

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

DEC 15 2017

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

DEC 15 2017

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 6144.60
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

KS 12/15/2017
Deputy Aud. Date

DEED OF FIDUCIARY

Statutory Form
(R.C. Sec. 5302.09)

KNOW ALL MEN BY THESE PRESENTS:

THAT Eddie W. Krogman, Executor of the Estate of Naomi M. Krogman, by the power conferred by **Item V of the Last Will and Testament of Naomi M. Krogman, dated April 5, 1974** and every other power, for One Million Seven Hundred Fifty-Five Thousand and Six Hundred and 00/100 dollars paid, grants with fiduciary covenants to:

MKL Farms, LLC, a limited liability company organized and existing under the laws of the State of Ohio, *whose tax mailing address is 8398 Celina Mendon Road, Celina, Ohio 45822, the following REAL PROPERTY that is bounded and described as follows:*

Description attached hereto as Exhibit A.

Parcel No: 06-005600.0000 and 06-004500.0000

Map No.: 06-03-400-001 and 06-03-100-007

Prior Instrument Reference: 201000002919 and 201000002918

All taxes shall be pro-rated to the date of closing.

WITNESS my hand this 13 day of December, 2017 at Celina, Ohio.

Eddie W. Krogman Exce.
Eddie W. Krogman, Executor of the
Estate of Naomi M. Krogman, Deceased

STATE OF OHIO, COUNTY OF MERCER, ss:

Be it remembered that on this 13 day of December, 2017, sworn and subscribed before me, a notary in and for said county, personally came Eddie W. Krogman, Executor of the Estate of Naomi M. Krogman, the grantor in the foregoing deed and acknowledged the signing thereof to be his voluntary act and deed.

Witness my official seal and signature affixed on the 13 day of December, 2017.



Molli A. Schleucher
Notary Public, State of Ohio
Attorney at Law, No Expiration Date

[Signature]

(Execution in accordance with Chapter 5301. of the Revised Code)

Instrument Prepared by: Molli A. Schleucher, Attorney at Law
119 S. Main St, Celina, Ohio 45822, P:(567)890-7300. nmkrogmanestate/mas

Exhibit A

Parcel 1

Bound and described as follows:

Fifty (50) acres of uniform width off the entire west side of the west one-half (1/2) of the southeast quarter (1/4) of Section 3, Town 5 South, Range 3 East.

ALSO CONVEYING:

The east one-half (1/2) of the southwest quarter (1/4) of Section 3, Town 5 south, Range 3 East.

LESS AND EXCEPT therefrom a forty (40) acre tract of land out of the southwest corner of said eighty (80) acres described as follows:

Beginning at the southwest corner of said eighty (80) acre tract; thence east 63.36 rods; thence north 104 rods; thence west 63.36 rods; thence south 104 rods to the place of beginning, leaving after said exception, forty (40) acres of land more or less and containing in both tracts hereinbefore described, ninety (90) acres of land more or less.

ALSO LESS AND EXCEPT PARCEL DESCRIBED AS;

Situated in the southwest quarter of Section 3, Center Township, T5S, R3E, Mercer County, Ohio; to wit,

Commencing at an existing survey marker at the southeast corner of the southwest quarter of said Section 3 (Mercer County Local Coordinate Datum Point #6038);

Thence N 89° 14' 41" W, 426.83 feet, on the south line of said southwest quarter (centerline of Bogart Rd: to a mag nail (mn) and place of beginning; thence the following courses:

1. N 89° 14' 41" W, 369.34 feet, continuing on said centerline to a mn set;
2. N 00° 53' 44" E, 323.80 feet, to a point within the banks of an open ditch, passing set #5 rebars at 20.00' and 293.80;
3. N 37° 16' 28" E, 105.80 feet, following the meanderings of said ditch to a point;
4. N 75° 22' 28" E, 54.30 feet, following the meanderings of said ditch to a point;
5. S 83° 01' 32" E, 68.80 feet, following the meanderings of said ditch to a point;
6. S 65° 49' 32" E, 81.90 feet, following the meanderings of said ditch to a point;
7. S 46° 49' 32" E, 142.06 feet, following the meanderings of said ditch to a point;
8. S 00° 12' 15" E, 287.44 feet, to the place of beginning, passing set #5 rebars at 30.00' and 267.44';

containing 3.204 acres, more or less of which 0.170 acres are road right of way, bearings based on Mercer County Local Coordinate Datum, which gives the south line of the southwest quarter of said Section 3 (pt. #6038 to pt. #6039) a bearing of N 89°14' 41" W, based on actual boundary survey under direct supervision of Brad J. Core, PS 8004, March 24, 2008. All markers called for are in place.

ALSO CONVEYING:

Twenty (20) acres described as follows: Being the east half of a forty (40) acre tract of land described as follows:

63.36 rods east and west and 104 rods north and south in the above exception from the east half of the southwest quarter of Section 3, Town 5 South, Range 3 East and containing in all of the above described tracts, after exceptions one hundred six and seven hundred ninety six thousandths (106.796) acres of land more or less

Parcel # 06-005600.0000

Map# 06-03-400-001

Parcel 2

Situate in the Township of Center, County of Mercer; and State of Ohio, to-wit:

Being the east half of the northwest quarter of Section Three (3), Town Five (5) South, Range Three (3) East, containing eighty (80) acres of land, more or less;

LESS AND EXCEPT a parcel of land situated in Center Township, Mercer County, Ohio in the east half of the northwest quarter of Section 3, Township 5 South, Range 3 East. Being more particularly described as follows:

Commencing for reference at the cornerstone at the northeast corner of the northwest quarter of said Section 3; thence west along the north line of the northwest quarter of said Section 3 and the centerline of Denny Road a distance of four hundred ten and 50/100 (410.50) feet to a mine spike, said point being the place of beginning for the parcel to be conveyed by this instrument; thence continuing west along the last described line a distance of three hundred (300.00) feet to a mine spike; thence south a distance of two hundred ninety and 40/100 (290.40) feet to a 5/8 inch iron bar; thence east a distance of three hundred (300.00) feet to a 5/8 inch iron bar; thence north a distance of two hundred ninety and 40/100 (290.40) feet to the place of beginning;

Containing in said exception 2.000 acres of land, more or less; subject to all easements and right-of-way of record.

Parcel# 06-004500.0000

Map# 06-03-100-007