

APPROVED

FEB 12 1996

WMO

OHIO WARRANTY DEED

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

2/12/96
Deputy Aud. Date

VOL

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That the Grantor, Viola C. Davis, a widow and unmarried
woman, for valuable consideration paid, grants, with general
warranty covenants, to the Grantee,

TRANSFERRED

JELA Corp.
222 E. Market St.
Celina, OH 45822

FEB 12 1996

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

the following real property:

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

The east half of the South half of the East half of the Southeast
Quarter of the Northeast Quarter of Section Twenty (20), Town Six
(6) South, Range Three (3) East, containing five (5) acres of
land, more or less, the same being the East half of a ten acre
tract of land being 669.6 feet east and west and 663.0 feet north
and south according to the plat approved by F. D. Brindle,
Director of Public Works of the State of Ohio, February 1, 1935,
and being a part of a determination of boundary lines between
John R. White, Hazel White Sweeney, Lovetta M. Snider and Mary
Frances Stewart and the State of Ohio, recorded in Volume 127,
Page 48 of the Deed Records of Mercer County, Ohio.

ALSO: The East half of the South half of the South half of the
North half of the East half of the Southeast Quarter of the
Northeast Quarter of Section Twenty (20), Town Six (6) South,
Range Three (3) East, lying immediately north of the five acre
tract above described, containing one and one-fourth (1-1/4)
acres of land, more or less.

Containing in all six and one-fourth (6-1/4) acres of land, more
or less, but all subject to the overflow waters of Lake St. Marys
or Grand Lake, and also subject to all legal highways.

LESS AND EXCEPT THE FOLLOWING:

Being 2.33 acres in the Southeast Quarter of the Northeast
Quarter, Section Twenty (20), Town Six (6) South, Range Three (3)
East, and more definitely described as follows: Beginning at the
East quarter post of Section Twenty (20); thence North 0° 30'
West a distance of Eight Hundred Twenty-eight and Seventy-five
Hundredths (828.75) feet along the section line to an iron pipe
"D"; thence South 88° 50' West a distance of One Hundred
Ninety-three and Fifty-five Hundredths (193.55) feet to an iron
pipe "E"; thence South 33° 27' East a distance of Fifty-three and
Thirty Hundredths (53.30) feet to an iron pipe "I"; thence South
26° 52' East a distance of One Hundred Twenty-three and Five
Hundredths (123.05) feet to an iron pipe "J"; thence South 1° 2'
East a distance of Three Hundred Fifty-seven and Seventy
Hundredths (357.70) feet to an iron pipe "K"; thence South 6° 28'
West a distance of Three Hundred Eighteen and Twenty-five
Hundredths (318.25) feet to a point "L" on the one-half section
line; thence North 88° 50' East a distance of One Hundred
Forty-four and Ninety-five Hundredths (144.95) feet to the place
of beginning. Said property also known as Davis Addition in
Franklin Township, as recorded in the Mercer County Recorder's
Records of Plats, Volume 5, Page 28.

Leaving after said exception, 3.92 acres of land, more or less.

Last transfers of record appear in Volume 172, Page 174 and
Volume 299, Page 9, of the Mercer County Recorder's Records of
Deeds.

All real estate taxes and assessments shall be pro-rated to day
of closing.

Witness my hand, this 6th day of February, 1996. VOL 2 PAGE 918

SIGNED AND ACKNOWLEDGED
IN PRESENCE OF:

Ruth M. Summerly
Nancy Hathaway

Viola C. Davis
Viola C. Davis

STATE OF OHIO, COUNTY OF MERCER, ss:

Before me, a Notary Public in and for said County and State, personally appeared the above named Viola C. Davis, an unmarried woman, who acknowledged that she did sign the foregoing instrument and that the same is her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Celina, Ohio, this 6th day of February, 1996.

Ruth M. Summerly
Notary Public

RUTH M. SUMMERLY, Notary Public,
for the State of Ohio
My Commission Expires Oct. 10, 1999

This instrument prepared by: Meikle, Tesno & Luth, Attys.
100 North Main Street, Celina, Ohio 45822

CCB

57549
PRESENTED FOR RECORD
The 12 day Feb. 1996
at 9:12 O'clock A. M.
Record of deeds
Patricia E. Grote dmh
RECORDER MERCER CO., OHIO
Fee \$ 14.00
O.R. Vol 2 Pg. 917-18