

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

DEC 21 2017

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

DEC 21 2017

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 1313.20
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 12/21/2017
Deputy Aud. Date

Know All Men by These Presents:

(General Warranty Deed)

THAT Michael J. Vagedes and Mary A. Vagedes, husband and wife, and Robert B. Wimmers and Elizabeth K. Wimmers, Trustees of the Robert B. Wimmers and Elizabeth K. Wimmers Trust

for valuable consideration paid, *Grant With General Warranty Covenants To*

**GBT Wuebker Farms, LLC, an Ohio Limited Liability Company
its successors and assigns
whose tax mailing address is 2319 Coldwater Creek Road, St. Henry, Ohio 45883**

the following described real estate:

Being part of the West Half of the Southeast Quarter of Section 14, Town 7 South, Range 2 East, Granville Township, Mercer County, Ohio, and described as follows:

Commencing at a Mag Nail Found marking the South Quarter Post of Section 14; thence South 89°06'21" East along the south line of the southeast quarter of Section 14 and the approximate centerline of Kremer-Hoying Road, a distance of six hundred sixty-five and ninety-two hundredths feet (665.92') to a Mag Nail Set, marking the TRUE POINT OF BEGINNING; thence North 01°26'13" East a distance of one thousand nine hundred ninety-seven and seventy-six hundredths feet (1997.76') to an Iron Pin Set; thence South 89°06'43" East along the south line of a tract as recorded in Instrument #201100000923, a distance of six hundred sixty-four and four hundredths feet (664.04') to an Iron Pin Set; thence South 01°22'58" West along the west line of tracts as recorded in Instrument #200900007887, Volume OR 168, Page 1872, and the Wehrkamp First Subdivision as recorded in Plat Book 10, Page 9, a distance of one thousand nine hundred ninety-seven and eighty-two hundredths feet (1997.82') to a Mag Nail set; thence North 89°06'21" West along the south line of the southeast quarter of Section 14 and the approximate centerline of Kremer-Hoying Road, a distance of six hundred sixty-five and ninety-two hundredths feet (665.92') to the TRUE POINT OF BEGINNING.

Containing 30.496 acres of land more or less.

Said tract to be subject to all highways and any other easements or restrictions of record. Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in July of 2013 and is on file with the Mercer County Engineer's Office.

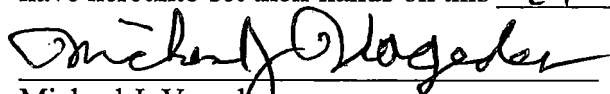
Deed Reference: Instrument #201300004403 and Instrument #201300004404, Mercer County Recorder's Office.

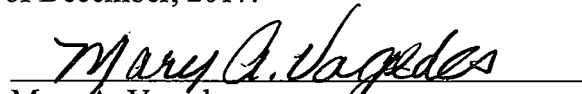
Tax ID #20-007200.0100
Tax Map #11-14-400-008

Real estate taxes and assessments are prorated to date of closing.

And all the *Estate, Right, Title and Interest* of the said Grantors in and to said premises; *To have and to hold* the same, with all the privileges and appurtenances thereunto belonging, to said Grantee, **GBT Wuebker Farms, LLC**, its successors and assigns forever. And the said Grantors, **Michael J. Vagedes and Mary A. Vagedes, and Robert B. Wimmers and Elizabeth K. Wimmers, Trustees**, do hereby *Covenant and Warranty* that the title so conveyed is *Clear, Free and Unencumbered*, and that they will *Defend* the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **Michael J. Vagedes and Mary A. Vagedes, husband and wife**, who hereby release all their right and expectancy of dower in said premises, have hereunto set their hands on this 21 day of December, 2017.

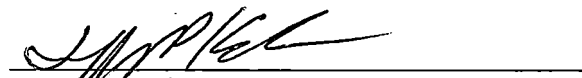

Michael J. Vagedes


Mary A. Vagedes

STATE OF OHIO, COUNTY OF MERCER, SS:

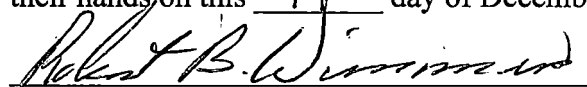
BE IT REMEMBERED, that on this 21 day of December, 2017, before me, the subscriber, a notary public in and for said State, personally came **Michael J. Vagedes and Mary A. Vagedes, husband and wife**, the Grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

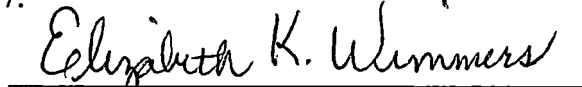
IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.


Notary Public
Jeffrey P. Knapke-Attorney at Law
Notary Public-State of Ohio
My Commission has no expiration date
Section 147.03 R.C.

SEAL

IN WITNESS WHEREOF, the said **Robert B. Wimmers and Elizabeth K. Wimmers, Trustees of the Robert B. Wimmers and Elizabeth K. Wimmers Trust**, have hereunto set their hands on this 14th day of December, 2017.

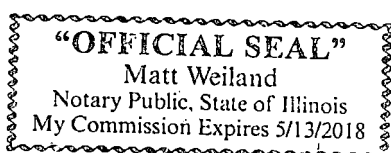

Robert B. Wimmers, Trustee



Elizabeth K. Wimmers, Trustee

STATE OF ILLINOIS, COUNTY OF Kane, SS:

BE IT REMEMBERED, that on this 14th day of December, 2017, before me, the subscriber, a notary public in and for said State, personally came **Robert B. Wimmers and Elizabeth K. Wimmers, Trustees of the Robert B. Wimmers and Elizabeth K. Wimmers Trust**, the Grantor in the foregoing deed, and acknowledged the signing thereof to be their 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.




Notary Public