

corner of lands now owned by G. W. Hostetter; thence S. 89° 58' W. along the north line of land of said G. W. Hostetter and lands owned by E. E. Hanna, guardian, 2728.77 feet to a post in the east line of lands of Robert Patterson, Jr.; thence N. 0° 04' W. along the east line of lands of said Robert Patterson, Jr., 501.30 feet to a post at the southwest corner of lands now owned by Ide Stallman; thence S. 89° 54' E. along the southerly line of lands of said Ide Stallman 421.74 feet to a post at the southeast corner thereof; thence north along the easterly line of lands of said Ide Stallman 535.26 feet to a post; thence N. 81° 29' W. along the northerly line of lands of said Ide Stallman 88.44 feet to a post; thence north along the easterly line of lands of said Ide Stallman 14.20 feet to a stake; thence S. 78° 27' E. 1431.30 feet to a stake; thence S. 89° 01' E. 452.35 feet to a stake; thence N. 60° 18' E. 176.60 feet to a stake; thence N. 2° 38' W. 205.55 feet to a stake; thence N. 22° 54' W. 92.10 feet to the northerly line of said grantors' land; thence east along the north line of said grantors' land 431.50 feet to the easterly line of said section No. 2, which line is also the easterly line of said grantors' land; thence south along said easterly line of said section No. 2, 1141.80 feet to the place of beginning and containing 53.35 acres of land be the same more or less.

The so-called abstract has nothing of value in respect to the title to this land prior to the deed of John H. Clarke and wife, to John W. Conser, executed May 27, 1874, by which 134 acres of land were transferred to Mr. Conser.

On December 19, 1881, John W. Conser and wife transferred by warranty deed to Margaret A. Campf the south 70 acres of the land obtained from John Clarke, and she still owns said property, unencumbered except for the last half of 1926 tax, which is a lien, and the 1927 tax, amount yet undetermined, which is also a lien.

The abstractor's examination was made in the name of record owners only, and only for the period during which each one respectively held said title; and no examination was made in the United States Court.

Upon examination of the abstract submitted from the date of the deed of John H. Clarke and wife to John W. Conser, to-wit, May 27, 1874, as stated above, I find nothing to indicate that there is not a good and merchantable title to said 70 acres in Margaret Campf, subject to the above mentioned liens for taxes.

I am returning the abstract herewith.

Respectfully,
EDWARD C. TURNER,
Attorney General.

630.

DISAPPROVAL, ABSTRACT OF TITLE TO "GUILFORD LAKE PARK"
LAND, HANOVER TOWNSHIP, COLUMBIANA COUNTY, OHIO.

COLUMBUS, OHIO, June 16, 1927.

HON. GEORGE F. SCHLESINGER, *Director, Department of Highways and Public Works,*
Columbus, Ohio.

DEAR SIR:—You have submitted for my opinion a partial abstract of title prepared by McMillan & Kelso, Abstractors at Lisbon, Ohio, certified under date of

May 23, 1927, covering land known as Tract No. 8, Guilford Lake Park, containing 64 acres of land, situate in Hanover township, Columbiana county, Ohio, and more particularly described as follows:

Being a part of the east half of Section 2 in said township, beginning at a corner in the road near the southeast corner of the grave yard, thence north 87° east 28 chains and 90 links to a corner on the Ireys line, thence south 10 chains and 86 links to a corner, thence east 8 chains and 50 links to a corner in the east line of the section, thence south with the section line about 11 chains and 40 links to the northeast corner of that part of said tract deeded by said John W. Conser to Margaret A. Campf, thence west to the line of the heirs of James Galbreath; thence north with the east line of said Galbreath tract, to the place of beginning, containing 64 acres, be the same more or less, but subject to all legal highways.

From this parcel it is proposed to purchase 14.21 acres of land known as Tract No. 8, Guilford Lake Park, more particularly described as follows:

Beginning on the north and south section line between Section No. 1 and 2 in said Hanover township and at a point 1914.66 feet north of the southeast corner of said Section No. 2, which point is also, the southeast corner of said grantors' land; thence west along the southerly line of said grantors' land 431.50 feet to a point; thence N. $22^{\circ} 54'$ W. 917.20 feet to a stake; thence N. $13^{\circ} 07'$ W. 599.80 feet to a stake set in the northerly line of said grantors' land; thence $86^{\circ} 05'$ E. along the north line of said grantors' land 349.80 feet to a post at the northeast corner thereof, which post is also in the westerly line of lands now owned by Andries Kuyper; thence S. $0^{\circ} 58'$ E. along the west line of lands of said Andries Kuyper 729.30 feet to the southwest corner of said Andries Kuyper land; thence N. $89^{\circ} 42'$ E. along the south line of said Andries Kuyper land 561.00 feet to the east line of said Section 2, which line is also the east line of said grantors' land; thence south along the easterly line of said Section No. 2, 727.32 feet to the place of beginning and containing 14.21 acres of land, be the same more or less.

The submitted abstract is incomplete prior to the deed of John Clarke and wife, to John W. Conser, executed and filed May 27, 1874, by which the grantor transferred 134 acres of land, including that under investigation. However, from that time the abstract is good, and I do not find anything to indicate that Garrett C. Campf does not have a good and merchantable title to the property proposed to be purchased, except the following:

1. An uncancelled mortgage of April 1, 1881, filed June 17, 1881 in Vol. 176, page 521, Columbiana County Mortgage Records, by the terms of which Garrett C. Campf secured the payment of his purchase money notes aggregating \$3,800.00, the last of which became due and payable April 1, 1889.

2. The taxes for the last half of 1926 are unpaid and a lien.

3. The 1927 taxes, amount yet undetermined, are a lien.

The abstractor's examination was made in the name of record owners only, and only for the period during which each one respectively held said title; and no examination was made in the United States Court.

I am returning the abstract herewith.

Respectfully,
EDWARD C. TURNER,
Attorney General.