

ORDINANCE NO. 09-04

AN ORDINANCE ACCEPTING A DEDICATION OF REAL PROPERTY TO THE VILLAGE OF THORNVILLE, THORN HILL ESTATES SECTION 1, FOR STREETS.

WHEREAS, TDC Land Development LLC, has delivered a deed for purposes of dedicating certain real property to the Village of Thornville, and

WHEREAS, the Village wished to accept said dedication for public purposes; to wit, the streets within said subdivision,

NOW THEREFORE, Be It Ordained by the Council of the Village of Thornville, State of Ohio:

SECTION 1: That the dedication of certain real property, the description of which is attached hereto and incorporated herein as Exhibits A and B, to the Village of Thornville by TDC Land Development LLC, is hereby ACCEPTED.

SECTION 2: That this Ordinance shall take effect and be enforced from and after the earliest period allowed by law.

PASSED: 3/23/09

APPROVED: Beth A. Patrick
BETH A. PATRICK, MAYOR
Council President

ATTEST: Mari Wood

CLERK OF COUNCIL

APPROVED AS TO FORM:

D. MICHAEL CRITES, SOLICITOR

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That TDC LAND DEVELOPMENT LLC, hereinafter referred to as GRANTOR, in consideration of the sum of \$1.00 and other good and valuable consideration, to it paid by Village of Thornville, hereinafter referred to as GRANTEE, the receipt whereof is hereby acknowledged, does hereby GRANT, BARGAIN, SELL AND CONVEY, with general warranty covenants, to the said GRANTEE, its successors and assigns forever, the following described real estate:

Situated in the State of Ohio, County of Perry, and in the Village of Thornville:

Being Reserve A in THORN HILL ESTATES SECTION 1 as the same is numbered and delineated upon the recorded plat thereof, of record in Plat Book 5, pages 196 and 196 (Slots 340 and 341), Recorder's Office, Perry County, Ohio. AND ALSO Exhibit 'A' 145

Prior Instrument Reference: ORV 274, pg 2647
Parcel Number: 039-000477-3000
Property Address: R6312L A (1.447 ac) Right of Way (8.772 ac.)
Tax Billing Address: P.O. Box 607 Thornville, OH 43076

TO HAVE AND TO HOLD SAID PREMISES, with all the privileges and appurtenances thereunto belonging to the said GRANTEE, its successors and assigns forever. And the said GRANTOR for itself and its successors, does hereby covenant with the said GRANTEE, its successors and assigns, that it is lawfully seized of the premises aforesaid; that the said premises are FREE AND CLEAR FROM ALL ENCUMBRANCES WHATSOEVER except conditions, restrictions and easements of record and taxes and assessments due and payable after date of execution hereof, and that it will forever WARRANT AND DEFEND the same, with the appurtenances unto the said GRANTEE, its successors and assigns against the lawful claims of all persons whomsoever, except as above named.

Smart Title Agency
of Columbus Box

Executed this 16 day of May, 2007.

TDC Land Development, LLC
By Northwood Land Development, an Ohio Corporation, authorized member
David E. Hald
By: David E. Hald, President

STATE OF OHIO
COUNTY OF FRANKLIN, ss:

BE IT REMEMBERED, that on this 16 day of May, 2007 before me, the subscriber, personally came the above named, David E. Hald, duly authorized President of Northwood Land Development, authorized member of TDC Land Development, the Grantor in the foregoing deed, and as such officer, acknowledged the signing of the same to be his/her/voluntary act and deed, for as the act and deed of said corporation, for the uses and purposes therein mentioned.

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

[Signature]
Notary Public

This Instrument prepared by: Steven H.O. Fireman Esq., Attorney-at-Law
259 West Schrock Road
Westerville, OH 43081-2874

LYNDA L. FINNERTY
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES 04-26-10

TRANSFERRED
DATE 9-7-07
SEC. 319.84 504
SEC. 319.202 COMPLIED
WITH AMT. A
TERESA L. STEVENSON
AUDITOR PERRY CO. OHIO
BY RAR

Instrument Book Page
200700004727 OR 347 950

Exhibit "A"

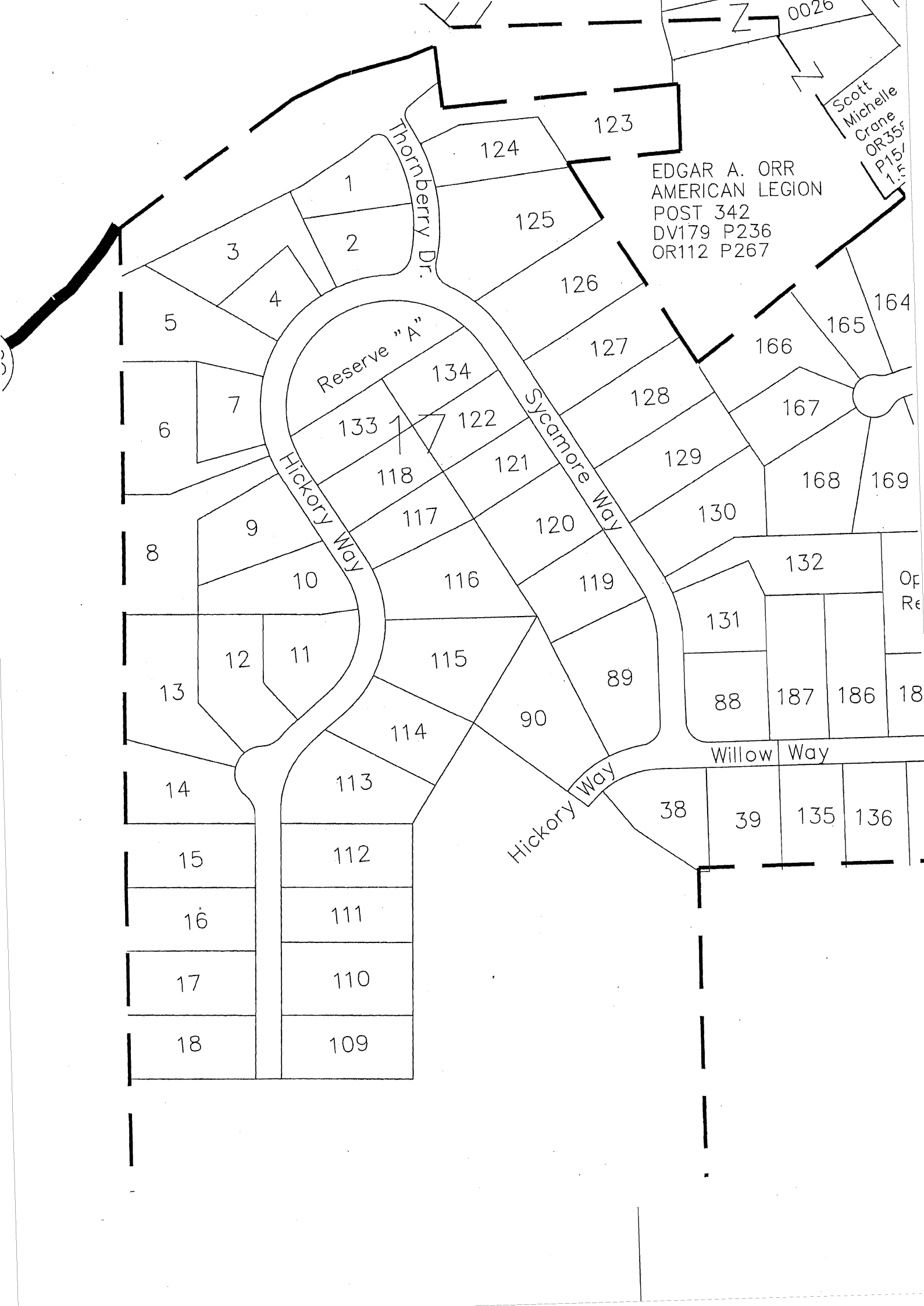
Situated in the State of Ohio in the County of Perry and in the Village of Thornville:

Being Reserve A (1.437 acre tract) and Right of Way of (8.772 acre tract) in THORN HILL ESTATES SECTION 1 as the same is numbered and delineated upon the recorded plat thereof, of record in Plat Book 5, pages 195 and 196 (Slots 340 and 341), Recorder's Office, Perry County, Ohio.

Description Meets Minimum,
Survey Standards, Approval
for transfer is up to the
Auditors Office. *gf*
9-7-07
Perry County Engineers Ofc.

200700004727
Filed for Record in
PERRY COUNTY, OHIO
BARBARA J. FOX
09-07-2007 At 09:56 am.
FEE \$ 28.00
OR Book 347 Page 949 - 950

200700004727
STEWART TITLE
259 W SCHRACK RD
WESTERVILLE OH 43081



0026

Scott
Michelle
Crane
OR355
P157
1.1.1

EDGAR A. ORR
AMERICAN LEGION
POST 342
DV179 P236
OR112 P267

Thornberry Dr.

Reserve "A"

Hickory Way

Sycamore Way

Hickory Way

Willow Way

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