

1002.

APPROVAL—LEASE BY AND BETWEEN THE SUPERINTENDENT OF BUILDING AND LOAN ASSOCIATIONS OF OHIO AND THE STATE EMPLOYEES RETIREMENT BOARD OF OHIO.

COLUMBUS, OHIO, August 11, 1937.

State Employees Retirement Board, Columbus, Ohio.

GENTLEMEN: You have submitted for my approval an original and four copies of a certain lease by and between William H. Kroeger, Superintendent of Building and Loan Associations of Ohio, as lessor, and the State Employees Retirement Board of Ohio, as lessee. It appears from the lease that the lessor leases unto the lessee Suite Number 443-449 in the Columbian Building, located at 35 East Gay Street, Columbus, Ohio, containing approximately 1400 square feet, for the term of five years, beginning July 1, 1937, at a rental of \$145.00 per month for the first two years of said term and \$135.00 per month for the last three years of said term.

It appears from the lease that the same is executed subject to the rules and regulations which are attached to the lease itself.

Attached to said lease and made a part of the same is an order of the Court of Common Pleas of Franklin County, Ohio, in the matter of the liquidation of the Columbian Building and Loan Company, Columbus, Ohio, approving the execution of a lease to the rooms above mentioned and for the monthly rental consideration as above mentioned.

Finding said lease in proper legal form, I approve the same and return the original and the four copies submitted, to your office for the proper filing.

Respectfully,

HERBERT S. DUFFY,

Attorney General.

1003.

APPROVAL—ABSTRACT OF TITLE, WARRANTY DEED AND CONTRACT ENCUMBRANCE RECORD RELATING TO THE PROPOSED PURCHASE OF LAND IN SCIOTO COUNTY, OHIO.

COLUMBUS, OHIO, August 11, 1937.

HON. CARL E. STEEBE, *Secretary, Board of Control, Ohio Agricultural Experiment Station, Columbus, Ohio.*

DEAR SIR: You have recently submitted for my examination and approval an abstract of title, warranty deed and contract encumbrance record No. 50, relating to the purchase of a tract of land which is now owned of record by Ogra Creech and Jennie Creech, his wife, in Scioto County, Ohio. The tract of land referred to contains 88.05 acres, more or less, is located in Rarden Township in said county, is a part of Survey No. 16048, and is described by metes and bounds in the warranty deed hereinafter referred to.

Upon examination of the abstract of title relating to this tract of land, which abstract is certified by the abstractor under date of June 1, 1937, I find that said Ogra Creech and Jennie Creech, his wife, had a good merchantable fee simple title to this property, subject only to the taxes for the year 1937. The amount of these taxes is stated in the contract. The title to this tract of land above referred to is approved, as is the abstract of title relating to the same.

Upon examination of the warranty deed tendered by Ogra Creech and Jennie Creech, his wife, I find that the deed has been properly executed and acknowledged by said grantors and that the form of the deed is such that the same is legally sufficient to convey this tract of land by full description thereof to the State of Ohio by fee simple title with a covenant of warranty on the part of said grantors that the property conveyed to the State is free and clear of all encumbrances whatsoever.

Contract encumbrance record No. 50, submitted as one of the papers relating to the purchase of this property, has been properly executed and the same shows a sufficient balance in the rotary fund A, Division of Forestry, to the credit of the Ohio Agricultural Experiment Station to pay the purchase price of \$462.26. The purchase price of the property being paid out of said rotary fund established under House Bill No. 571 enacted by the 91st General Assembly, no approval of this purchase by the Controlling Board is necessary.