

PROBATE COURT OF MERCER COUNTY, OHIO

ESTATE OF Wilfred B. Severt, DECEASED

Case No. 961250 Docket Page

CERTIFICATE OF TRANSFER

Revised Code, Sec. 2113.61

NO. 1

Decedent died on September 21, 1996 owning the real estate described in this certificate. The persons to whom such real estate passed by devise, descent or election are as follows.

| Name | Residence Address | Interest in Real Estate so Passing |
|------------------------|--|------------------------------------|
| Richard Douglas Severt | 709 W. Columbia Street Rockford, OH 45882 | All |

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

OCT 8 1997

MERCER COUNTY
TAX MAP DEPARTMENT

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

Deputy Aud. Date

10-8-97

TAX MAP #

004-1632-02-001.01-08
004-1632-02-001.00-08
004-1123-04-007.00-08

TRANSFERRED

OCT 8 1997

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

[Complete if applicable] The real estate 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.

The real estate, the transfer of which is memorialized by this certificate, is described as follows [describe below, using extra sheets if necessary. If decedent's interest was a fractional share, be sure to so state]:

Situated in the Village of Rockford, County of Mercer, and State of Ohio, to-wit:

PARCEL NO. 1: Being One Hundred Feet of uniform width off the entire east end of Lot Number Sixteen (16) of the Village of Rockford, Ohio, as the same is shown upon the recorded plat thereof.

The real estate described in this Parcel No. 1 is the real estate of the B.P. Service station described in the decedent's will.

Last transfer of record appears in Volume _____, Page _____, of the Mercer County Recorder's Records of Deeds.

PARCEL NO. 2: Beginning at a point forty-one and twenty-five hundredths (41.25) feet north of the northwest corner of Lot Thirty-two (32) of the original plat of the Village of Rockford; thence east (center of East Market Street vacated), a distance of eighty-six and five tenths (86.5) feet to a point; thence south a distance of forty-one and twenty-five hundredths (41.25) feet to a point on the north line of Lot Thirty-two (32); thence west on and along the north line of Lot Thirty-two (32) a distance of eighty-six and five tenths (86.5) feet to a point on the northwest corner of Lot Number 32; thence north forty-one and twenty-five hundredths (41.25) feet to the place of beginning. The above described real estate is located immediately north of Lot Thirty-two (32) and is a portion of the south one-half (1/2) of East Market Street vacated by Ordinance 6-87 as recorded in Miscellaneous Volume 7, Page 856, of the Mercer County Recorder's Records.

ALSO: Being part of Lot Number Thirty-two (32) of the revised (DESCRIPTION CONTINUED ON NEXT PAGE)

This instrument prepared by:
MEIKLE, TESNO & LUTH, ATTYS.
100 N. Main Street, Celina, OH 45822

October 8, 1997

Date Issued

/s/ Mark V. Klosterman

Probate Judge

AUTHENTICATION

I certify that the above document is a true copy of the original kept by me as custodian of the official records of this Court.

October 8, 1997

Date

Probate Judge/Clerk

Unita K. Rutledge

numbering to the Village of Rockford, Ohio, and more particularly described as follows: Beginning at a point at the north-west corner of said Lot Number Thirty-two (32); thence south along the west line of said lot and the east line of Main Street, a distance of fifty and fifty hundredths (50.50) feet to a point; thence east at right angles to Main Street, a distance of eighty-six and fifty hundredths (86.50) feet to a point; thence north fifty and fifty hundredths (50.50) feet to a point on the north line of said lot; thence west along the north line of said lot, a distance of eighty-six and fifty hundredths (86.50) feet to the place of beginning.

The real estate described in this Parcel No. 2 is the real estate of Buckley's Place described in the decedent's will.

Last transfers of record appear in Volume 327, Page 798, and Volume 327, Page 173, Mercer County Recorder's Records of Deeds.

Subject to all easements, conditions, restrictions, and rights of way of record.

9700005759¹
Filed for Record in
MERCER COUNTY, OHIO
ANDREA L SCHROYER
On 10-08-1997 At 02:46 pm.
CERT 18.00
Vol. 38 Pg. 11 - 13

9700005759
MTL
FILE
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