

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, Tamera Skinner, aka Tamera Felts, now married and known as Tamera Krolow, and Joseph D. Krolow, her husband, in consideration of one dollar and other good and valuable consideration to them paid by Jeremy B. Mendenhall and Amy L. Mendenhall, whose tax mailing address is: P.O. Box 333, Chesterhill, Ohio 43728, the receipt of which is hereby acknowledged, do hereby GRANT, BARGAIN, SELL AND CONVEY with general warranty covenants to the said Jeremy B. Mendenhall and Amy L. Mendenhall, husband and wife, for their joint lives, remainder to the survivor of them, the following described real estate:

Situate in the Township of Alexander, County of Athens and State of Ohio, to-wit:  
Commencing at the Southwest corner of Ohio University Farm Lot 3 (Pruden Lot 84), Section 15, Town 8, Range 14; thence East 15.69 chains to a point; thence North 3 degrees 49 minutes 58 seconds East, 356.28 feet to an iron pin at the point of beginning; thence North 61 degrees 26 minutes 14 seconds West 1186.63 feet (Deed North 62 degrees 45 minutes West) to an iron pin in Township Road 51; thence along Township Road 51 North 1 degree 42 minutes 28 seconds East, 471.89 feet to an iron pin; (Deed North); thence leaving Township Road 51 North 81 degrees 27 minutes 19 seconds East 341.64 feet to an iron pin; thence South 76 degrees 44 minutes 55 seconds East 384.69 feet to an iron pin; thence South 61 degrees 46 minutes 42 seconds East, 643.76 feet to an iron pin; thence South 78 degrees 48 minutes 42 seconds East, 149.39 feet to an iron pin; thence South 8 degrees 22 minutes 48 seconds East, 367.03 feet to an iron pin; thence South 80 degrees 47 minutes 37 seconds West, 141.49 feet to a point; thence South 75 degrees 43 minutes 35 seconds West 212.51 feet to an iron pin; thence South 24 degrees 41 minutes 49 seconds West 253.22 feet to the point of beginning and containing 22.238 acres. 20.336 acres being in Farm Lot 3 and 1.902 acres being in Farm Lot 4.  
Being a part of the real estate conveyed to grantors herein by Warranty Deed recorded in Volume 294, Page 391  
Description prepared from a survey made by Gerald E. Hann, Surveyor No. S-5062.  
EXCEPTING THEREFROM 5 acres conveyed to Richard Hough Hanning, II and Lisa Jean Haning, recorded November 28, 1990 in Volume 88, Page 518 Official Records of Athens County, Ohio.  
Leaving after said exception 17.238 acres, more or less, to be conveyed herein.  
DEED REFERENCES: Volume 311, Page 307 and Volume 375, Page 441 Athens County Deed Records.

THE ATTORNEY PREPARING THIS DOCUMENT MAKES NO WARRANTY AS TO DESCRIPTION OR WARRANTY OF TITLE OR PROPERTY HEREIN DESCRIBED.

and all the Estate, Title and Interest of the said grantors either in law or equity, in and to the said premises; together with all the privileges and appurtenances to the same belonging, and all the rents, issues and profits thereof; to have and to hold the same to the only proper use of the said Jeremy B. Mendenhall and Amy L. Mendenhall, husband and wife, for their joint lives, remainder to the survivor of them.

And the said Tamera Krolow, the grantor, does hereby covenant with the said Jeremy B. Mendenhall and Amy L. Mendenhall that she is the true and lawful owner of the said premises and has full power to convey the same; that the title so conveyed is Clear, Free and

Description checked for  
Mathematical Accuracy  
ATHENS COUNTY  
ENGINEERS OFFICE  
BY: *[Signature]*  
DATE: 1/15/91

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A1X15

Unincumbered; and that she will Warrant and Will Defend the same against all claims of all persons whomsoever.

IN WITNESS WHEREOF, the said Tamera Krolow and Joseph D. Krolow, her husband, who hereby release their respective dower interests, have hereunto set their hands this 14<sup>th</sup> day of July, 1994.

Signed and acknowledged in presence of:

Kathleen M Cozort  
Kathleen M Cozort

Tamera Krolow  
Tamera Krolow  
Joseph D. Krolow  
Joseph D. Krolow

STATE OF OHIO,  
COUNTY OF ATHENS, ss.

Be It Remembered, That on this 14<sup>th</sup> day of July, 1994 before me, the subscriber, a Notary Public, in and for said State, personally came Tamera Krolow and Joseph D. Krolow, the grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

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

Kathleen M Cozort  
Notary Public

This Instrument Prepared By:  
Frederick L. Oremus  
NOLAN AND OREMUS CO., L.P.A.  
55 West Washington Street  
Nelsonville, Ohio 45764

**Kathleen M. Cozort**  
**Notary Public, State of Ohio**  
**My Commission Expires Dec 5, 1997**

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RICHARD L. & EDNA M.  
MITCHEL  
294-391

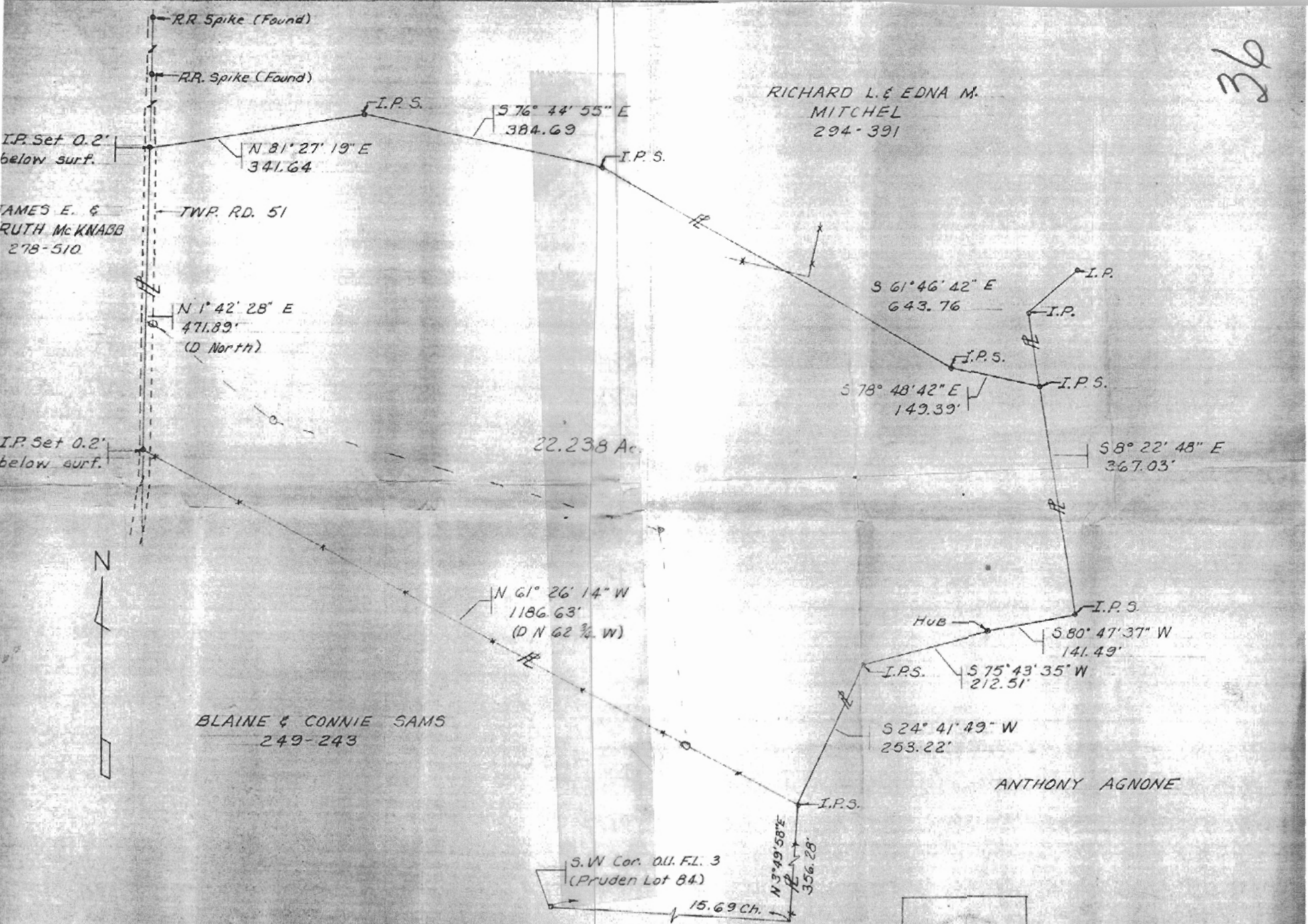
I.P. Set 0.2'  
below surf.

JAMES E. &  
RUTH McKNABB  
278-510

I.P. Set 0.2'  
below surf.

BLAINE & CONNIE SAMS  
249-243

ANTHONY AGNONE



DATE SEPT. 1972	PROPERTY SURVEY FOR EDWARD N. FELTS	OHIO UNIV F.L. 344 SEC. 15 T8 R14 ALEXANDER TWP. ATHENS CO. OHIO	<i>David E. Hume</i> S-5062
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