

OHIO WARRANTY DEED

That the Grantor, Anita K. Rutledge, a married woman, for valuable consideration paid, grants, with general warranty covenants, to the Grantees,

Anita K. Rutledge and Keith L. Rutledge
228 East Second St.
Rockford, OH 45882

the following real property:

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

Being a parcel of land situated in Dublin Township, Mercer County, Ohio, in Black Loon Reserve, Township 4 South, Range 2 East. Being more particularly described as follows:

Commencing for reference at a railroad spike at the intersection of the centerlines of River Trail Road and Black Loon Road; thence, North 88° 53' 22" West, along the centerline of River Trail Road, a distance of 880.74 feet to a Mag nail. Said point being the place of beginning for the parcel of land to be conveyed by this instrument; thence, continuing, North 88° 53' 22" West, along the last described line, a distance of 268.29 feet to a Mag nail; thence, North 00° 12' 30" East, a distance of 324.77 feet to a 5/8 inch iron bar; thence, South 88° 53' 22" East, a distance of 268.29 feet to a 5/8 inch iron bar; thence, South 00° 12' 30" West, a distance of 324.77 feet to the place of beginning.

Containing 2.000 acres of land more or less. Subject to all easements and right-of-way of record.

Reference is made to a survey of this area by James W. Geeslin, Professional Surveyor 7764, dated January 14, 2008. On file in the County Engineer's Office.

Last transfer of record appears as Instrument #200700004538 of the Mercer County, Ohio, Official Records.

Minor Subdivision Map recorded as Instrument #200800000345 of the Mercer County Official Records.

Parent
Parcel No. 07-008600.0000

Split
Parcel # 07-008600.0100

Tax Map Number: 02-05-300-001

Map # 02-05-300-008

MINOR SUBDIVISION

Inst # 2008 00000345

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JAN 28 2008

MERCER COUNTY
TAX MAP DEPARTMENT

Keith L. Rutledge and Anita K. Rutledge, husband and wife, hereby release their dower interest in the premises.

Signed this 28th day of January, 2008.

Keith L. Rutledge
Keith L. Rutledge

Anita K. Rutledge
Anita K. Rutledge

STATE OF OHIO, COUNTY OF MERCER, SS:

Before me, a notary public in and for said County and State, personally appeared the above named Keith L. Rutledge and Anita K. Rutledge, husband and wife, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 28th day of January, 2008.

SEAL

Joanne Jenkins
Notary Public
JOANNE JENKINS
Notary Public - State of Ohio
My Commission Expires Feb. 7, 2010

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

TRANSFERRED

JAN 28 2008

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, ~~conveyance fee~~ ED
The Grantor and Grantee of this deed have
complied with the provisions of R. O. Sec.
319. 202 Mark Giesige Mercer
County Auditor.
KP 1-28-08
Deputy Aud. Date