

PROBATE COURT OF Mercer COUNTY, OHIO

ESTATE OF Donald E. Harris, DECEASED

CASE NO. 20071222

**FILED**

**CERTIFICATE OF TRANSFER**  
**No. 1**

APR 14 2008

MERCER COUNTY  
PROBATE COURT  
JUDGE MARY PAT ZITTEF

[Check one of the following]

☐ Decedent died intestate.

☒ Decedent died testate.

Decedent died on October 2, 2007 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
Mary C. Harris	7681 Harris Road Celina, OH 45822	ALL

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

APR 14 2008

**TRANSFERRED**

MERCER COUNTY  
TAX MAP DEPARTMENT

APR 14 2008

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

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

4/14/08  
Deputy Aud. Date

[Complete if applicable] The real property described in this certificate is subject to a charge \$ 0.00  
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.

FORM 12.1 - CERTIFICATE OF TRANSFER

CASE NO. 20071222

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

**TRACT ONE:**

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

Being the North One-half (½) of the Southwest Quarter (1/4) of Section Twenty-five (25), Town Five (5) South, Range Three (3) East, LESS AND EXCEPT THEREFROM, the following described parcel:

Beginning at a point where the South line of the North one-half of the Southwest Quarter of Section Twenty-five (25), Town Five (5) South, Range Three (3) East, intersects the North-South Half Section Line (approximate centerline of Harris Road) of Section Twenty-five (25); thence West One Hundred Eighty (180) feet along said South line to a point; thence North parallel with the North-South half section line Four Hundred Eighty-seven (487) feet to a point; thence East approximately One Hundred Eighty (180) feet to a point on the North-South half section line, or the approximate centerline of Harris Road; thence South Four Hundred Eighty-seven (487) feet along said North-South half section line, or the approximate centerline of Harris Road, to the place of beginning, containing approximately two (2) acres of land, more or less.

**ALSO LESS AND EXCEPT THE FOLLOWING THEREFROM:**

Beginning at the center of Section 25, T5S, R3E, Center Township, said point being

(Continued on attached pages)

Prior Instrument Reference:

Parcel No.

**ISSUANCE**

This certificate of Transfer is issued this 14th day of April, 2008

/s/Mary Pat Zitter

Probate Judge

**CERTIFICATION**

I certify that this document is a true copy of the original Certificate of Transfer No. 1 issued on April 14, 2008 and kept by me as custodian of the official records of this Court.

April 14, 2008

Date

MARY PAT ZITTER

Probate Judge

By

James L. Maslin

Deputy Clerk

SEAL

Continuation of Certificate of Transfer

Donald E. Harris Estate

Case No. 20071222

defined by an iron survey stake found over a stone corner on the centerline of the Harris Road; thence South, on and along the centerline of the Harris Road, also being the North-South Half Section Line of Section 25, Two Hundred Nine (209.00) feet to a railroad spike set; thence West, Two Hundred Thirty-nine (239.00) feet to an iron pin set and passing thru an iron pin set at thirty (30.00) feet; thence North 00° 00' 05" East, Two Hundred Seven and Fifty-One Hundredths (207.51) feet to an iron pin set; thence North 89° 38' 30" East, along the Half Section Line of Section 25, Two Hundred Thirty-Nine (239.00) feet to the place of beginning, containing One and One Hundred Forty-Three Thousandths (1.143) acres, more or less, subject to all roadways and easements of record, is part of the lands described in Deed Volume 320, Page 261, and Page 264, and is shown on a plat of survey filed with the Mercer County Engineer.

Containing herein after said exceptions, seventy-six and eight hundred fifty-seven thousandths (76.857) acres of land, more or less, subject to all legal highways and easements of record.

Last transfers of record appear in Volume 320, Page 260 and Volume 320, Page 264 of the Mercer County, Ohio, Deed Records.

Parcel No. 06-056100.0000

Tax Map No. 06-25-300-001

TRACT TWO:

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

Twenty (20) acres of uniform width off the entire South end of the following described parcel:

Being the West One-half ( $\frac{1}{2}$ ) of the Southeast Quarter ( $\frac{1}{4}$ ) of Section Twenty-five (25), Town Five (5) South, Range Three (3) East, containing Eighty (80) acres of land, more or less, subject to all legal highways and easements of record.

LESS AND EXCEPT THE FOLLOWING THEREFORM:

Commencing . at a cornerstone at the south quarter post of said Section 25 being the Point of Beginning; thence N 00° 04' 00" W, 284.00 feet along the west line of the southeast quarter of said Section 25 and also being the centerline of Harris Road to a Mag nail set; thence N 89° 48' 54" E, 894.00 feet and passing through an iron pin with cap set at 20.00 feet to an iron pin with cap set; thence S 00° 04' 00" E, 284.00 feet to an iron pin with cap set; thence S 89° 48' 54" W, 894.00 feet along the south line of the west half of the southeast quarter of said Section 25 to the Point of Beginning, containing 5.829 acres of land more or less, subject to all valid easements and right-of-way.

Continuation of Certificate of Transfer

Donald E. Harris estate

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All bearings were calculated from angles turned in an actual field survey by Kent B. Marbaugh, Registered Surveyor #7421, dated May 15, 2002, on file in the County Engineer's Office.

ALSO LESS AND EXCEPT THE FOLLOWING THEREFROM:

Commencing at a harrow tooth over a stone at the south quarter post of said Section 25; thence North 00° 04' 00" West, 449.52 feet along the west line of said Southeast Quarter of Section 25, also being the centerline of Harris Road, to a P.K. nail set as the Point of Beginning; thence continuing along the last described line 208.71 feet to a railroad spike set; thence North 89° 48' 54" East, 238.71 feet along the north line of Harris, passing through an iron pin with cap set at 20.00 feet, to an iron pin with cap set; thence South 00° 04' 00" East, 208.71 feet through the land of Harris to an Iron pin with cap set; thence South 89° 48' 54" West, 238.71 feet through the land of Harris to the Point of Beginning, containing 1.14 acres of land, more or less, subject to all valid easements and right-of-way.

All bearings were calculated from angles turned in an actual field survey by Kent B. Marbaugh, Registered Surveyor #7421, dated December 6, 1992, on file in the County Engineer's and Recorder's Offices.

And containing after said exceptions 13.031 acres, more or less.

Last transfers of record appear in Volume 320, Page 260 and Volume 320, Page 264 of the Mercer County, Ohio, Deed Records.

Parcel No. 06-056600.0100

Tax Map No. 06-25-400-003

TRACT THREE:

AN UNDIVIDED ONE-HALF INTEREST IN THE FOLLOWING:

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

Being Lot Numbered Seventy-two (72) in the unincorporated Village of Neptune, as shown on the recorded plat thereof. Subject to all easements, restrictions and conditions of record.

Last transfer of record appears in Volume 321, Page 321 of the Mercer County, Ohio, Deed Records.

Parcel #06-033800.0000

Tax Map No. 06-14-309-007