

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

AUG 23 2019

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

AUG 23 2019

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee \$ 264.00
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

[Signature] 8/23/19
Deputy Aud. Date

Deed of Executor

(Statutory Form O.R.C. Section 5302.09)

Amanda J. Riley and Dustin J. Reichert, Co-Executors of the Estate of Bernard R. Reichert, deceased, who died testate on January 6, 2019, pursuant to the powers conferred in the Last Will and Testament of Bernard R. Reichert which was admitted to probate on March 21, 2019 in the Mercer County Probate Court, Case No. 20191056, and every other power, for good and valuable consideration paid, *Grant With Fiduciary Covenants To*

Carl J. Link, Trustee of the Carl J. Link Trust uad the 3rd day of December, 2007
his successors and assigns forever
whose tax mailing address is 1310 Burrville Road, Ft. Recovery, Ohio 45846

the following described real property:

Situated in the Township of Gibson, County of Mercer and State of Ohio, to-wit:

Beginning at the Northeast corner of the South one-half (1/2) of the Northwest Quarter (1/4) of Section Twenty-four (24), Town Fifteen (15) North, Range One (1) East, Gibson Township, Mercer County, Ohio; thence South on and along the East line of the South half (1/2) of the Northwest Quarter (1/4) of said Section Twenty-four (24) and the centerline of Wourms Road a distance of Three Hundred Twenty (320) feet to a point; thence West Six Hundred Eighty and Six Hundred Twenty-five Thousandths (680.625) feet to a point; thence North Three Hundred Twenty (320) feet to a point in the North line of the South half (1/2) of the Northwest Quarter (1/4) of said Section Twenty-four (24); thence East on and along said North line of the South half (1/2) of the Northwest Quarter of said Section Twenty-four (24) a distance of Six Hundred Eighty and Six Hundred Twenty-five Thousandths (680.625) feet to the place of beginning. **Containing Five (5) acres of land**, more or less.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL: Being a parcel of land situated in Gibson Township, Mercer County, Ohio, in the south half of the Northwest Quarter of Section 24, Township 15 North, Range 1 East. Being more particularly described as follows:

Commencing for reference at the corner stone at the center of said Section 24; thence North 00°30'50" East, along the east line of the Northwest Quarter of said Section 24 and the centerline of Wourms Road, a distance of One Thousand Seventeen and 31/100 (1017.31) feet to a mine spike. Said point being the place of beginning for the parcel to be conveyed by this instrument; thence, continuing North 00°30'50" East, along the last described line, a distance of One Hundred Sixty-seven and 97/100 (167.97) feet to a mine spike; thence, North 89°29'10" West, a distance of Two Hundred Eighty-nine and 33/100 (289.33) feet to a 5/8 inch iron bar; thence, South 00°30'50" West, a distance of One Hundred Sixty-seven and 97/100 (167.97) feet to a 5/8 inch iron bar; thence, South 89°29'10" East, a distance of Two Hundred Eighty-nine and 33/100 (289.33) feet to the place of beginning. **Containing 1.116 acres of land** more or less, of which the easterly Thirty (30.00) feet is dedicated as road right-of-way.

Subject to all other 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 31, 1989 on file in the County Engineer's Office.

ALSO LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL:

Commencing for same at the Northeast corner of the South one half (1/2) of the Northwest Quarter (1/4) of Section Twenty-four (24), Town Fifteen (15) North, Range One (1) East; thence West on and along the north line of the south half of the Northwest corner of said Section Twenty-four (24) a distance of 662.625 feet to a point which is the place of beginning for the parcel to be conveyed by this instrument; thence continuing West on and along the said north line of the south half of the Northwest Quarter of said Section Twenty-four (24) a distance of Eighteen (18.00) feet to a point; thence South parallel with the east line of said Section, a distance of Three Hundred Twenty (320.00) feet to a point; thence East parallel with the north line of the south half of the Northwest Quarter of said Section Twenty-four (24) a distance of Eighteen (18.00) feet to a point; thence North parallel with the east line of Section Twenty-four (24) a distance of Three Hundred Twenty (320.00) feet to the point of beginning; **containing herein 0.132 acres of land**, more or less.

ALSO LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCEL: Being a parcel of land situated in the South half of the Northwest Quarter of Section 24, Township 15 North, Range 1 East, being more particularly described as follows:

Commencing for reference at the corner stone at the center of said Section 24; thence North 00°30'50" East along the East line of the Northwest quarter of said Section 24 and the centerline of Wourms Road, a distance of One Thousand Seventeen and 31/100 (1017.31) feet to a mine spike; thence continuing North 00°30'50" East along the last described line a distance of One Hundred Sixty-seven and 97/100 feet to a mine spike; thence North 89°29'10" West a distance of Two Hundred Eighty-nine and 33/100 (289.33) feet to a 5/8 inch iron bar, SAID POINT BEING THE PLACE OF BEGINNING FOR THE PARCEL TO BE CONVEYED BY THIS INSTRUMENT; thence continuing North 89°29'10" West a distance of Three Hundred Seventy-three and Two Hundred Ninety-five Thousandths (373.295) feet to the east line of a tract of 0.132 acres conveyed to Carl Link and Cleopha Link; thence South parallel with the east line of said section, a distance of One Hundred Sixty-seven and 97/100 (167.97) feet to a point; thence South 89°29'10" East a distance of Three Hundred Seventy-three and 29/100 (373/29) feet to the west line of a tract of 1.116 acres; thence North 00°30'50" East a distance of One Hundred Sixty-seven and 97/100 (167.97) feet to the place of beginning; **containing 1.439 acres of land**, more or less, subject to all easements and right-of-way of record.

Reference is made to a survey of 1.116 acre tract by Gordon L. Geeslin, dated July 31, 1989, on file in the Mercer County Engineer's Office.

Containing 2.313 acres of land, more or less, after said exceptions.

Tax ID #16-023900.0000

Tax Map #13-24-100-004

Deed Reference: Instrument #200700004815, Mercer County Recorder's Office.

Grantor shall pay the real estate taxes and assessments due and payable in July, 2019.
Grantee shall pay the real estate taxes and assessments due and payable thereafter.

IN WITNESS WHEREOF, the said **Amanda J. Riley and Dustin J. Reichert, Co-Executors of the Estate of Bernard R. Reichert, deceased**, have hereunto set their hands on the date set forth in their respective notary clauses.

Estate of Bernard R. Reichert

Amanda J. Riley
By: Amanda J. Riley, Executor

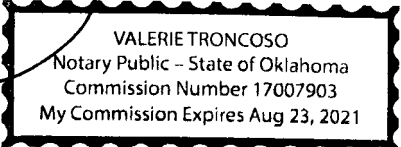
Dustin J. Reichert
By: Dustin J. Reichert, Executor

STATE OF Oklahoma, COUNTY OF Bryan, SS:

BE IT REMEMBERED, that on this 22 day of July, 2019, before me, the subscriber, a notary public in and for said State, personally came **Amanda J. Riley, Co-Executor of the Estate of Bernard R. Reichert, deceased**, the Grantor in the foregoing deed, and acknowledged the signing thereof to be her voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Valerie Troncoso
Notary Public



STATE OF Oklahoma, COUNTY OF Bryan, SS:

BE IT REMEMBERED, that on this 22 day of July, 2019, before me, the subscriber, a notary public in and for said State, personally came **Dustin J. Reichert, Co-Executor of the Estate of Bernard R. Reichert, deceased**, the Grantor in the foregoing deed, and acknowledged the signing thereof to be his voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Valerie Troncoso
Notary Public

