

ATTACHMENT A

DIRECTOR'S DEED
STATE OF OHIO

KNOW ALL MEN BY THESE PRESENTS: that

WHEREAS, in connection with the construction of Interstate Route 74, Section 18.00 in Hamilton County in the State of Ohio, the Ohio Department of Transportation in the City of Cincinnati, Ohio acquired by Warranty Deed the following State Parcel(s):

GRANTOR	PAR NO.	VOLUME	PAGE	AUDITOR'S PARCEL(S)
Joleen, Inc	850-WD	12093	2027	195-0029-0171-00

as recorded in the Hamilton County Recorder's Office, and

WHEREAS, the above captioned highway project has been constructed and opened to the traveling public, and

WHEREAS, The City of Cincinnati, Hamilton County, Ohio, has made a formal request to the State of Ohio, Department of Transportation, to transfer the above captioned parcels to The City of Cincinnati for continued public transportation use, and;

WHEREAS, the State of Ohio (Ohio Department of Transportation) finds that the above captioned State Parcel(s) can be transferred to the City of Cincinnati without affecting the integrity of the surrounding highway system, and;

NOW THEREFORE, the State of Ohio, by Jack Marchbanks, Director of Transportation, pursuant to the statutory provisions of Section 5501.45 of the Ohio Revised Code, has determined that the above referenced parcels can be transferred, and that the State of Ohio (Ohio Department of Transportation) does hereby release and forever Quitclaim unto the City of Cincinnati all rights, title and interest the State of Ohio may have in and over the following described real estate:

See attached Legal Descriptions, Exhibit A

TO HAVE AND TO HOLD said premises with all privileges and appurtenances thereunto belonging to the City of Cincinnati, its successors and assigns forever.

IN TESTIMONY WHEREOF, I, Tammy Campbell, District Deputy Director, the duly authorized representative of Jack Marchbanks, Director of Transportation, pursuant to the provisions of Section 5501.45 of the Ohio Revised Code, for and in the name of the State of Ohio, have signed this instrument at Lebanon, Ohio, on this the 4th day of March, 2020.

THE STATE OF OHIO

Jack Marchbanks / TCC
JACK MARCHBANKS, DIRECTOR

BY: Tammy Campbell

STATE OF OHIO, COUNTY OF WARREN SS:

BE IT REMEMBERED, that on this the 4th day of March, 2020, before me the subscriber, a Notary Public in and for said state and county, personally came the above named Tammy Campbell, the duly authorized representative of Jack Marchbanks, Director of Transportation, who acknowledged the foregoing instrument to be the voluntary act and deed of the State of Ohio, Department of Transportation.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.



Stephanie Scheu

NOTARY PUBLIC

My Commission expires:

Stephanie Scheu
Notary Public, State of Ohio
My Commission Expires 11/21/2021
Recorded in Butler County

This document was prepared for the State of Ohio, Department of Transportation, on forms approved by the Attorney General.

**THIS INSTRUMENT WAS PREPARED
BY THE OHIO DEPARTMENT OF TRANSPORTATION
505 SOUTH SR-741
LEBANON, OHIO 45036**

EXHIBIT A

RX 250 WD

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Rev. 06/09

Ver. Date 1/19/10

PID 82284

**PARCEL 850-WD
HAM-74-18.00
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in Section 28, Township 3, Fractional Range 2, Miami Purchase, City of Cincinnati, Millcreek Township, County of Hamilton, State of Ohio, and being part of that real estate conveyed to Joleen Inc. as recorded in Official Record Volume 5456, Page 52 (all references to deeds, microfiche, plats, surveys, etc. refer to the records of the Hamilton County Recorder's Office, unless noted otherwise)

Being a parcel of land lying on the right side of the centerline of proposed Colerain Avenue as determined for the Ham-74-18.00 project, made by the Ohio Department of Transportation in Plat Book 423, Pages 98-100, of the records of Hamilton County, and being located within the following described points in the boundary thereof: The stations and offsets of the above description are measured from the proposed centerline of construction of Colerain Avenue, and are depicted in the Ham-74-18.00 construction plans and corresponding centerline plat referenced above.

BEGINNING at a point at an iron pin set at the northwest corner of Lot No. 11 of Byron Kirby Heirs, First Subdivision as the same is recorded in Plat Book 15, Page 26, said point is also located 26.65 feet right of station 205+03.98;

Thence along the south side of Colerain Avenue South 76 deg. 41 min. 54 sec. East for a distance of 195.11 feet to an iron pin set at the northeast corner of Lot No. 7 of said Byron Kirby Heirs First Subdivision, also being located 30.61 feet right of centerline station 207+02.09;

Thence leaving Colerain Avenue, along the proposed south right-of-way of Colerain Avenue, North 83 deg. 50 min. 00 sec. West for a distance of 7.47 feet to an iron pin set in the west line of Lot No. 8 of said Bryon Kirby Heirs First Subdivision located 31.52 feet right of centerline station 206+94.68.

EXHIBIT A

RX 250 WD

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Rev. 06/09

Thence North 78 deg. 26 min. 33 sec. West for a distance of 132.78 feet to an iron pin set at a point located 34.88 feet right of centerline station 205+61.94,

Thence North 83 deg. 38 min. 47 sec. West for a distance of 53.89 feet to an iron pin set in the east line of Lot No. 11 of said Byron Kirby Heirs First Subdivision located 38.23 right of centerline station 205+04.17,

Thence leaving the proposed south right-of-way of Colerain Avenue along the east line of said Lot No. 11, North 05 deg. 55 min. 54 sec. East for a distance of 11.58 feet to the TRUE POINT OF BEGINNING.

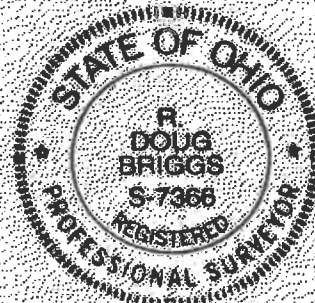
The above described area contains 0.019 acres of land, more or less, of which the present road occupies 0.000 acres of land, more or less which is part of the Hamilton County Auditor's Permanent Parcel numbers: 195-0029-0051 (0.007 acres), 195-0029-0052 (0.007 acres), 195-0029-0054 (0.001 acres), 195-0063-0019 (0.000 acres) and 195-0063-0059 (0.004 acres).

The stations and offsets of the above description are measured from the proposed centerline of construction of the proposed Colerain Avenue of the I-74, and are depicted in the Ham-74-18.00 construction plans and corresponding centerline plat referenced above.

This description was prepared from a field survey performed by Woolpert, Inc. under the direction of R. Douglas Briggs P.E., P.S. (7366) in February 2008.

Monuments referred to as iron pins set are 3/4 inch diameter 30 inch long iron bars with a 1 1/2 inch diameter aluminum cap marked "ODOT R/W. Dist 08, Woolpert 7366."

The bearings of this description are based upon ground coordinates from a GPS calibrated site, using control points on the state plane grid, Ohio south zone, with horizontal datum of NAD 83 (1995), a vertical datum of NAVD 88, and a the 2003 geoid model. For additional information see the control report performed by Woolpert Inc., and submitted to ODOT for the Ham-75-2.30 project in April 2006.



R. D. Briggs
1/21/2010

Closure Report

Parcel: 850WD: RE11640 RP027 RP026 RP025 RP024 RE11640

RE11640 to RP027: S 76 deg. 41 min. 54 sec. E Dist. 195.11

RP027 to RP026: N 83 deg. 50 min. 00 sec. W Dist. 7.47

RP026 to RP025: N 78 deg. 26 min. 33 sec. W Dist. 132.78

RP025 to RP024: N 83 deg. 38 min. 47 sec. W Dist. 53.89

RP024 to RE11640: N 05 deg. 55 min. 54 sec. E Dist. 11.58

Perimeter: 400.83

Area: 843.5 sq. ft., Acres: 0.01936

Error North: -0.00 Error East: -0.00

Error bearing: N 17 deg. 57 min. 46 sec. E Total Dist. Error: 0.00

Error of Closure: 1:101529

Thence S 76 deg. 41 min. 54 sec. E, 195.11 feet at 30.61 feet Right of centerline
Station 207+02.09;

Thence N 83 deg. 50 min. 00 sec. W, 7.47 feet at 31.52 feet Right of centerline
Station 206+94.68;

Thence N 78 deg. 26 min. 33 sec. W, 132.78 feet at 34.88 feet Right of centerline
Station 205+61.94;

Thence N 83 deg. 38 min. 47 sec. W, 53.89 feet at 38.23 feet Right of centerline
Station 205+04.17;

Thence N 05 deg. 55 min. 54 sec. E, 11.58 feet to the TRUE POINT OF BEGINNING

The above described area contains 0.01936 acres of land, more or less, of which
the present road occupies 0.000 acres of land, more or less which is part of the
County Auditor's Permanent Parcel number



60
50
40
30
20
10
0
10
20
30
40
50
60
HORIZONTAL
SCALE IN FEET

82284
PID NO.

RDB
R/W RECORD
JOH

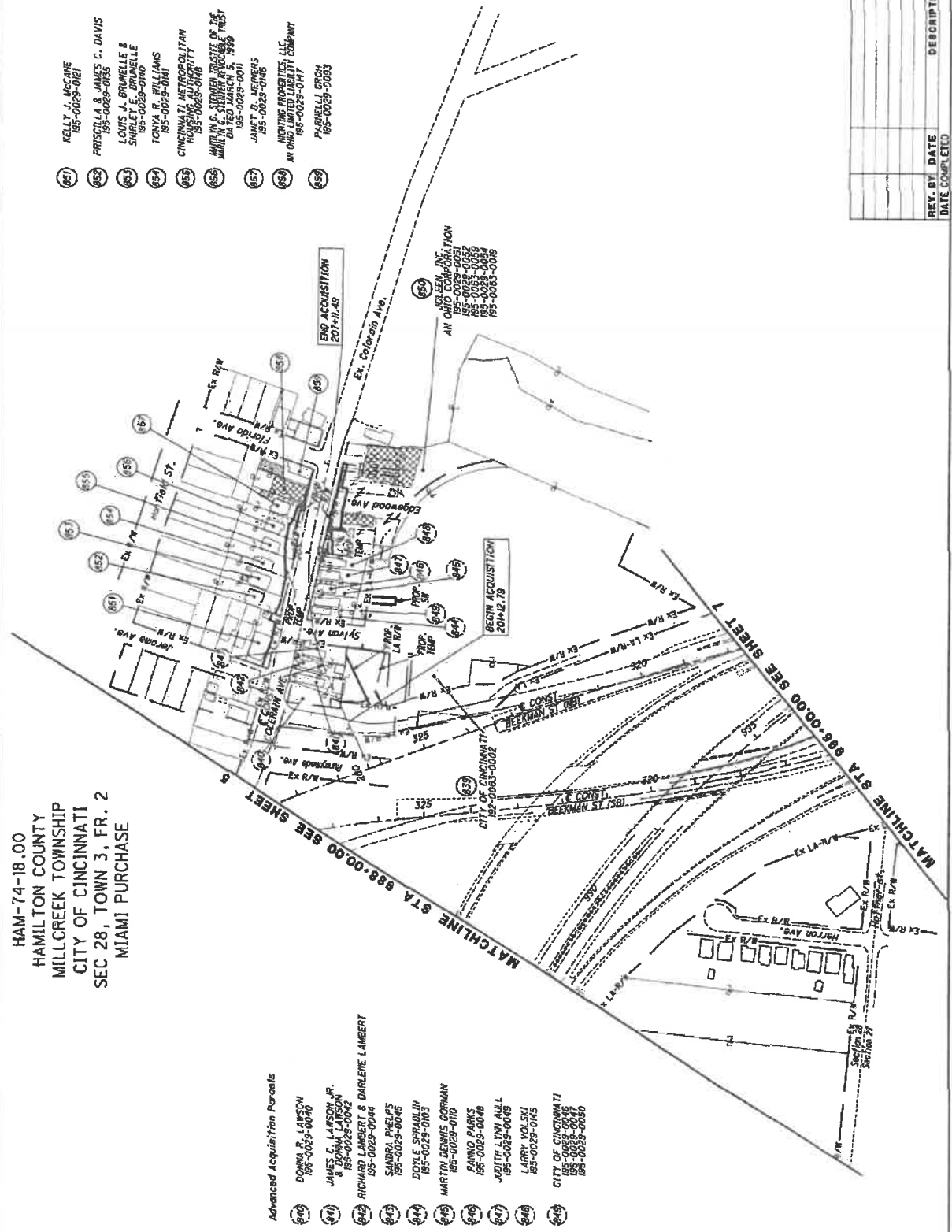
PROPERTY MAP

HAM-74-18.00

6 / 20

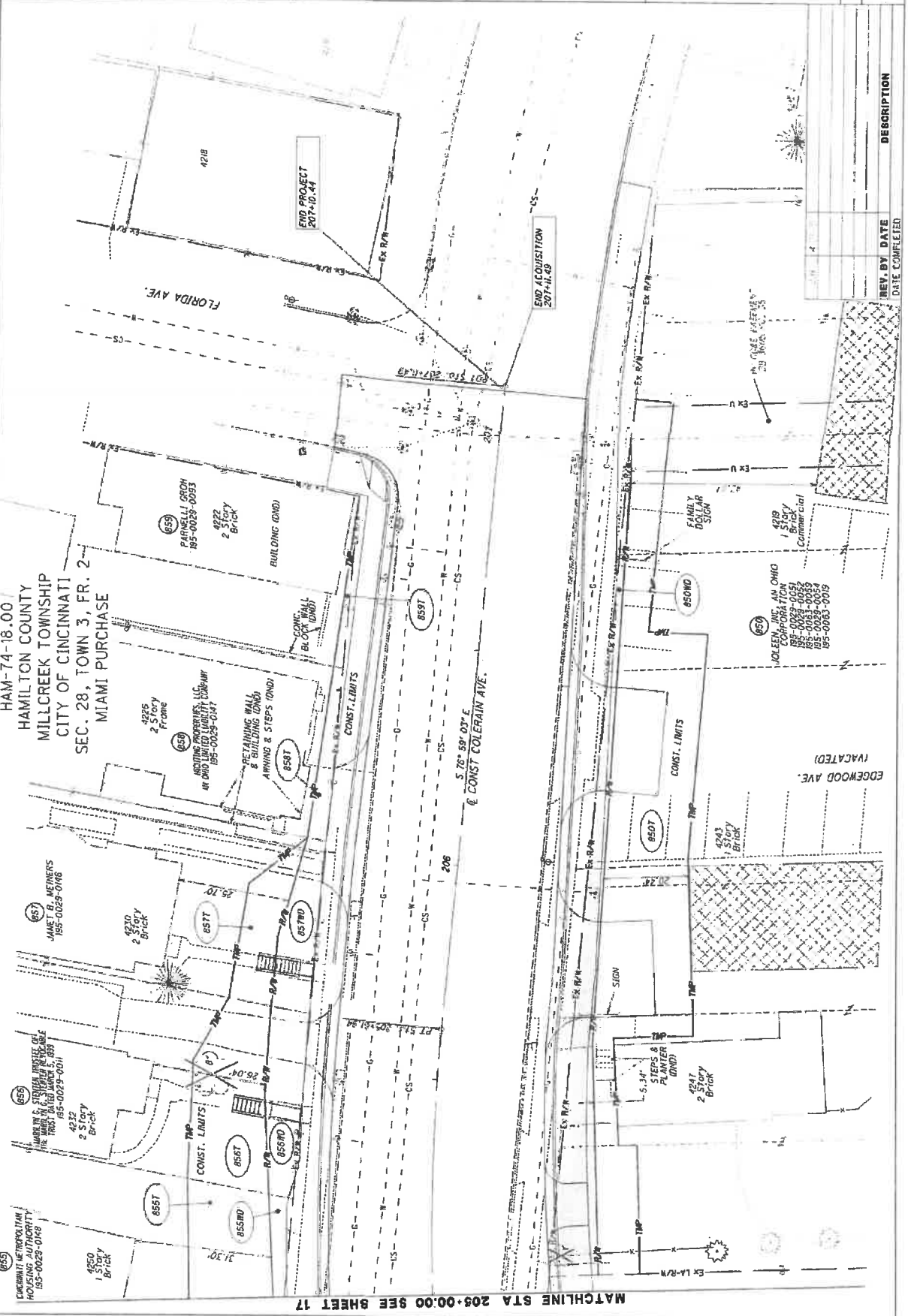
REV. BY	DATE	DESCRIPTION

HAM-74-18.00
HAMILTON COUNTY
MILLCREEK TOWNSHIP
CITY OF CINCINNATI
SEC 28, TOWN 3, FR. 2
MIAMI PURCHASE



- 651 KELLY J. MCCANE
195-0029-0121
- 652 PRISCILLA & JAMES C. DAVIS
195-0029-0155
- 653 LOUIS J. BRUNELLE &
SHIRLEY E. BRUNELLE
195-0029-0180
- 654 TOMAS & BEATRIZ WILLIAMS
195-0029-0184
- 655 CINCINNATI METROPOLITAN
HOUSING AUTHORITY
195-0029-0148
- 656 MARTIN C. STEVENSON TRUSTEE OF THE
MARTIN C. STEVENSON REVOCABLE TRUST
DATED 05/21/1999
195-0029-0011
- 657 JAMES B. McNEERS
195-0029-0186
- 658 ACQUIRING PROPERTY LLC
AN OHIO LIMITED LIABILITY COMPANY
195-0029-0187
- 659 PARNELLI CRECH
195-0029-0033

- Advanced Acquisition Parcels
- 640 DONNA R. LAWSON
195-0029-0040
 - 641 JAMES C. LAWSON JR.
& DONALD LAWSON
195-0029-0042
 - 642 RICHARD LAMBERT & DARLENE LAMBERT
195-0029-0044
 - 643 SANDRA PHELPS
195-0029-0045
 - 644 DOYLE SPRADLEY
195-0029-0183
 - 645 MARTIN DENNIS COHRMAN
195-0029-0110
 - 646 RANUO BARKS
195-0029-0046
 - 647 JUDITH L. ANN ALL
195-0029-0048
 - 648 LARRY YOLSKI
195-0029-0185
 - 649 CITY OF CINCINNATI
195-0029-0046
195-0029-0047
195-0029-0050



REV. BY	DATE	DESCRIPTION

MATCHLINE STA 205+00.00 SEE SHEET 17