

Parcel One:

Situated in the City of Martins Ferry, County of Belmont and State of Ohio and known as and being lot Number Two Hundred and Thirty-Four (234) in the City of Martins Ferry Ohio, according to the re-numbering of lots therein in the year 1885. (Wallaces 2nd Addition) CAB B, Slide 48.

Auditor Parcel Number: 24-03802.000

Parcel Two:

Situated in the City of Martins Ferry, County of Belmont and State of Ohio;

First Tract:

Situated in the city, county and state as aforesaid and more particularly described as follows:

Known and being a part of Lot Two Hundred and Thirty-Two (232) according to the re-numbering of lots in 1885, the original number being Twenty in Wallaces Second Addition and the Van Pelt number being 422, and the part herein intended to be conveyed being all of said Lot 232 as renumbered except forty feet off the Northwest end and along Hanover Street and fifty feet wide on Fifth Street.

Second Tract:

Situated in the city, county and state as aforesaid and more particularly described as follows:

Known and being a part of Lot Two Hundred and Thirty-Three (233) according to the re-numbering of lots in 1885, the original number being 21 in Wallaces Second Addition in Martins Ferry. The part of said lot herein conveyed is the entirety of lot 233 except forty (40) feet off the northwest end thereof and fronting fifty feet in the width on Fifth Street. CAB B SLIDE 48

Auditor Parcel Number: 24-03770.000

Parcel Three:

Situated in the Township of Pease, County of Belmont and State of Ohio and being known as and being a part of the west half of Section 30, Township 3, Range 2, and being more fully described as follows:

Beginning for a description of same at an iron pin at the northeast corner of the land of the grantor herein and on the east side of the Glenn's Run Road (County Highway #4), which pin bears S. 29° 52' 52" W-2, 716.47 feet from the northeast corner of the northwest quarter of

Section 30. The bearing on the east line of said quarter section being N. 1° 43' E. Thence, from this place of beginning S. 13° 30' W – 164.96 feet to a point;

Thence S. 39° 15' W. 63.95 feet to an iron pin on the north line of the Ross Lynn Property;

Thence along this line N. 42° 27', W.-25.34 feet to an iron pin at the northwest corner of the Lynn property;

Thence S. 41° 30' W. 172.60 feet to an iron pin off the east side of the Glenn's Run Road;

Thence S. 00' W-180.29 feet to a point;

Thence leaving said road N. 30° 00' W-224.26 feet to a point;

Thence N. 57° 36' W-261.24 feet to a point;

Thence S. 32° 24' W-150.00 feet to a point on the south line of the Grantor's land;

Thence therewith N. 57° 36' W-295.35 feet to the west line of the Grantor's land;

Thence N. 21° 00' E-250.79 feet to the northeast corner of the Grantor's land;

Thence S. 78° 35' 30" E-957.77 feet to the place of beginning and containing 7.00 acres.

Subject to all legal rights-of-way for highway purposes.

Excepting therefrom 0.1279 acres more described as follows:

Description of a 0.1279 acre tract of land situated in Section 30, Township 3, Range 2, of the Township of Pease, County of Belmont and State of Ohio and being a part of the 7.00 acre tract recorded in Deed Volume 569 Page 632 of the Belmont County Record of Deeds and being more fully described as follows:

Beginning at a point in the center of County Road 4 from which the Northeast corner of the Northwest quarter of Section 30 bears the following three (3) bearings and distances: N. 28° 47' 34" E. 124.95 feet with the County Road 4;

Thence leaving County Road 4, N. 78° 35' 30" W; 37.15 feet and N. 31° 12' 43" E. 2738.41 feet bearing on the quarter section line being N. 1° 43' E.;

Thence from the place of beginning and leaving County Road 4, S. 68° 30' 30" E. 63.45 feet;

Thence S. 13° 30' W. 34.45 feet to a point in Glenn's Run on the North line of a 0.517 acre tract of land recorded in Volume 489, Page 114 of the Belmont County Record of Deeds;

Thence with said North line S. 39° 15' W. 63.95 feet to an iron pin on the East sideline of a 0.2583 acre tract recorded in Volume 479, Page 731, of the Belmont County Record of Deeds.

Thence with said east line N. 42° 27' W. 64.80 feet to the center of County Road 4, passing on line iron pins at 25.34 feet and 49.80 feet;

Thence with the center of County Road 4, N. 29° 34' 26" E. 67.31 feet to the place of beginning, containing 0.1279 acres.

The above description prepared by John M. Green, Professional Surveyor No. 6608, in February 1983. Leaving to be Conveyed 6.762 acres.

Auditor Parcel Numbers: 59-00427.000

Parcel Four:

Situated in the Township of Pease, County of Belmont and State of Ohio and being known as and being a part of the west half of Section 30, Township 3, Range 2, and being more fully described as follows:

Beginning for a description at a point on the east side of the Glens Run Road (C.H. 4) and at the most southerly corner of the grantors land, which point bears S. 33° 04' W. 3389.53 feet from the northeast corner of the northwest corner of said Section 30. The bearings on the east line of said quarter section being N. 1° 43' E. Thence from this place of beginning and along the southwest boundary of the grantors land the following two courses and distances: first N. 30° 00' W. 187.42 feet to an iron pin, passing on line an iron pin at 28.68 feet; second, N 57° 36' W. 224.40 feet;

Thence along the south boundary of a 7.00 acre tract the following three courses; and distances: first N. 32° 24' E. 150.00 feet; second S. 57° 36' E. 261.24 feet; third S. 30° 00' E. 224.26 feet to a point in said Glens Run Road (C.H. #4);

Thence therewith S. 60° 00' W. 150.00 feet to the place of beginning and containing 1.545 acres.

Subject to all legal rights-of-way for highway purposes.

Above description prepared by Shriver, Wm.S., registered surveyor #4600 on July 26, 1977

Auditor Parcel Numbers: 59-00426.000

Property Address: 10 South 5th Street, Martins Ferry, Ohio 43935

Parcel Nos.: 24-03802.000, 24-03770.000, 59-00427.000, 59-00426.000

Prior Deed Ref.: OR Book 909, Page 5090, OR Book 909, Page 5094, OR Book 909, Page 5092