

RECORD OF PROCEEDINGS

Minutes of HOPEWELL TWP. TRUSTEES

Meeting

National Graphics Corp., Col., O.

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Form No. 1027

Held APRIL 19

1993

THE TRUSTEES OF HOPEWELL TOWNSHIP, MERCER COUNTY, OHIO MET IN SPECIAL SESSION IN THE TOWNSHIP HALL WITH THE FOLLOWING MEMBERS PRESENT: PAUL MEYER, TOM SIDENBENDER AND ELDON EICHENAUER.

THE OBJECT OF THE MEETING WAS TO HOLD A PUBLIC HEARING ON THE PROPOSED ZONING CHANGE OF A PROPERTY OWNED BY DEBORAH MUHLENKAMP FROM RESIDENTIAL TO COMMERCIAL.

SINCE THERE WERE NO TOWNSHIP RESIDENTS PRESENT, THE TRUSTEES DISCUSSED SAID CHANGE AND MR. SIDENBENDER MOVED THE ADOPTION OF THE FOLLOWING RESOLUTION:

BE IT RESOLVED, THAT THE BOARD OF TRUSTEES OF HOPEWELL TOWNSHIP, MERCER COUNTY, OHIO APPROVE SAID ZONING CHANGE OF DEBORAH MUHLENKAMP PROPERTY FROM RESIDENTIAL TO COMMERCIAL.

MR. EICHENAUER SECONDED THE RESOLUTION AND THE ROLL BEING CALLED UPON ITS ADOPTION THE VOTE RESULTED AS FOLLOWS:

MR. MEYER - YES

MR. SIDENBENDER - YES

MR. EICHENAUER - YES

RESOLUTION ADOPTED APRIL 19, 1993.

BEING NO FURTHER BUSINESS, MR. MEYER MOVED TO ADJOURN, SECONDED BY MR. SIDENBENDER AND CARRIED BY A UNANIMOUS YES VOTE.

MEETING ADJOURNED

Gary Hill, CLERK
HOPEWELL TWP TRUSTEES

HEARING FOR REZONING OF DEBORAH MUHLENKAMP PROPERTY

The meeting was called to order by zoning commission president Tom Robbins. Questions as to size, location, and type of building to be erected on Muhlenkamp property were asked by commissioners and answered by Herb Muhlenkamp, who represented his wife at hearing. Tom Smalley, neighboring property owner, asked about property value and tax value changes caused by commercial zoning instead of agriculture zoning. His questions were answered by Hopewell Township attorney Andy Hinders, and Herb Muhlenkamp. After all questions had been discussed, a motion to accept application for rezoning Deborah Muhlenkamp's property from agriculture to commercial was made by Rita Kimmel. The motion was seconded by Glen Miller. A roll call vote of the zoning commissioners was held:

Terry Canary-yes

Glen Miller-yes

Rita Kimmel-yes

Tom Robbins-yes

A motion to adjourn was made by Glen Miller and seconded by Terry Canary.

Attendance at hearing:

Tom Smalley

Herb Muhlenkamp

Andy Hinders

*Rita Kimmel, Secy.
Hopewell Township
Zoning Commission*

Know All Men By These Presents,

That, Herbert W. Muhlenkamp, husband of Grantee,

, the Grantor ,
for the consideration of One (\$1.00) Dollar and other good and valuable
considerations received to his full satisfaction of

Deborah A. Muhlenkamp, wife of Grantor
7801 Fleetfoot Rd.
Celina, Ohio 45822

, the Grantee , does
Give, Grant, Bargain, Sell and Convey unto the said Grantee , her
heirs and assigns, the following described premises, situated in the Township of
Hopewell , County of Mercer and State of Ohio:

MY UNDIVIDED ONE-HALF INTEREST IN THE FOLLOWING:

Being a parcel of land situated in the Southeast Quarter of
the Northeast Quarter of Section 27, Township 5 South, Range 2
East, being more particularly described as follows:

Beginning at the corner stone at the Southeast corner of the
Northeast Quarter of said Section 27; thence, north 00° 20' 54"
East, along the east line of said northeast quarter of Section 27
and the centerline of Fleetfoot Road, a distance of Six Hundred
Thirty (630.00) feet to a railroad spike; thence, north 89° 50'
West, a distance of Two Hundred Forty (240) feet to a 5/8 inch
iron bar; thence, South 00° 20' 54" West, a distance of Six
Hundred Thirty (630.00) feet to a railroad spike in the South
line of the northeast quarter of said Section 27; thence, South
89° 50' east, along said South line of the northeast quarter of
Section 27 and the centerline of Miller Road, a distance of Two
Hundred Forty (240.00) feet to the place of beginning.

Containing 3.471 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, November, 1982, on file in County
Engineer's Office.

Last transfer of record appears in Volume 287, Page 724 of the
Mercer County, Ohio, Deed Records.

APPROVED
MERCER COUNTY TAX MAP DEPT.

Date 3-13-86

By M. B.

Exemption paragraph, conveyance Fee ed
The Grantor and Grantee of this deed have
applied to the registrars of Sec.
to the Auditor, Schweitzerman, Mercer
County Auditor.

E.M. 3-13-86
Deputy Aud. Date

be the same more or less, but subject to all legal highways.

To Have and to Hold the above granted and bargained premises, with the appurtenances thereof, unto the said Grantee, her heirs and assigns forever.

VOL. 298 FACE 759

And Herbert W. Muhlenkamp the said Grantor, does for himself and his administrators, covenant with the said Grantee, her heirs, executors and administrators, that at and until the ensembling of these presents, that he is well seized of the above described premises, as a good and indefeasible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and form as above written, and that the same are free from all incumbrances whatsoever

and that he will Warrant and Defend said premises, with the appurtenances thereunto belonging, to the said Grantee, her heirs and assigns, against all lawful claims and demands whatsoever

And for valuable consideration

do hereby remise, release and forever quit claim unto the said Grantee, her heirs and assigns, all right and expectancy of Dower in the above described premises.

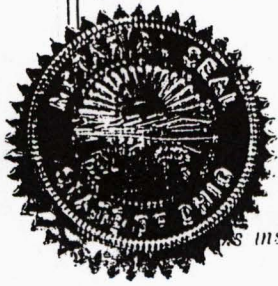
In Witness Whereof, I have hereunto set my hand, the 25 day of July, in the year of our Lord one thousand nine hundred and eighty-six.

Signed and acknowledged in presence of The day April 1986 at 11:40 O'clock AM Herbert W. Muhlenkamp Record of Zoning Patricia E. Grote RECORDER MERCER CO., OHIO Fee \$ 14.00

State of Ohio, } ss. Before me, a notary public Mercer County, } in and for said County and State, personally appeared the above named Herbert W. Muhlenkamp

who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed.

In Testimony Whereof I have hereunto set my hand and official seal, at this 25 day of July, A. D. 1986.



Notary Public WILLIAM MEIKLE, ATTORNEY AT LAW Notary Public for State of Ohio

This instrument prepared by Meikle, Tesno & Luth, Attys., Celina, Ohio

Warranty Deed 7256

Herbert W. Muhlenkamp

TO

Deborah A. Muhlenkamp 7801 Fleetfoot Rd. Celina, Ohio 45822

TRANSFERRED

transferred MAR 13 1986 19

ROGER A. SCHWIETZMA: COUNTY AUDITOR MERCER COUNTY, OHIO

STATE OF OHIO

COUNTY OF Mercer

RECEIVED FOR RECORD ON THE 3 day of March 1986

at 8:31 o'clock A.M.

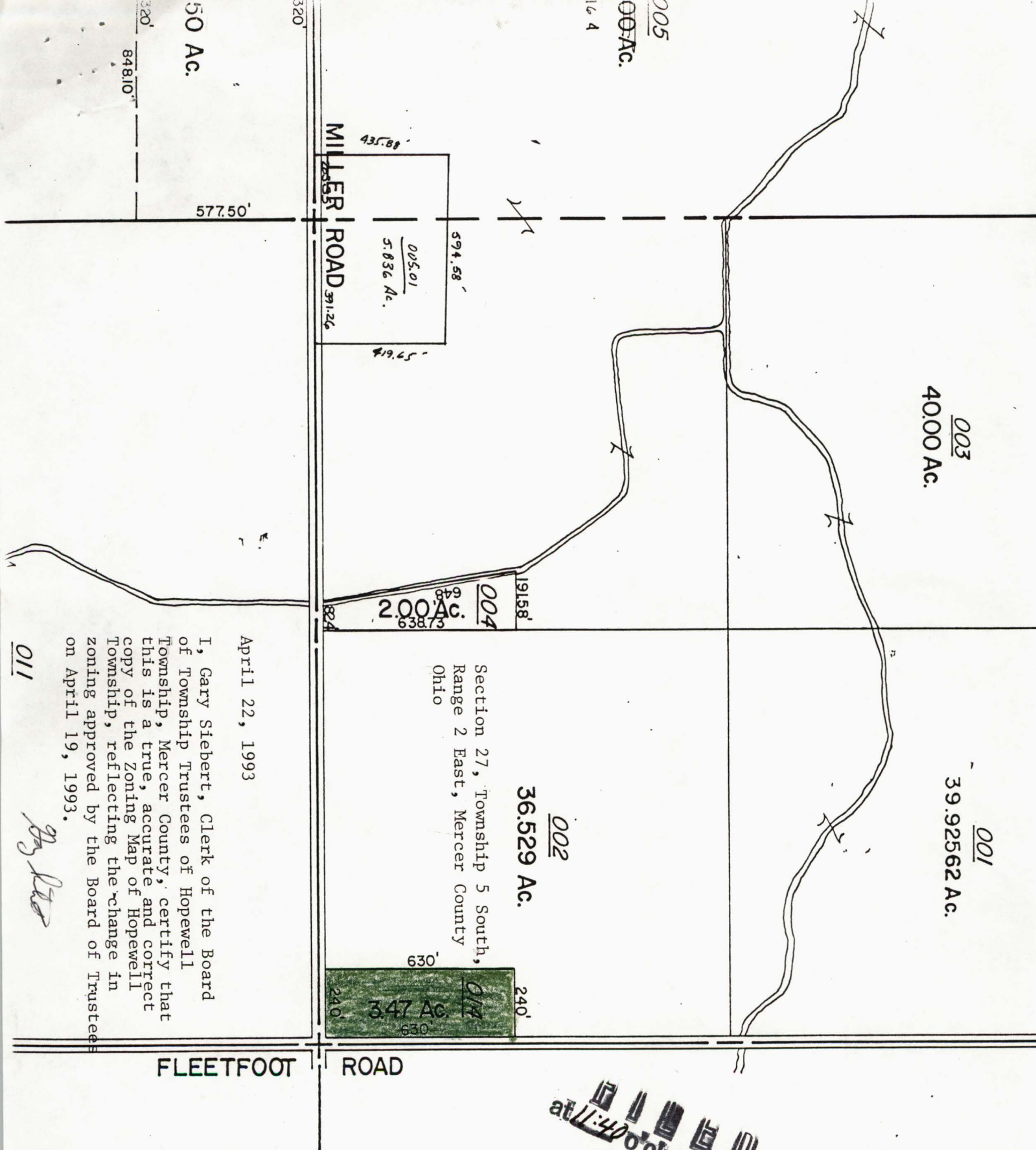
and RECORDED Mar. 14 1986 in

DEED BOOK 298 PAGE 758-9

Patricia E. Grote

RECORDER'S FEE \$ 10.00

MEIKLE, TESNO & LUTH, ATTORNEYS 100 N. MAIN ST. CELINA, OHIO 45822



003
40.00 Ac.

001
39.92562 Ac.

002
36.529 Ac.

004
2.00 Ac.

014
347 Ac.

MILLER ROAD 391.26'

FLEETFOOT ROAD

50 Ac.

005
3.00 Ac.

Section 27, Township 5 South,
Range 2 East, Mercer County
Ohio

April 22, 1993

I, Gary Siebert, Clerk of the Board of Township Trustees of Hopewell Township, Mercer County, certify that this is a true, accurate and correct copy of the Zoning Map of Hopewell Township, reflecting the change in zoning approved by the Board of Trustees on April 19, 1993.

011

[Signature]

FILED
at 11:40 o'clock A.M.
APR 29 1993
Patricia E. Grate
RECORDER - MERCER CO., OH