132241

WARRANTY DEED—No. 102A

The Ohio Legal Blank Co. Cleveland
Publishers and Dealers Since 1883

Know all Men by these Presents

That, John R. Goodrich and L. Lorraine Goodrich, husband and wife

, the Grantors ,

who claim title by or through instrument , recorded in Volume 170 , Page 262,

County Recorder's Office, for the consideration of

Ten and no/100 ---------- Dollars ($ 10.00)

received to their full satisfaction of

Earl D. Kollar and Donna R. Kollar, husband and wife

the Grantees,

whose TAX MAILING ADDRESS will be Route No. 1, Mount Gilead, Ohio 43338

do

Give, Grant, Bargain, Sell and Convey unto the said Grantees , heirs and assigns, the following described premises, situated in the Township of Congress , County of Morrow and State of Ohio:

Situated in the Township of Congress, County of Morrow, State of Ohio and known as being a part of the North half of the Northeast Quarter of Section 7, Township 18 North, Range 20 West and more particularly described as follows:

Beginning at a railroad spike found at the intersection of the centerlines of County Road 40 and Township Road 59 at the Northeast corner of the Northeast Quarter of Section 7; Thence South 5 degrees 37 minutes West, on the centerline of County Road 40 and on the East line of Section 7, and passing a railroad spike found at 134.36 feet, for a total distance of 576.45 feet to a railroad spike found; Thence North 84 degrees 38 minutes West, and passing an iron pipe found at 30 feet, for a total distance of 192.00 feet to an iron pipe set; Thence North 5 degrees 37 minutes East, and passing an iron pipe set at 546.45 feet, for a total distance of 576.45 feet to a railroad spike set on the centerline of Township Road 59; Thence South 84 degrees 38 minutes East, on the centerline of Township Road 59 and on the North line of Section 7, a distance of 192.00 feet to the place of beginning and containing 2.54 acres of land, more or less, but subject to all legal highways and any easements of record according to a survey by Keith Earley, Registered Surveyor No. 6385 dated September 2, 1977 and recorded in Engineer's Plat Book No. 10, page 302.

This Conveyance has been examined and the Grantor has complied with Section 319.202 of the Revised Code.

FEE $ 16.00

EXEMPT $ _____

MERRILL COWGILL, County Auditor

TRANSFERRED: 9/15/77

MERRILL COWGILL
MORROW COUNTY AUDITOR

Fee: .35 By: K.K.

APPROVED
MORROW COUNTY ENG.
DATE 9-15-77
BY F.P. R.N.

VOLUME 242 PAGE 38

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 Grantees,* their *heirs and assigns forever.*

And , John R. Goodrich and L. Lorraine Goodrich, husband and wife *the said Grantor , do for* themselves *and* their *heirs, executors and administrators, covenant with the said Grantees,* their *heirs and assigns, that at and until the ensealing of these presents,* they are *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 except for conditions and restrictions of record, utility easements, zoning ordinances, if any, and assessments not yet due and payable.

and that they *will* **Warrant and Defend** *said premises, with the appurtenances thereunto belonging, to the said Grantees,* their *heirs and assigns, against all lawful claims and demands whatsoever*

And for valuable consideration John R. Goodrich and L. Lorraine Goodrich, husband and wife *do hereby remise, release and forever quit-claim unto the said Grantees,* their *heirs and assigns, all* their *right and expectancy of* **Dower** *in the above described premises.*

In Witness Whereof they *have hereunto set* their *hands, the* twelveth *day of* September *, in the year of our Lord one thousand nine hundred and* seventy-seven.

Signed and acknowledged in presence of

Cathy Gale

Elton H. Gaff

x John R. Goodrich
John R. Goodrich

x L. Lorraine Goodrich
L.Lorraine Goodrich

State of Ohio
Morrow *County,* ss. *Before me, a* Notary Public *in and for said County and State, personally appeared the above named* John R. Goodrich and L. Lorraine Goodrich, husband and wife *who acknowledged that* they *did sign the foregoing instrument and that the same is* their *free act and deed.*

In Testimony Whereof, *I have hereunto set my hand and official seal, at* Marengo, Ohio *this* 12th *day of* September *, A. D. 19* 77

This instrument prepared by:
Howard E. Hall, Attorney at Law
Cardington, Ohio 43315

x Robert T. Brooke
Notary Public

ROBERT T. BROOKE, Notary Public
STATE OF OHIO
My Commission Expires April 26, 1979

John R. Goodrich and L. Lorraine Goodrich, husband and wife

TO

Earl D. Kollar and Donna R. Kollar, husband and wife

Transferred _____ 19__

COUNTY AUDITOR

State of Ohio
County of Morrow ss
Received for Record on the 15 day of September 1977 at 10:20 o'clock A M.
and Recorded Sept 15 1977 in Deed Book 242 Page 38
Joanne Smith
COUNTY RECORDER

Recorders Fee $6.00

This instrument prepared by:

VOLUME 242 PAGE 39

DATE:	DOCUMENT ID	DESCRIPTION	FILING	EXPED	PENALTY	CERT	COPY
11/19/2001	200132002744	ARTICLES OF ORGANIZATION/DOM. L (LCA)	125.00	.00	.00	.00	.00

Receipt

This is not a bill. Please do not remit payment.

RUHL'S EXCAVATING
4205 WASHINGTON TWP. RD. 59
MT. GILEAD, OH 43338

STATE OF OHIO
CERTIFICATE
Ohio Secretary of State, J. Kenneth Blackwell

1271242

It is hereby certified that the Secretary of State of Ohio has custody of the business records for

RUHL'S EXCAVATING LLC

and, that said business records show the filing and recording of:

Document(s)	Document No(s):
ARTICLES OF ORGANIZATION/DOM. LLC	**200132002744**

United States of America
State of Ohio
Office of the Secretary of State

Witness my hand and the seal of the Secretary of State at Columbus, Ohio this 16th day of November, A.D. 2001.

J. Kenneth Blackwell

Ohio Secretary of State

Ohio Department of Commerce
Division of Industrial Compliance

Bob Taft
Governor

Lt. Governor Jennette Bradley
Director

Certificate of Occupancy

Certificate of Plan Approval #:	Property Address:		County:		
200200181	7330 CO RD 40 MT GILEAD, OH 43338		MORROW **Project Description:** BROTHERS STORE & LOCK IT		☑ New Construction ☐ Addition ☐ Alteration ☐ Change of Occupancy Date of Original Approval: ☐ Existing Structure Date of Original Approval:
Plan Approval Date:	**Construction Type(s):**	**Design Occupant Load:**	**Building Area:**	**Number of Floors:**	
01/22/2002	5B	1	3300	1	

Special Stipulations and/or Conditions:

Use Group(s) & Occupancy Description:

S-1 STORAGE, Moderate Hazard

The building or structure shall be posted in accordance with Ohio Administrative Code Section 4101:2-1-28. Every room or space constituting a place of assembly or education shall have the approved occupant load posted in a conspicuous place as approved by the Building Official.

Fire Protection System(s):

- ☐ Fire Sprinkler System
- ☐ Limited Area Sprinkler System
- ☐ Fire Alarm System
- ☐ Automatic Fire Detection
- ☐ Smoke Detection

Storage Height:

Demand @ base of riser:

Fire Sprinkler Info:

- ☐ Required
- ☐ Non-Required

- ☐ NFPA 13
- ☐ NFPA 13R
- ☐ NFPA 13D
- ☐ NFPA 231C
- ☐ Other:

This Certificate is approved to the following edition of the Current Building Code:

1998 OH OBBC

BBA Case # (if applicable):

Chief Building Official: Jeffrey S. Tyler

Signature: _____ **Date:** 02/06/2004

No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a certificate of occupancy thereof as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinance of the jurisdiction. This certifies with the applicable provisions of the Current Building Code and chapters 3781 and 3791 of the Ohio Revised Code.

Bob Taft
Governor

Ohio Department of Commerce
Division of Industrial Compliance

Gary C. Suhadolnik
Director

Geoffrey D. Eaton
Asst. Chief Building

Certificate of Occupancy

Certificate of Plan Approval #:	Property Address:		County:		☑ New Construction ☐ Addition ☐ Alteration ☐ Change of Occupancy Date of Original Approval:
200200179	7330 CO RD 40 MT GILEAD, OH 43338		MORROW **Project Description:** BROTHERS STORE & LOCK IT		☐ Existing Structure Date of Original Approval:
Plan Approval Date:	**Construction Type(s):**	**Design Occupant Load:**	**Building Area:**	**Number of Floors:**	
01/22/2002	5B		3300	1	

Special Stipulations and/or Conditions:

Use Group(s) & Occupancy Description:

S-1 STORAGE, Moderate Hazard

The building or structure shall be posted in accordance with Ohio Administrative Code Section 4101:2-1-28. Every room or space constituting a place of assembly or education shall have the approved occupant load posted in a conspicuous place as approved by the Building Official.

Fire Protection System(s):

- ☐ Fire Sprinkler System
- ☐ Limited Area Sprinkler System
- ☐ Fire Alarm System
- ☐ Automatic Fire Detection
- ☐ Smoke Detection

Storage Height:

Demand @ base of riser:

Fire Sprinkler Info:

- ☐ Required
- ☐ Non-Required

- ☐ NFPA 13
- ☐ NFPA 13R
- ☐ NFPA 13D
- ☐ NFPA 231C
- ☐ Other: _____

Chief Building Official: Jeffrey S. Tyler

Signature: _____ **Date:** 06/18/2002

No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a certificate of occupancy thereof as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinance of the jurisdiction. This certifies with the applicable provisions of the Ohio Basic Building Code and chapters 3781 and 3791 of the Ohio Revised Code.

This Certificate is approved to the following edition of the Ohio Basic Building Code:

1998 OH OBBC

BBA Case # (if applicable):

Ohio Department of Commerce

Bob Taft
Governor

Division of Industrial Compliance

Doug White
Director

Certificate of Occupancy

Certificate of Plan Approval #:	Property Address:		County:		☑ New Construction ☐ Addition ☐ Alteration ☐ Change of Occupancy Date of Original Approval: ☐ Existing Structure Date of Original Approval:
200500391	7330 CO RD 40 MOUNT GILEAD, OH 43338		MORROW **Project Description:** BROTHERS STORE & LOCKIT		
Plan Approval Date:	**Construction Type(s):**	**Design Occupant Load:**	**Building Area:**	**Number of Floors:**	
05/02/2005	5B	10	3000	1	

Special Stipulations and/or Conditions:

Use Group(s) & Occupancy Description:

S-1 STORAGE, Moderate Hazard

The building or structure shall be posted in accordance with Ohio Administrative Code Section 4101:2-1-28. Every room or space constituting a place of assembly or education shall have the approved occupant load posted in a conspicuous place as approved by the Building Official.

Fire Protection System(s):

- ☐ Fire Sprinkler System
- ☐ Limited Area Sprinkler System
- ☐ Fire Alarm System
- ☐ Automatic Fire Detection
- ☐ Smoke Detection

Storage Height:

Demand @ base of riser:

Fire Sprinkler Info:

- ☐ Required
- ☐ Non-Required

- ☐ NFPA 13
- ☐ NFPA 13R
- ☐ NFPA 13D
- ☐ NFPA 231C
- ☐ Other: _____

Chief Building Official: Jeffrey S. Tyler

Signature: _____ **Date:** 09/16/2005

This Certificate is approved to the following edition of the Current Building Code:

2002 OBC

BBA Case # (if applicable):

No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a certificate of occupancy thereof as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinance of the jurisdiction. This certifies with the applicable provisions of the Current Building Code and Chapters 3781 and 3791 of the Ohio Revised Code.

SALES TAX FORM
NO. ST 3 (Rev. 10-00)

STATE OF OHIO
DEPARTMENT OF TAXATION
P. O. BOX 182215, COLUMBUS, OHIO 43218-2215

VENDOR'S LICENSE

LICENSE NUMBER ASSIGNED
BY COUNTY AUDITOR

No. 59-

COUNTY OF **MORROW** DATE July 28, 2003

THIS IS TO CERTIFY, that the vendor herein named, having complied with the provisions of Sec. 5739.17 of the Revised Code of Ohio, is hereby authorized to make taxable sales, at the location specified below. THIS LICENSE SHALL TERMINATE AND BE NULL AND VOID: IF THE BUSINESS IS MOVED TO A LOCATION OUTSIDE OF THE COUNTY OTHER THAN WHERE IT PRESENTLY CONDUCTS BUSINESS, IF THE BUSINESS IS SOLD, IF AN INDIVIDUAL OR PARTNERSHIP INCORPORATES HIS OR THEIR BUSINESS, IF A PARTNERSHIP IS DISSOLVED, IF A CORPORATION DISSOLVES: OR IS CANCELLED, FOR CAUSE, BY THE TAX COMMISSIONER.

NAME _____ # _____ CORPORATION CHARTER

Brother's Store & Lock-It LLC
TRADE NAME OR DBA, IF OTHER THAN ABOVE

7330 Co Rd 40
BUSINESS ADDRESS

Mt. Gilead, OH 43338
CITY ZIP CODE

419-947-9605
TELEPHONE NO.

Storage Units
KIND OF BUSINESS

531130
CODE NUMBER

MARY M. HOLTREY, County Auditor By BSG Deputy

The Ohio Sales Tax Law provides that no vendor shall fail to collect the full and exact tax as required by Sections 5739.01 to 5739.31, inclusive, of the Revised Code, or fail to comply with such sections and the rules and regulations of the tax commissioner.

Whoever violates this provision shall be fined not less than twenty-five nor more than one hundred dollars for a first offense; for each subsequent offense such person shall, if a corporation, be fined not less than one hundred nor more than five hundred dollars, or if an individual or a member of a partnership, firm, or association, be fined not less than twenty-five nor more than one hundred dollars, or imprisoned not more than sixty days, or both.

Lilienthal Southeastern, Inc., 1-800-837-1904, Re-Order 80113P