

3331.

APPROVAL—RENTAL AGREEMENT, STATE OF OHIO, THROUGH DIRECTOR OF PUBLIC WORKS, WITH THE ALLEN HOLDING COMPANY, THROUGH THE VALUATION SERVICE COMPANY, AGENT, USE, THE OHIO UNEMPLOYMENT COMPENSATION COMMISSION, PART OF SECOND FLOOR, THE HOMESTEAD THEATRE BUILDING, LAKEWOOD, CUYAHOGA COUNTY, OHIO, MONTHLY RENTAL, \$200.00.

COLUMBUS, OHIO, December 3, 1938.

HON. CARL G. WAHL, *Director, Department of Public Works, Columbus, Ohio.*

DEAR SIR: This is to acknowledge the receipt of your recent communication submitting for my examination and approval a certain rental agreement and a certain lease, each of which was executed under date of October 31, 1938, by The Allen Holding Company, acting through The Valuation Service Company, Agent, by the hands of the President and Treasurer of said agent company. By these lease instruments, there are leased and demised to the State of Ohio for the use of the Ohio Unemployment Compensation Commission certain premises presumably owned and held by The Allen Holding Company in the City of Lakewood, Cuyahoga County, Ohio, which premises are more particularly described as being the part of the second floor of the building known as the Homestead Theatre Building on the northwest corner of Detroit and Hird Avenue, Lakewood, which part is now used as a ballroom together with the space immediately to the west of said ballroom, containing approximately 2000 square feet, which space together with the ballroom contains approximately 7000 square feet of space.

By the rental agreement, so-called, the premises above described are leased to the State for the purpose above stated for a period of one month beginning December 1, 1938, and ending December 31, 1938, for a stated monthly rental of \$200.00; while by the lease above mentioned these premises are leased to the State of Ohio for said purpose for a period of two years from and after the first day of January, 1939, at a monthly rate of \$200.00 payable in quarterly installments of \$600.00 each.

These lease instruments, which by appropriate provisions therein are to be considered one contract covering the rental of the above described premises for the aggregate period of time above mentioned, are made subject to appropriations made or to be made by the legis-

lature or to budget grants made by the Federal Social Security Board in compliance with the requirements of law in this situation. These instruments with respect to their terms and provisions are in proper form and with one exception here noted the same are hereby approved as to form and execution.

As above noted, these instruments are executed by The Allen Holding Company by The Valuation Service Company, Agent, which agent company is executing the instruments by the hands of its President and Treasurer. However, in the body of each of these instruments The Valuation Service Company (Agent) appears as the named lessor. In this situation, it is obvious that the name of the principal should appear in the body of the instruments as the lessor in each case; and in this view it is suggested that each of these instruments be corrected by typing in the words "The Allen Holding Company by" immediately over and before the name of The Valuation Service Company (Agent).

With the lease instruments above referred to, you have submitted for my examination and approval contract encumbrance record No. 41, which has been properly executed and which shows that there is immediately available in the rotary fund to the credit of the Ohio Unemployment Compensation Commission the sum of \$200.00 for the purpose of paying the rental of the above described premises for the period of time between December 1, 1938, and December 31, 1938. This is, I believe, a sufficient compliance with the provisions of Section 2288-2, General Code,

I am accordingly approving this rental agreement and lease subject only to the suggested correction above referred to.

Respectfully,

HERBERT S. DUFFY,

Attorney General.

3332.

APPROVAL—BONDS, SYLVANIA EXEMPTED VILLAGE
SCHOOL DISTRICT, LUCAS COUNTY, OHIO, \$137,500.00.

COLUMBUS, OHIO, December 5, 1938.

Retirement Board, State Teachers Retirement System, Columbus, Ohio.

GENTLEMEN:

RE: Sylvania Exempted Village School District,
Lucas County, Ohio, \$137,500.00. (Unlimited.)

I have examined the transcript of proceedings relative to the