

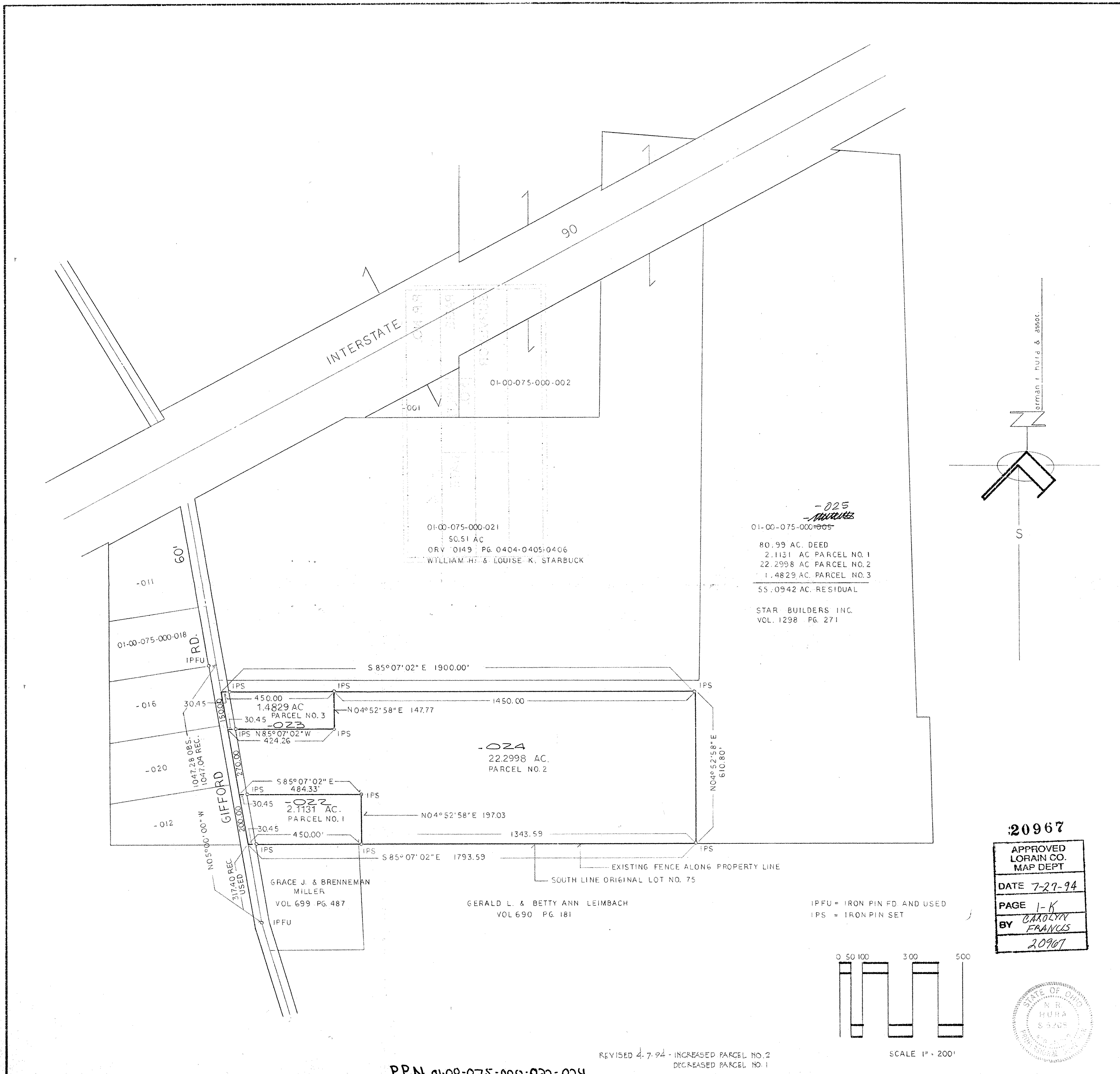
KNOW ALL MEN BY THESE PRESENTS

That William H. Starbuck and Louise K. Starbuck, husband and wife, the grantors, who claim title by or through instrument, recorded in Volume 01-144-007 of Lorain County Recorder's Office, for the consideration of Ten and no/100 Dollars (\$10.00) and other valuable consideration, received to their full satisfaction of William H. & Louise K. Starbuck whose tax-mailing address will be:

the grantees

do GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said grantees, their heirs and assigns, the following described premises,

Situated in the Township of Brownhelm, County of Lorain and State of Ohio and being known as part of Original Brownhelm Township Lot No. 75, bounded and described as follows: Beginning at an iron pin found set in the centerline of Gifford Road, 80 feet in width, at its intersection with the Southerly line of said Original Brownhelm Township Lot No. 75; Thence North 5 degrees 19' 26" West, in the centerline of Gifford road, a distance of 619.52 feet to a point and the Northwest corner of land conveyed to Itri Eren, M.D. and Anne Eren by Deed recorded in O.R. Volume 954, Page 555 of Lorain County Records; Thence South 85 degrees 07' 55" East, in the Northerly line of said Eren land, and in the Northerly line of land conveyed to Itri Eren, M.D. and Anne Eren by Deed recorded in O.R. Volume 954, Page 558 of Lorain County Records, a distance of 762.02 feet to a 5/8 inch diameter iron pin with a cap set and the principal place of beginning; said line passes through iron pipes found set 23.71 feet and 449.28 feet Easterly from the centerline of Gifford Road; Thence North 5 degrees 19' 26" West, in a line parallel to and 750.00 feet, by rectangular measurement, Easterly from the centerline of Gifford road, a distance of 1094.28 feet to a 5/8 inch diameter iron pin with a cap set in the Southerly line of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1111, Page 783 of Lorain County Records; Thence North 66 degrees 52' 08" East, in the Southerly line of said Ohio Turnpike Commission land, a distance of 145.39 feet to a 5/8 inch diameter iron pin with cap set in the Easterly corner thereof; Thence South 84 degrees 17' 03" East, in the Southerly line of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1162, Page 655 of Lorain County Records, and in the Southerly line of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1169, Page 775 of Lorain County Records, a distance of 836.52 feet to a 5/8 inch diameter iron pin with cap set in the Easterly corner thereof; Thence North 6 degrees 03' 55" East, in the Easterly line of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1169, Page 775 of Lorain County Records, a distance of 263.02 feet to a 5/8 inch diameter iron pin with cap set in the Southwesterly corner of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1111, Page 784 of Lorain County Records; Thence South 68 degrees 19' 51" East, in the Southerly line of said Ohio Turnpike Commission land and in the Southerly line of land conveyed to the Ohio Turnpike Commission by Deed recorded in O.R. Volume 1111, Page 780 of Lorain County Records, a distance of 597.92 feet to a 5/8 inch diameter iron pin with cap set at an angle point therein; Thence North 48 degrees 27' 46" East, in the Southeastery line of said Ohio Turnpike Commission land, a distance of 560.15 feet to a 5/8 inch diameter iron pin with cap set at an angle point therein;



20967  
 APPROVED  
 LORAIN CO.  
 MAP DEPT  
 DATE 7-27-94  
 PAGE 1-K  
 BY CAROLYN FRANCIS  
 20967

STAR BUILDERS INC.	PLAT OF LOT SPLITS	ORIGINAL LOT NO. 75 - BROWNHELM TWP. - LORAIN CO.	DECEMBER 1993
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5040

P.P. NO. 01-00-075-000-022,024	
SPLIT #	DATE OF SURVEY
20967	Dec 93
MAP PAGE	1-K
SURVEYOR	
W. R. Hura	

Thence North 23 degrees 07' 52" West, in the Easterly line of said Ohio Turnpike Commission land, a distance of 440.00 feet to a 5/8 inch diameter iron pin with cap set at an angle point therein;  
 Thence North 66 degrees 52' 08" East, in the Southerly line of said Ohio Turnpike Commission land, a distance of 56.00 feet to a 5/8 inch diameter iron pin with cap set at an angle point therein;  
 Thence North 43 degrees 40' 13" East, in the Southerly line of said Ohio Turnpike Commission land, a distance of 76.16 feet to a 5/8 inch diameter iron pin with cap set at an angle point therein;  
 Thence North 66 degrees 52' 08" East, in the Southerly line of said Ohio Turnpike Commission land, a distance of 206.07 feet to a 5/8 inch diameter iron pin with cap set in the Southerly line of land conveyed to Carl Balzer, Jr. by Deed recorded in Deed Volume 1310, Page 281 of Lorain County Records;  
 Thence South 84 degrees 42' 56" East, in the Southerly line of said Balzer land, a distance of 178.96 feet to a 3/4 inch diameter iron pipe found set at the Northwest corner of land conveyed to Carl Balzer, Jr. by Deed recorded in Deed Volume 1310, Page 283 of Lorain County Records;  
 Thence South 3 degrees 09' 14" West, in the Westerly line of said Balzer land and in the Westerly line of land conveyed to Grace J. Miller and Elizabeth M. Brennehan by Deed recorded in O.R. Volume 699, Page 487 of Lorain County Records, a distance of 2256.88 feet to a 3/4 inch diameter of 2256.88 feet to a 3/4 inch diameter iron pipe found set at the Southwesterly corner thereof;  
 Thence South 84 degrees 10' 54" East, in the Southerly line of said Miller and Brennehan land, a distance of 29.46 feet to a 1 inch diameter iron pipe found set at the Northwest corner of land conveyed to Timothy J. and Brenda Balas by Deed recorded in O.R. Volume 494, Page 159 of Lorain County Records;  
 Thence South 1 degree 43' 04" West, in the Westerly line of said Balas land and in the Westerly line of land conveyed to Richard E. Papp, Jr. and Gayle L. Henderson by Deed recorded in O.R. Volume 975, Page 173 of Lorain County Records, a distance of 554.85 feet to a 3/4 inch diameter iron pipe found set at the Southeast corner of Original Brownhelm Township Lot No. 75, said point also being the Northeast corner of land conveyed to Bev G. and Irene G. Stoffers by Deed recorded in Deed Volume 1156, Page 601 of Lorain County Records;  
 Thence North 85 degrees 09' 27" West, in the Southerly line of said Original Brownhelm Township Lot No. 75, a distance of 964.42 feet to a point and the Southeast corner of land conveyed to Itri Eren, M.D. and Anne Eren by Deed recorded in O.R. Volume 954, Page 558 of Lorain County Records, said point being North 4 degrees 51' 57" East, 1.17 feet distant from a 5/8 inch diameter iron pipe found set in a tree root;  
 Thence North 4 degrees 51' 57" East, in the Easterly line of said Eren land, a distance of 809.05 feet to a 5/8 inch diameter iron pipe found set at the Northeast corner thereof;  
 Thence North 85 degrees 07' 55" West, in the Northerly line of said Eren land, a distance of 1137.23 feet to a 5/8 inch diameter iron pin with cap set and the principal place of beginning, containing within said bounds 80,805.8 acres of land, be the same more or less, but subject to all legal highways, as surveyed by Phil A. Rosebeck, Registered Surveyor No. 6896 in July, 1997.

Permanent Parcel No.:  
 to have and to hold the above granted and bargained premises, with the appurtenances thereof, unto the said grantees their heirs and assigns forever.  
 And William H. Starbuck and Louise K. Starbuck, the said grantors, do for themselves and their heirs, executors and administrators, covenant with the said grantees, their heirs and assigns that at and until the ensueing of these presents, they are well seized of the above described premises, as a good and indefeasible estate in FEE SIMPLE and has good right to bargain and sell the same in manner and form as above written, and that the same are FREE FROM ALL ENCUMBRANCES WHATSOEVER except easements, covenants and restrictions of record, if any, and taxes and assessments due and payable after date which have been pro-rated between the parties

\*\*This conveyance represents a sale of a parcel of land between adjoining lot owners which does not create additional building sites and accordingly pursuant to Section 711.001 (B) (1) of Ohio Revised Code is exempt from Plottin Requirements.