

851.

APPROVAL, BONDS OF CLAIBOURNE TOWNSHIP RURAL SCHOOL DISTRICT, UNION COUNTY, \$6,893.64, TO FUND CERTAIN INDEBTEDNESS.

COLUMBUS, OHIO, November 1, 1923.

Department of Industrial Relations, Industrial Commission of Ohio, Columbus, Ohio.

852.

ABSTRACT, STATUS OF TITLE, SOUTH HALF OF LOT NO. 116 AND NORTH HALF OF LOT 117 OF HAMILTON'S SECOND GARDEN ADDITION, COLUMBUS, OHIO.

COLUMBUS, OHIO, November 2, 1923.

HON. CHARLES V. TRUAX, *Director of Agriculture, Columbus, Ohio.*

DEAR SIR:—An examination of an abstract of title submitted by your office to this department discloses the following:

The abstract under consideration was prepared by Adolph Haak & Co., Abstractors, August 10, 1905, and a continuation thereto made by Adolph Haak & Co., October 29, 1923, and pertains to the following premises:

The south half of Lot No. 116 and the north half of Lot 117 of Hamilton's Second Garden Addition to the city of Columbus, Ohio, as the same is numbered and delineated on the recorded plat thereof, Recorded in Plat Book 7, page 186, Recorder's office, Franklin County, Ohio, saving and excepting twelve feet off the rear end of each lot reserved for the purpose of an alley.

Upon examination of said abstract, I am of the opinion same shows a good and merchantable title to said premises in Charles R. Swickard, subject to the following exceptions:

The release of the mortgage shown at section 8 of the first part of the abstract is in defective form, but as the note secured by the mortgage has been long past due, no action could be maintained upon same. The release shown at section 14 is also defective but shows that the notes secured by the mortgage were undoubtedly paid.

Attention is directed to the restrictions in the conveyance shown at section 1 of the continuation of October 29, 1923, wherein are found restrictions for a period of twenty-five years against the use of the premises for the erection of any buildings to be used for slaughter houses and the killing of animals, or the use of said premises for the sale of intoxicating liquors or malt beverages.

The abstract states no examination has been made in the United States District or Circuit Courts, nor in any subdivision thereof.

Taxes for the year 1922 are paid. Taxes for the year 1923, although as yet undetermined, are a lien against the premises.