

# Know all Men by these Presents

That Everett Stose and Pamela Stose, husband and wife, *the Grantors, who claim title by or through instrument, recorded in Volume 302, Page 68, County Recorder's Office, for the divers good causes and considerations thereunto moving, and especially for the sum of One Dollar and Other Valuable Considerations received to their full satisfaction of Christopher J. Wooddell and Dianne K. Wooddell the Grantees, whose TAX MAILING ADDRESS will be 735 Stratford Drive, Sidney, OH 45365 do Grant, Bargain, Sell and Convey* unto the said Grantees, Christopher J. Wooddell and Dianne K. Wooddell, a joint life estate with remainder over in fee simple to the survivor of them, their heirs and assigns, the following described premises, situated in the Township of Center, County of Mercer and State of Ohio, to-wit:

Commencing for same at the Northeast corner of the Southeast Quarter of Section Twenty-seven (27), Town Five (5) South, Range Three (3) East, Center Township, Mercer County, Ohio; thence West One Hundred Twenty (120) rods; thence South Forty (40) rods; thence East Eighty (80) rods; thence South Forty (40) rods; thence East Forty (40) rods; thence North Eight (80) rods to the place of beginning, containing Forty (40) acres, more or less.

Also, commencing at the East quarterpost of Section Twenty-seven (27), Town Five (5) South, Range Three (3) East, Center Township Mercer County, Ohio; thence West Forty and Two Thousand Four Hundred Fifteen Ten-Thousandths (40.2415) chains to the center of the section; thence North on the line from the center of said Section Nine and Ninety-four Hundredths (9.94) chains to a stone; thence East Forty and Two Thousand Four Hundred Fifteen Ten-Thousandths (40.2415) chains to a stone in the East line of said Section Twenty-seven (27); thence South on said East line of Section Twenty-seven (27), aforesaid Nine and Ninety-four Hundredths (9.94) chains to the place of beginning, containing Forty (40) acres of land, more or less.

**LESS AND EXCEPT:** Being part of the southeast quarter of Section 27, Town 5 South, Range 3 East, Center Township Mercer County, Ohio and described as follows:

Commencing at a P.K. Nail marking the East quarter post of said Section 27; thence South 01°19'06" West along the east section line and approximate centerline of Riley Road a distance of fifteen and ninety-one hundredths feet (15.91') to an P.K. Nail for the TRUE POINT OF BEGINNING; thence continuing South 01°19'06" West along the east section line and approximate centerline of Riley Road a distance of three hundred sixty-eight and seventy-eight hundredths feet (368.78') to a P.K. Nail; thence North 88°40'54" West a distance of two hundred thirty-six and twenty-four hundredths feet (236.24') to an iron pin; thence North 01°19'06" East a distance of three hundred sixty-eight and seventy-eight hundredths feet (368.78') to an iron pin; thence South 88°40'54" East a distance of two hundred thirty-six and twenty-four hundredths feet (236.24') to the TRUE POINT OF BEGINNING containing 2.000 acres of land more or less.

Containing in all herein Seventy-eight (78) acres of land, more or less, subject to all legal highways and easements and restrictions imposed thereon.

The Grantors herein agree and assume to pay the January, 2000 installment of taxes and assessments and the Grantees herein agree and assume to pay the June, 2000 installment and all thereafter.

Exemption paragraph, conveyance fee 7.50

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

**MINOR SUBDIVISION**

DESCRIPTION  
**SUFFICIENT**  
FOR TAX MAPPING PURPOSES

NOV 11 1999

JK  
Deputy Aud. Date

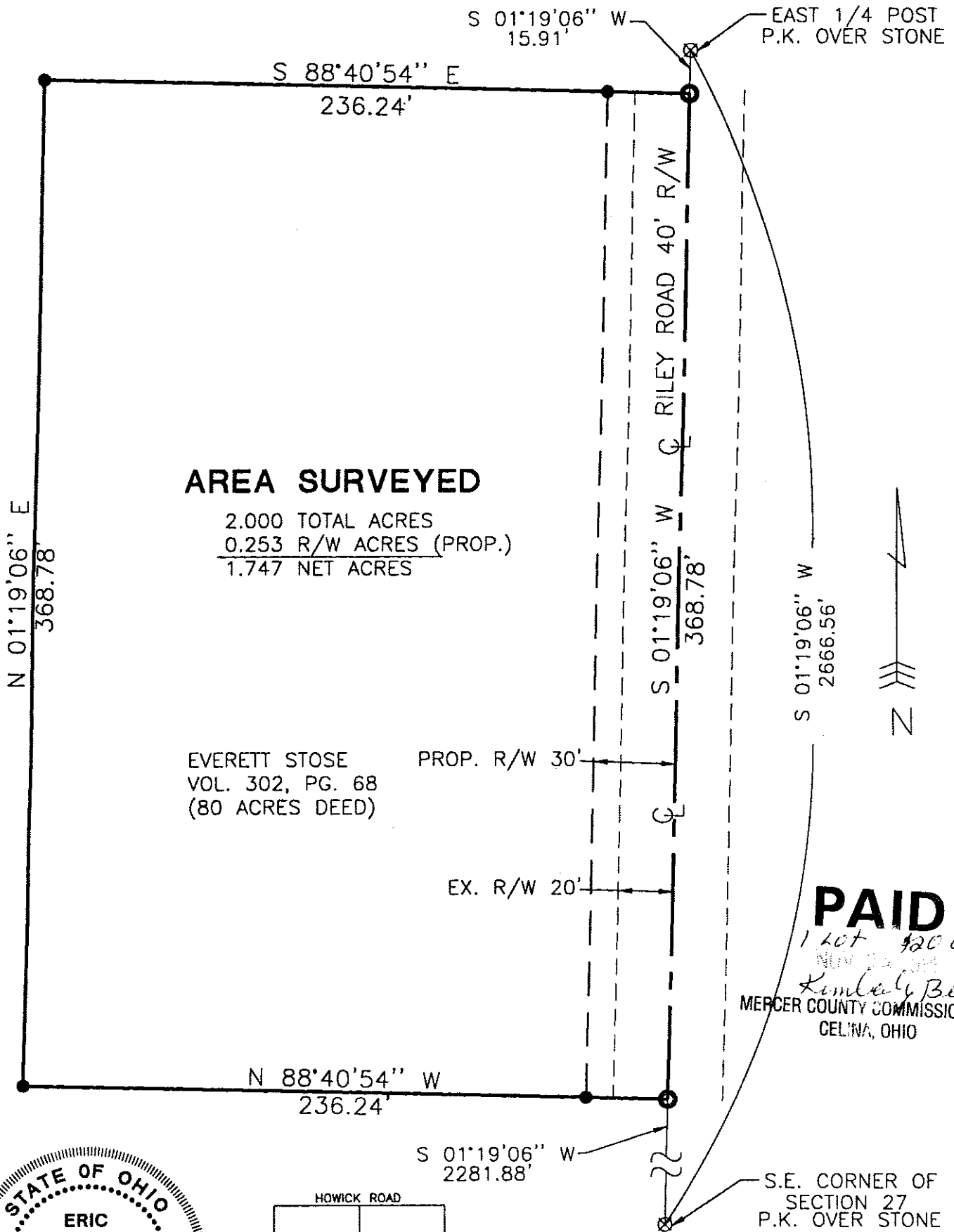
11-4-99

TAX MAP #: 06-27-400-000

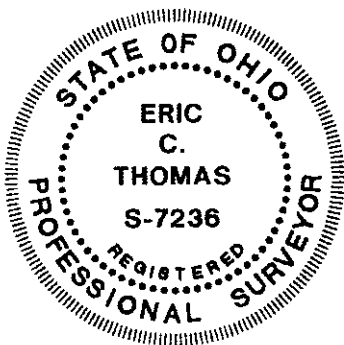
MERCER COUNTY  
TAX MAP DEPARTMENT

# SURVEY FOR EVERETT STOSE

BEING PART OF THE SOUTHEAST QUARTER OF SECTION 27, TOWN 5 SOUTH, RANGE 3 EAST,  
CENTER TOWNSHIP, MERCER COUNTY OHIO



**PAID**  
1 Lot \$2000  
Nov 22, 1999  
Kimberly Bell  
MERCER COUNTY COMMISSIONERS  
CELINA, OHIO



- Iron Pin Set
- P.K. Nail Set
- ⊗ P.K. Nail Found

PROJECT # 99807.41

Fanning/Howey Associates, Inc.

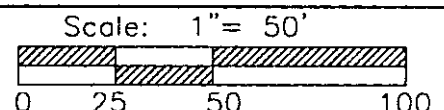


Civil Engineering  
Division

Engineers Surveyors Consultants

Surveyed By: Eric C. Thomas  
Eric C. Thomas Reg. Surveyor No. 7236  
Date: 10-8-99

References: Bearings from the GPS  
section stone, on file with the  
Mercer Co. Engineer's office



Part of S.E. 1/4 Sec. 27 T. 5-S R. 3-E CENTER Twp., Mercer Co., OH  
Grantor: \_\_\_\_\_ Deeds: \_\_\_\_\_ Area Retained \_\_\_\_\_ Ac.  
Grantee: \_\_\_\_\_ Area \_\_\_\_\_ Ac.

Approvals: Brian W. Gable  
Agency: Bd. of Health  
Date: 4 Nov 99

Co. San. Eng

Co. Engineer

Permanent Parcel No.

11-4-99

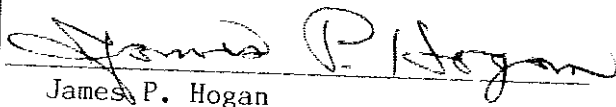
**To have and to hold** the above granted and bargained premises, with the privileges and appurtenances thereunto belonging, unto said Grantees, a joint life estate with remainder over in fee simple to the survivor of them, their heirs and assigns forever.

And the said Grantors, for themselves and their heirs, executors and administrators, hereby covenant with the said Grantees, their heirs and assigns, that said Grantors are the true and lawful owners of said premises, and are well seized of the same in FEE SIMPLE, and have good right and full power to bargain, sell and convey the same in the manner aforesaid, and that the same are **free and clear from all encumbrances**, except for taxes and assessments beginning with the June, 2000 installment and all thereafter, and further, that said Grantors will WARRANT AND DEFEND the same against all lawful claims of all persons whomsoever, except as hereinbefore provided.


And for valuable consideration Everett Stose and Pamela Stose do hereby remise, release and forever quit-claim unto the said Grantees, Christopher J. Wooddell and Dianne K. Wooddell, their heirs and assigns all their right and expectancy of Dower in the above described premises.

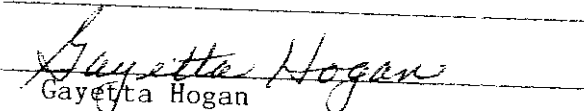
In Witness Whereof, Everett Stose and Pamela Stose have hereunto set their hands, this 24th day of October, in the year A.D. nineteen hundred and ninety-nine (1999).

Signed and acknowledged in presence of us:

  
James P. Hogan

199900007429  
FAULKNER GARMHAUSEN KEIS  
COURTVIEW CENTER SUITE 300  
100 S MAIN AVE  
SIDNEY, OH 45365

  
Everett Stose

  
Gayetta Hogan

  
Pamela Stose

**TRANSFERRED**

State of Ohio  
Mercer County, ss.

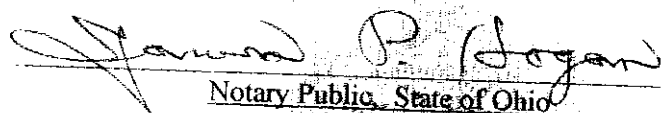
199900007429 1  
Filed for Record in  
MERCER COUNTY, OHIO  
ANDREA L SCHROYER  
On 11-04-1999 At 09:09 am.  
SURVIVOR DEED 18.00  
OR Book 97 Page 935 - 937

NOV 4 1999  
MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

On this 24th day of October A.D. 1999, before me, a notary public in and for said County and State, personally appeared the above named Grantors, Everett Stose and Pamela Stose who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

In Testimony Whereof, I have hereunto set my hand and official seal, at Celina, Ohio, this 24th day of October, A. D. 1998.

JAMES P. HOGAN, Attorney At Law  
Notary Public - State of Ohio  
My Commission Has No Expiration  
Section 147.03 ORC

  
Notary Public, State of Ohio

This instrument prepared by James P. Hogan, Attorney at Law