

KNOW ALL MEN BY THESE PRESENTS

That THE PENN CENTRAL CORPORATION, a Pennsylvania corporation, having an office at 1700 Market Street, Philadelphia, Pennsylvania 19103, (hereinafter referred to as the Grantor), for the consideration of ONE THOUSAND NINE HUNDRED NINETY SIX DOLLARS (\$1,996.00) - - - - - received to its full satisfaction of BOYD GRANGER and ANITA GRANGER, whose mailing address is R. R. #3, Rockford, Ohio 45882,

(hereinafter referred to as the Grantee), does remise, release and forever quitclaim unto the said Grantee, all the right, title and interest of the said Grantor of, in and to the premises described in Schedule "A" attached hereto and made a part hereof.

SCHEDULE "A"

VOL 288 PAGE 547

ALL THAT PARCEL of land situate in the Township of Dublin, County of Mercer and State of Ohio in the Northwest Quarter of the Southwest Quarter of Section 34, Township 4 South, Range 2 East, bounded and described according to a plan of a survey made by Gordon L. Geeslin, Registered Surveyor No. 5372 dated January 1983 designated Tract "B" as follows; VIZ:

COMMENCING for reference at the corner stone at the southeast corner of said northwest quarter of the southwest quarter of Section 34;

THENCE North 89 degrees 55 minutes 01 seconds West along the South line of said Northwest quarter of the Southwest quarter of Section 34, a distance of 547.14 feet to a 5/8 inch iron bar. Said point being the place of beginning for the parcel to be transferred by this instrument;

THENCE continuing North 89 degrees 55 minutes 01 seconds West along the last described line, a distance of 65.58 feet to a 5/8 inch iron bar;

THENCE North 23 degrees 44 minutes 11 seconds West, a distance of 1110.15 feet to the point of beginning of a curve concave to the east, having a delta angle of 2 degrees 16 minutes and a radius of 18,123.63 feet;

THENCE Northwesterly along said curve an arc distance of 339.26 feet to a 5/8 inch iron bar. The chord to the last described call bears North 23 degrees 12 minutes West, a distance of 339.26 feet;

THENCE South 89 degrees 59 minutes 48 seconds East, along the North line of the Southwest quarter of said Section 34, a distance of 65.04 feet to a 5/8 inch iron bar;

THENCE Southeasterly along a curve concave to the East, having a delta angle of 2 degrees 16 minutes and a radius of 18,063.63 feet, an arc distance of 313.08 feet to the point of beginning of said curve. The chord to the last described call bears South 23 degrees 14 minutes 19 seconds East, a distance of 313.08 feet;

THENCE South 23 degrees 44 minutes 11 seconds East, a distance of 1136.64 feet to the place of beginning.

CONTAINING 1.996 acres, more or less.

RESERVING, however, unto the said Grantor, its successors and assigns, all oil, gas, natural gas, casing-head gas, condensates, related hydrocarbons and all products produced therewith or therefrom in or under the hereinbefore described premises, with the right to remove same by the use of the usual or convenient methods, devices or appliances, but excluding the right to enter upon the surface of said land in any way.

ALSO EXCEPTING AND RESERVING to Grantor, easements for all existing wire and pipe facilities covered by agreements, occupancies and licenses, if any, between Grantor and other parties of record or not of record, that in any way encumber the premises hereinabove described, together with the right to convey such easements to the occupant without securing approval of the Grantee herein. Grantor specifically reserves and retains all rentals, fees and considerations resulting from such agreement, occupancies, licenses and easement conveyances.

THIS DEED is delivered by Grantor and accepted by Grantee upon the understanding and agreement that (1) should any claim adverse to the title hereby quitclaimed be asserted and/or proved, no recourse shall be had against the Grantor; and (2) a right or means of ingress, egress or passageway to or from the land hereinbefore described is not hereby granted, specifically or by implication, and the said Grantor shall not and will not be liable or obliged to obtain for the said Grantee such means of ingress, egress or passageway and also that the said Grantee will obtain a means of access to and from said land at Grantee's own cost and expense.

TO HAVE AND TO HOLD said premises with the privileges and appurtenances thereunto belonging unto the said Grantee, the heirs or successors and assigns of the said Grantee forever, EXCEPTING AND RESERVING as aforesaid.

THE words "Grantor" and "Grantee" used herein shall be construed as if they read "Grantors" and "Grantees", respectively whenever the sense of this instrument so requires and whether singular or plural, such words shall be deemed to include in all cases the heirs or successors and assigns of the respective parties.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 17th day of March A.D. 1983:

SIGNED AND ACKNOWLEDGED
in the presence of:

THE PENN CENTRAL CORPORATION

Richard C. Oriskany
Richard L. Kery

By: Richard D. Jordan
RICHARD D. JORDAN, Director of
Property Sales Administration

Attest:

SENIOR ASSISTANT

Secretary

APPROVED
MERCER COUNTY TAX MAP DEPT.

Date 4-4-83
By M.B.

TRANSFERRED

APR 4 1983

ROGER A. SCHWIERMAN
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance fee 3.00
The Grantor and Grantee of this deed have
complied with the provisions of Sec.
5,202 Roger A. Schwierman, Mercer
County Auditor.

W.B.
Deputy Aud.

4-4-83
Date

VOL 288 PAGE 549

STATE OF PENNSYLVANIA :
:SS
COUNTY OF PHILADELPHIA:

BEFORE ME, a Notary Public in and for the Commonwealth of Pennsylvania, personally appeared RICHARD D. JORDAN and GUNTHER C. HOLPP known to me to be the Director of Property Sales Administration and SENIOR ASSISTANT SECRETARY respectively, of THE PENN CENTRAL CORPORATION, the corporation which executed the foregoing instrument, and they did acknowledge that they did sign said instrument in the name and on behalf of the corporation, that the same is their free act and deed as such officers and the free act and deed of said corporation, duly authorized by its Board of Directors, and that the seal affixed to said instrument is the corporate seal of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and notarial seal at Philadelphia, Pennsylvania this 21st day of March A.D. 1983.

Mildred C. Oruska
Notary Public

MILDRED C. ORUSKA
Notary Public, Phila., Phila. Co.
My Commission Expires May 28, 1984

THIS INSTRUMENT PREPARED BY:
M. C. Oruska
1700 Market Street, 31st Floor
Philadelphia, Pennsylvania 19103

CERTIFICATE OF AUTHORITY

I, **GUNTHER C. HOLPP**, the **SENIOR ASSISTANT SECRETARY** of The Penn Central Corporation HEREBY CERTIFY as follows:

(1) The sale by The Penn Central Corporation (Corporation) of the following described real estate:
A segment of the former Northern Branch containing 1.996 acres located in the Township of Dublin, Mercer County, Ohio,

to Boyd Granger and Anita Granger
for a consideration of \$1,996.00 has been duly authorized on behalf of the Corporation.

(2) Richard D. Jordan is Director, Property Sales Administration and Joseph J. Supon is Director of Leased Property and Special Sales, of this Corporation, and either of such officers is authorized to execute on behalf of the Corporation original agreements, contracts, deeds, leases, licenses, or other documents necessary or desirable to effectuate the foregoing sale.

(3) The authorizations described in the foregoing paragraphs (1) and (2) are in full force and effect.

WITNESS my hand and the corporate seal of said
THE PENN CENTRAL CORPORATION, at Philadelphia,
Pa. this 17 day of March, 1983.

PRESENTED FOR RECORD

On the 17 day of March, 1983

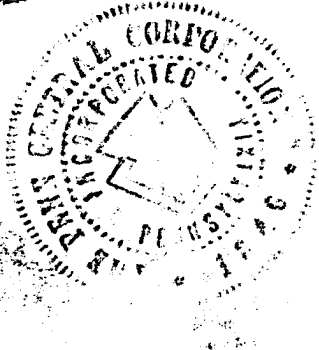
at 11:15 o'clock A.M.

Recorded April 5, 1983

In Mercer Co., Ohio, Record of

Vol 288 Pg 546-50

RECORDER - MERCER CO., OHIO



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