

PROBATE COURT OF MONTGOMERY COUNTY, OHIO
ALICE O. MCCOLLUM, JUDGE

ESTATE OF FRED W. CLINE, DECEASED
CASE NO. 2008EST02536

CERTIFICATE OF TRANSFER
NO. 2

[Check one of the following]

- ☐ Decedent died intestate.
☒ Decedent died testate.

Decedent died on October 14, 2008 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
Thomas E. Cline	2039 Brookridge Drive Beavercreek, Ohio 45431	decedent's entire interest

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

MAY 19 2009

MERCER COUNTY
TAX MAP DEPARTMENT

Exemption paragraph, conveyance Fee
The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor
5/19/09
Deputy Aud. Date

FILED
PROBATE COURT
2009 MAY -7 P 1:32
ALICE O. MCCOLLUM
PROBATE JUDGE
MONTGOMERY COUNTY OHIO

TRANSFERRED

MAY 19 2009

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

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

(Reverse of Form 12.1)

CASE NO. 2008EST02536

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

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

Being a part of Lot No. 9 in Ballinger's Park in the Southwest Quarter of the Southwest Quarter of Section 20, Township 6 South, Range 3 East, Franklin Township, Mercer County, Ohio, as recorded in Plat Book 4, Page 7, being more particularly described as follows:

Beginning at the Southwest corner of said Lot No. 9; thence, North 24 degrees 03' 41" East, along the West line of said Lot No. 9, a distance of 24.00 feet to a 5/8 inch iron bar; thence, South 63 degrees 12' 22" East, a distance of 48.61 feet to a 5/8 inch iron bar in the South line of said Lot No. 9; thence West, along the South line of said Lot #9, a distance of 53.18 feet to the place of beginning, containing 0.014 acre of land, more or less.

ALSO: Beginning at a 5/8 inch iron bar at the northwest corner of Lot No. 10 of Ballinger's Park as recorded in Plat Book 4, Page 7; thence East along the north line of Lots numbered 10 and 12, a distance of 66.57 feet to a 5/8 inch iron bar; thence North a distance of 30.00 feet to a 5/8 inch iron bar in the South line of Lot No. 9; thence West along the South line of said Lot No. 9, a distance of 53.18 feet to the Southwest corner

SEE CONTINUATION PAGE(S)

Prior Instrument Reference: Vol 303 Page 553

Parcel No: 09-057700.0100

Map No: 09-20-351-005

ISSUANCE

This Certificate of Transfer is issued this _____ day of **MAY - 7 2009**

Alice O. McCollum
 Probate Judge
 Alice O. McCollum

CERTIFICATION

I certify that this document is a true copy of the original Certificate of Transfer No. 2 issued on MAY 7, 2009 and kept by me as custodian of the official records of this Court.

ALICE O. MCCOLLUM

Date MAY 7, 2009

Probate Judge
 Alice O. McCollum

By *Phil Finner*

SEAL

ESTATE OF FRED W. CLINE, DECEASED

CASE NO. 2008EST02536

Continuation of Form 12.1 - Certificate of Transfer

thereof; thence South 24 degrees 03' 41" West, a distance of 32.85 feet to the place of beginning, containing 0.041 acre of land, more or less.

ALSO: Being a parcel of land in the Southwest Quarter of the Southwest quarter of Section 20, Township 6 South, Range 3 East, being more particularly described as follows:

Beginning at a 5/8 inch iron bar at the northwest corner of Lot No. 10 of Ballinger's Park as recorded in Plat Book 4, Page 7; thence North 24 degrees 03' 41" East, along the west line of said Ballinger's Park, a distance of 56.85 feet to a 5/8 inch iron bar; thence West a distance of 75.91 feet to a point in the property line of the State of Ohio as shown on sheet 9 of 29 of a survey of Grand Lake St. Marys by Jennings-Lawrence Company, dated 1968, on file in the County Recorder's Office; thence South 39 degrees 47' 57" West, along said State property line, a distance of 67.57 feet to a point; thence east a distance of 95.98 feet to the place of beginning, containing 0.102 acre of land, more or less, subject to all easements and right-of-way of record.

Prepared by: Lee Hohl, 1839 East Stroop Road, Kettering, Ohio 45429, 937-294-7400

FILED
PROBATE COURT
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ALICE O. MCCOLLUM
PROBATE JUDGE
MONTGOMERY CO OHIO