

## OHIO WARRANTY DEED

### KNOW ALL MEN BY THESE PRESENTS:

**KERMAN K. KUHN and MARY ELLEN KUHN**, husband and wife,

of Mercer County, Ohio, for valuable consideration paid, grants, with general warranty covenants, to

**VICKIE L. MESCHER and JOHN A. MESCHER**  
**KEVIN K. KUHN and JUDY K. KUHN**

the following real property:

Situated in the Township of Center, County of Mercer and State of Ohio, bounded and described as follows:

### **BEING AN UNDIVIDED ONE-HALF (½) INTEREST IN THE FOLLOWING:**

Being the West half of the Northeast quarter and the Northeast corner of the Northeast quarter of the Northwest quarter, the latter to be 18 rods wide on the North end, running thence 80 rods South to a point and to contain Four and one-half acres, also the Northwest quarter of the Southeast quarter. There is hereby conveyed, One Hundred Twenty-four and one-half (124½) acres of land, more or less, all being in Section 18, Township 5 South, Range 3 East, less Four and one-half (4½) acres of land off the north end as follows:

Commencing for the same at the Northeast corner of the Northwest quarter of the Northeast quarter, same section, town and range; thence running 8¼ rods South; thence West 98¼ rods; thence North 8¼ rods; thence East 98¼ rods to the place of beginning, containing in all actually conveyed 120 acres of land more or less.

Also less and except the following therefrom: Beginning for reference at a point "Y", the West Quarter Post of the Northeast Quarter of Section 18; thence South 89°45' East on and along the Quarter-Quarter Section line a distance of 92.85 feet to a patented iron survey stake, point "A", the true place of beginning for the tract herein conveyed; thence North 00°15' East a distance of 183.60 feet to an iron harrow tooth, point "B", set on the approximate centerline of the Oregon Road; thence South 89°45' East on and along the approximate centerline of the road a distance of 237.25 feet to an iron harrow tooth, point "C"; thence South 00°15' West a distance of 183.60 feet to a patented iron survey stake, point "D" set on the Quarter-Quarter Section line; thence North 89°45' West on and along said Quarter-Quarter Section line a distance of 237.35 feet to point "A", the true place of beginning, and containing 1.00 acre of land, more or less, subject to all legal highways.

And containing after said exception 119 acres of land, more or less.

### **ALSO LESS AND EXCEPT THE FOLLOWING:**

Being the Northwest quarter of the Southeast quarter of Section 18, and also the Southwest quarter of the Northeast quarter of Section 18, Town 5 South, Range 3 East, and containing therein Eighty (80) acres, more or less, without survey.

Also, an easement out of the Southeast corner of the Northwest quarter of the Northeast quarter of said Section 18, from Oregon Road described as follows: Commencing at a point at the Southeast corner of the Northwest quarter of the Northeast quarter of said Section 18; thence West Thirty (30) feet; thence North parallel to the quarter-quarter section line to the centerline of Oregon Road; thence East to the East line of the Northwest quarter of the Northeast quarter of Section 18; thence South to the place of beginning, such easement to be in perpetuity to the Grantee, his heirs and assigns for all purposes.

**ALSO LESS AND EXCEPT THE FOLLOWING:**

Being a parcel of land situated in Center Township, Mercer County, Ohio, in the Northwest quarter of the Northeast quarter of Section 18, Township 5 South, Range 3 East. Being more particularly described as follows:

Beginning at a 5/8 inch iron bar at the Southwest corner of the Northwest quarter of the Northeast quarter of said Section 18-

Thence, South 89°58'58" East, along the South line of the Northwest quarter of the Northeast quarter of said Section 18, a distance of Ninety-three and 61/100 (93.61) feet to a 5/8 inch iron bar at the Southwest corner of a one acre tract of land conveyed to Kerman Kuhn by deed recorded in deed volume 268, page 584-

Thence, North 00°04'06" East, along said Kuhn's west line, a distance of One Hundred Eighty-three and 25/100 (183.25) feet to a harrow tooth in the approximate centerline of Oregon Road-

Thence, South 89°48'15" West, along said approximate centerline of Oregon Road, a distance of Sixty-one and 29/100 (61.29) feet to a "P.K." nail-

Thence, North 70°49'29" West, along said approximate centerline of Oregon Road, a distance of Thirty-two and 31/100 (32.31) feet to a "P.K." nail-

Thence, South 00°35'51" West, along the West line of the Northeast quarter of said Section 18, a distance of One Hundred Ninety-three and 64/100 (193.64) feet to the place of beginning.

Containing 0.394 acre of land more or less.

Subject to all easements and right-of-way of record.

Reference is made to a survey of this area by Gordon L. Geeslin, Registered Surveyor 5372, dated July 10, 1996, on file in the County Engineer's Office.

**ALSO LESS AND EXCEPT THE FOLLOWING:**

Being a parcel of land situated in Center Township, Mercer County, Ohio, in the Northwest quarter of the Northeast quarter of Section 18, Township 5 South, Range 3 East. Being more particularly described as follows:

Commencing for reference at a 5/8 inch iron bar at the Southwest corner of the Northwest quarter of the Northeast quarter of said Section 18-

Thence, South 89°58'58" East, along the South line of the Northwest quarter of the Northeast quarter of said Section 18, a distance of Three Hundred Thirty and 75/100 (330.75) feet to a 5/8 inch iron bar at the Southeast corner of a one acre tract of land conveyed to Kerman Kuhn by deed recorded in deed volume 268, page 584. Said point being the place of beginning for the parcel to be conveyed by this instrument-

Thence, continuing South 89°58'58" East, along the last described line, a distance of Nine Hundred Eighty-eight and 30/100 (998.30) feet to a 5/8 inch iron bar-

Thence, North 00°17'56" East, along the east line of the Northwest quarter of the Northeast quarter of said Section 18, a distance of One Hundred Seventy-eight and 67/100 (178.67) feet to a "P.K." nail in the approximate centerline of Oregon Road-

Thence, North 78°52'05" West, along the approximate centerline of Oregon Road, a distance of Thirty-nine and 31/100 (39.31) feet to a "P.K." nail-

Thence, South 89°49'25" West, along the approximate centerline of Oregon Road, a distance of Nine Hundred Fifty and 45/100 (950.45) feet to a harrow tooth at the Northeast corner of the afore mentioned Kerman Kuhn land-

Thence, South 00°04'06" West, along said Kuhn's east line, a distance of One Hundred Eighty-three and 04/100 (183.04) feet to the place of beginning.

Containing 4.189 acres of land more or less.

Subject to all easements and right-of-way of record.

Reference is made to a survey of this area by Gordon L. Geeslin, Registered Surveyor 5372, dated July 10, 1996, on file in the County Engineer's Office.

Containing after said exceptions 34.417 acres of land, more or less.

Parcel No. 06-043700.0000

TAX MAP #: 06-18-200-002

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

JAN 10 2000

MERCER COUNTY  
TAX MAP DEPARTMENT

Last Transfer: Deed Record Volume 274, Page 331, of the Deed Records of Mercer County, Ohio.

IN WITNESS WHEREOF, the said **KERMAN K. KUHN** and **MARY ELLEN KUHN**, husband and wife, who hereby release all right and expectancy of dower in said premises, have hereunto set their hands this 10th day of January, 2000.

Signed and acknowledged in presence of:

[Signature]  
Witness

[Signature]  
Kerman K. Kuhn

[Signature]  
Witness Rita Amburgey

[Signature]  
Mary Ellen Kuhn

STATE OF OHIO, COUNTY OF MERCER, SS:

200000000128  
Filed for Record in  
MERCER COUNTY, OHIO  
ANDREA L. SCHROYER  
On 01-10-2000 At 11:45 am.  
WARRANTY DEED 18.00  
OR Book 102 Page 282 - 284

On this 10th day of January, 2000, before me, a Notary Public, personally came **KERMAN K. KUHN** and **MARY ELLEN KUHN**, husband and wife, the grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

WITNESS my official signature and seal on the day last above mentioned.

[Signature]  
Notary Public

200000000128  
MIELKE  
FILE

STEVEN E. MIELKE, ATTORNEY AT LAW  
NOTARY PUBLIC, STATE OF OHIO  
My commission has no expiration date.  
Section 147.03 R.C.

JAN 10 2000

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee ED  
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319, 202 Mark Giesige Mercer County Auditor.

SLG 1-10-00  
Deputy Aud. Date