

Instrument 200400001361 OR Book Page 181 1356

PROBATE COURT OF Mercer COUNTY, OHIO

ESTATE OF Brooks Buel, DECEASED

CASE NO. 20041024

CERTIFICATE OF TRANSFER

FILED

NO. 1

MAR - 1 2004

[Check one of the following]

☐ Decedent died intestate.

☒ Decedent died testate.

MERCER COUNTY
PROBATE COURT
JUDGE MARY PAT ZITTER

Decedent died on December 22, 2003 owning the real property described in this certificate. The persons to whom such real property passed by devise, descent or election are as follows:

Name	Residence Address	Transferee's share of decedent's interest
Esther Buel	Colonial Nursing Home 203 Buckeye St., Apt. 109 Rockford, OH 45882	ALL

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

TRANSFERRED

MAR 01 2004

MAR 01 2004

MERCER COUNTY
TAX MAP DEPARTMENT

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, ~~conveyance fee~~ E(N)
The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor.

12-7-13 3-1-04
Deputy Aud. Date

[Complete if applicable] The real property described in this certificate is subject to a charge of \$ _____
in favor of decedent's surviving spouse, _____ in respect
of the unpaid balance of the specific monetary share which is part of the surviving spouse's total intestate share.

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The legal description of decedent's interest in the real property subject to this certificate is: [use extra sheets, if necessary].

PARCEL NO. 1:

SCHEDULE A-REAL PROPERTY:

AN UNDIVIDED ONE-HALF INTEREST IN THE FOLLOWING:

Situated in the Township of Dublin, County of Mercer and State of Ohio, bounded and described as follows:

Being the West one-half of the Southwest Quarter of Section Twenty-nine (29), Town Four (4) South, Range Two (2) East, containing Eighty (80) acres of land, more or less, subject to all legal highways.

LESS AND EXCEPT THE FOLLOWING THEREFORM:

Commencing at the Southwest corner, Section 29, Dublin Township, said point being defined by a pin found at the intersection of the centerlines of the Now Road and State Route 707; thence East, along the South line of Section 29, also being the centerline of State Route 707, Five Hundred Seventeen and Twenty-six Hundredths (517.26) feet to spike set as the place of beginning; thence continuing along the South line of Section 29, One Hundred Eighty-six (186.00) feet to a spike set; (Continued on attached sheet)

Parcel No:

ISSUANCE

This Certificate of Transfer is issued this 1st day of March, 2004.

/s/Mary Pat Zitter
Probate Judge

This instrument prepared by:
Meikle, Tesno & Luth, Attys.
100 N. Main, Celina, OH 45822

CERTIFICATION

I certify that this document is a true copy of the original Certificate of Transfer No. 1 issued on March 1, 2004 and kept by me as custodian of the official records of this Court.

March 1, 2004
Date

MARY PAT ZITTER
Probate Judge

By 
Deputy Clerk

SEAL

Estate of Brooks Buel

Case No. 20041024

Continuation of Certificate of Transfer

200400001361

MTL

FILE

thence North 00° 00' 45" East, Five Hundred Fifty-two and Eighty-two Hundredths (552.82) feet to an iron pin set and passing thru an iron pin set at thirty (30.00) feet; thence West, One Hundred Eighty-six (186.00) feet to an iron pin set; thence South 00° 00' 35" West, Five Hundred Fifty-two and Eighty-two Hundredths (552.82) feet to the place of beginning and passing thru an iron pin set at Five Hundred Twenty-two and Eighty-two Hundredths (522.82) feet. Containing 2.360 acres, more or less.

And containing 77.64 acres, more or less, after said exception.

Last transfer of record appears in Volume 214, Page 277 of the Mercer County, Ohio, Deed Records.

Parcel #07-058000

Tax map # 02-29-300-001

PARCEL NO. 2:

AN UNDIVIDED ONE-HALF INTEREST IN THE FOLLOWING:

Situated in the Village of Rockford, County of Mercer and State of Ohio, bounded and described as follows:

Out Lot Number Four (4) in said Village, and more particularly described as follows:

Commencing for the same at the Southwest corner of Pearl and Jay Street being the Southwest corner of Out Lot Number Four (4); thence East 13-13/25 rods to the West side of the alley running North and South; thence North 8 rods to the South line of the alley running East and West; thence West along the South side of said alley to the East line of Jay Street; thence South along the East line of Jay Street to the place of beginning; containing 104 square rods of land, more or less, and subject to all legal highways, streets and alley, and subject to all easements, conditions, restrictions and right of ways of record.

Exception No. 1:

Being the East one-half of Out Lot No. Four (4) in the Village of Rockford, Ohio, as the same is shown as Tract No. 1 on a Plat of Survey made by Roy F. Thompson, Jr., Registered Surveyor No. 5379, dated July 1, 1969, and which is filed in Book 4, Page 216, of the Survey Records in the Engineer's Office of Mercer County, Ohio.

Last transfer of record appears in Volume 313, Page 580 of the Mercer County, Ohio, Deed Records.

Parcel No. 08-053000.0000

Tax map # 02-17-429-004

200400001361

Filed for Record in

MERCER COUNTY, OHIO

TAMARA K BARGER

03-01-2004 At 03:35 PM.

CERT

36.00

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