

28643
TRANSFERRED
SEC. 319.20 O.R.C.
07/17/2023
EXEMPT
DAVID GRAHAM
GREENE COUNTY AUDITOR

E-RECORDING
2023009389
Filed for Record in GREENE County, Ohio
Eric C. Sears, Recorder
07/17/2023 08:20 AM
DEED
Recording Fees: \$42.00
3 Pages

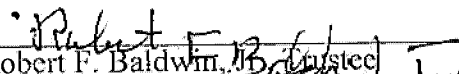
**DEED OF EXECUTOR, ADMINISTRATOR, TRUSTEE,
GUARDIAN, RECEIVER OR COMMISSIONER**

* of The Robert F. Baldwin, Jr. Revocable Inter Vivos
Trust Agreement Dated January 15, 2014, amended 11/2/21
Robert F. Baldwin, Jr., Trustee,* for valuable consideration with respect to his 2017 Irrevocable
Pledge, grants with fiduciary covenants to Antioch College Corporation, an Ohio nonprofit
corporation, Grantee, whose tax mailing address is One Morgan Place, Yellow Springs, Ohio 45387,
the following real property:

See Exhibit "A" attached

Prior Instrument Reference: VOLUME 2585, PAGE 394 OF THE DEED RECORDS OF GREENE
and Volume 3498, Page 395 of the deed records of
COUNTY, OHIO Greene County, Ohio

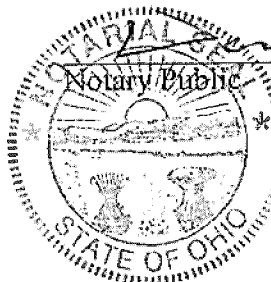
Executed this 12th day of JUNE, 2023.


Robert F. Baldwin, Jr., Trustee

STATE OF OHIO, COUNTY OF MONTGOMERY, SS:

The foregoing instrument was acknowledged before me this 12th day of June, 2023, by
ROBERT F. BALDWIN, JR., Trustee

This Instrument Prepared by:
DAVID R. SCHMIDT
Attorney at Law
P. O. Box 444



DAVID R. SCHMIDT, Attorney at Law
Notary Public, State of Ohio
My Commission has no expiration date
Section 147.03 O. R. C.

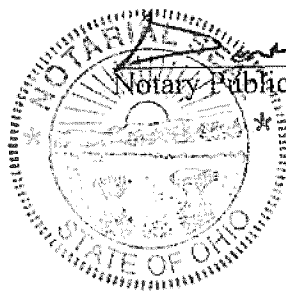
STATE OF OHIO

COUNTY OF MONTGOMERY

)
)

The foregoing instrument was acknowledged before me this 12TH day of JUNE, 2023, by Robert F. Baldwin, Jr., Grantor and Initial Trustee of The Amended and Revised Robert F. Baldwin, Jr. Restated Revocable Inter Vivos Trust Agreement dated November 2, 2021.

This Instrument Prepared by
DAVID R. SCHMIDT
Attorney at Law
1200 East Dorothy Lane
Dayton, Ohio 45419



David R. Schmidt
DAVID R. SCHMIDT, Attorney at Law
Notary Public, State of Ohio
My Commission has no expiration date
Section 147.03 O. R. C.

INTERNET IMAGE

EXHIBIT "A"

SITUATED ON THE VILLAGE OF YELLOW SPRINGS, COUNTY OF GREENE
AND STATE OF OHIO, AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEING LOT NUMBER 4 AS THE SAME IS NUMBERED AND DESIGNATED IN LINCOLN
COURT SUBDIVISION TO THE SAID VILLAGE OF YELLOW SPRINGS, OHIO, A COPY
OF WHICH SUBDIVISION IS RECORDED IN VOLUME 3, PAGE 37 OF THE PLAT
RECORDS OF GREENE COUNTY, OHIO, NOW KNOWN AS PLAT CABINET 31, PAGE
376A

PRIOR INSTRUMENT REFERENCE NUMBER: VOLUME 3498, PAGE 395 OF THE DEED
RECORDS OF GREENE COUNTY, OHIO

PARCEL ID: F19000100020000400

LOCATION: 513 LINCOLN COURT, YELLOW SPRINGS, OHIO 45387

XX

06-20-23

pam

DESCRIPTION CHECK

Greene County Engineer's Tax Map Dept

☒ Legally Sufficient As Described
☐ Legally Sufficient With Corrections Noted
☐ Legally Insufficient, New Survey Required

By: JS Date: 07/14/2023

PAR ID: DIST F19 BK 1 PG 2 PAR 4