

## DEED ON DECREE OR ORDER OF SALE

*To All Persons to whom these Presents shall Come:*

Whereas, at the First Term 2007, of the Court of Common Pleas of the County of Mercer and State of Ohio, in an action numbered on the Docket of said Court as Case No. 06 CIV 208 wherein *The Citizens National Bank of Bluffton*, Plaintiff, and *Terry A. Beougher and Misty L. Beougher*, Defendants, an order of sale April 30, 2007 was adjudged and decreed to the said *The Citizens National Bank of Bluffton* against the said *Terry A. Beougher and Misty L. Beougher*, for the total sum of Fifty Two Thousand Ninety and 53/100 Dollars (\$52,090.53), and costs of suit:

And Whereas, pursuant to said judgment, an order of sale was afterwards, on the 7<sup>th</sup> day of May 2007 duly issued by said Court, commanding the Sheriff of said County to sell the hereinafter described premises according to law;

And Whereas, I, **Jeff Grey**, the Sheriff aforesaid, having caused said premises to be appraised, and a copy of the appraisement to be duly filed in the office of the Clerk of said Court, and having advertised the time and place of selling the same, in a newspaper printed and of general circulation in said County, for the period of thirty days prior to the day of sale, and otherwise complied with said order and the statute in such cases;

And Whereas, on the 27<sup>th</sup> day of June 2007 at the door of the Court House in said County at 10:00 o'clock A.M. of said day, I, the said Sheriff, exposed said Real Estate for sale at Public Auction, and the same was then and there sold to the hereinafter named grantee, **Federal Home Loan Mortgage Corporation**, for the sum of Twenty Five Thousand and 00/100 Dollars (\$25,000.00), the bid of said grantee being the highest and best bid offered, and said sum being more than two-thirds the appraised value thereof;

And Whereas, at the Second Term of said Court 2007 the said proceedings by the said Sheriff had in the premises, were submitted to said Court, and by it in all respects confirmed, and the said Sheriff was ordered and directed to make a Deed of said Real Estate to the said hereinafter named grantee, **Federal Home Loan Mortgage Corporation**;

Now Know Ye, That I, **Jeff Grey**, Sheriff of Mercer County, Ohio, by virtue of the Statute in such cases made and provided, and in consideration of said sum of Twenty Five Thousand and 00/100 Dollars (\$25,000.00), which I acknowledge to have received from the grantee, The **Federal Home Loan Mortgage Corporation**, do hereby Grant, Sell and Convey unto said grantee, The **Federal Home Loan Mortgage Corporation**, its successors and assigns forever, the following described real estate, situated in Mercer County and State of Ohio, to wit:

(See Attached "Exhibit A")

To have and to hold the same with all the appurtenances thereto belong, to said grantee, **Federal Home Loan Mortgage Corporation**, and its successors and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand officially,  
this 26 day of September, 2007.

Signed and Acknowledged in Presence of:

\_\_\_\_\_

  
\_\_\_\_\_ **Jeff Grey**

\_\_\_\_\_

Sheriff of Mercer County, Ohio

"EXHIBIT A"

SITUATED IN THE VILLAGE OF MERCER, COUNTY OF MERCER, AND STATE OF OHIO, BOUNDED AND DESCRIBED AS FOLLOWS:

BEING LOTS NUMBER TWO (2), THREE (3), FOUR (4) AND SEVENTEEN (17) IN COMPTON'S ADDITION TO SAID VILLAGE, LESS AND EXCEPT THAT PART OF INLOT NUMBER FOUR (4) OF COMPTON'S ADDITION TO THE VILLAGE OF MERCER THAT LIES NORTH AND WEST OF THE C.H.&D RAILROAD RIGHT-OF-WAY HERETOFORE CONVEYED TO SAMUEL CHIVINGTON, BY QUIT CLAIM DEED DATED SEPTEMBER 23, 1912, AND RECORDED IN RECORD DEEDS VOLUME 95, PAGE 204, IN THE RECORDER'S OFFICE OF MERCER COUNTY, OHIO.  
*and Volume 184, Page 927*

ALSO

THE WEST PART OF LOT NUMBER FIVE (5) IN WITHNALL'S ADDITION TO SAID VILLAGE OF MERCER, OHIO, BEING THAT PART OF SAID LOT NUMBER FIVE (5) OWNED BY GRANTOR HEREIN.

PARCEL NO. 07-074600.0000	(Lot 2)	map# 02-36-105-004
PARCEL NO. 07-074700.0000	(Lot 3)	map# 02-36-105-003
PARCEL NO. 07-074800.0000	(part Lot 4)	map# 02-36-105-002
PARCEL NO. 07-076200.0000	(Lot 7)	map# 02-36-105-007
PARCEL NO. 07-080200.0000	(part Lot 5)	map# 02-36-105-008

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

OCT 15 2007

MERCER COUNTY  
TAX MAP DEPARTMENT

PROPERTY ADDRESS: 5600 SR 33, MENDON, OHIO 45862

**TRANSFERRED**

OCT 15 2007

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 600<sup>50</sup>  
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319, 202 Mark Giesige Mercer County Auditor.  
KP 10-15-07  
Deputy Aud. Date

~~~~~

*The State of Ohio, Mercer County.*

Before me, the undersigned, \_\_\_\_\_ within and for said County, personally appeared the above named **Jeff Grey**, Sheriff of said Mercer County, Ohio, the grantor in the above deed of conveyance, who acknowledged the signing of same to be his voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have set my hand and seal this 26 day of September, 2007.

Lori A. Krapke

SEAL

Notary Public - State of Ohio

Notary Public, State of Ohio  
My Commission Expires 06-04-11  
Recorded in Mercer County