



Know all Men by these Presents

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That John G. Ward Jr. and Rose Elaine Ward, husband and wife,

Grantors in consideration of the sum of
One (\$1.00) Dollar and other good and valuable considerations
to them paid by John P. Farrell and Josephine A. Farrell

Grantee, the receipt whereof is hereby
acknowledged, do hereby Remise, Release and forever Quitclaim, to the said grantees
John P. Farrell and Josephine A. Farrell, their heirs and assigns forever, the
following Real Estate situated in the County of Mercer
in the State of Ohio, and in the Township of Franklin
and bounded and described as follows:

Being a part of Lot Number Five (5) of Ancil and Edna Phelps
Subdivision, Franklin Township, Mercer County, Ohio, more
particularly described as follows:

Commencing at the Northwest corner of said Lot Number Five (5);
thence South 0° 59' 50" West along the West side of said Lot a
distance of ten (10) feet; thence South 88° 32' 39" East a
distance of One Hundred Thirty (130) feet to the East side of
said lot; thence North 0° 59' 50" East ten (10) feet to the
Northeast corner of said lot; thence North 88° 32' 39" West a
distance of One Hundred Thirty (130) feet along the North line of
said Lot to the place of beginning.

APPROVED

MAY 04 1995

MERCER COUNTY
TAX MAP DEPARTMENT

Exemption paragraph, conveyance Fee EC

The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor.

BH 5-5-95
Deputy Aud. Date

MERCER COUNTY, OHIO
COUNTY AUDITOR
MARK GIESIGE

MAY 5 1995

TRANSFERRED

ENG. MAP #: 005-2323-01-006-00-02

**EXEMPT FROM MINOR
SUBDIVISION REGULATIONS**

To Have and to Hold said premises, with all the privileges and appurtenances thereunto
belonging, to the said Grantees, John P. Farrell and Josephine A. Farrell, their
heirs and assigns forever.

53308
Quit Claim Deed

John G. Ward Jr.
and
Rose Elaine Ward

TO

John P. Farrell
and
Josephine A. Farrell

Transferred _____ 19____

COUNTY AUDITOR

STATE OF OHIO

COUNTY OF Mercer

RECEIVED FOR RECORD ON THE

5 day of May 1995
at 3:24 o'clock P. M.

and RECORDED May 5 1995 in

DEED BOOK 332 PAGE 522-23

Patricia E. Tate dnk

COUNTY RECORDER

RECORDERS FEE \$ 14.00

MEIKLE, TESNO & LUTH, ATTORNEYS
100 N. MAIN ST.
CELINA, OHIO 45822

In Witness Whereof,

the said Grantors

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John G. Ward Jr. and Rose Elaine Ward, husband and wife,

who hereby release their

rights of dower in the premises, have

hereunto set their hands, this 2nd day of February,

in the year of our Lord one thousand nine hundred and ninety-five (1995)

Signed and acknowledged in presence of

James A. Tesno
James A. Tesno

Karen G. Fleming
Karen G. Fleming

John G. Ward Jr.
John G. Ward Jr.

Rose Elaine Ward
Rose Elaine Ward

The State of Ohio

Mercer

County SS.

Be it Remembered That on this

2nd

day

of February

, A. D. 1995, before me, the subscriber, a

notary public

in and for the said county, personally came the above named

John G. Ward Jr. and Rose Elaine Ward, husband and wife,

the Grantors

in the foregoing Deed, and acknowledged the signing of the same to be their voluntary act and deed, for the uses and purposes therein mentioned.

In Testimony Whereof, I have hereunto

subscribed my name and affixed my official seal on

the day and year last aforesaid.

James A. Tesno
Notary Public

JAMES A. TESNO, ATTORNEY AT LAW
NOTARY PUBLIC FOR STATE OF OHIO
MY COMMISSION HAS NO EXPIRATION, O.R.C. 147.09

This instrument prepared by
Meikle, Tesno & Luth, Attys.
100 N. Main St., Celina, OH