measured at right angles 2429

and parallel with the centerline of Hamilton Road, a distance of 2430
187.00 feet to the place of beginning, containing 1.713 acres, 2431
more or less. 2432

Parcel 2 2433

Being situated in the City of Gahanna, Franklin County, Ohio and 2434
being more particularly described as follows: 2435

Being Lot 1 of Lion Academy Village as the same is numbered and 2436
delineated upon the recorded plat thereof, of record in Plat Book 2437
75, Page 99, Recorder's Office, Franklin County, Ohio. Parcel 2438
#025-009952. 2439

Property 9 2440

Improved property located at 4475- 4485 N. High Street, Columbus, 2441
Ohio 43214 also known as Franklin County Auditor's parcel numbers 2442
010-086636 and 010-086638, Lots 12, 13, and 14 of the Rosemary 2443
Subdivision. 2444

The Director of Administrative Services may adjust the 2445
foregoing legal descriptions to accommodate any corrections 2446
necessary to facilitate recordation of the deeds. 2447

(B) The parcels may be transferred individually as a group, 2448
as multiple groups to a single purchaser, or to multiple 2449
purchasers. 2450

(C) Consideration for conveyance of the real estate shall be 2451
a purchase price and any terms and conditions acceptable to the 2452
Board of Trustees of The Ohio State University. 2453

(D) The purchaser or purchasers shall pay the costs of the 2454
conveyance, including recordation costs of the deed. 2455

(E) Upon adoption of a resolution by the Board of Trustees of 2456
The Ohio State University specifically identifying the parcel or 2457
parcels of real estate to be conveyed, the purchaser or purchasers 2458
of the real estate, and the consideration paid or to be paid, the 2459

Auditor of State, with the assistance of the Attorney General, 2460
shall prepare a deed or deeds to the real estate identified in the 2461
resolution. The deed or deeds shall state the consideration 2462
specified in the resolution. The deed or deeds shall be executed 2463
by the Governor in the name of the state, countersigned by the 2464
Secretary of State, sealed with the Great Seal of the State, 2465
presented in the Office of the Auditor of State for recording, and 2466
delivered to the purchaser or purchasers. The purchaser or 2467
purchasers shall present the deed or deeds for recording in the 2468
office of the county recorder where each parcel of real estate is 2469
located. 2470

(F) Each deed to any real estate described in this section 2471
shall contain any exceptions, reservations, or conditions and any 2472
right of reentry or reverter specified in the resolution adopted 2473
by the Board of Trustees of The Ohio State University. Any 2474
exceptions, reservations, or conditions or any right of reentry or 2475
reverter contained in any deed may be released by The Ohio State 2476
University without the necessity of further legislation, provided 2477
the release is specifically authorized by the Board of Trustees of 2478
The Ohio State University. 2479

(G) The net proceeds of the sale of the real estate shall be 2480
paid to The Ohio State University and deposited in university 2481
accounts for purposes to be determined by the board of trustees. 2482

(H) This section expires three years after its effective 2483
date. 2484

Section 15. (A) The Governor is authorized to execute a deed 2485
in the name of the state conveying to the Brunswick City School 2486
District, Medina County, Ohio, and its successors and assigns, all 2487
of the state's right, title, and interest in the following 2488
described real estate: 2489

Situated in the City of Brunswick, County of Medina and State of 2490

Ohio and known as being part of Original Brunswick Township Lot 2491
No. 15, Tract No.3, McCurdy Tract, and bounded and described as 2492
follows: 2493

Beginning in the centerline of Laurel Road (C.H. 138) at the 2494
Northeasterly corner of a parcel of land conveyed to Edward C. 2495
Schultz and Anna Schultz by deed recorded in Volume 492, Page 874 2496
of Medina County Records, said point being distant North 89 2497
degrees 38 minutes 15 seconds West, measured along said 2498
centerline, 669.24 feet from its intersection with the Easterly 2499
line of Original Lot No. 14 in said Township; 2500

Thence South 0 degrees 57 minutes 37 seconds West along the 2501
Easterly line of said land conveyed to Edward C. Schultz and Anna 2502
Schultz, 1003.49 feet to the principal place of beginning of 2503
premises herein described; 2504

Thence South 0 degrees 57 minutes 37 seconds West continuing along 2505
said Easterly line 1313.47 feet to the Southeasterly corner of 2506
said land; 2507

Thence North 89 degrees 39 minutes 24 seconds West along the 2508
Southerly line of said land conveyed to Edward C. Schultz and Anna 2509
Schultz, being also the Southerly line of said Lot No. 15, 563.78 2510
feet to the Southwesterly corner of said land; 2511

Thence North 0 degrees 57 minutes 37 seconds East along the 2512
Westerly line of said land conveyed to Edward C. Schultz and Anna 2513
Schultz, being also the Easterly lines of Coventry Terrace, Phase 2514
2 as recorded in Volume 7, Page 42 of Medina County Plat Records 2515
and Coventry Terrace, Phase 1 as recorded in Volume 7, Page 28 of 2516
Medina County Plat Records, 1313.66 feet to a point; 2517

Thence South 89 degrees 38 minutes 15 seconds East parallel with 2518
the centerline of Laurel Road, 563.78 feet to the principal place 2519
of beginning and containing 17.000 Acres of land according to the 2520
Survey of James B. Root & Associates, Civil Engineers & Surveyors. 2521

The courses used in this description are given to an assumed 2522
meridian and are used to indicate angles only. 2523

PPN: 003-180-22-029 2524

The Director of Administrative Services may adjust the legal 2525
description to accommodate any corrections necessary to facilitate 2526
recordation of the deed. 2527

(B) Consideration for the conveyance of the real estate is 2528
the purchase price of \$10.00. 2529

(C) The property was originally conveyed to the state of Ohio 2530
as collateral for school construction facility bonds issued. Once 2531
the construction project was completed, the state was to have 2532
conveyed title to this property to the Brunswick City School 2533
District. The intent of this section is to correct this oversight. 2534

(D) The Brunswick City School District shall pay all costs 2535
associated with the conveyance, including recordation costs of the 2536
deed. 2537

(E) Prior to execution of the deed, possession of the real 2538
estate shall be governed by an existing interim lease between the 2539
state and the Brunswick City School District. 2540

(F) The net proceeds of the sale of the real estate shall be 2541
deposited into the state treasury to the credit of the State 2542
General Revenue Fund. 2543

(G) Upon payment of the purchase price, the Auditor of State, 2544
with the assistance of the Attorney General, shall prepare a deed 2545
to the real estate. The deed shall state the consideration. The 2546
deed shall be executed by the Governor in the name of the state, 2547
countersigned by the Secretary of State, sealed with the Great 2548
Seal of the State, presented in the Office of the Auditor of State 2549
for recording, and delivered to the Brunswick City School 2550
District. The Brunswick City School District shall present the 2551

deed for recording in the Office of the Medina County Recorder. 2552

(H) This section expires one year after its effective date. 2553

Section 16. (A) The Director of Administrative Services, on 2554
behalf of the Department of Youth Services, is authorized to enter 2555
into one or more real estate purchase agreements for the sale to 2556
one or more purchasers of the state's right, title, and interest 2557
in any or all of the real property described below. 2558

The Governor is authorized to execute a deed in the name of 2559
the state conveying to one or more purchasers, and their 2560
successors and assigns or heirs and assigns, all of the state's 2561
right, title, and interest in any or all of the parcels of real 2562
estate described as follows: 2563

Being part of the lands last transferred to the state of Ohio as 2564
recorded in deed book 60 page 469 of the Delaware County 2565
Recorder's Office and being further located as follows: 2566

Being all of Delaware County Auditor's Parcel No. 60024003007000, 2567
that is lying west of State Route 745 and being located in Farm 2568
Lot 2, in C. Baldwin's Virginia Military Survey No. 1421, Situated 2569
in Concord Township, Delaware County, State of Ohio, and 2570
containing approximately 30 acres more or less. 2571

In preparing the deed, the Auditor of State, with the 2572
assistance of the Attorney General, may modify the foregoing legal 2573
description insofar as necessary to bring it into conformity with 2574
the actual bounds of the real estate being conveyed. 2575

(B) The real property is conveyed subject to all easements, 2576
covenants, conditions, and restrictions of record; all legal 2577
highways; zoning, building, and other laws, ordinances, and 2578
regulations; and real estate taxes and assessments not yet due and 2579
payable. 2580

(C) Consideration for conveyance of the real estate shall be 2581

the purchase price set forth in the Purchase Agreements entered 2582
into with the purchaser or purchasers, and shall be paid in 2583
accordance with the terms of the Purchase Agreement. 2584

(D) The deed may contain any terms and conditions the 2585
Director of Youth Services and the Director of Administrative 2586
Services determine to be in the best interest of the state. The 2587
deed may contain any restrictions that the Director of 2588
Administrative Services and the Director of Youth Services 2589
determine is reasonably necessary to protect the state's interest 2590
in neighboring state-owned land. 2591

(E) The real estate may be sold as an entire tract or in 2592
parcels. 2593

(F) The purchaser or purchasers shall pay the costs of the 2594
conveyance, including recordation costs of the deed. 2595

(G) The net proceeds from the sale of the real estate shall 2596
be deposited into the state treasury to the credit of the Juvenile 2597
Correctional Building Fund to offset bond indebtedness on state 2598
bonds issued for the real estate. 2599

(H) The Auditor of State, with the assistance of the Attorney 2600
General, shall prepare a deed or deeds to the real estate. The 2601
deed or deeds shall state the consideration. The deed or deeds 2602
shall be executed by the Governor in the name of the state, 2603
countersigned by the Secretary of State, sealed with the Great 2604
Seal of the State, presented in the Office of the Auditor of State 2605
for recording, and delivered to the purchaser or purchasers. The 2606
purchaser or purchasers shall present the deed or deeds for 2607
recording in the Office of the Delaware county recorder. 2608

(I) This section expires three years after its effective 2609
date. 2610

Section 17. (A) The Governor is authorized to execute a deed 2611
in the name of the state conveying to the Ripley Union Lewis 2612

Huntington Local School District, Brown County, Ohio (the 2613
"grantee"), and its successors and assigns, all of the state's 2614
right, title, and interest in the following described real estate: 2615
Parcel One 2616
Situated in M. Clements Military Survey No. 386, Union Township, 2617
Brown County, Ohio, and being bounded and more particularly 2618
described as follows: 2619
Beginning at a P.K. spike set on the centerline of U. S. Route 52, 2620
said beginning point being the most easterly corner of Surgical 2621
Appliance Industries, Inc. 2.00 Acre tract as recorded in Deed 2622
Book 164, Page 778, of the Deed Records of Brown County, Ohio: 2623
thence from said beginning point and with the centerline of said 2624
U. S. Route 52 and on a curve to the right having a radius of 2625
11,459.16 feet, an interior angle of 00 deg 49 min 47 sec, an arc 2626
length of 165.94 feet, a chord bearing of South 36 deg 06 min 07 2627
sec East a chord distance of 165.94 feet, thence continuing with 2628
the centerline of said road South 35 deg 41 min 14 sec East a 2629
distance of 342.74 feet to a P.K. spike set on the line of Albert 2630
Haitz, et al; thence with the line of said Haitz, et al South 2631
51deg 40 min 31 sec West a distance of 1048.06 feet to an iron pin 2632
set; thence continuing with the line of said Haitz, et al South 10 2633
deg 07 min 16 sec West passing a reference pin set at 703.99 feet 2634
for a total distance of 808.50 feet to a point of Eagle Creek; 2635
thence down said creek North 84 deg 05 min 55 sec West a distance 2636
of 1453.39 feet (witness a reference pin set North 50 deg 04 min 2637
41 sec East a distance of 218.22 feet) to a point in the Ohio 2638
river; thence down said river North 32 deg 27 min 00 sec West a 2639
distance of 371.01 feet (witness a line stone found at North 52 2640
deg 41 min 51 sec East a distance of 279.13 feet) to a point in 2641
the Ohio River and corner to August and Betty Schwallie and on the 2642
Village of Ripley corporation line; thence with the line of said 2643
Schwallie and the Village of Ripley corporation line North 52 deg 2644

41 min 51 sec East a distance of 1800.98 feet to an iron pin set 2645
on the line of said Schwallie; thence on a new division line 2646
through the land of Loretta Funk South 51 deg 44 min 33 sec East a 2647
distance of 296.49 feet to an iron pin set; thence continuing on a 2648
new division line through the land of said Funk North 52 deg 56 2649
min 00 sec East a distance of 809.50 feet to the place of 2650
beginning CONTAINING 49.875 acres, more or less, subject, however, 2651
to all legal highways and easements of record and being a part of 2652
the land conveyed to Loretta Funk as record in Deed Book 209, Page 2653
395 of the Deed Records of Brown County, Ohio. 2654

Survey by Gerald S. Renshaw, Registered Surveyor #4872 on 21 2655
February 1991. 2656

Being 48.939 Acres annexed to the Village of Ripley in Plat Book 2657
7, Page 118, Slide 736, plat record in Brown County Recorder's 2658
Office. 2659

Prior deed reference: Deed book 255, Page 550. 2660

Parcel Two 2661

Situated in M. Clements Military Survey No. 386, Union Township, 2662
Brown County, Ohio, and being bounded and more particularly 2663
described as follows: 2664

Beginning at a P.K. spike set on the centerline of U. S. Route 52, 2665
said beginning point being North 35 degrees 41 minutes 14 seconds 2666
West a distance of 208.92 feet from the centerline intersection of 2667
U. S. Route 52 and Scoffield Road; thence from said beginning 2668
point and with a new division line through the land of Albert L. 2669
and Mary Louise Haitz South 51 degrees 40 minutes 31 seconds West 2670
a distance of 1201.77 feet to an iron pin on the line of State of 2671
Ohio (proposed Ripley-Union Lewis School District); thence with 2672
the line of said State of Ohio North 10 degrees 07 minutes 16 2673
seconds East a distance of 214.15 feet to an iron pin set corner 2674
to said State of Ohio; thence with the line of said State of Ohio 2675

North 51 degrees 40 minutes 31 seconds East a distance of 1048.06 2676
feet to a P.K. spike set on the centerline of U. S. Route 52; 2677
thence with the centerline of U. S. Route 52 South 35 degrees 41 2678
minutes 14 seconds East a distance of 142.20 feet to the place of 2679
beginning, CONTAINING 3.668 Acres more or less, subject, however, 2680
to all legal highways and easements of record and being a part of 2681
the land conveyed to Albert L. and Mary Louise Haitz as record in 2682
D. B. 56, P 490, Brown County Deed Records. 2683

Surveyed by Gerald S. Renshaw, Registered Surveyor #4872 on 24 2684
May, 1991. 2685

Being 3.407 Acres annexed to the Village of Ripley in Plat Book 7, 2686
Page 118, Slide 736, plat record in Brown County Recorder's 2687
Office. 2688

Prior deed reference: Deeds Book 257, Page 431. 2689

The Director of Administrative Services may adjust the legal 2690
description to accommodate any corrections necessary to facilitate 2691
recordation of the deed. 2692

(B) Consideration for conveyance of the real estate shall be 2693
the purchase price of ten dollars. 2694

(C) The real estate was originally conveyed to the state as 2695
collateral for school construction facility bonds issued. Once the 2696
construction project was completed, the state was to have 2697
re-conveyed title to the real estate to the grantee. The intent of 2698
this section is to correct this oversight. 2699

(D) The grantee shall pay all costs associated with the 2700
conveyance, including recordation costs of the deed. 2701

(E) Possession of the premises prior to the conveyance shall 2702
be governed by an existing interim lease between the state and the 2703
grantee. 2704

(F) Upon payment of the purchase price, the Auditor of State, 2705

with the assistance of the Attorney General, shall prepare a deed 2706
to the real estate. The deed shall state the consideration. The 2707
deed shall be executed by the Governor in the name of the state, 2708
countersigned by the Secretary of State, sealed with the Great 2709
Seal of the State, presented in the Office of the Auditor of State 2710
for recording, and delivered to the grantee. The grantee shall 2711
present the deed for recording in the Office of the Brown County 2712
Recorder. 2713

(G) The net proceeds of the sale of the real estate shall be 2714
deposited into the state treasury to the credit of the State 2715
General Revenue Fund. 2716

(H) This section expires one year after its effective date. 2717