

14663H18

008484

## WARRANTY DEED

GAHANNA WOODS PARTNERSHIP, an Ohio General Partnership (the "Grantor"), for valuable consideration paid, grants with general warranty covenants, to The City of Gahanna (the "Grantee"), whose mailing address is City Hall, Gahanna, Ohio 43230, the following real property situated in the County of Franklin, in the State of Ohio; and in the Township of Jefferson.

Legal Description Attached as Exhibit "A".

TIME 1:30 P M  
RECORDED FRANKLIN CO, OHIO

JAN 24 1990

JOSEPH W. TESTA, RECORDER  
RECORDER'S FEE \$ 120

IN WITNESS WHEREOF, the Grantor has caused this deed to be executed on its behalf by its General Partner, Davidson Phillips, Inc., by Charles J. Ruma, its President, on November 7, 1989.

Signed and acknowledged  
in the presence of:

Rosalinde Childers  
Susan J. Buscemi

GAHANNA WOODS PARTNERSHIP

By: Davidson Phillips, Inc.,  
its General Partner

By Charles J. Ruma  
Charles J. Ruma, President

STATE OF OHIO SS:  
FRANKLIN COUNTY

900605	
CONVEYANCE TAX	
EXEMPT	
A	10
PALMER C. McNEAL	
FRANKLIN COUNTY AUDITOR	

TRANSFERRED	
JAN 24 1990	
PALMER C. McNEAL	
AUDITOR	
FRANKLIN COUNTY, OHIO	

This document was acknowledged before me on November 7, 1989, by Charles J. Ruma, the President of Davidson Phillips, Inc., the General Partner of Gahanna Woods Partnership, on behalf of such partnership.

MAIL 9  
ENVELOPE FURNISHED

Susan J. Buscemi  
Notary Public

RECORD AND RETURN TO:

City of Gahanna	PARTNERSHIP
c/o Peg Cunningham, OMC	5-16-89
200 S. Hamilton	RECORDED VOL 134 PAGE 56
Gahanna, OH 43230	JOSEPH W. TESTA

This warranty deed was prepared by Gahanna Woods Partnership.  
RECORDED BY FRANKLIN COUNTY, OHIO

SUSAN J. BUSCEMI  
NOTARY PUBLIC, STATE OF OHIO  
MY COMMISSION EXPIRES JUNE 8, 1994

EXHIBIT A

14663119

0.384 ACRE PARCEL

Situated in the State of Ohio, County of Franklin, Township of Jefferson, being a part of Lot No. 39 of "David Taylor's Subdivision", located in Section 3, Township 1, Range 16, United States Military Lands and being a strip of land 50 feet in width across the northerly portion of that 20.414 acre tract as conveyed to Gahanna Woods Partnership, by deed of record in Official Record 13501B17, all references being to those of record in the Recorder's Office, Franklin County, Ohio, said strip being more particularly bounded and described as follows:

Beginning at a railroad spike in the centerline of Havens Corner Road marking the northwesterly corner of said 20.414 acre tract;

thence South  $85^{\circ} 52' 12''$  East, along the centerline of said road, a distance of 334.80 feet to a railroad spike marking the northeasterly corner of said tract and also marking the northwesterly corner of that 10.414 acre tract as conveyed to Carolyn Y. Kucsma by deed of record in Deed Book 1546, Page 483;

thence leaving the centerline of Havens Corner Road, South  $3^{\circ} 43' 30''$  West, along a line common to said tracts, a distance of 50.00 feet to a point;

thence leaving said common line, North  $85^{\circ} 52' 12''$  West, along a line parallel to and 50.00 feet southerly of, as measured at right angles, the centerline of Havens Corner Road, a distance of 334.80 feet to a point in the westerly line of said Gahanna Woods Partnership tract and in the easterly line of that tract as conveyed to Ernest and Pauline Dunlop by deed of record in Deed Book 3409, Page 103;

thence leaving said parallel line, North  $3^{\circ} 43' 54''$  East, along a line common to said tracts, a distance of 50.00 feet to the place of beginning and containing 0.384 acres, more or less.

Subject, however, to all legal easements and/or rights of way, if any, of public record.

The bearings in the above description are based upon the centerline of Havens Corner Road as being South  $85^{\circ} 52' 12''$  East.

EVANS, MECHWART, HAMBLETON & TILTON, INC.

  
Lawrence E. Ball,  
Registered Surveyor No. 6878

LEB/mf

**PLAT OF PROPOSED RIGHT-OF-WAY**  
LOCATED IN LOT 39, SECTION 3, TOWNSHIP 1, RANGE 16  
UNITED STATES MILITARY LANDS  
TOWNSHIP OF JEFFERSON, COUNTY OF FRANKLIN, STATE OF OHIO

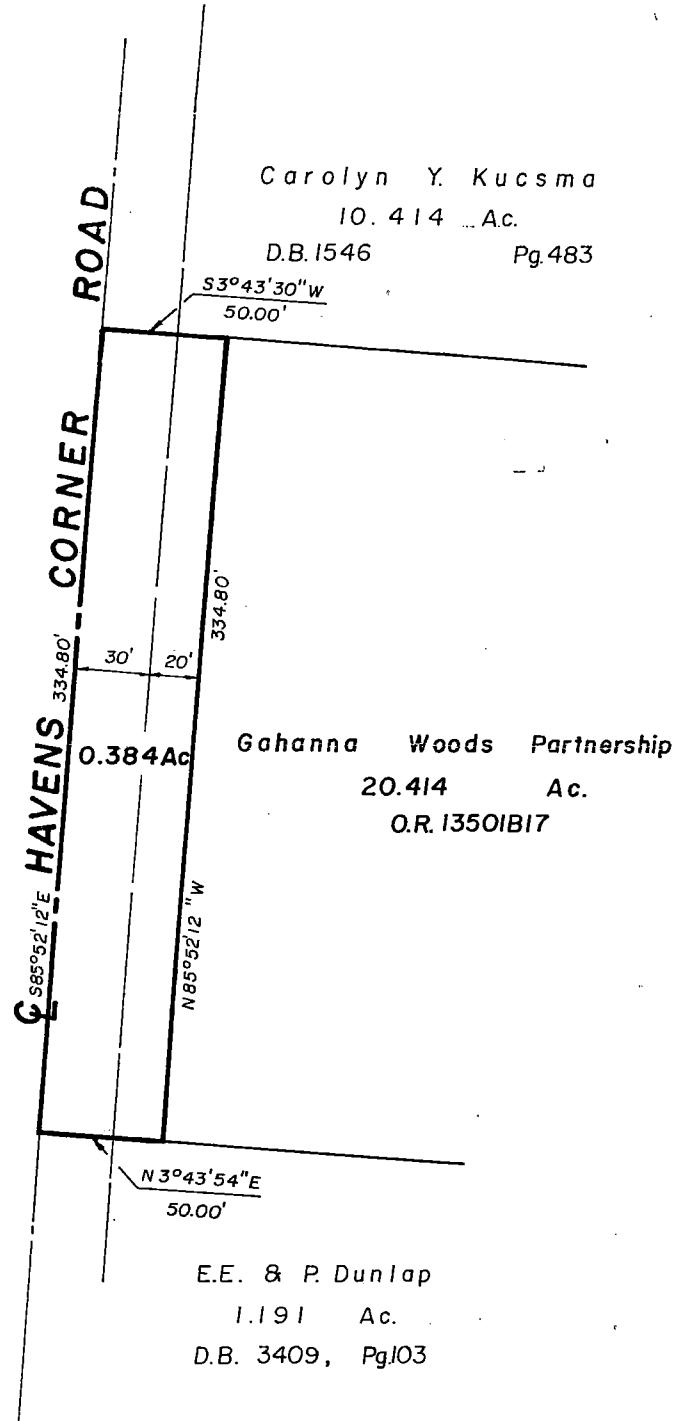
SCALE 1" = 60'

NOVEMBER 3, 1989

RECORD REFERENCES \_\_\_\_\_



46631120



E.M.H.&T. INC.

*Lawrence L. Dill*  
Professional Surveyor No. 6878