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## APPROVAL, ABSTRACT OF TITLE TO LAND OF W. B. TILLIS IN FRANKLIN AND SCIOTO TOWNSHIPS, ROSS COUNTY.

COLUMBUS, OHIO, November 20, 1929.

HON. CARL E. STEEB, *Secretary, Ohio Agricultural Experiment Station, Columbus, Ohio.*

DEAR SIR:—There has been submitted for my examination and approval an abstract of title, warranty deed, and encumbrance estimate No. 5837, relating to the proposed purchase of a tract of one hundred acres of land situated in the townships of Franklin and Scioto, in Ross County, Ohio. Said tract of land is owned of record by one W. B. Tillis and is more particularly described as follows:

“Beginning at a stone where a white oak and a hickory are called for, corner to Survey No. 12573 in the line of Surveys Nos. 6828 and 8328; thence with their line No. 73 deg. 58' W. 107 poles to a stone where stump of large white oak is called for; thence No. 11 deg. 15' W. 58 poles to a stake where two small hickories and a red oak are called for; thence West 64 poles to two small chestnut oaks; thence South 123 poles to a black oak and chestnut oak; thence East 186 poles to 3 small hickories in the line of survey No. 12573; thence N. 19 deg. E. 34 poles to 2 black oaks and a walnut corner to said survey; thence North 40 poles to the place of beginning, containing 100 acres more or less, and being part of Surveys Nos. 3157 of 100 A., 15056 of 160 A., and 15056 of 811 A., all patented to Cadwallader Wallace.”

An examination of the abstract of title submitted shows that said W. B. Tillis has a good merchantable fee simple title to this property, free and clear of all encumbrances except the taxes for the year 1929.

An inspection of the warranty deed tendered by said W. B. Tillis shows that the same has been signed and otherwise properly executed and acknowledged by W. B. Tillis and by his wife, Goldie Tillis, and that said deed is in form sufficient to convey to the State of Ohio a fee simple title in and to the above described property, free and clear of the dower interest of the said Goldie Tillis, and free and clear of all encumbrances whatsoever. The covenant of warranty in this deed covers the taxes for the year 1929, and some adjustment with respect to these taxes should be made before you close the transaction for the purchase of this land.

Encumbrance estimate No. 5837 submitted as a part of the files relating to the purchase of this land shows that there are sufficient balances in a proper appropriation account to pay the purchase price of this land and that the purchase money for the purpose of acquiring this land has been properly released by the Controlling Board.

I am herewith returning to you said abstract of title, warranty deed, encumbrance estimate No. 5837 and other files relating to this matter.

Respectfully,

GILBERT BETTMAN,  
*Attorney General.*