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Christian County Kentucky
Michael A. Kem, Clerk By: D. HIGHT
BK 758 PG 650 - 654 (5)

DEED

THIS DEED OF CONVEYANCE, made and entered into this 1st day of October, 2019, by and between, PLANTERS BANK, INC., AS ACCOMMODATION TITLEHOLDER FOR DAVID S. STOLTZFUS and SYLVIA K. STOLTZFUS, 1312 South Main Street, Hopkinsville, Kentucky 42240, hereinafter referred to as GRANTOR; and DAVID S. STOLTZFUS and SYLVIA K. STOLTZFUS, his wife, 1381 Mt. Vernon Church Road, Hopkinsville, Kentucky 42240, hereinafter referred to as GRANTEES; The in care of address for the property tax bill is 1381 Mt. Vernon Church Road,
Hopkinsville, Kentucky 42240

WITNESSETH:

THAT for and in consideration of the sum of ONE DOLLAR (\$1.00), and in compliance with a Section 1031 Exchange Agreement between the parties, Grantor has this day bargained, sold, aliened and conveyed, and does by these presents hereby bargain, sell, transfer and convey unto Grantees, David S. Stoltzfus and Sylvia K. Stoltzfus, his wife, jointly and equally for life, with the remainder to the survivor of them, in fee simple, their heirs and assigns forever, the following described property located in County, Kentucky, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

BEING the same property conveyed to Planters Bank, Inc. as Accommodation Titleholder by deed dated May 30, 2019 from Melvin L. Stoltzfus and Lizzie F. Stoltzfus, husband and wife, which deed is recorded in Deed Book 744, Page 452, Christian County Clerk's Office.

The Fair Market Value of this property is \$ 101,475⁰⁰

Delivered to David
OCT 04 2019 20 Cottler

TO HAVE AND TO HOLD the above described real estate, with all improvements and appurtenances thereunto belonging, or in anywise appertaining, unto Grantees, David S. Stoltzfus and Sylvia K. Stoltzfus, his wife, jointly and equally for life, with the remainder to the survivor of them, in fee simple, their heirs and assigns forever, with Covenant of General Warranty of Title.

CONSIDERATION CERTIFICATE: The transfer of the subject property is exempt from the payment of transfer tax as the Grantor has held title to the subject property as trustee for the Grantee, and is transferring the property to the Grantee in compliance with a Section 1031 Exchange Agreement between the parties, and there is no compensation being paid by the Grantee to the Grantor, and the Fair Market Value of the subject property is correctly set forth herein.

IN TESTIMONY WHEREOF, witness the hands of Grantor and Grantees hereto this the day and date first above written.

GRANTOR:

PLANTERS BANK, INC. AS
ACCOMMODATION TITLEHOLDER FOR
DAVID S. STOLTZFUS & SYLVIA K.
STOLTZFUS

BY:

Scott C. Hancock

TITLE:

501 D.P. & CTO

GRANTEES:

David S. Stoltzfus
DAVID S. STOLTZFUS

Sylvia K. Stoltzfus
SYLVIA K. STOLTZFUS

COMMONWEALTH OF KENTUCKY)
COUNTY OF CHRISTIAN) SCT.
)

The foregoing instrument was subscribed, sworn and acknowledged before me by
Scott Hancock, Senior Vice-President + Chief Trust Officer, of Planters Bank, Inc. as
Accommodation Titleholder, to be his/her free act and deed, this 1 day of
October, 2019.

My Commission Expires:

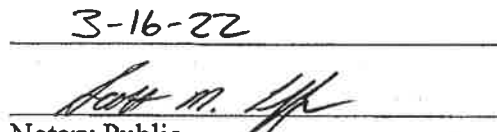
10/22/2020

Notary Public 565668

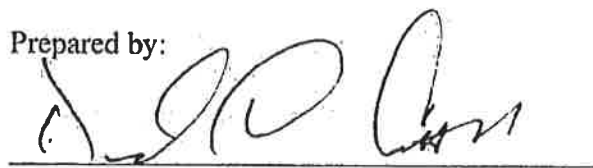
COMMONWEALTH OF KENTUCKY)
COUNTY OF CHRISTIAN) SCT.
)

The foregoing instrument was subscribed, sworn and acknowledged before me by
David S. Stoltzfus and Sylvia K. Stoltzfus, his wife, to be their free act and deed, this 15th
day of October, 2019.

My Commission Expires:

3-16-22

Notary Public

Prepared by:


DAVID L. COTTHOFF
COTTHOFF & WILLEN
317 West Ninth Street
P. O. Box 536
Hopkinsville, Kentucky 42241

**A DESCRIPTION OF
A 12.30 ACRE PORTION
OF THE MELVIN & LIZZIE
STOLTZFUS PROPERTY**

A tract of land in Christian County, Kentucky, located along the northerly side of Memory Lane, approximately 0.8 miles easterly of Highway 107. The herein described property is bound on the south by Memory Lane (no deed found), the James Major Property (Deed Book 477 Page 427), and the George Cherry, Jr. Property (Deed Book 495 Page 301); bound on the east by the Levi & Emma Blank Property (Deed Book 710 Page 649 & Plat Cabinet 10 Slide 563); bound on the west and north by the remainder of the parent tract, the Melvin & Lizzie Stoltzfus Property (Deed Book 675 Page 703 & Plat Cabinet 10 Slide 463); and is more particularly described as follows:

Beginning at an existing ½ inch rebar (PLS# 360), being in the northerly line of Major, also being on the northerly side of Memory Lane, and also being in the centerline of a privately maintained shared gravel farm road, and also being the southwesterly corner of Blank, and also being North 81 degrees 03 minutes 23 seconds West, a distance of 60.01 feet from an existing 5/8 inch rebar (PLS# 2484); thence with the northerly line of Major & Cherry

1. North 81 degrees 03 minutes 23 seconds West, a distance of 1,564.87 feet to a ½ inch diameter by 24 inch long concrete reinforcing bar (rebar) with yellow plastic cap inscribed "MATT CLARK PLS 3946" (set), being South 81 degrees 03 minutes 23 seconds East, a distance of 50.01 feet from an existing 5/8 inch rebar (PLS# 2484); thence dividing the parent tract for the subsequent seventeen calls, the first two calls being parallel with and fifty feet easterly of the westerly line of the parent tract
2. North 07 degrees 58 minutes 47 seconds East, a distance of 90.00 feet to a ½ inch rebar (set); thence continuing same course
3. North 07 degrees 58 minutes 42 seconds East, a distance of 15.00 feet to the centerline of an unnamed creek; thence up the centerline of the creek for the subsequent fifteen calls
4. North 74 degrees 32 minutes 45 seconds East, a distance of 190.81 feet; thence
5. North 88 degrees 29 minutes 31 seconds East, a distance of 88.15 feet; thence
6. North 77 degrees 28 minutes 06 seconds East, a distance of 83.11 feet; thence
7. North 88 degrees 16 minutes 07 seconds East, a distance of 153.08 feet; thence
8. North 36 degrees 27 minutes 11 seconds East, a distance of 53.75 feet; thence
9. North 42 degrees 14 minutes 19 seconds East, a distance of 42.67 feet; thence
10. North 66 degrees 32 minutes 22 seconds East, a distance of 40.04 feet; thence
11. North 81 degrees 40 minutes 14 seconds East, a distance of 38.78 feet; thence
12. North 88 degrees 21 minutes 42 seconds East, a distance of 127.14 feet; thence
13. North 84 degrees 11 minutes 49 seconds East, a distance of 68.33 feet; thence
14. South 82 degrees 55 minutes 45 seconds East, a distance of 339.33 feet; thence
15. South 69 degrees 47 minutes 45 seconds East, a distance of 43.76 feet; thence
16. South 61 degrees 18 minutes 20 seconds East, a distance of 42.45 feet; thence
17. South 76 degrees 37 minutes 19 seconds East, a distance of 33.53 feet; thence
18. North 84 degrees 54 minutes 10 seconds East, a distance of 309.19 feet to a partial magnail hole in a concrete creek crossing, being in the westerly line of Blank, also being in the centerline of a privately maintained shared gravel farm road; thence with Blank for the remaining two calls

19. South 07 degrees 23 minutes 52 seconds West, a distance of 25.00 feet to a ½ inch rebar (set); thence continuing same course
20. South 07 degrees 23 minutes 55 seconds West, a distance of 451.42 feet to an existing ½ inch rebar (PLS# 3660), being the TRUE POINT OF BEGINNING

CONTAINING 12.30 acres, more or less, and subject to legal roads and legal easements of record and in existence.

This division is exempt from planning commission review by KRS 100.111(22) by meeting the definition of KRS 100.111(2) and passing the Kentucky Supreme Court test found in Case No. 2009-SC-000152-DG.

SUBJECT TO FLOOD ZONE A as shown on FEMA MAP# 21047C0344C dated 9/17/2008

Grantors retain a twenty foot ingress and egress easement for agriculture use to the remainder of the parent tract. This easement purpose is for bringing farm related traffic from Memory Lane onto the remainder of the farm, but is NOT to be used as a legal access for additional divisions. The easement runs from Memory Lane along and west of the line of Blank, to include the privately maintained shared gravel farm road.

Bearings are based on Kentucky State Plane Coordinates South Zone NAD 83; NAVD 88; Geoid 99.

A drawing titled "A 12.30 ACRE PORTION OF THE MELVIN & LIZZIE STOLTZFUS PROPERTY" dated April 19, 2018 (Project No. 1818) has been provided to the client, is on file in the surveyor's personal records, and is included and made part of the foregoing description.

This description was prepared by Matthew Clark, PLS # 3946, from surveys he made in the field and completed April 18, 2018.

The foregoing described tract contains a portion of the property of Stoltzfus as recorded in Deed Book 675 Page 703 and show on Plat Cabinet 10 Slide 463 of the Christian County Clerk's Office in Hopkinsville, Kentucky.