

vision of the south half of the south half of Lot No. 278 in R. P. Woodruff's Agricultural College Addition to the City of Columbus, Ohio, as the same is numbered and delineated on the recorded plat thereof, of record in Plat Book 3, page 421, Recorder's Office, Franklin County, Ohio.

An examination of the abstract of title submitted, which is certified by the abstracter under date of November 4th, 1929, shows that Sarah E. Fisher, the owner of record of the above described property, has a good merchantable fee simple title to the same, free and clear of all encumbrances except the following taxes which are unpaid and a lien on said property:

1. Taxes for the year 1928 and penalty..... \$15.56
2. Undetermined taxes for the year 1929.

An adjustment with respect to these taxes should, of course, be made before the transaction relating to the purchase of this property is closed.

An examination of the deed form of the deed to be executed by said Sarah E. Fisher, a widow, shows that the same is in form sufficient to convey to the State of Ohio a fee simple title to the above described property, free and clear of all encumbrances except taxes and assessments due and payable after December 1929. It will be observed from this that the grantor does not warrant against the taxes for the last half of the year 1929. As above indicated, this deed has not yet been signed or other wise executed by the said Sarah E. Fisher and care should be taken to see that said deed is signed and properly acknowledged and executed before the purchase price is paid.

An examination of Encumbrance Estimate No. 5635 shows that the same has been signed by yourself and the Director of Finance, and that it therein appears that there are sufficient balances in the proper appropriation account to pay the purchase price of this property.

An inspection of the files of the Budget Commission shows that the Controlling Board has released sufficient money out of said appropriation account to pay the purchase price of the above described property and of other properties in said addition which are desired by the state for the use of Ohio State University.

I am herewith returning to you said abstract of title, warranty deed form, and Encumbrance Estimate No. 5635.

Respectfully,
GILBERT BETTMAN,
Attorney General.

1219.

APPROVAL, NOTES OF EUCLID VILLAGE SCHOOL DISTRICT, CUYA-
HOGA COUNTY—\$150,000.00.

COLUMBUS, OHIO, November 21, 1929.

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