Know all Men by these Presents

That, Stacey Klimczak and Louise Klimczak, husband and wife, the Grantors, who claim title by and through instrument recorded in O.R. Volume 494, Page 676, Lorain County Recorders Office, for the consideration of Ten and 00/100 Dollars (\$10.00) received to their full satisfaction of Stacey Klimczak and Louise Klimczak, husband and wife, the Grantees, whose tax mailing address will be 2436 Oakdale Avenue, Lorain, Ohio 44053

Give, Grant, Bargain, Sell and Convey unto the said Grantees for their joint lives, remainder to the survivor of them, the following described premises, both parcels situated in the City of Lorain, County of Lorain and State of Ohio:

Parcel Number One:

APPROV AS TO DESCRIPTION O SOUND SOU

Known as being part of Lots No. 10 and 11 in the Lorain Stone Company's First Addition to Lorain, Ohio as shown on the Plat Volume 4, Pages 9 and 10, Lorain County Record of plats, situated in the Township of Black River, Tract 1, Lot No. 3, being the Southerly 104.00 feet of Lots No. 10 and 11, bounded and described

as follows: Beginning at a 1/2 inch iron rod set at the intersection of the West right of way line of Oakdale Avenue (60 feet wide) with the North right of way line of 25th Street (50 feet wide); Said Point being in the Southeast corner of Lot No. 10; Said point being the principal point of beginning of lands herein described

Thence Due West along the North right of way line of 25th Street and the South line of Lots No.10 and 11 a distance of 10 0.00 feet to a 1/2 inch iron rod set;

Thence Due North along the West line of Lot No. 11 a distance of 104.00 feet to a 1/2 inch iron rod set: Thence Due East a distance of 10000 feet to a 1/2 inch iron rod set in the East

line of Lot No. 10 and the West line of Oakdale Avenue; Thence Due South along the East line of Lot No. 10 a distance of 104.00 feet to a

1/2 inch iron rod set and the point of beginning; Containing within said bounds 0.2388 acres of land, more or less, subject to all legal highways, easements and agreements of record.

Description prepared from survey made by Charles P. Waryu, Registered Surveyor No. 5029, February 1998.

Permanent Parcel Number: P. P. No. 02-01-003-183-026 fc.

. . . .

Parcel Number Two: 02-01-003-183-027 known as being part of Lots No. 10 and 11 in the Lorain Stone Company's First Addition to Lorain, Ohio as shown on Plat Volume 4, Pages 9 and 10, Lorain County Record of Plats situated in the Township of Black River, Tract 1, Lot No 3, being the Northerly 46.00 feet of Lots No. 10 and 11, together with the Southerly 8.00 feet of an original 16.00 foot wide alley vacated by Ordinance No. 248-73, bounded and described as follows: The CAT OFF HORE FOR PENMLOR?

APPROVED BY THE LORAIN CITY PLANNING William C. Notos 5-11-98 SECRETARY LORAIN CITY PLANNING COMMISSION

LEGEND: Iron rods set LORAIN STONE CO'S FIRST ADD'N. TO shown thus: 0 0 10 20 30 LORAIN OHIO, PLAT VOL. 4, P. CO. RECORD OF PLATS, BLACK RIVER 1/2"I.R.Set DUE EAST 100.00 M. JE ALLEY 16' WIDE, VAC. ORD. 248-RESIDENCE PARCEL H.N. 2436 "B" GAR. 0.1240 Ac. DUE WEST 100.00 M. DIVISION DUE EAST TOO.00M. DRIVE NORTH Bearing RESIDENCE H.N. 2440 **SCALE** 1"=20'. PARCEL STACEY, LOUISE KLIMCZAK O.R.V. 494, P. 676 (100'x158') SUBLOT 11 LORAIN STONE CO. IST. ADDN. #22545 P. V. 4, P. 9, 10 5/3/1893 Z LORAIN CO. MAP DEPT. 90. 1/2"I.R.Set 50" PLAT 4' Conc. Walk? DUE WEST 100.00'M. Charle P.Wa CHARLES P. WARYW, REGISTERED (\$ 25 TH. STREET (50') SURVEYOR NO. 5029 MAP OF SURVEY MADE FOR DIVISION OF LANDS For Stacey, Louise Klimczak Prepared by Charles P. Waryu, Reg. Surveyor No. 5029 Feb. 6, 1998 02.01-003-183-026,027 SPLIT# DATE OF SURVEY 22545 FEB-6-98

MAP PAGE

SURVEYOR

2-01-003-€

CHARLES P. WARVI

DESCRIPTION

Parcel "A" (Residence, House No. 2440)

Situated in the City of Lorain, County of Lorain, State of Ohio, known as being part of Lots No. 10 and 11 in the Lorain Stone Company's First Addition to Lorain, Ohio as shown on Plat Volume 4, Pages 9 and 10, Lorain County Record of Plats, situated in the Township of Black River, Tract 1, Lot No. 3, being the Southerly 104.00 feet of Lots No. 10 and 11, bounded and described as follows: Beginning at a 1/2 inch iron rod set at the intersection of the West right of way line of Oakdale Avenue (60 feet wide) with the North right of way line of 25th. Street (50 feet wide); Said point being in the Southeast corner of Lot No. 10; Said point being the principal point of beginning of lands herein described; Thence Due West along the North right of way line of 25th. Street and the South line of Lots No. 10 and 11 a distance of 100.00 feet to a 1/2 inch iron rod set;

Thence Due North along the West line of Lot No.11 a distance of 104.00 feet to a 1/2 inch iron rod set; Thence Due East a distance of 100.00 feet to a 1/2 inch iron rod

set in the East line of Lot No. 10 and the West line of Oakdale Thence Due South along the East line of Lot No. 10 a distance of 104.00 feet to a 1/2 inch iron rod set and the point of beginning;

Containing within said bounds 0.2388 acres of land, more or less, subject to all legal highways, easements and agreements of record.

Prior Deed Reference:

Beginning at a 1/2 inch rod set at the intersection of the West right of way line of

Oakdale Avenue (60 feet wide) with the North right of way line of 25th Street (50

Thence Due North along the West right of way line of Oakdale Avenue and the

East line of Lot No. 10 a distance of 104.00 feet to a 1/2 inch iron rod set; Said

Thence Due West a distance of 100.00 feet to a 1/2 inch iron rod set on the West

Thence Due North along the West line of Lot No. 11 a distance of 46.00 feet and

continuing in the Northerly projection of the West line of Lot No. 11 a distance of

8.00 feet for a total distance of 54.00 feet to a 1/2 inch iron rod set on the

Thence Due East along the centerline of the aforesaid alley a distance of 100.00

Thence Due South along the East line of Lot No. 10 and the West right of way line

of Oakdale Avenue a distance of 54.00 feet to a 1/2 inch iron rod set and the point

Containing within said bounds 0.1240 acres of land, more or less, subject to all

Description prepared from survey made by Charles P. Waryu, Registered Surveyor

To have and to hold the above granted and bargained premises, with the

administrators, covenant with the said Grantees, their heirs and assigns, that at and until

the unsealing of these presents they are well seized of the above described premises, as a

good and indefeasible estate in FEE SIMPLE, and have 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 restrictions, reservations, easements, covenants,

encroachments and conditions of record, zoning ordinances if any, and taxes and

assessments, both general and special, not yet due and owing and that we will Warrant and

Defend said premises, with the appurtenances thereunto belonging to the said Grantees,

hereby release, remise and forever quit-claim unto said Grantees, their heirs and assigns all

And for valuable consideration we, Stacey Klimczak and Louise Klimczak, do

In Witness Whereof we hereunto set our hands, the 4 day of May, in the year of

APPROVED BY THE LORAIN CITY PLANNING

COMMISSION NO PLAT REQUIRED

William E. Dobis 5-11-98 SECRETARY LORAIN CITY PLANNING COMMISSION

(2)

And we the said Grantors do for ourselves and our heirs, executors and

LORAIN COUNTY TAX MAP DEPT. P. P. No. 02-01-003-183-028 fc.

02-01-003-183-029

\ legal highways, easements and agreements of record.

appurtenances thereof, unto the said Grantees, their heirs and assigns forever.

their heirs and assigns against all lawful claims and demands whatsoever.

our right and expectancy of DOWER in the above described premises.

our Lord one thousand nine hundred and ninety eight.

centerline of an original 16.00 foot wide alley, vacated by Ordinance No. 248-73;

feet to a 1/2 inch iron rod set on the West right of way line of Oakdale Avenue;

feet wide); Said point being on Southeast corner of Lot No. 10;

line of Lot No. 11;

of beginning;

No. 5029, February 1998

Permanent Parcel Number

--> 8 WE

point being the principal point of beginning of lands herein described;

O.R. Volume 494, Page 676, Lorain County Record of Deeds.

Description prepared from survey made by Charles P. Waryu, Registered Surveyor No. 5029, February 1998.

Parcel "B"

(Residence, House No.2436)

DESCRIPTION Situated in the City of Lorain, County of Lorain, State of Ohio, known as being part of Lots no. 10 and 11 in the Lorain Stone Company's First Addition to Lorain, Ohio as shown on Plat Volume 4, Pages 9 and 10, Lorain County Record of Plats, situated in the Township of Black River, Tract 1, Lot No. 3, being the Northerly 46.00 feet of Lots No. 10 and 11, together with the Southerly 8.00 feet of an original 16.00 foot wide alley, vacated by Ordinance No. 248-73, bounded and described as follows:

Beginning at a 1/2 inch iron rod set at the intersection of the West right of way line of Oakdale Avenue (60 feet wide) with the North right of way line of 25th. Street (50 feet wide); Said point Thence Due North along the West right of Way line of Oakdale Avenue being on Southeast corner of Lot No. 10;

and the East line Lot No. 10 a distance of 104.00 feet to a 1/2 inch iron rod set; Said point being the principal point of beginning of

Thence Due West a distance of 100.00 feet to a 1/2 inch iron rod Thence Due North along the West line of Lot No. 11 a distance of

46.00 feet and continuing in the Northerly projection of the West line of Lot No.11 a distance of 8.00feet for a total distance of 54.00 feet to a 1/2 inch iron rod set on the centerline of an original 16.00 foot Thence Due East along the centerline of the aforesaid alley a distance wide alley, vacated by Ordinance No. 248-73; of 100.00 feet to a 1/2 inch iron rod set on the West right of way lir

OT CARCALE AVENUE;
Thence Due South along the East line of Lot No. 10 and the West right of way line of Oakdale Avenue a distance of 54.00 feet to a 1/2 inch

Containing within said bounds 0.1240 acres of land, more or less, subject to all legal highways, easements, and agreements of record. O.R. Volume 494, Page 676, Lorain

Prior Deed Reference:

County record of Deeds.

Description prepared from survey made by Charles P. Waryu, Registered Surveyor No. 5029, February 1998.