

SURVIVORSHIP DEED

That the Grantors, Brian M. Leiss and Melinda S. Leiss, husband and wife, for
valuable consideration paid, grants, with general warranty covenants, to the Grantees,

Myron K. Schwartz and Elizabeth D. Schwartz,
for their joint lives, remainder to the survivor of them,
6789 Howick Road
Celina, OH 45822

the following real property:

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

Being a parcel of land situated in Center Township, Mercer County, Ohio, in the West
one-half ($\frac{1}{2}$) of the Southeast Quarter ($\frac{1}{4}$) of Section Twenty (20), Town Five (5)
South, Range Three (3) East, being more particularly described as follows:

Commencing for reference at the corner stone at the South quarter post of said section
Twenty (20); thence South $89^{\circ} 40'$ East along the South line of the Southeast Quarter
($\frac{1}{4}$) of said Section Twenty (20) and the centerline of Howick Road, a distance of Five
Hundred Twenty-two and ninety-six hundredths (522.96) feet to the center of an open
ditch said point being the place of beginning for the parcel described herein; thence
continuing South $89^{\circ} 20'$ East along the last described line a distance of One Hundred
Fifty-seven and Four Hundredths (157.04) feet to a point; thence North a distance of
Five Hundred Eighty-four and seventy-five hundredths (584.75) feet to the center of the
aforementioned open ditch; thence South $15^{\circ} 03' 17''$ West along the approximate
center of said open ditch a distance of Six Hundred Four and Fifty-nine Hundredths
(604.59) feet to the place of beginning, containing One and Fifty-four Thousandths
(1.054) 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 October, 1978, on file in the County Engineer's Office.

Last transfer of record appears in Instrument #200600005139 of the Mercer County,
Ohio, Official Records.

All real estate taxes and assessments shall be prorated to day of closing.

Parcel Number: 06-046800.0200

Tax Map No. 06-20-400-010

Brian M. Leiss and Melinda S. Leiss, husband and wife, hereby release our dower interest in the premises.

We have hereunto set our hands this 16 day of July, 2007.

Brian M. Leiss
Brian M. Leiss

Melinda S. Leiss
Melinda S. Leiss

STATE OF OHIO, COUNTY OF MERCER, SS:

Before me, a notary public in and for said County and State, personally appeared the above named Brian M. Leiss and Melinda S. Leiss, husband and wife, 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 16 day July, 2007.

[Signature]
Notary Public
Betsy D. Bay
9-6-09
Mercer

SEAL

This instrument prepared by: Meikle, Tesno & Luth, Attys.
100 N. Main St., Celina, OH 45822.